

**RESOLUTION NO. [24-0827B](#)**

**A RESOLUTION DECLARING CERTAIN REAL PROPERTY  
AND IMPROVEMENTS THEREON AS BEING  
DANGEROUS AND UNSAFE  
(309 E. Charleston Road, Ashmore, Illinois)**

**WHEREAS**, the Village of Ashmore, Illinois, is authorized pursuant to 65 ILCS 5/11-31-1(e), to declare property dangerous and unsafe and following requisite notice to proceed in the demolition, repair, enclosure or remediation of property, buildings or improvements which are dangerous and unsafe and constitute an immediate and continuing danger and a hazard to the health, safety and welfare of the community; and,

**WHEREAS**, the Village of Ashmore, Illinois, finds that certain real property described below, and the building and improvements thereon are 3 stories or less in height; and,

**WHEREAS**, the Village of Ashmore, Illinois, after careful consideration and investigation, has determined that certain real property described below and the building and improvements thereon are open, vacant, and constitute an immediate and continuing danger, and a hazard to the health, safety, and welfare of the community in that the property and the structure thereon, is vacant, dilapidated, open, the roof and exterior wall is dilapidated; portions of the siding are missing, presence of broken or missing windows, and is currently in such a state of disrepair to make the structure uninhabitable; and,

**WHEREAS**, the Village of Ashmore, Illinois, finds it necessary that the demolition, repair, enclosure, or removal of any garbage, debris, or other hazardous, noxious, or unhealthy substances or materials is necessary to remedy the immediate and continuing hazard.

**NOW THEREFORE, BE IT HEREBY RESOLVED BY THE BOARD OF TRUSTEES OF THE VILLAGE OF ASHMORE, COLES COUNTY, ILLINOIS, THAT:**

**SECTION 1:** The Village President and other necessary agents of the Village of Ashmore, Illinois, are hereby authorized to proceed pursuant to 65 ILCS 5/11-31-1(e), to issue notice to the owners and lien holders of record of the real property described below to demolish, repair, enclose or remediate the property, buildings or improvements described below which are dangerous and unsafe and constitute an immediate and continuing danger and hazard to the health, safety and welfare of the community, and that if said owner fails to so act or fails to object to the proposed actions of the Village of Ashmore, Illinois, by filing an appropriate action in proper form in the court of competent jurisdiction, then the Village President and other necessary agents for the Village of Ashmore, Illinois, are authorized and directed to demolish, repair and enclose or remediate the property, buildings or improvements described below which are dangerous and unsafe and constitute an immediate and continuing danger and hazard to the health, safety and welfare of the community, said real property being described as follows:

COMMON ADDRESS: 309 E. Charleston Rd., Ashmore, Illinois

PROPERTY TAX IDENTIFICATION NUMBER: 01-0-02508-000

LEGAL DESCRIPTION: The North Half (N½) of the premises described as: Beginning 125 feet East of the Northwest corner of Lot 31 of Assessor's Subdivision of Section 31, Township 13 North, Range 11 East of the Third Principal Meridian; thence East on the North line of said Lot, 125 feet; thence South 21 rods; thence West 125 feet; thence North to the Place of Beginning, situated in the Village of Ashmore, Coles County, Illinois.

**SECTION 2:** The Village President and other necessary agents of the Village of Ashmore, Illinois, are hereby authorized to issue such orders and take such actions that are necessary for the enforcement of applicable building codes to cause the demolition, repair, enclosure or remediation of the property, buildings or improvements described above.

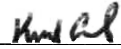
Placed on file this 27th day of August, 2024.

Presented, passed, and approved this 27th day of August, 2024.


Trustee Bill Edwards	<u>Aye</u>
Trustee Thomas Grissom	<u>Aye</u>
Trustee Dane Perdieu	<u>Aye</u>
Trustee Terry Price	<u>Aye</u>
Trustee L. Bryan Watson	<u>Aye</u>
Trustee Cathy Welborn	<u>Aye</u>

YEAS:	<u>6</u>
NAYS:	<u>0</u>
ABSENT:	<u>0</u>

**VILLAGE OF ASHMORE, ILLINOIS**

  
\_\_\_\_\_  
Kurt Crail, Village President

ATTEST:

  
\_\_\_\_\_  
Jackie Freezeland, Village Clerk

