

**ORDINANCE NO. \_\_\_\_\_**

**AN ORDINANCE AUTHORIZING EXPENDITURE OF NORTHEAST  
BUSINESS DISTRICT FUNDS FOR IMPROVEMENTS TO 501 – 581 BELT  
LINE ROAD IN RELATION TO THE NORTHEAST BUSINESS DISTRICT  
IMPROVEMENT GRANT PROGRAM  
(501-581 Belt Line Road, PIN 13-1-21-22-14-301-002.001**

**WHEREAS**, on December 8, 2008 the City Council of the City of Collinsville voted in favor of the creation of the Northeast Business District, comprised of 128 contiguous parcels totaling approximately 157.5 acres, and established by Ordinance 4165 for the purpose of supporting of certain commercial developments and redevelopments within the District; and

**WHEREAS**, on July 23, 2024, the City Council of the City of Collinsville, Illinois voted in favor of the creation of the Northeast Business District Improvement Grant Program to promote and meet the goals of the Northeast Business District, established by Ordinance 24-117.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF COLLINSVILLE, ILLINOIS** as follows:

**Section 1:** The foregoing recitals are incorporated herein as findings of the Corporate Authorities of the City of Collinsville, Illinois.

**Section 2:** The City Council authorizes the expenditure of Northeast Business District funds for the improvement project to known as Lakeside Plaza, not to exceed \$66,365.55, which represents the reimbursement of the lesser of either 50% of the total estimated project cost or \$100,000.00 maximum (per the 2025 Northeast Business District Improvement Grant Program application cycle) associated with the lowest received bids in the amount of \$132,731.09 for the Northeast Business District Improvement Grant project located at 501 – 581 Belt Line Road, PIN 13-1-21-22-14-301-002.001

The application for the Northeast Business District Improvement Grant is attached hereto and made a part hereof by reference. Payment to be made to the Applicant, Felfam Lakeside Plaza, LLC, c/o

Ryan Stomel, in full upon completion of the project, verification of the work satisfactorily complying with all relevant code and ordinance requirements, and proof of payment to all contractors in the form of receipts, cancelled checks, or any other documents requested by the City.

**Section 3.** In the event any section or provision of this Ordinance shall be held unconstitutional or invalid by any Court, in whole or in part, such holding shall not affect the validity of this Ordinance or any remaining part of this Ordinance, other than the part held unconstitutional or invalid.

**Section 4.** All ordinances, or parts thereof, which are inconsistent with the provisions of this Ordinance, are hereby repealed to the extent of their inconsistencies.

**Section 5.** Nothing contained herein shall in any manner be deemed or construed to alter, modify, supersede, supplant or otherwise nullify any other ordinance of the City or the requirements thereof whether or not relating to or in any manner connected with the subject matter hereof, unless expressly set forth herein.

**Section 6.** This Ordinance is effective upon its passage by the City Council, approval by the Mayor, and publication according to law.

Passed by the City Council of the City of Collinsville, Illinois, on the \_\_\_\_\_ of \_\_\_\_\_, 2025.

Ayes: \_\_\_\_\_

Nays: \_\_\_\_\_

Absent: \_\_\_\_\_

Approved: \_\_\_\_\_

APPROVED:

\_\_\_\_\_  
**JEFF STEHMAN, MAYOR**

ATTEST: \_\_\_\_\_

**KIM WASSER, CITY CLERK**

RECORDED: \_\_\_\_\_, 2025