



Board of Commissioners of Cook County

118 North Clark Street
Chicago, IL

Legislation Details

File #: 21-6130 **Version:** 1 **Name:** Hazel Crest 1 2022 NCB 7 PINs
Type: No Cash Bid Request **Status:** Approved
File created: 10/27/2021 **In control:** Finance Subcommittee on Tax Delinquency
On agenda: 11/4/2021 **Final action:** 1/13/2022
Title: PROPOSED NO CASH BID REQUEST

Requestor: Vernard L. Alsberry, Jr., President, Village of Hazel Crest

Request: Approval of No Cash Bid Request

Location: Village of Hazel Crest

Volume and Property Index Number:

217, 29-30-223-003-0000; 217, 29-30-223-004-0000; 217, 29-30-223-005-0000; 217, 29-30-223-006-0000; 217, 29-30-223-011-0000; 217, 29-30-223-012-0000; 217, 29-30-223-044-0000

Summary: This Request Package contains 7 PINs. PIN 29-30-223-003-0000 (Vol. 217) is vacant land that has never been developed. The property is located at 1909 W. 170th Street. PIN 29-30-223-004-0000 (Vol. 217) is vacant land that has never been developed. The property is located at 1911 W. 170th Street. PIN 29-30-223-005-0000 (Vol. 217) is vacant land that has never been developed. The property is located at 1913 W. 170th Street. PIN 29-30-223-006-0000 (Vol. 217) is vacant land that has never been developed. The property is located at 1915 W. 170th Street. PIN 29-30-223-011-0000 (Vol. 217) is being used as a parking lot for a fast food restaurant. It is located at 17031 Dixie Highway. There are no structures on the property. PIN 29-30-223-012-0000 (Vol. 217) is being used as a parking lot for a fast food restaurant. It is located at 17031 Dixie Highway. There are no structures on the property. PIN 29-30-223-044-0000 (Vol. 217) is being used as a parking lot for a fast food restaurant. It is located at 17031 Dixie Highway. There are no structures on the property. It is the Village's desire to obtain title to these properties through the County's No Cash Bid Program so that these properties can be redeveloped for residential or commercial purposes or transferred to a private entity for redevelopment as residential or commercial property, returned to the tax rolls and create additional employment opportunities within the Village.

In the event this application is approved, it is the Village's intent to file the necessary documents required to obtain tax-exempt status for the parcels. The Village will continue to maintain tax-exempt status for the parcels as long as the Village continues to own the parcels. Please be advised that the Village does not have any agreements to convey the perfected tax deeds for the parcels to any developer, organization or other private party pertaining to these parcels. The Village is not acting on behalf of any third-party requestor. In the event this application is approved, the Village will retain legal counsel in order to obtain the tax deeds. It will be the Village's responsibility to bear all legal and other costs that are necessary for its acquisition of the parcels through the tax deed process. The Village understands and agrees that it will need to comply with the reporting requirements of the County's No Cash Bid Ordinance. This will require the Village to submit No Cash Bid Reports on the status of the parcels for the later of either five (5) years or the completion of the development of the parcels.

Sponsors:

Indexes: (Inactive) DEBORAH SIMS, County Commissioner

Code sections:

Attachments:

Date	Ver.	Action By	Action	Result
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1/13/2022	1	Board of Commissioners	approve	Pass
1/12/2022	1	Finance Subcommittee on Tax Delinquency		
11/4/2021	1	Board of Commissioners	refer	Pass