

**RESOLUTION CONCERNING THE SALE OR DISPOSITION  
OF THE FRANKLIN COUNTY ANNEX BUILDING LOCATED AT 202 WEST MAIN  
STREET IN BENTON, ILLINOIS**

**WHEREAS**, the building and property known as the Franklin County Annex Building located at 202 West Main Street in Benton, Illinois, has served the citizens of Franklin County for many decades as office space for various Franklin County office holders and employees;

**WHEREAS**, the Franklin County Board, due to deteriorating conditions at the Franklin County Annex Building, has moved all offices and employees from the Franklin County Annex Building and the County does not any current need for said property known as the Franklin County Annex Building located at 202 West Main Street in Benton, Illinois;

**WHEREAS**, the Franklin County Board holds said property in trust for the citizens of Franklin County and has the power to sale or otherwise dispose of real estate in the interest of the citizens pursuant to 55 ILCS 5/5-1005;

**WHEREAS**, the age, and the idling of said property poses potential hazards and liability to the citizens of the Franklin County and the Franklin County Board desires to dispose of said property in manner that it is in the best interests of the citizens of Franklin County;

**WHEREAS**, the Franklin County Board desires to request proposals for the sale or disposition of said property that will result in a sale or disposition of the property that is the best interests of the citizens of Franklin County.

**NOW, THEREFORE, BE IT RESOLVED AND DECREED**, by the Franklin County Board as follows:

A. That the property known as the Franklin County Annex Building located at 202 West Main Street in Benton, Illinois is hereby declared surplus real estate, not fit for public use in its current form.

B. That the **Franklin County Board** will accept proposals for the purchase or other disposition of the property known as the **Franklin County Annex Building located at 202 West Main Street in Benton, Illinois** up and until **4:00 p.m., November 2, 2018**. The legal description for the property is **Lots Forty-four (44) and Fifty-Three (53) in the Original Plat of the City of Benton and the property tax index number is 08-18-382-002**. Said property, if purchased, will be sold **'AS IS'** to the buyer, without any recourse. Proposals for the sale or disposition of said property may be made by any private person or private entity or public entity and shall contain, at a minimum, the following information:

1. A detailed plan for remediation of any hazards contained on the property by the proposer;
2. A detailed plan and time frame for the future use of said property;
3. If the proposal is other than a sale of the property, a detailed description of the proposed renovation of the property, detailed estimates of all costs of the project, financing of the project, and detailed estimates of any additional costs that the County may be obligated to pay toward said proposal and a statement as to how the proposal will benefit the citizens of Franklin County;
4. The total financial amount of the bid for the purchase or disposition of the property;
5. Name, address, email address and contact phone number for the person responsible for the proposal; the names and addresses of all persons or entities that will be financially involved in the sale or project or will hold title to said property;
6. The date or dates on which an inspection was conducted of the property by the proposer and the name of the person or entity who conducted the inspection on behalf of the proposer

Ten (10) copies of all proposals for the Sale or Disposition of the Property known as the Franklin County Annex Building located at 202 West Main Street in Benton, Illinois shall be submitted to the Franklin County Board by providing the proposal, in writing, to the Franklin County Board Secretary at the Campbell Building, 901 Public Square, Benton, Illinois 62812 on or before **4:00 PM on November 2, 2018**. The property is available for inspection by contacting the County Board Secretary at 618-439-3743.

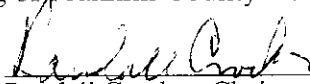
That the Franklin County Board will open the proposals at a special meeting to be held on **November 5, 2018 at 4:00 pm.** at the Franklin County Campbell Building and the board may act on any proposal on or after that meeting. The Board may request additional information from proposers that are not contained in the proposal and may interview persons and conduct their own investigation concerning matters involved in the sale or disposition of the property and may make counter offers or negotiate modifications to said proposals that are deemed by the board to be in the best interests of the citizens of Franklin County. **The Franklin County Board has the right the reject all proposals for the sale or disposition of said property.**

C. That the information from the 'Request for Proposal' detailed in paragraph B of the resolution shall be published under the heading 'REQUEST FOR PROPOSALS' in the Benton Evening News or the Benton Gazette or the West Frankfort Gazette on at least 3 occasions prior to November 2, 2018 and shall also be posted on the front door of the Franklin County Annex Building from September 24, 2018 through November 2, 2018. The County Board may otherwise circulate the Request for Proposals as it deems appropriate.

D. That in the event that the Franklin County Board does not accept a proposal for the sale or disposition of said property, the County Board may sale the property by posting or listing said property for sale, or take other measures for the sale or disposition that the Franklin County Board deems to be in the best interests of the citizens of Franklin County.

E. Each clause of this resolution is severable from the others and in the event that one clause is found invalid, the remaining clauses shall survive.

**PASSED AND APPROVED** at the regular meeting of Franklin County Board, on this 15<sup>th</sup> day of Sept, 2018.

  
Randall Crocker, Chairman

ATTEST:  
  
Greg Woolard, Franklin County Clerk

YEAS	<u>9</u>
NAYS	<u>0</u>
ABSENT	<u>0</u>

## REQUEST FOR PROPOSALS

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**THE FRANKLIN COUNTY BOARD**