

VILLAGE OF SWANSEA, ILLINOIS

ORDINANCE NO. 2011

AN ORDINANCE ADOPTING TAX INCREMENT FINANCING FOR THE
TRIPLE LAKES TIF

ADOPTED BY THE BOARD OF THE TRUSTEES
OF THE
VILLAGE OF SWANSEA

THIS 2nd DAY OF February 2026.

Published in pamphlet form by authority of the Board of Trustees of the Village of Swansea, St.
Clair County, Illinois, this 9th Day of February 2026.

Posted <u>2 / 19 / 2026</u> By <u>SKP</u> Initials
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VILLAGE OF SWANSEA, ILLINOIS

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WHEREAS, the Village of Swansea, Illinois desires to adopt tax increment financing pursuant to the Tax Increment Allocation Redevelopment Act, 65 ILCS 5/11-74.4-1 et. seq., as amended, hereinafter referred to as the "TIF Act"; and

WHEREAS, the Village of Swansea has adopted a Tax Increment Redevelopment Plan and Project, designated the Triple Lakes TIF pursuant to the provisions of the TIF Act, and has otherwise complied with all other conditions precedent required by the TIF Act.

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND THE BOARD OF TRUSTEES OF THE VILLAGE OF SWANSEA, ILLINOIS:

Section 1. Tax increment financing is hereby adopted in respect to the Tax Increment Redevelopment Plan and Project for the Triple Lakes TIF (Area) approved and adopted pursuant to Ordinance No. 2011 of the Village of Swansea, which said Area was designated pursuant to Ordinance No. 2011 and the boundaries thereof being legally described therein.

Section 2. After the total equalized assessed valuation of taxable real property in the Triple Lakes TIF exceeds the total initial equalized assessed value of all taxable real property in the Triple Lakes TIF, the ad valorem taxes, if any, arising from the levies upon taxable real property in the Triple Lakes TIF by taxing districts and the rates determined in the manner provided in paragraph (c) of Section 11-74.4-9 of the TIF Act each year after the effective date of this Ordinance until the redevelopment project costs and all municipal obligations issued in respect thereto have been paid shall be divided as follows:

- a. That portion of taxes levied upon each taxable lot, block, tract or parcel of real property which is attributable to the lower of the current equalized assessed value or the initial equalized assessed value of each such taxable lot, block, tract or parcel of real property in the Triple Lakes TIF shall be allocated to and when collected shall be paid by the County Collector to the respective affected taxing districts in the manner required by law in the absence of the adoption of tax increment allocation financing.
- b. That portion, if any, of such taxes which is attributable to the increase in the current equalized assessed valuation of each lot, block, tract or parcel of real property in Triple Lakes TIF over and above the initial equalized assessed value of each property in the Triple Lakes TIF shall be allocated to and when collected shall be paid to the municipal treasurer who shall deposit said taxes into a special fund called "the Special Tax Allocation Fund for the Triple Lakes TIF" of the Village of Swansea for the purpose of paying redevelopment project costs and obligations incurred in the payment thereof, pursuant to such appropriations which may be subsequently made.

Section 3. All Ordinances and parts of Ordinances in conflict herewith are hereby repealed.

Section 4. This Ordinance shall be in full force and effect from and after its approval, passage, and publication as required by law.

Adopted this 2nd day of February 2026, by the Board of Trustees of the Village of Swansea, St. Clair County, Illinois.

Gloria Collier By: Stephanie Ruffett
GLORIA COLLIER, VILLAGE CLERK Deputy Clerk

LEWIS V one POCHECK one LANTER one
JABLONSKI one THOUVENOT one MCGUIRE one

Approved by the President of the Board of Trustees of the Village of Swansea, St. Clair County, Illinois,
this 7 day of February, 2026.

Jeff Parker
JEFF PARKER, PRESIDENT
BOARD OF TRUSTEES

ATTEST:

Gloria Collier By: Stephanie Ruffett
GLORIA COLLIER, VILLAGE CLERK Deputy Clerk



STATE OF ILLINOIS}

COUNTY OF ST. CLAIR}

CERTIFICATION

I, Gloria Collier, do hereby certify that I am the duly appointed Clerk in and for the Village of Swansea, Illinois.

I further certify that on February 2nd, 2026 the Corporate Authorities of the Village of Swansea passed and approved Ordinance No. 2011 entitled:

AN ORDINANCE ADOPTING TAX INCREMENT FINANCING FOR THE TRIPLE LAKES TIF

The pamphlet form of Ordinance No. 2011, including the Ordinance and a cover sheet thereof was prepared and a copy of such Ordinance was posted in the municipal building, commencing on February 9th, 2026 and continuing for at least ten days thereafter. Copies of such Ordinance were also available for public inspection upon request in the office of the municipal clerk.

DATED at SWANSEA, Illinois, this 9th day of February, 2026.

Gloria Collier By: Stefanie Ruffell
GLORIA COLLIER, VILLAGE CLERK Deputy Clerk
Village of Swansea, Illinois



STATE OF ILLINOIS }
COUNTY OF ST. CLAIR }

AFFIDAVIT

I, Stefanie Proffitt, an employee of the Village of Swansea, St. Clair County, Illinois, do solemnly affirm that:

AN ORDINANCE ADOPTING TAX INCREMENT FINANCING FOR THE TRIPLE LAKES TIF

was posted at the Swansea Government Center, 1444 Boul Avenue, Swansea, Illinois, commencing on

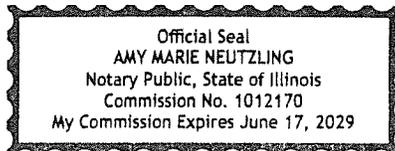
February 9th, 2026, at 4:00 o'clock P.M..

Stefanie Proffitt
Written Signature

Subscribed and sworn before me on this 9th day of February 2026.

Amy Neutzling
Notary Public

(Notary Seal)



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