

**ORDINANCE 08-18-2025**

**AN ORDINANCE AUTHORIZING ACQUISITION OF REAL PROPERTY AND PERSONAL PROPERTY**

**WHEREAS**, the corporate authorities deem it advisable and necessary for the health, safety and welfare of the residents of the City of Mendota (Municipality) to provide for the acquisition of certain real estate (the Property) from First State Bank as Trustee of Trust Number 323; and

**WHEREAS**, First State Bank as Trustee of Trust Number 323 has agreed to sell the real estate and tangible personal property located at 200 U.S. Highway 52, Mendota, LaSalle County, Illinois (commonly known as Phalen Steel Construction Company) for the sum of One Million One Hundred Fifty Thousand Dollars (\$1,150,000.00), the property being described in Exhibits A and B attached hereto.; and

**WHEREAS**, the municipality has determined the acquisition of the real estate would be useful and desirable and for the public welfare of the citizens of Mendota, Illinois and for use by the City for a public works building;

**NOW, THEREFORE, BE IT ORDAINED** by the Mayor and City Council of the City of Mendota, LaSalle County, Illinois, as follows:

**Section One:** The foregoing recitals are incorporated herein as findings of the corporate authorities

**Section Two:** The Mayor and City Council hereby determine that it is advisable, necessary and in the interests of the public health, safety and welfare that the Municipality acquire the Property listed on the attached Exhibits A and B from First State Bank as Trustee of Trust Number 323 for the purchase price of One Million One Hundred Fifty Thousand Dollars (\$1,150,000.00).

**Section Three:** The Mayor and City Clerk are authorized to execute the purchase contract and to perform all acts necessary to complete the purchase.

**Section Four:** This Ordinance shall be dependent upon merchantable title of the property and execution of the purchase contract by First State Bank as Trustee of Trust Number 323 and the City of Mendota, Illinois.

**Section Five:** This Ordinance shall be in full force and effect from and after its passage, approval and publication in the manner provided by law.

**PASSED THIS 18<sup>th</sup> day of August, 2025**

**AYES: 7**

**NAYS: 0**

**ABSENT: 0**

**ABSTAIN: 1**

**APPROVED THIS 18<sup>th</sup> day of August, 2025.**



David W. Boefk, Mayor

ATTEST:



Emily J. McConville, City Clerk

EXHA

Legal 1:

PARCEL #1:

That part of the East Half of Section 29, Township 36 North, Range 1, East of the Third Principal Meridian, described as follows: Commencing at the Southeast corner of said Section 29, thence North on the Section line 2016.1 feet to a point; thence South 89 degrees 37 minutes West 101.3 feet to the center of the road, U. S. Route 52, the point of beginning; thence from said point of beginning South 89 degrees 37 minutes West 48 feet to a point; thence North 41 degrees 43 minutes West and parallel to the Southwesterly right-of-way line of the Illinois Central Railroad 592.7 feet to a point; thence North 48 degrees 17 minutes East 191.1 feet to the center of said road; thence Southwesterly on a curve to the right on the center line of said road 653.8 feet to the point of beginning;

PARCEL #2:

That part of the East Half of Section 29, Township 36 North, Range 1, East of the Third Principal Meridian, described as follows: Commencing at the Southeast corner of said Section 29, thence North on Section line 2016.1 feet to a point; thence South 89 degrees 37 minutes West 149.3 feet, the point of beginning; thence North 41 degrees 43 minutes West and parallel to the Southwesterly Right-of-Way line of the Illinois Central Railroad 592.7 feet to a point; thence South 48 degrees 17 minutes West 146.88 feet to a point; thence South 41 degrees 43 minutes East 463.45 feet to a point; thence North 89 degrees 37 minutes East 195.7 feet to the point of beginning;

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PIN#: 01-29-403-000

EXH A

PARCEL NO. 1:

That part of the East Half of Section 29 in Township 36 North, Range 1 East of the Third Principal Meridian, described as follows: Commencing at the Southeast corner of said Section 29, thence North on the Section Line 2,644.2 feet to a point; thence South 89 degrees 37 minutes West 448.6 feet to a point on the Illinois Central Railroad right-of-way Southwesterly boundary, thence North 41 degrees 43 minutes West on the Illinois Central Railroad Company right-of-way boundary 156.6 feet to a point; thence South 48 degrees 17 minutes West 51.6 feet for a point of beginning; thence South 41 degrees 43 minutes East 240 feet to a point, thence South 48 degrees 17 minutes West 200 feet to a point; thence North 41 degrees 43 minutes West 240 feet to a point; thence North 48 degrees 17 minutes East 200 feet to the point of beginning;

PARCEL NO. 2:

Part of the East Half of Section 29, Township 36 North, Range 1, East of the Third Principal Meridian, bounded and described as follows:

Commencing at the Southeast corner of Lot 1 of Fitzgerald's Airport Road Subdivision, as recorded in the Recorder's Office of LaSalle County, Illinois in Plat Book W on page 14; thence Southwesterly along the Southwesterly extension of the Southeasterly line of said Lot 1, a distance of 184.53 feet; thence Southeasterly at an angle of 90 degrees 14 minutes as measured clockwise from the last described course, a distance of 646 feet, to the point of beginning of the hereinafter described tract of land; thence continuing Southeasterly along the last described course a distance of 240 feet; thence Northeasterly at an angle of 89 degrees 46 minutes as measured clockwise from the last described course, a distance of 103.22 feet to a point, thence Northwesterly at an angle of 90 degrees 00 minutes as measured clockwise from the last described course, a distance of 240 feet; thence Southwesterly at an angle of 90 degrees as measured counterclockwise from the last described course to the point of beginning, a distance of approximately 103.22 feet,

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PIN#: 01-29-411-000  
01-29-404-000

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**EXHIBIT B**

All tangible personal property contained on premises at Phalen Steel property including fork lift, all contents of buildings, equipment, supplies, material, etc., and all of the assets contained on the additional list of Exhibit B.

## EXHIBIT B

1995	FORD	F350	1FDLF47G4SEA60418		\$	12,500.00
2015	CHRYSLER	TOWN & COUNTRY	2C4RC1BGXFR646059		\$	13,160.00
2013	CHEVROLET	SILVERADO	1GCRCSE01DZ340326	X3127690173	\$	10,440.00
2005	CHEVROLET	SILVERADO	1GCJK34G45E298599	X5151185007	\$	15,500.00
2011	CHEVROLET	Silverado 3500	1GC4K0CG3BF182149	X1063694404	\$	11,940.00
2014	CHEVROLET	SILVERADO	1GCRCREH0EZ126668	14321695516	\$	11,750.00
2003	CHEVROLET	SILVERADO	1GCHK29U73E126748	T2259083017	\$	6,140.00
2009	CHEVROLET	SILVERADO	1GCHC44K09F184315	22262692267	\$	11,500.00
2000	CHEVROLET	GMT-400	1GCHK34J7YF510730	T0217141015	\$	7,000.00
2003	INTERNATIONAL	4000	1HTMMAAN23H567972		\$	37,500.00
2000	INTERNATONAL	9900	2HSCHAER2YC088631	X5014014003	\$	30,000.00
1991	INTERNATIONAL	4000 TRUCK	1HTSAZRM3MH365945	J7680788	\$	8,900.00
2014	DELTA	FLATBED TRAILER	4MWGF3222EN033873	14142698399	\$	8,000.00
2014	TRAIL EZE DAKOTA MFG	TRAILER	1DAHFC72XEC021504	14189694605	\$	50,000.00
2018	RC 16 CARGO	TRAILER	56VBE1628JM642823	18339853026	\$	2,500.00
2006	ROUGH	TRAILER	4PVSD20266E021916	X5311858007	\$	4,000.00
2007	UTILITY	TRAILER	457CA0B0X71020436	X7242624551	\$	1,500.00
2013	HOMEMADE	FLATBED TRAILER	S0S311171ILL	X3169254010	\$	3,500.00
1979	MONON	TRAILER	44857	T2157853004	\$	500.00
1998	HOMEMADE	TRAILER	TD205550	T1220642113	\$	1,500.00
1989	TRAILMOBILE	TRAILER	1PT02DAH7K9001358	T3129181018	\$	2,500.00
2004	ACTON	TRAILER	33179	X5062060022	\$	6,600.00
2004	ACTON	TRAILER	33178	X3022645452	\$	6,600.00
2003	ACTON	TRAILER	1639978	T3324071012	\$	10,500.00
2003	ACTON	TRAILER	1639992	T3324071011	\$	10,500.00
2002	ACTON	TRAILER	1638354	T2248868016	\$	3,500.00
1996	ACTON	TRAILER	2125465	T6204049050	\$	3,000.00
1993	ACTON	TRAILER	1120757	K7642129	\$	3,800.00
1993	ACTON	TRAILER	1120758	K7642131	\$	3,000.00