

APPROVING THE ANNEXATION OF CERTAIN PROPERTY TO THE CITY OF DEKALB, ILLINOIS (PROJECT WILDCAT).

WHEREAS, the City of DeKalb (the "City") is a home rule unit of local government and may exercise any power and perform any function pertaining to its government and affairs pursuant to Article VII, Section 6, of the Illinois Constitution of 1970; and

WHEREAS, JJK 343, LLC is the record owner of approximately 160 acres of property that is legally described in Exhibit A attached hereto and incorporated herein (the "Property") and is further described in the Plat of Annexation attached hereto and incorporated herein as Exhibit B (the "Plat of Annexation"); and

WHEREAS, pursuant to 65 ILCS 5/11-15.1-1, *et seq.*, the City and JJK 343, LLC negotiated an Annexation and Development Agreement (the "Agreement") to annex the Property and to develop the Property in multiple phases with a 1,240,000 square foot building and a 936,000 square foot building for a distribution, packaging, and storage company (the "Project"); and

WHEREAS, the Property is located in unincorporated DeKalb County, is contiguous to the City's corporate limits, and has no electors residing thereon; and

WHEREAS, the Property is not part of any Public Library District and does not include any highway under the jurisdiction of any township, and

WHEREAS, pursuant to 65 ILCS 5/7-1-8, JJK 343, LLC filed with the City a written petition to annex the Property into the City's corporate limits that was signed under oath by all of the owners of record of the Property and stated that no electors resided thereon; and

WHEREAS, on July 21, 2022, the City provided due notice in writing by certified mail of the City's action to annex the Property to the Board of Trustees of the DeKalb Fire Protection District as further described in the Affidavit of Service of Notice attached hereto and incorporated herein as Exhibit C (the "Affidavit of Service of Notice"); and

WHEREAS, on August 1, 2022, upon due notice as provided by law, the City's Planning and Zoning Commission held a public hearing on the rezoning of the Property to allow for the development of the Project and recommended the approval of the rezoning; and

WHEREAS, on August 8, 2022, upon due notice as provided by law, the City's corporate authorities held a public hearing on the Agreement; and

WHEREAS, on August 8, 2022, the City's corporate authorities adopted an ordinance approving the Agreement prior to their consideration of this Ordinance; and

WHEREAS, the City's corporate authorities find that approving the annexation of the Property is in the City's best interests for the protection of the public health, safety, and welfare; and

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DEKALB, ILLINOIS:

SECTION 1: The recitals to this Ordinance are true, material, adopted and incorporated herein as Section 1 to this Ordinance.

SECTION 2: The City's corporate authorities approve the annexation of the Property legally described in Exhibit A attached hereto and incorporated herein. The City's corporate authorities also approve the Plat of Annexation in the form attached hereto and incorporated herein as Exhibit B, and direct that the recordable sized Mylar be executed on behalf of the City by the Mayor and attested to by the Executive Assistant. Pursuant to 65 ILCS 5/7-1-1, the territory annexed shall extend to the far side of any highway adjacent to the Property that is not already located within the jurisdiction of the City or another municipality.

SECTION 3: The City's corporate authorities authorize and direct the City Manager or his designee to record and file, upon execution by all of the parties, this Ordinance, the Plat of Annexation, and the Affidavit of Service of Notice with the DeKalb County Clerk and Recorder. The City Manager or his designee shall, by certified mail, return receipt requested, notify any and all post office branches serving the annexed territory and all election authorities having jurisdiction over the annexed territory of this annexation within thirty (30) days of the passage of this Ordinance. The City Manager or his designee shall, by certified mail, return receipt requested, give notice of this annexation to the Illinois Department of Revenue pursuant to 30 ILCS 115/2(b) within 30 days after the annexation.

SECTION 4: This Ordinance and each of its terms shall be the effective legislative act of a home rule municipality without regard to whether such ordinance should (a) contain terms contrary to the provisions of current or subsequent non-preemptive state law, or (b) legislate in a manner or regarding a matter not delegated to municipalities by state law. It is the intent of the City's corporate authorities that to the extent this Ordinance is inconsistent with any non-preemptive state law, this Ordinance shall supersede state law in that regard within its jurisdiction.

SECTION 5: Pursuant to 65 ILCS 5/1-2-4, the City's corporate authorities find that it is urgent for this Ordinance to take effect immediately upon its passage and approval.

PASSED BY THE CITY COUNCIL of the City of DeKalb, Illinois at a Regular meeting thereof held on the 8th day of August 2022 and approved by me as Mayor on the same day. Passed on First Reading by an 8-0 roll call vote. Aye: Morris, Larson, Smith, Perkins, McAdams, Verbic, Faivre, Barnes (Remote). Nay: None. Second Reading waived by an 8-0 roll call vote. Aye: Morris, Larson, Smith, Perkins, McAdams, Verbic, Faivre, Barnes (Remote). Nay: None.




COHEN BARNES, Mayor

ATTEST:



Ruth A. Scott, Executive Assistant

EXHIBIT A
(Legal Description of the Property)

The Property is legally described as follows:

The Southwest Quarter of Section 36, Township 40 North, Range 4 East of the Third Principal Meridian, DeKalb County, Illinois.

PIN: 08-36-300-001

EXHIBIT B
(Plat of Annexation)

P.I.N. 08-36-300-001

THE SOUTHWEST QUARTER OF SECTION 38, TOWNSHIP 40 NORTH, RANGE 4 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE CITY OF DEKALB, DEKALB COUNTY, ILLINOIS

AREA DESCRIPTION

THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 4 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE CITY OF DEKALB, DEKALB COUNTY, ILLINOIS.

PER ILLINOIS MUNICIPAL CODE 65 ILCS 5/7-1-1. (THE NEW BOUNDARY OF THE ANNEXATION SHALL EXTEND TO THE FAR SIDE OF ANY ADJACENT HIGHWAY AND SHALL INCLUDE ALL OF EVERY HIGHWAY WITHIN THE AREA ANNEXED).

ADJACENT ROAD AREA SHOWN AS ANNEXED, BECAUSE BY OPERATION OF LAW, ADJACENT ROADS SHALL BE CONSIDERED ANNEXED EVEN THOUGH NOT INCLUDED IN THE LEGAL DESCRIPTION SET FORTH IN THE PETITION FOR ANNEXATION. 65 ILCS 5/7-1-1

Scale 1" = 200'

UNITED STATES PLANE COORDINATES
ZONE 14A (NAD 83)
ENCLOSURE UP TO ENCLOSED COORDINATES

EXISTING CORPORATE LIMITS OF
THE CITY OF DEKALB PER
OFFICIAL ZONING MAP -
LAST UPDATED 04-12-22

HEREBY ANNEXED

OWNER:
JUK 343, LLC
2107 Swift Drive
Oak Brook Illinois 60523

REMOVED: 07-12-22 - PER CITY COMMENTS

JACOB & HEFNER
ASSOCIATES
1216 Parker Road, Suite 200, Bismarck, ND 58501
Phone: (701) 662-6600, FAX: (701) 662-6601
www.jacobandhefner.com
Internet: Professional Bridge Firm
Larson No. 104-0207 (3 Ex. 6792)

[illegible]

N89°39'07"E 2,648.17'
 Found Cross Hatch in
 SW corner of concrete
 base of monument at
 the NE Corner of the SE
 Qtr. of Sec. 38-40-4
 Per Monument Record
 2008012858.
 Found Iron Pipe 10.80
 feet south marking the
 NW Corner of the SW
 Qtr. of Sec. 31-40-5.

CERTIFICATE OF CITY COUNCIL

STATE OF ILLINOIS)
COUNTY OF DEKALB) SS.

THIS IS TO CERTIFY THAT THIS ACCURATE MAP OF TERRITORY ANNEXED IS IDENTIFIED AS THAT INCORPORATED INTO AND MADE A PART OF THE CITY OF DEKALB

ORDINANCE NO. 2022-037 ADOPTED BY THE CITY COUNCIL OF SAID CITY

ON THE 8th DAY OF August, 2023

BY: Colin Bann ATTEST: [Signature]

Cohen Barnes

MAYOR
(PLEASE SIGN & PRINT)

Ruth A. Scott

EXECUTIVE ASSISTANT
(PLEASE SIGN & PRINT)

SURVIVOR'S CERTIFICATE

STATE OF ILLINOIS)
) ss.
COUNTY OF DUPAGE)

THIS IS TO CERTIFY THAT I, TIMOTHY G. WOLFE, AN ILLINOIS PROFESSIONAL LAND SURVEYOR, HAVE PREPARED THIS PLAN OF ANNEXATION FROM OFFICIAL RECORDS AND PER A BOUNDARY SURVEY OF THE ABOVE DESCRIBED PROPERTY; AND THAT THE SURVEY SHOWN HEREON IS A CORRECT REPRESENTATION OF THE PROPERTY TO BE ANNEXED. THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MEASURING STANDARDS FOR A BOUNDARY SURVEY.

GIVEN UNDER MY HAND AND SEAL THIS 12TH DAY OF JULY IN THE YEAR 2022

[illegible]

Timothy G. Wolfe
Whole Professional Land Surveyor No. 35-003535
Jacob & Hefner Associates
My license Expires November 30, 2022

Survey No.:	D-400
Ordered By:	Chicago-Peak Business Center
Description:	Flat of Annexation
Date Prepared:	July 9, 2008
Scale:	1" = 300'

EXHIBIT B

MAP OF THE TERRITORY HEREBY ANNEXED TO THE CITY OF DEKALB, ILLINOIS

OF

THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 4 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE CITY OF DEKALB, DEKALB COUNTY, ILLINOIS.

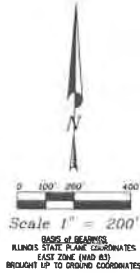
P.I.N. 08-36-300-001

AREA DESCRIPTION

THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 4 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE CITY OF DEKALB, DEKALB COUNTY, ILLINOIS.

PER ILLINOIS MUNICIPAL CODE 65 ILCS 5/7-1-1, (THE NEW BOUNDARY OF THE ANNEXATION SHALL EXTEND TO THE FAR SIDE OF ANY ADJACENT HIGHWAY AND SHALL INCLUDE ALL OF EVERY HIGHWAY WITHIN THE AREA ANNEXED).

ADJACENT ROADS ARE SHOWN AS ANNEXED, BECAUSE BY OPERATION OF LAW, ADJACENT ROADS SHALL BE CONSIDERED ANNEXED EVEN THOUGH NOT INCLUDED IN THE LEGAL DESCRIPTION SET FORTH IN THE PETITION FOR ANNEXATION. 65 ILCS 5/7-1-1.



EXISTING CORPORATE LIMITS OF THE CITY OF DEKALB PER OFFICIAL ZONING MAP - LAST UPDATED 04-12-22

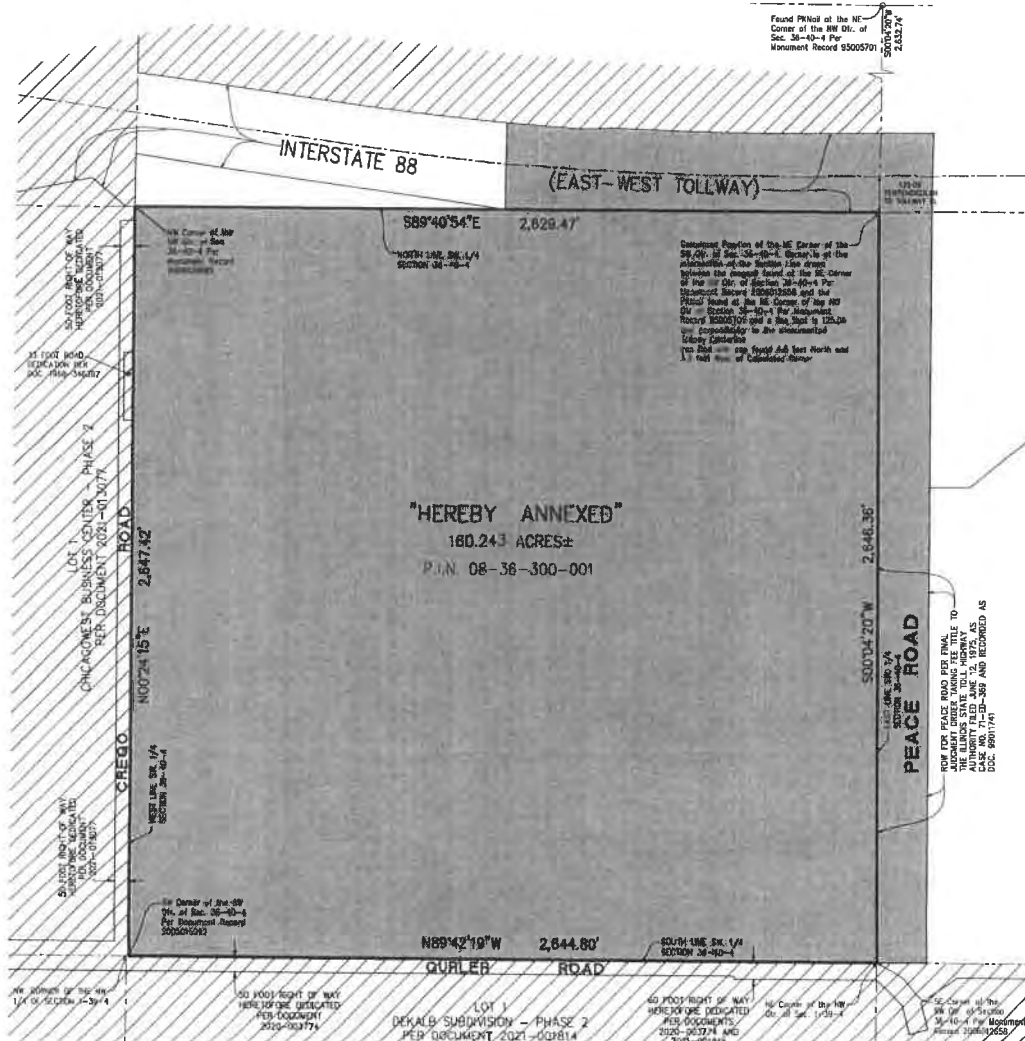
HEREBY ANNEXED

OWNER:
JMK 343, LLC
2107 Swift Drive
Oak Brook, Illinois 60523

REVISED: 07-12-22 - PER CITY COMMENTS



JACOB & HEFNER ASSOCIATES
1333 Riverside Road, Suite 200, Downers Grove, IL 60515
PHONE: (630) 461-1000, FAX: (630) 461-1001
www.jacobandhefner.com
Illinois Professional Land Surveyor License No. 184-003773 Exp. 4/30/23



CERTIFICATE OF CITY COUNCIL

STATE OF ILLINOIS)
COUNTY OF DEKALB) SS

THIS IS TO CERTIFY THAT THIS ACCURATE MAP OF TERRITORY ANNEXED IS IDENTIFIED AS THAT INCORPORATED INTO AND MADE A PART OF THE CITY OF DEKALB

ORDINANCE NO. _____ ADOPTED BY THE CITY COUNCIL OF SAID CITY

ON THE _____ DAY OF _____, 2022.

BY: _____ ATTEST: _____

MAYOR (PLEASE SIGN & PRINT) EXECUTIVE ASSISTANT (PLEASE SIGN & PRINT)

SURVEYOR'S CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF DU PAGE) SS

THIS IS TO CERTIFY THAT I, TIMOTHY G. WOLFE, AN ILLINOIS PROFESSIONAL LAND SURVEYOR, HAVE PREPARED THIS PLAT OF ANNEXATION FROM OFFICIAL RECORDS AND PER A BOUNDARY SURVEY OF THE ABOVE DESCRIBED PROPERTY AND THAT THE SURVEY SHOWN HEREON IS A CORRECT REPRESENTATION OF THE PROPERTY TO BE ANNEXED. THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY.

GIVEN UNDER MY HAND AND SEAL THIS 12TH DAY OF JULY IN THE YEAR 2022.



Timothy G. Wolfe
Illinois Professional Land Surveyor No. 35-003535
Jacob & Hefner Associates
My License Expires November 30, 2022

Survey No.:	D460r
Ordered By:	ChicagoWest Business Center
Description:	Plat of Annexation
Date Prepared:	July 6, 2022
Scale:	1" = 200'

11/15/2022 10:11 AM J:\Projects\2022\07\06\20220706\20220706.dwg

EXHIBIT C
(Affidavit of Service of Notice)

EXHIBIT C

AFFIDAVIT OF SERVICE OF NOTICE OF INTENT TO ANNEX TO THE CITY OF DEKALB

I, Dan Olson, attest that, as Planning Director of the City of DeKalb, I caused the attached notices of annexation to be served on the Board of Trustees of the DeKalb Fire Protection District by mailing true and correct copies of the notice, by certified mail, to those individuals at the addresses set forth below their names on the 21st day of July, 2022, at 3:00 p.m., by depositing the copies in the United States Mail at 164 E. Lincoln Highway, DeKalb, Illinois, certified, postage prepaid.

I, Dan Olson, further attest that, as Planning Director of the City of DeKalb, I caused this Affidavit of Service of Notice of Intent to Annex to the City of DeKalb to be filed and recorded with the Recorder of Deeds of DeKalb County, Illinois.

CERTIFICATION

Under penalties as provided by law pursuant to Section 1-109 of the Code of Civil Procedure, the undersigned certifies that the statements set forth in this instrument are true and correct, except as to matters therein stated to be on information and belief and as to such matters the undersigned certifies as aforesaid that he verily believes the same to be true.



Dan Olson, Planning Director, City of DeKalb



2022008253

DOUGLAS J. JOHNSON
RECORDER - DEKALB COUNTY, IL

RECORDED: 8/24/2022 10:06 AM
REC FEE: 55.00

STATE OF ILLINOIS)
COUNTY OF DEKALB) SS
CITY OF DEKALB)

PAGES: 9

"KEEP IN FILE"

Plat Cabinet 11

Slide # 37-D

CERTIFICATION

I, **RUTH A. SCOTT**, am the duly qualified and appointed Executive Assistant of the City of DeKalb, DeKalb County, Illinois, as authorized by Local Ordinance 2019-059, and as such Executive Assistant, I maintain and am safe-keeper of the records and files of the Mayor and City Council of said City.

I do hereby certify that the attached hereto is a true and correct copy of:

ORDINANCE 2022-037

**APPROVING THE ANNEXATION OF CERTAIN PROPERTY TO
THE CITY OF DEKALB, ILLINOIS (PROJECT WILDCAT).**

PASSED BY THE CITY COUNCIL of the City of DeKalb, Illinois, on the 8th day of August 2022.

WITNESS my hand and the official seal of said City this 24th day of August 2022.



RUTH A. SCOTT, Executive Assistant

Prepared by :

City of DeKalb
City Manager's Office
Attention: Ruth A. Scott
164 E. Lincoln Highway
DeKalb, Illinois 60115



COPY

164 East Lincoln Highway
DeKalb, Illinois 60115
815.748.2000 • cityofdekalb.com

**VIA CERTIFIED MAIL WITH RETURN RECEIPT
ARTICLE NO. 7018-1830-0002-6838-4035**

August 25, 2022

DeKalb County Clerk and Recorder
DeKalb County Illinois – Elections Division
110 E. Sycamore Street
Sycamore, Illinois 60178

Re: Notice of Territory Annexed by the City of DeKalb, Illinois

Please take notice that the City of DeKalb has annexed a 160-acre property identified in the attached copy of the annexation ordinance (2022-037) that has been recorded in the Office of the DeKalb Clerk and Recorder's Office as document 2022008253.

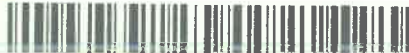

The annexed territory is described by DeKalb County Property Index Number 08-36-300-001.

Sincerely,

Ruth A. Scott
Executive Assistant

7008 1830 0002 6838 4035

U.S. Postal ServiceTM CERTIFIED MAILTM RECEIPT (Domestic Mail Only; No Insurance Coverage Provided)	
For delivery information visit our website at www.usps.com	
OFFICIAL USE	
Postage	\$
Certified Fee	
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	
Postmark Here	
DeKalb County Clerk & Recorder DeKalb County Illinois – Elections Division 110 E. Sycamore St. Sycamore, IL 60178	
PS Form 3811, July 2015 PSN 7530-02-000-9053	

SENDER: COMPLETE THIS SECTION ■ Complete items 1, 2, and 3. ■ Print your name and address on the reverse so that we can return the card to you. ■ Attach this card to the back of the mailpiece, or on the front if space permits. 1. Article Addressed to: DeKalb County Clerk & Recorder DeKalb County Illinois – Elections Division 110 E. Sycamore St. Sycamore, IL 60178  9590 9402 4247 8121 1332 99 2. Article Number (Transfer from service label) 7008 1830 0002 6838 4035	COMPLETE THIS SECTION ON DELIVERY A. Signature <input checked="" type="checkbox"/>  <input type="checkbox"/> Agent <input type="checkbox"/> Addressee B. Received by (Printed Name) R. Lopez C. Date of Delivery 8-30-22 D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No 3. Service Type <input type="checkbox"/> Adult Signature <input type="checkbox"/> Adult Signature Restricted Delivery <input checked="" type="checkbox"/> Certified Mail [®] <input type="checkbox"/> Certified Mail Restricted Delivery <input type="checkbox"/> Collect on Delivery <input type="checkbox"/> Collect on Delivery Restricted Delivery <input type="checkbox"/> Registered Mail [™] <input type="checkbox"/> Registered Mail Restricted Delivery <input checked="" type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Signature Confirmation [™] <input type="checkbox"/> Signature Confirmation Restricted Delivery
---	---



COPY

164 East Lincoln Highway
DeKalb, Illinois 60115
815.748.2000 • cityofdekalb.com

**VIA CERTIFIED MAIL WITH RETURN RECEIPT
ARTICLE NO. 7018-1830-0001-0581-2490**

August 25, 2022

Manager, Annexation Group
ComEd
Three Lincoln Center, 3rd Floor, SE
Oakbrook Terrace, Illinois 60181
Email: Annexation@ComEd.com

Re: Notice of Territory Annexed by the City of DeKalb, Illinois

Please take notice that the City of DeKalb has annexed a 160-acre property identified in the attached copy of the annexation ordinance (2022-037) that has been recorded in the Office of the DeKalb Clerk and Recorder's Office as document 2022008253.

The annexed territory is described by DeKalb County Property Index Number 08-36-300-001.

Sincerely,

Ruth A. Scott
Executive Assistant

7018 1830 0001 0581 2490

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Certified Mail Fee	\$
Extra Services & Fees (check box, add fee as appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy)	\$
<input type="checkbox"/> Return Receipt (electronic)	\$
<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$

Postmark
Here

Postage

\$

Total Po

\$

Sent To

Street or

City, Sta

Manager, Annexation Group
 ComEd
 Three Lincoln Center, 3rd Floor, SE
 Oakbrook Terrace, IL 60181

PS Form 3800, April 2015 PSN 7530-02-000-9047

See Reverse for Instructions

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Manager, Annexation Group
 ComEd
 Three Lincoln Center, 3rd Floor, SE
 Oakbrook Terrace, IL 60181



9590 9402 4247 8121 1332 82

2. Article Number (Transfer from service label)

7018 1830 0001 0581 2490

PS Form 3811, July 2015 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature X <i>[Signature]</i>		<input type="checkbox"/> Agent <input type="checkbox"/> Addressee
B. Received by (Printed Name) <i>Butler</i>	C. Date of Delivery	
D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No		

3. Service Type

- | | |
|--|---|
| <input type="checkbox"/> Adult Signature | <input type="checkbox"/> Priority Mail Express® |
| <input type="checkbox"/> Adult Signature Restricted Delivery | <input type="checkbox"/> Registered Mail™ |
| <input checked="" type="checkbox"/> Certified Mail® | <input type="checkbox"/> Registered Mail Restricted Delivery |
| <input type="checkbox"/> Certified Mail Restricted Delivery | <input checked="" type="checkbox"/> Return Receipt for Merchandise |
| <input type="checkbox"/> Collect on Delivery | <input type="checkbox"/> Signature Confirmation™ |
| <input type="checkbox"/> Collect on Delivery Restricted Delivery | <input type="checkbox"/> Signature Confirmation Restricted Delivery |
| <input type="checkbox"/> Restricted Delivery | |

Domestic Return Receipt

Scott, Ruth

From: Scott, Ruth
Sent: Thursday, August 25, 2022 9:13 AM
To: Annexation@ComEd.com
Subject: City of DeKalb, IL - Annexation
Attachments: City of DeKalb - Annexation.pdf

To Whom It May Concern:

Attached please find information on the City of DeKalb's most recent annexation.

Sincerely,

Ruth A. Scott
Executive Assistant
City of DeKalb
164 E. Lincoln Highway
DeKalb, Illinois 60115
Phone: (815) 748-2090
Fax: (815) 748-2091
Email: ruth.scott@cityofdekalb.com



Scott, Ruth

From: postmaster@exeloncorp.com
To: Annexation@ComEd.com
Sent: Thursday, August 25, 2022 9:14 AM
Subject: Delivered: [EXTERNAL]City of DeKalb, IL - Annexation

Your message has been delivered to the following recipients:

Annexation@ComEd.com (Annexation@ComEd.com)

Subject: [EXTERNAL]City of DeKalb, IL - Annexation



COPY

164 East Lincoln Highway
DeKalb, Illinois 60115
815.748.2000 • cityofdekalb.com

**VIA CERTIFIED MAIL WITH RETURN RECEIPT
ARTICLE NO. 7018-1830-0001-0581-1967**

August 25, 2022

Postmaster
DeKalb Post Office
600 E. Lincoln Highway
DeKalb, Illinois 60115

Re: Notice of Territory Annexed by the City of DeKalb, Illinois

Please take notice that the City of DeKalb has annexed a 160-acre property identified in the attached copy of the annexation ordinance (2022-037) that has been recorded in the Office of the DeKalb Clerk and Recorder's Office as document 2022008253.

The annexed territory is described by DeKalb County Property Index Number 08-36-300-001.

Sincerely,

Ruth A. Scott
Executive Assistant

7018 1830 0001 0581 1967

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Certified Mail Fee

\$

Extra Services & Fees (check box, add fee as appropriate)

☐ Return Receipt (hardcopy) \$

☐ Return Receipt (electronic) \$

☐ Certified Mail Restricted Delivery \$

☐ Adult Signature Required \$

☐ Adult Signature Restricted Delivery \$

Postmark
Here

Postage

\$

Tc

\$

Si

Si

Si

Si

Si

Si

Postmaster
DeKalb Post Office
600 E. Lincoln Hwy.
DeKalb, IL 60115

PS Form 3800, April 2015 PSN 7530-02-000-9047

See Reverse for Instructions

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Postmaster
DeKalb Post Office
600 E. Lincoln Hwy.
DeKalb, IL 60115



9590 9402 4247 8121 1333 67

2. Article Number (Transfer from service label)

7018 1830 0001 0581 1967

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

ND Cross

☐ Agent

☒ Addressee

B. Received by (Printed Name)

ND Cross

C. Date of Delivery

8 26 22

D. Is delivery address different from item 1? ☐ Yes

If YES, enter delivery address below: ☐ No

3. Service Type

☐ Adult Signature

☐ Adult Signature Restricted Delivery

☒ Certified Mail®

☐ Certified Mail Restricted Delivery

☐ Collect on Delivery

☐ Collect on Delivery Restricted Delivery

1a1

1a1 Restricted Delivery

☐ Priority Mail Express®

☐ Registered Mail™

☐ Registered Mail Restricted Delivery

☒ Return Receipt for Merchandise

☐ Signature Confirmation™

☐ Signature Confirmation Restricted Delivery

PS Form 3811, July 2015 PSN 7530-02-000-9053

Domestic Return Receipt

Ord 2022-037



COPY

164 East Lincoln Highway
DeKalb, Illinois 60115
815.748.2000 • cityofdekalb.com

**VIA CERTIFIED MAIL WITH RETURN RECEIPT
ARTICLE NO. 7015-3010-0001-2061-5299**

August 25, 2022

Local Tax Allocation Division (3-500)
Illinois Department of Revenue
101 W. Jefferson Street
Springfield, Illinois 62702

Re: Notice of Territory Annexed by the City of DeKalb, Illinois.

Please take notice that the City of DeKalb has annexed a 160-acre property identified in the attached copy of the annexation ordinance (2022-037) that has been recorded in the Office of the DeKalb Clerk and Recorder's Office as document 2022008253.


The annexed territory is described by DeKalb County Property Index Number 08-36-300-001.

Sincerely,

Ruth A. Scott
Executive Assistant

6622 1002 1000 0106 5107

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Certified Mail Fee	
\$	
Extra Services & Fees (check box, add fee as appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy)	\$
<input type="checkbox"/> Return Receipt (electronic)	\$
<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$
Postmark Here	
Local Tax Allocation Division (3-500) Illinois Department of Revenue 101 W. Jefferson St. Springfield, IL 62702	
PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions	

SENDER: COMPLETE THIS SECTION		COMPLETE THIS SECTION ON DELIVERY	
<ul style="list-style-type: none">Complete items 1, 2, and 3.Print your name and address on the reverse so that we can return the card to you.Attach this card to the back of the mailpiece, or on the front if space permits.		A. Signature  <input checked="" type="checkbox"/> Agent <input type="checkbox"/> Addressee	
1. Article Addressed to: Local Tax Allocation Division (3-500) Illinois Department of Revenue 101 W. Jefferson St. Springfield, IL 62702		B. Received by (Printed Name)	C. Date of Delivery
2. Article Number (Transfer from service label) 7015 3010 0001 2061 5299		D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No	
3. Service Type <input type="checkbox"/> Adult Signature <input type="checkbox"/> Adult Signature Restricted Delivery <input checked="" type="checkbox"/> Certified Mail® <input type="checkbox"/> Certified Mail Restricted Delivery <input type="checkbox"/> Collect on Delivery <input type="checkbox"/> Collect on Delivery Restricted Delivery <input type="checkbox"/> Mail Restricted Delivery		<input type="checkbox"/> Priority Mail Express® <input type="checkbox"/> Registered Mail™ <input type="checkbox"/> Registered Mail Restricted Delivery <input checked="" type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Signature Confirmation™ <input type="checkbox"/> Signature Confirmation Restricted Delivery	
PS Form 3811, July 2015 PSN 7530-02-000-9053		Domestic Return Receipt	

Annexation or Disconnection of Non-Retail Property



#BWNKMGV
#CNXX X21X 9XX6 4726#
CITY OF DEKALB
ATTN: RUTH A. SCOTT, EXECUTIVE ASSISTANT
200 S 4TH ST
DEKALB IL 60115-3733

August 31, 2022



Letter ID: CNXXX21X9XX64726

Account ID: 17752-36992

Dear Local Official:

We have received Annexation Ordinance No. 2022-037 annexing real estate into the corporate limits of the City of DeKalb.

If any business activity is conducted on the annexed property, please contact IDOR immediately in order to ensure the proper registration of the business and allocation of any applicable Illinois sales tax.

The United States Census Bureau (Census Bureau) reports population by a block or tract of land. Due to confidentiality, they cannot report population on an individual address. Therefore, unless the territory you have annexed is the entire block or tract of land as reported by the Census Bureau, the county will not be able to verify the number of residents within the territory that was annexed, as required by the State Revenue Sharing Act.

If the annexed territory does not meet the above standards, we cannot adjust your population count until the next decennial census or until your municipality has a special census completed by the Census Bureau.

If you need additional information or have questions, please contact us either directly through MyLocalTax, or at the contact information listed below.

Katie Zarack
Revenue Tax Specialist

LOCAL TAX ALLOCATION DIVISION MC 3-500
ILLINOIS DEPARTMENT OF REVENUE
101 WEST JEFFERSON
SPRINGFIELD IL 62702

217 782-7092
217 785-6527 fax
rev.localtax@illinois.gov

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Thursday, July 13, 2023 9:00 AM

Kraft Heinz Invests \$400M to Build One of the Largest Automated CPG Distribution Centers in North America



Expected to open in 2025, the new facility in DeKalb, Ill. is designed to drive supply chain efficiencies to fuel the Company's continued transformation and growth

PITTSBURGH & CHICAGO – July 13, 2023 – Today, [The Kraft Heinz Company](#) (Nasdaq: KHC) ("Kraft Heinz" or the "Company") announced a more than \$400 million investment to build one of the largest automated CPG distribution centers in North America. Located in DeKalb, Ill., the 775,000 square-foot national distribution facility will feature state-of-the-art automation technology and national railway access, enabling Kraft Heinz to drive greater supply chain efficiencies and distribute its products to retail and foodservice customers faster than ever. The facility is expected to bring more than 150 jobs to the region.



"As we continue on our journey to lead the future of food, our talented North America teams and collaborative external partners are innovating at a rapid pace to expand our supply chain capabilities," said Carlos Abrams-Rivera, Executive Vice President and President, North America at Kraft Heinz. "The DeKalb distribution center is expected to play a critical role in our larger distribution strategy, moving more than 60 percent of Kraft Heinz dry goods in North America through our automated facilities. It's a testament to the dynamic, out-of-the-box thinking of our supply chain teams whose work enables us to operate with greater efficiency and agility every day."

The facility's design includes a 24/7 automated storage and retrieval system with the ability to drive twice the volume for Kraft Heinz customers, distributing more than 60 percent of the Company's foodservice business and approximately 30 percent of all dry goods. It is also expected to contribute to Kraft Heinz's ability to achieve its broader ESG ambitions to reduce its operational environmental footprint through the implementation of sustainable technology and solutions to reduce the waste produced at the facility and minimize its overall environmental impact.

"We're driving end-to-end transformation across our entire supply chain, investing in automated technology and digitized solutions to increase the agility of our logistics operations," said Erin Mitchell, Vice President of Logistics and Head of Network Restructuring at Kraft Heinz. "The construction of our new DeKalb distribution center is the latest example of this transformation in action. We have designed it to help ensure the delivery of our delicious, innovative and iconic products at the right time for our customers and consumers for years to come."

Kraft Heinz has partnered with Trammell Crow Company (TCC), a global commercial real estate developer; Krusinski Construction Company (KCC), as general contractor; Daifuku, as integrated logistics automation provider; and the City of DeKalb and the DeKalb County Economic Development Corporation (DCEDC) on the development of the facility.

"We are pleased to be partnering with Kraft Heinz to develop this innovative project, working alongside KCC to deliver a state-of-the-art facility for Kraft Heinz," said Josh Udelhofen, Senior Vice President with TCC Chicago. "Located in the master planned ChicagoWest Business Center, which TCC has developed in partnership with Jerry Krusinski and his KCC team, Kraft Heinz will be located near other large-scale distribution companies in DeKalb. The area benefits from a strong labor pool, Enterprise Zone incentives, as well as an ideal location along I-88. We look forward to reaching the next construction milestone and moving this project along to deliver the facility to Kraft Heinz in 2025."

"We are very excited that Kraft Heinz will bring its worldwide reputation for quality products and services to our community," said Cohen Barnes, Mayor of DeKalb. "The construction and post-construction employment opportunities they bring will have a positive and lasting impact on our

residents, and this positive impact is compounded by the additional diversification of our tax base, which will spur further interest in DeKalb for many years to come."

"The DeKalb County Economic Development Corporation (DCEDC) is pleased to support the City of DeKalb and the ChicagoWest Business Center in attracting the Kraft Heinz Company to DeKalb County," said DCEDC Executive Director Paul Borek. "As one of the world's largest food and beverage companies with global brand recognition, Kraft Heinz elevates DeKalb's position as a food processing and distribution hub."

About The Kraft Heinz Company

We are driving transformation at The Kraft Heinz Company (Nasdaq: KHC), inspired by our Purpose, *Let's Make Life Delicious*. Consumers are at the center of everything we do. With 2022 net sales of approximately \$26 billion, we are committed to growing our iconic and emerging food and beverage brands on a global scale. We leverage our scale and agility to unleash the full power of Kraft Heinz across a portfolio of six consumer-driven product platforms. As global citizens, we're dedicated to making a sustainable, ethical impact while helping feed the world in healthy, responsible ways. Learn more about our journey by visiting www.kraftheinzcompany.com or following us on LinkedIn and Twitter.

Forward-Looking Statements

This press release contains a number of forward-looking statements. Words such as "believe," "contribute," "design," "drive," "enable," "ensure," "expand," "expect," "increase," "invest," "minimize," "move," "operate," "reduce," "will," and variations of such words and similar future or conditional expressions are intended to identify forward-looking statements. These statements include, but are not limited to, statements about the expected benefits of the project and relationships, impacts of the project on the Company's business, opportunities, performance, and future plans, and other statements that are not historical facts, each of which is based on the Company's current beliefs, expectations, estimates, and projections. These forward-looking statements are subject to a number of risks and uncertainties, many of which are difficult to predict and beyond the Company's control, which could cause actual results to differ materially from those indicated in the forward-looking statements. Those factors include, but are not limited to, the Company's ability to achieve the intended benefits of the project and relationships, the expected costs of the project, and the risk factors set forth in the Company's filings with the Securities and Exchange Commission, including the Company's most recently filed Annual Report on Form 10-K and subsequent reports on Forms 10-Q and 8-K. The Company disclaims and does not undertake any obligation to update, revise, or withdraw any forward-looking statement in this press release, except as required by applicable law or regulation.

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Multimedia Files:



Kraft Heinz DeKalb National Distribution Center

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Kraft Heinz DeKalb National Distribution Center – Main Entry

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Kraft Heinz DeKalb National Distribution Center – Aerial View

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