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## Regular City Council Meeting

Crest Hill, IL

April 21, 2025

7:00 PM

Council Chambers

20600 City Center Boulevard, Crest Hill, IL 60403

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## Agenda

### Opening of Meeting:

Pledge of Allegiance

Roll Call

1. Conduct a Public Hearing for the City of Crest Hill's Fiscal Year 2025/2026 Annual Budget
2. Conduct a Public Meeting for the MS4 Annual Update

### Minutes:

3. Approve the Minutes from the Work Session Meeting Held on March 31, 2025
4. Approve the Minutes from the Special Work Session Meeting Held on April 8, 2025
5. Approve the Minutes from the Special Work Session Meeting Held on April 15, 2025

### City Attorney:

### City Administrator:

### Public Works Department:

6. Approve a Resolution Approving a Proposal for Consultant Services by and between the City of Crest Hill, Will County, Illinois, and Total Environmental Service Technologies, Inc. (TEST, Inc.)
7. Approval of Pay Request #27 from Vissering Construction Inc. with Direction to Send it to the IEPA for Approval and Disbursement for a Total Amount of \$1,076,112.10

The Agenda for each regular meeting and special meeting (except a meeting held in the event of a bona fide emergency, rescheduled regular meeting, or any reconvened meeting) shall be posted at the City Hall and at the location where the meeting is to be held at least forty-eight (48) hours in advance of the holding of the meeting. The City Council shall also post on its website the agenda for any regular or special meetings. The City Council may modify its agenda for any regular or special meetings. The City Council may modify its agenda before or at the meeting for which public notice is given, provided that, in no event may the City Council act upon any matters which are not posted on the agenda at least forty-eight (48) hours in advance of the time for the holding of the meeting.

**City Engineer:**

8. Approve the Mayor to Execute the MFT Forms for Resolution for Maintenance Under the Illinois Highway Code, Estimate of Maintenance Costs and Maintenance Engineering to be Performed by a Consulting Engineer for 2025/2026 MFT Program as included in the 2025/2026 City Budget
9. A Resolution Approving an Engagement Letter with Chapman and Cutler, LLP in an Amount not to Exceed \$45,000.00 for Funding through the Water Pollution Control Loan Program (Administered by the Illinois EPA) of Certain Capital Projects Required for the City's Conversion to Lake Michigan Water

**Community Development:**

10. Approve a Resolution Approving the Appointment of Adam Crossett to the Position of Full-Time Building Inspector for the City of Crest Hill Effective May 5, 2025 and Setting the Initial Salary for Adam Crossett
11. Approve a Resolution and Authorizing the Execution of a "First Amendment to Contract for Purchase of Real Estate" Dated July 15, 2024 by an between the City of Crest Hill and QuikTrip Corporation for the Purchase of Property Located at 1610 Plainfield Road, Crest Hill, Illinois

**Police Department:**

12. Approve an Ordinance Setting the Salary for the Position of Deputy Chief of Police (Patrol) for the City of Crest Hill
13. Swearing in of the New Deputy Police Chief David L. Reaves, Jr.

**Mayor's Report:**

14. Re-appointment of Plan Commissioners: John Stanton  
Jeff Peterson
15. Re-appointment of Civil Service Commissioner Frank Blaskey
16. Re-appointment of Deputy Liquor Commissioners: Mike Gale  
Dave Stengele

**City Clerk's Report:**

**City Treasurer's Report:**

- [17.](#) Approval of the List of Bills Issued through April 21, 2025, in the Amount of \$1,402,360.27
18. Regular and Overtime Payroll from March 24, 2025, to April 6, 2025, in the Amount of \$251,440.24
19. Quarterly Compensation Time Buy Back for the Period February 1, 2025, ~ April 30, 2025 in the Amount of \$18,173.10

**Unfinished Business:**

**New Business:**

**Committee/Liaison Reports:**

**City Council Comments:**

**Public Comment:**

**Executive Session:** If Called by Council for a Good Cause

**Adjourn:**



To: Mayor Soliman and City Council  
From: Glen Conklin, Treasurer and Glenn Gehrke, Director of Finance  
Date: April 21, 2025  
Re: Approval of the Fiscal Year 2025~2026 Budget

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Honorable Mayor and City Council:

The City Staff and I are pleased to present the Fiscal Year 2025~2026 annual municipal budget which includes projections for the Fiscal Year beginning May 1, 2025 and ending April 30, 2026.

### **Purpose**

The purpose of the City's annual budget process is to present the City Council with a budget which best addresses the intent of how resources will be spent on behalf of the stakeholders of the City of Crest Hill. This process is intended to provide transparency in addition to ensuring that all resources will be disbursed in the most efficient and effective manner possible.

This process will provide the City Council with an opportunity to verify that the City is maintaining its current service levels to its residents and community stakeholders, and that it is allocating the necessary funding for infrastructure improvements, while working within the constraints of increases in costs that have resulted from inflationary pressures and supply chain issues. This process, if conducted effectively, will result in a collective understanding of how and where the City's limited fiscal resources will be disbursed.

The budget serves as a financial plan, an operations guide, and a communications device. As a financial plan, this document is the City's primary instrument for promoting solvency, efficiency, and collective choices regarding the distribution and allocation of available resources. As an operations guide, it articulates departmental action goals in addition to how these goals will be accomplished. As a communications device, it contains information pertaining to key issues facing the City and priorities on how the City's resources will be expended.

The City's goal is to verify that it provides services that enrich the quality of life for its residents, in addition to ensuring that decisions are of sound fiscal management, and that all funds are expended in a manner to foster a dynamic business environment, while creating an inclusive community that values diversity.

This budget format is consistent with Generally Accepted Accounting Principles (GAAP) and has been prepared in accordance with all applicable federal, state, and local laws.

### **Legal Requirements**

State law requires that all general-purpose local governments pass an appropriation ordinance within the first quarter of each fiscal year, or an annual budget shall be adopted by the corporate authorities before the beginning of each fiscal year to which it applies. On February 6, 2023, City Council amended its ordinance and adopted sections 5/8-2-9.1 through and including sections 5/8-2-9.10 of Chapter 65 of the Illinois Compiled Statutes (Municipal Code) which provide for a municipality's financial operation under an annual budget in lieu of an appropriation ordinance. It also approved an ordinance adopting the Budget System and added a new Chapter 3.01, section 3.01.010 (Budget System Adopted) to Title 3 (Revenue and Finance) of the City of Crest Hill Code of Ordinances. Under the Budget System, the City must receive approval and adopt its upcoming fiscal year budget by April 30<sup>th</sup> of each fiscal year.

### **Budget Highlights**

A municipality has a balanced budget when its total anticipated revenues equal or exceed its total planned expenditures. This means the municipality's income is sufficient to cover its planned spending for the fiscal year. Key factors determining a balanced budget include revenue stability, expenditure predictability, and the use of fund balances.

Municipalities' proper management of fund balances, accumulating and utilizing fund balances for capital projects to ensure their long-term financial stability is essential for a balanced budget. Another tool for proper financial management is the use of debt to finance capital projects.

In essence, a municipality achieves a balanced budget by carefully managing its revenues and expenditures, maintaining appropriate fund balances, and considering both short-term and long-term financial needs.

Thus, the proper use of managing revenues and expenditures for operating accounts is one aspect of proper financial management and a balance budget. Also necessary for proper financial management is the use of debt financing and fund balance for capital expenditures.

The Annual Comprehensive Financial Report, April 30, 2024 reported cash balances of \$26,637,724 (does not include funds held by the Police Pension Fund). Adjusted for the FY 2025 Budget brings the balance to \$20,061,612. The FY 2026 Budget is forecasted to finish the year

with \$17,443,930. Minimum recommended (as per Government Finance Officers Association (GFOA) ) amounts are 60 days or 2 months of expenditures for each General Funds and Enterprise Funds. The City's expenditures for both General Funds and Enterprise Funds is \$1,000,000 per month. That would require \$2,000,000 for each, or a total of \$4,000,000. This budget will give the City 8.5 months for both General Funds and Enterprise Funds.

In terms of rating agencies, Moody's typically aligns municipalities with 35% or more excess revenues with a AAA rating. AA ratings are between 35% and 25%. The City will have 70.8% reserves.

This budget shows a balanced operational budget for the General Fund with a \$6,056 surplus and Enterprise Funds with a \$2,362,051 surplus. Surplus balances will be rolled over to the fund balances to be used in future capital expenditures.

Below is a summary of highlights of the General Fund:

General Fund revenues are projected to increase by 2.08%, while expenditures are projected to increase by 2.21%.

Property tax for tax year 2024 to be collected in calendar year 2025 totals \$2,692,198. These funds will be split between the General Fund, \$1,212,213 (45%) and the Police Pension Fund, \$1,479,985 (55%). Per ordinance the City will contribute the Audited Recommended Contribution amount, as stated in the FY 2024 Municipal Compliance Report, \$1,359,021, plus and additional \$150,000 (totaling \$1,509,021). The additional contributions will continue until the funded ratio reaches 80%, at which time, the city council will review the need for an additional \$150,000 contribution. The fund ratio as of April 2024 was 76%. The City will make an additional contribution of \$29,036.

Currently, there is a 4% placeholder in this budget for non-union employees for merit and COLA increase, to be determined by City Council later. Other additional personnel recommendations include two additional police officers.

Increases for employees covered by collective bargaining agreements are as follows:

MOE – 4%

MAP – 3.5%

Enterprise Operations revenues are projected to increase by 23.76%, due to the rate increases required for the Grand Prairie Water Commission capital projects coming in the near future. At this point, Enterprise expenditures are projected to increase by 3.70%.

The current revenue projections for the General Fund do include the state shared revenue projections, which have been provided by the IML. The revenue categories that are allocated on a per-capita basis (population) include:

- State Income Tax

- Statue Use Tax
- Cannabis Tax
- Motor Fuel Tax (in a separate fund, as it is a restricted account)

The City has been awarded a \$250,000 grant for the purchase of 4 police vehicles. Additionally, this budget includes a fifth vehicle to be purchased with City funds. These vehicles are beginning replaced per the City's Capital Replacement Program. Replaced vehicles will be sold off with funds to be used to offset any vehicle equipment that cannot be re-utilized.

IT services are outsourced. The provider has worked with the City to reduce expenditures by reviewing existing agreements the City has with for services. This oversight enabled savings of 3% over the current budget. This is still an ongoing project and future savings are forecast during FY 2026.

The City has agreed to a settlement with the state department of corrections to recover outstanding payment for water services. The amount is \$814,701.62. Payment is expected in FY 2026.

### **Capital Projects**

Ron Wiedeman, City Engineer, has put together this list of capital projects currently underway with the City.

Below are the Capital Projects and MFT Funding request by the Engineering Department for inclusion in the FY 2026 budget.

#### **Motor Fuel Tax (MFT)**

Contractual Services (Traffic Signal Repairs and Roadway Crack Control)

- \$85,000.00

Engineering Design and Construction Engineering (Sidewalk Cutting; SN099-203 Caton Farm Rd Over EJ&E RR; Pavement Rating Update, Bridge and Culvert Inspection Services; Construction Testing and Misc Engineering)

- \$193,750.00

Materials and Supplies (Salt and Brine Purchase; Pavement Marking [Oakland and Gaylord RR Quite Zones; Retro Reflectivity Sign Program)

- \$190,000.00

MFT General Capital Construction (Patching-Rock Run, Caton Farm Rd, Lynwood, Greengold and Root West of Grandview); Sidewalk Cutting; Sidewalk and Concrete R & R Program)

- \$470,000.00

Total MFT = \$938,750.00

### Capital Projects Fund

This year's budget focus will be road improvements throughout the City of Crest Hill.

- 2025 Street Rehabilitation Locations-as presented to council on October 21,02024 are as follows
  - Loch Ln. from Gaylord to Carlton St.
  - Abbey Ln. from Loch Ln. to Prestwick Dr.
  - Prestwick Dr. from Abby Ln. to East End.
  - Scott Court
  - Crestwood Dr. from Donmaur Dr. to Lynwood St.
  - Lynwood St. from Grandview to Imperial Dr.
  - Elsie Ave from Kelly to Clement St.
  - Rose Ave from Kelly to Clement St.
  - Ludwig Ave from Wilcox to Clement St.

Total = \$1,400,000.00

- Capital Engineering-Street Rehabilitation Design-\$175,000.00
- Division West of Weber Roadway Reconstruction-\$1,650,000.00
  - Paid with DCEO Loan of \$1,400,000.00
- Lidice at Churnovic Widening-Truck Route-\$200,000.00
- Theodore Retaining Walls at Cora and Kelly-\$500,000.00

Total Fund Amount = \$2,350,000.00

### Water/Sewer Capital Projects Fund

The Water/Sewer Capital Projects fund was created to manage the capital improvements for the city's existing water/sewer infrastructure and new water infrastructure project due to the city's inclusion into the Grand Prairie Water Commission (GPWC). In 2030 the city will be making a switch to a new water supply from Lake Michigan and the GPWC improvements are required to make a seamless transition from the city existing well system to this new water supply. Funding from outside sources (IEPA, DCEO and CDBG) has been secured to help pay for portions of this work.

Listed below are the Capital Water/Sewer Capital Expenses that have been included in the FY 2026 budget.

- Water Main Replacement
  - Inncircle from Hosmer Ln to Marlboro Dr.
  - Oakland From Pasadena to Ludwig
  - Hillcrest Shopping Center-Phase 1



Total = \$3,100,000.00

- Watermain Lining Broadway from Chaney to Theodore and Theodore to West of Center.  
Total=\$4,400,000.00.
- Wellhouses Chemical Feed Project-\$100,000.00
- Well Maintenance-\$30,000.00
- Technology Upgrade SCADA-\$25,000.00
- Caton Farm Water Main (GPWC)-\$1,600,000.00
- Eastern and Western Receiving Station and 3.5 M Storage Tank-GPWC -\$5,000,000.00
- Sanitary Sewer Lining and Repair-\$500,000.00
- Public Works Equipment and Vehicles-\$275,000.00

Total Fund Amount (of which \$9,922,392.00 will be reimbursed through the IEPA, DCEO and CDBG grants) = \$15,030,000.00

West Plant Rehabilitation Fund

This fund is used to track expenditures related to improvements to the city’s West Wastewater Treatment Plant. The project is currently scheduled to be completed by the end of 2026. The project is being funded through an IEPA loan for an amount of \$49,500,000.00 paid back at an interest rate of 0.73% for a 30-year period once the project is completed. All costs above the \$49,500,000.00 are at the city expense. Currently the only item being paid by the city is for the project construction engineering and construction testing.

Listed below are the budgeted items for the West Plant Rehabilitation Fund:

Construction Costs to be reimbursed from the IEPA	\$16,500,000.00
West Plant construction engineering costs	\$830,075.00
West Plant Construction Testing costs	\$75,000.00
Loan Interest Payments	\$350,000.00
Total Fund Amount (of which \$16,500,000.00 will be reimbursed through the IEPA)	\$17,755,075.00

Below is a summary of what this budget work session will cover:

- City-Wide Fund revenues and expenditures summary
- General Fund operating expenditures by Department
- MFT
- Non-Home Rule Fund
- Water/Sewer Fund
- West Plant Rehabilitation Fund
- Capital Replacement Fund

- Capital Projects Fund
- TIF Larkin/30
- Refuse
- Police pension
- Police special assets

### **City General Fund revenues and expenditures summary**

The following is a summary, by fund of revenue and expenditures:

#### General Fund

<b>Account Title</b>	<b>Proposed Budget</b>	<b>Current Yr Budget</b>	<b>Current YTD</b>
General Fund Revenues	<b>12,762,249.32</b>	<b>12,502,371.74</b>	<b>12,654,594.35</b>
Officials Expenditures	<b>103,327.53</b>	<b>112,970.03</b>	<b>149,327.28</b>
Police Expenditures	<b>5,505,337.09</b>	<b>5,704,906.23</b>	<b>5,051,992.79</b>
Streets Expenditures	<b>1,690,324.80</b>	<b>1,599,195.33</b>	<b>1,186,300.81</b>
Facilities Mgmt Expenditures	<b>498,049.08</b>	<b>588,740.00</b>	<b>280,366.23</b>
Info. Technology Expenditures	<b>631,991.26</b>	<b>654,516.36</b>	<b>460,269.62</b>
Fleet Veh. Maint. Expenditures	<b>591,166.78</b>	<b>571,529.60</b>	<b>440,197.44</b>
Administration Expenditures	<b>2,160,775.09</b>	<b>1,671,730.60</b>	<b>1,511,190.57</b>
Clerk Expenditures	<b>249,571.07</b>	<b>288,529.88</b>	<b>167,886.62</b>
Treasurer Expenditures	<b>341,840.21</b>	<b>330,174.92</b>	<b>198,683.69</b>
Community Dev. Expenditures	<b>983,810.84</b>	<b>958,194.58</b>	<b>446,011.14</b>
<b>Revenues</b>	<b>12,762,249.32</b>	<b>12,502,371.74</b>	<b>12,654,594.35</b>
<b>Expenditures</b>	<b>12,756,193.75</b>	<b>12,480,487.53</b>	<b>9,892,226.19</b>
<b>General Fund Totals</b>	<b>6,055.57</b>	<b>21,884.21</b>	<b>2,762,368.16</b>

## Enterprise Funds

Account Title	Proposed Budget	Current Yr Budget	Current YTD
Water Revenue	14,572,200.00	11,774,564.00	10,670,550.43
Water Expenditures	3,206,249.99	3,054,543.22	1,830,157.92
Sewer Expenditures	912,957.02	927,798.28	447,259.16
STP Expenditures	1,722,383.69	1,644,758.11	1,161,469.31
W&S Admin Expenditures	6,368,558.79	6,147,464.84	2,863,728.36
<b>Revenues</b>	<b>14,572,200.00</b>	<b>11,774,564.00</b>	<b>10,670,550.43</b>
<b>Expenditures</b>	<b>12,210,149.49</b>	<b>11,774,564.45</b>	<b>6,302,614.75</b>
<b>Enterprise Funds Totals</b>	<b>2,362,050.51</b>	<b>(0.45)</b>	<b>4,367,935.68</b>

## Garbage

Account Title	Proposed Budget	Current Yr Budget	Current YTD
Garbage Revenues	1,451,815.92	1,469,562.00	1,197,580.93
Garbage Expenditures	1,451,815.92	1,469,561.92	1,288,271.35
<b>Garbage Totals</b>	<b>-</b>	<b>0.08</b>	<b>(90,690.42)</b>

## Motor Fuel Tax

Account Title	Proposed Budget	Current Yr Budget	Current YTD
Revenue	919,382.52	862,760.00	888,311.04
Expenditures	938,750.00	862,760.00	340,038.24
<b>Motor Fuel Tax Totals</b>	<b>(19,367.48)</b>	<b>-</b>	<b>548,272.80</b>

## Non-Home Rule Sales Tax

Account Title	Proposed Budget	Current Yr Budget	Current YTD
Revenue	2,300,000.00	2,200,000.00	1,901,820.30
Expenditures	2,300,000.00	2,200,000.00	989,022.91
Non-Home Rule Sales Tax Totals	-	-	912,797.39

## Capital Replacement Program

Account Title	Proposed Budget	Current Yr Budget	Current YTD
Revenues	595,225.40	68,180.00	60.00
Expenditures	465,000.00	68,180.00	197,463.31
Capital Replacement Program Totals	130,225.40	-	(197,403.31)

## Capital Improvement Projects

Account Title	Proposed Budget	Current Yr Budget	Current YTD
Revenues	964,492.00	986,400.00	-
Expenditures	2,500,000.00	2,325,000.00	2,139,544.57
Capital Improvement Totals	(1,535,508.00)	(1,338,600.00)	(2,139,544.57)

## Water/Sewer Capital Projects

Account Title	Proposed Budget	Current Yr Budget	Current YTD
Revenues	2,307,822.12	2,240,604.00	-
Expenditures	4,633,108.40	6,450,000.00	4,296,601.07
Water/Sewer Capital Projects Totals	(2,325,286.28)	(4,209,396.00)	(4,296,601.07)

## TIF Larkin/30

Account Title	Proposed Budget	Current Yr Budget	Current YTD
Revenues	30,900.00	30,000.00	26,565.46
Expenditures	30,900.00	30,000.00	-
TIF Larkin/30 Totals	-	(30,000.00)	-

## TIF Weber/Division

Account Title	Proposed Budget	Current Yr Budget	Current YTD
Revenues	103,000.00	100,000.00	103,071.37
Expenditures	103,000.00	100,000.00	84,423.24
TIF Weber/Division Totals	-	-	18,648.13

## Water/Sewer Debt

Account Title	Proposed Budget	Current Yr Budget	Current YTD
Revenues	2,085,620.51	2,047,856.00	1,463,320.70
Expenditures	2,085,620.51	2,047,856.00	1,756,959.84
Water/Sewer Debt Totals	-	-	(293,639.14)

## Capital Construction Debt

Account Title	Proposed Budget	Current Yr Budget	Current YTD
Revenues	862,675.00	763,600.00	713,208.30
Expenditures	862,675.00	763,600.00	856,325.00
Capital Construction Debt Totals	-	-	(143,116.70)

## West Plant Rehab

Account Title	Proposed Budget	Current Yr Budget	Current YTD
Revenues	16,500,000.00	15,830,000.00	16,193,857.17
Expenditures	17,755,075.00	16,880,000.00	14,634,180.88
West Plant Rehab Totals	(1,255,075.00)	(1,050,000.00)	1,559,676.29

## Police Pension

Account Title	Proposed Budget	Current Yr Budget	Current YTD
Revenues	1,818,021.00	1,746,406.00	4,614,245.50
Expenditures	1,798,798.18	1,746,406.00	1,539,159.39
Police Pension Totals	19,222.82	-	3,075,086.11

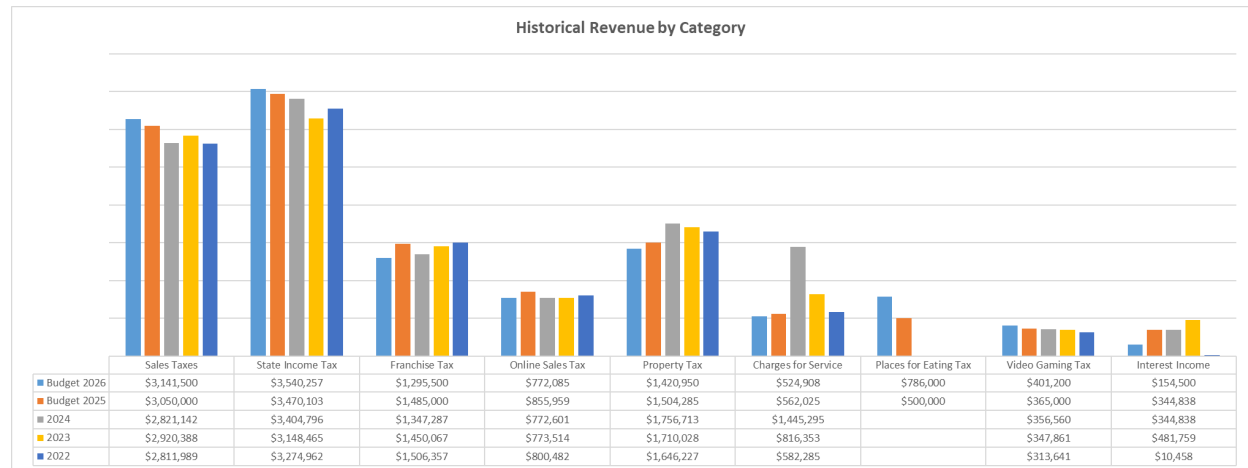
Police Special Assets

Account Title	Proposed Budget	Current Yr Budget	Current YTD
Revenues	24,205.00	23,500.00	5,850.00
Expenditures	24,205.00	23,500.00	10,346.80
Police Pension			
Totals	-	-	(4,496.80)

**General Fund Revenue**

The City is estimating the General Fund revenue to be \$12,762,249.32 for Fiscal Year 2025~2026. This is an *increase* from the previous year’s annual budgeted revenue of \$253,821.37, or 2%.

Revenue Estimates for state funding were used from IML’s preliminary forecasts for Municipal Fiscal Year 2026. This is a conservative estimate.



- Per Capital estimates were used for
  - State Income Tax
  - State Use Tax
  - Motor Fuel Tax
  - Cannabis

The major revenue sources that support the general fund are:

Revenue Source	Amount
State Income Tax	\$3,540,257 (25% of the total)
Sales Tax	\$3,141,500 (28% of the total)
Property Taxes	\$1,420,950 (11% of the total)
Franchise Tax	\$1,295,500 (10% of the total)

includes:

- Telecommunications
- ComEd/Nicor

- Comcast Franchise Fee

Online Sales Tax	\$ 772,085 (6% of the total)
Charges for Services	\$ 524,908 (4% of the total)
Places for Eating Tax	\$ 786,000 (6% of the total)
Video Gaming Tax	\$ 401,200 (3% of the total)
Interest Income	\$ 154,500 (1% of the total)
Other	<u>\$ 725,350 (6% of the total)</u>

Total \$12,762,249

The Places for Eating Tax has been estimated at \$786,000 for Fiscal Year 2025~2026. The City is optimistic that this is a conservative estimate.

The numbers in the budget for property taxes are *final*. County will only distribute property taxes based on what the City received for its property tax extension from the previous year plus the lesser of CPI or 5% and any will add revenue for any new growth that occurred from the previous year's Equalized Assessed Value (EAV). CPI was 3.14% as of December 2024. The City levied five (5) percent more than the prior year's property tax extension.

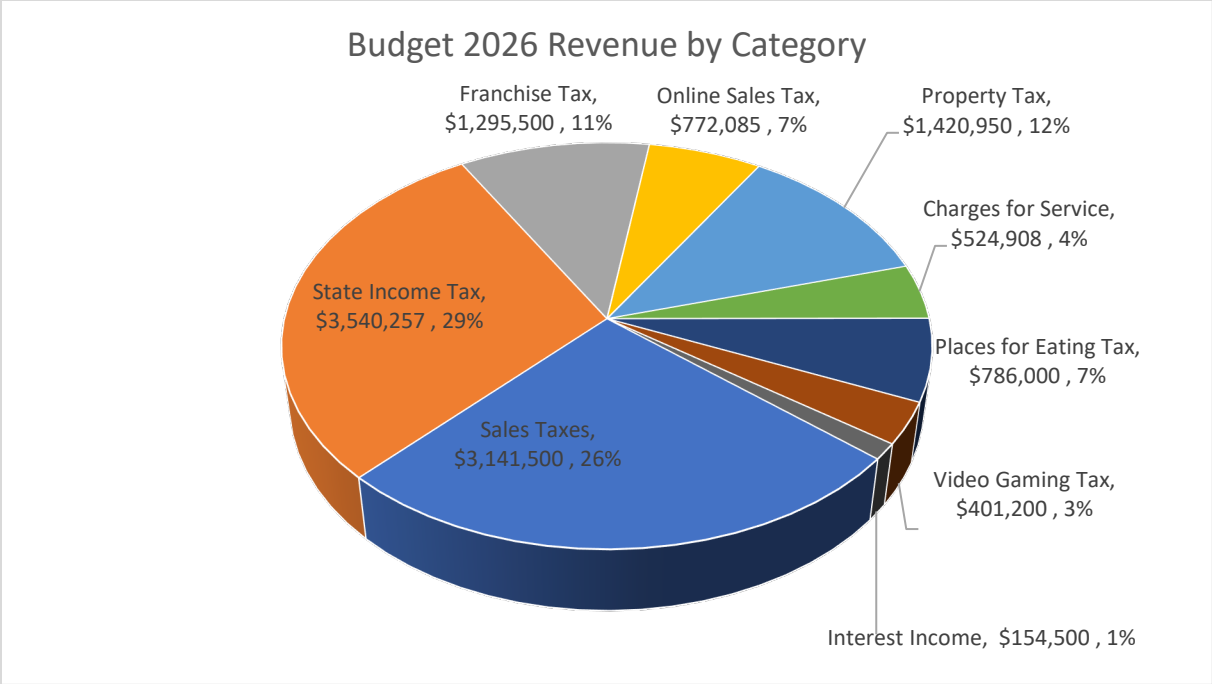
**General Fund Expenditures**

The City is estimating the General Fund expenditures to be \$12,756,193 for Fiscal Year 2025~2026 which is an increase of the previous year's budgeted expenditures by \$275,705.

The Fiscal Year 2025~2026 General Fund Division expenditures are:

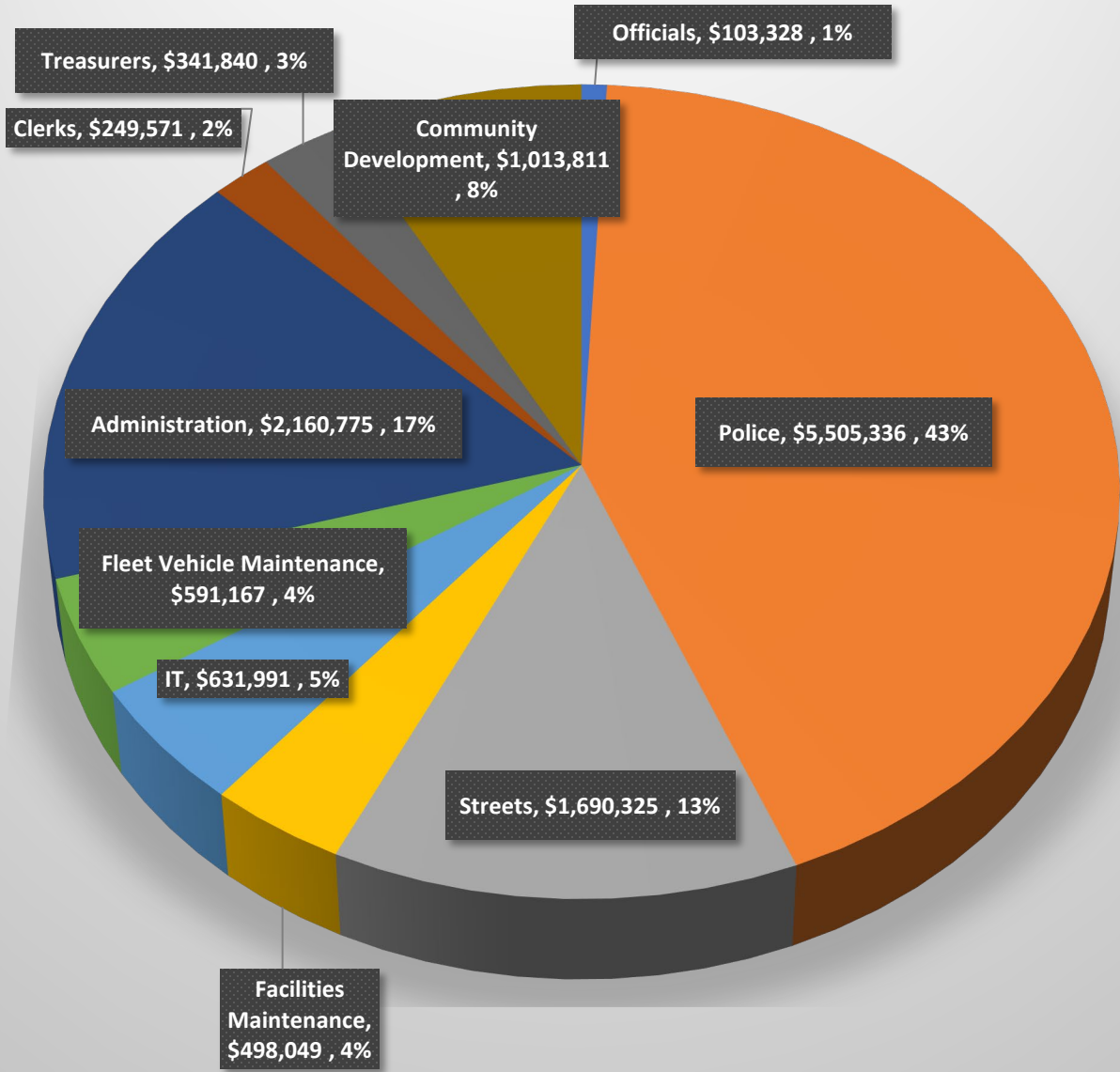
Fiscal Year 2025~2026 Budget

General Fund Revenue	\$12,762,249
Expenditures	
Officials	\$103,328
Police	\$5,505,336
Streets	\$1,690,325
Facilities Maintenance	\$498,049
IT	\$631,991
Fleet Vehicle Maintenance	\$591,167
Administration	\$2,160,775
Clerks	\$249,571
Treasurers	\$341,840
Community Development	\$1,013,811
Total General Fund	<hr/>
Expenses	<hr/> \$12,786,193

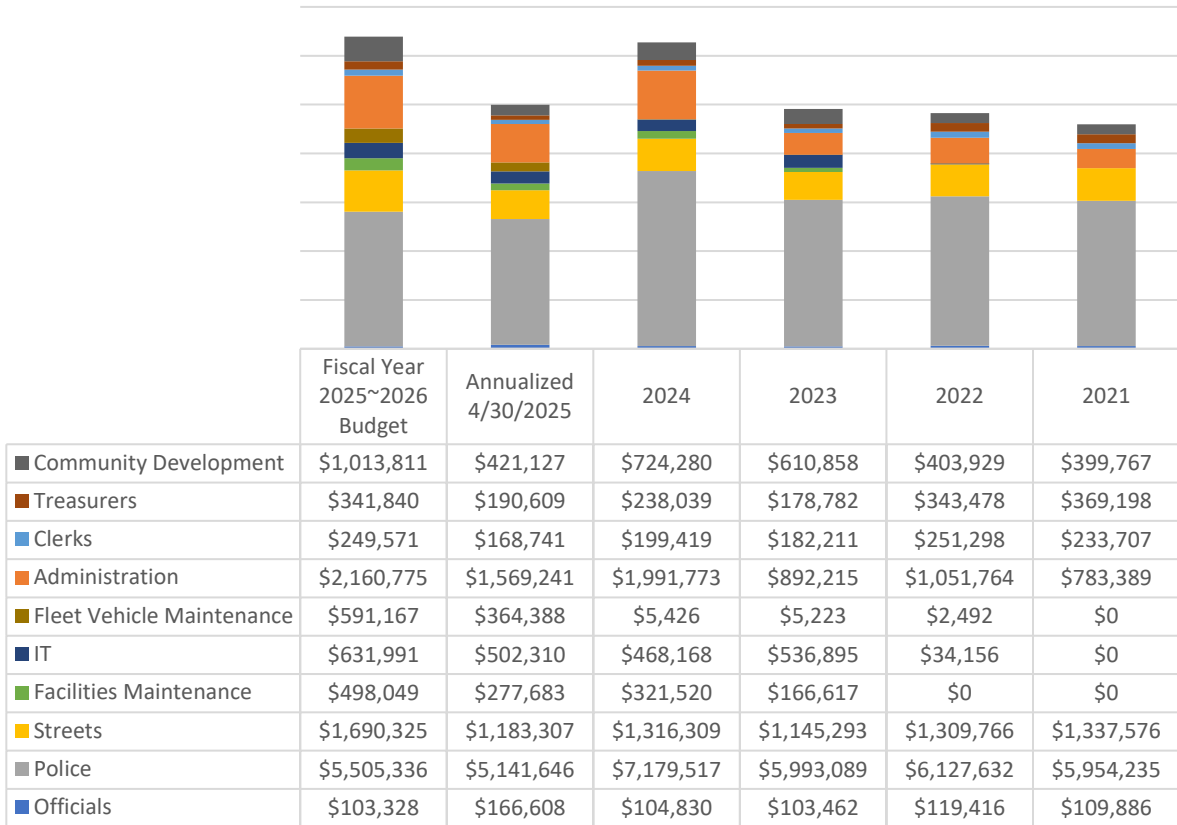




## Budgeted Fiscal Year 2025~2026 General Fund Expenditures by Department



### Historical Expenditures by Department

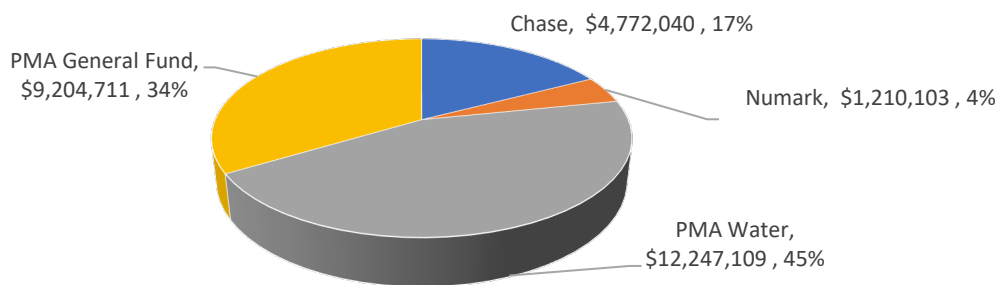


Fiscal Year 2025 shown is for activity posted to the general ledger through February 28, 2025 which has been annualized through April 30, 2025.

A brief analysis of the departments that had an increase in expenditures compared to the prior year is summarized below:

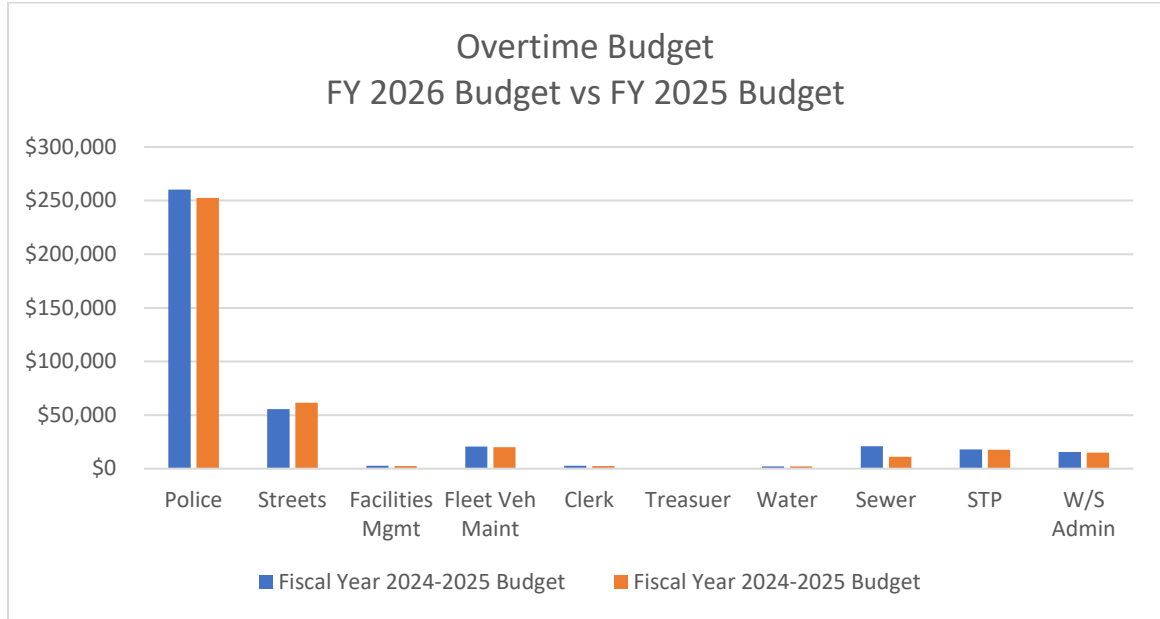
- Many of the decreased expenditures in select departments, such as community development, and Administration, were due on staffing matters.

### \$25,167,255 Liquid Assets as of 03/31/2025



Overtime

Below is a comparison of the budgeted overtime by department, comparing FY 2025 Budget to FY 2026 Budget. Minimal changes are projected for FY 2026.



**Non-Home Rule Sales Tax Fund**

This is the eleventh year of the Non-Home Rule Sales Tax. The Non-Home Rule Sales Tax Fund records the receipts of the revenue generated from the approval of the one percent sales tax.

The City has met all its obligations that were originally established for the revenue received from this source which includes: funding the property tax rebate program, hiring added police officers, and using these funds for City capital improvement projects.

The Non-Home Rule Sales Tax revenue is budgeted to fund the following:

- Capital Projects \$ 1,170,492
- Annual Debt Service Payment \$ 860,100
- Property Tax Rebate Program \$ 269,408
- Total \$2,000,000

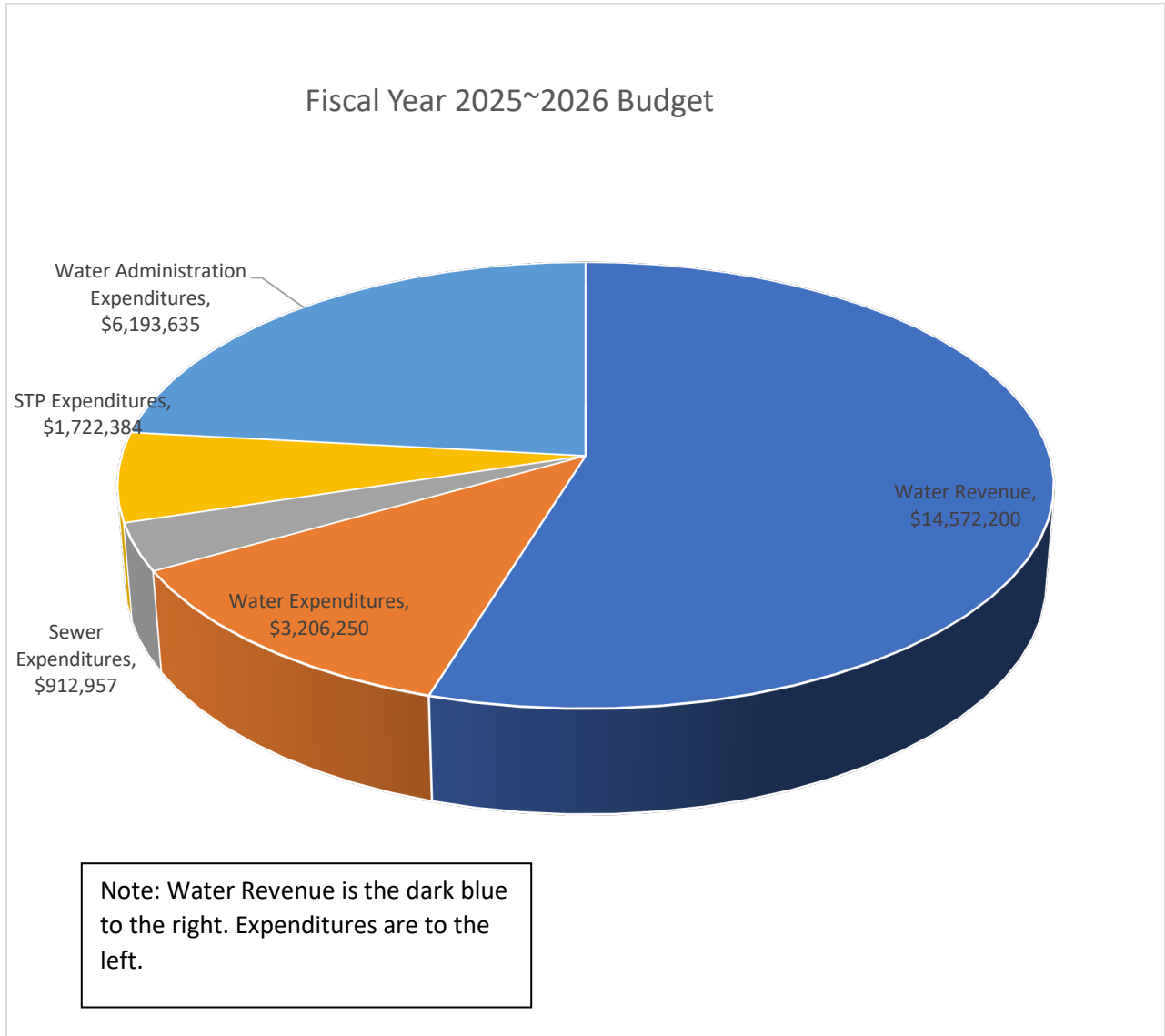
**Enterprise Funds**

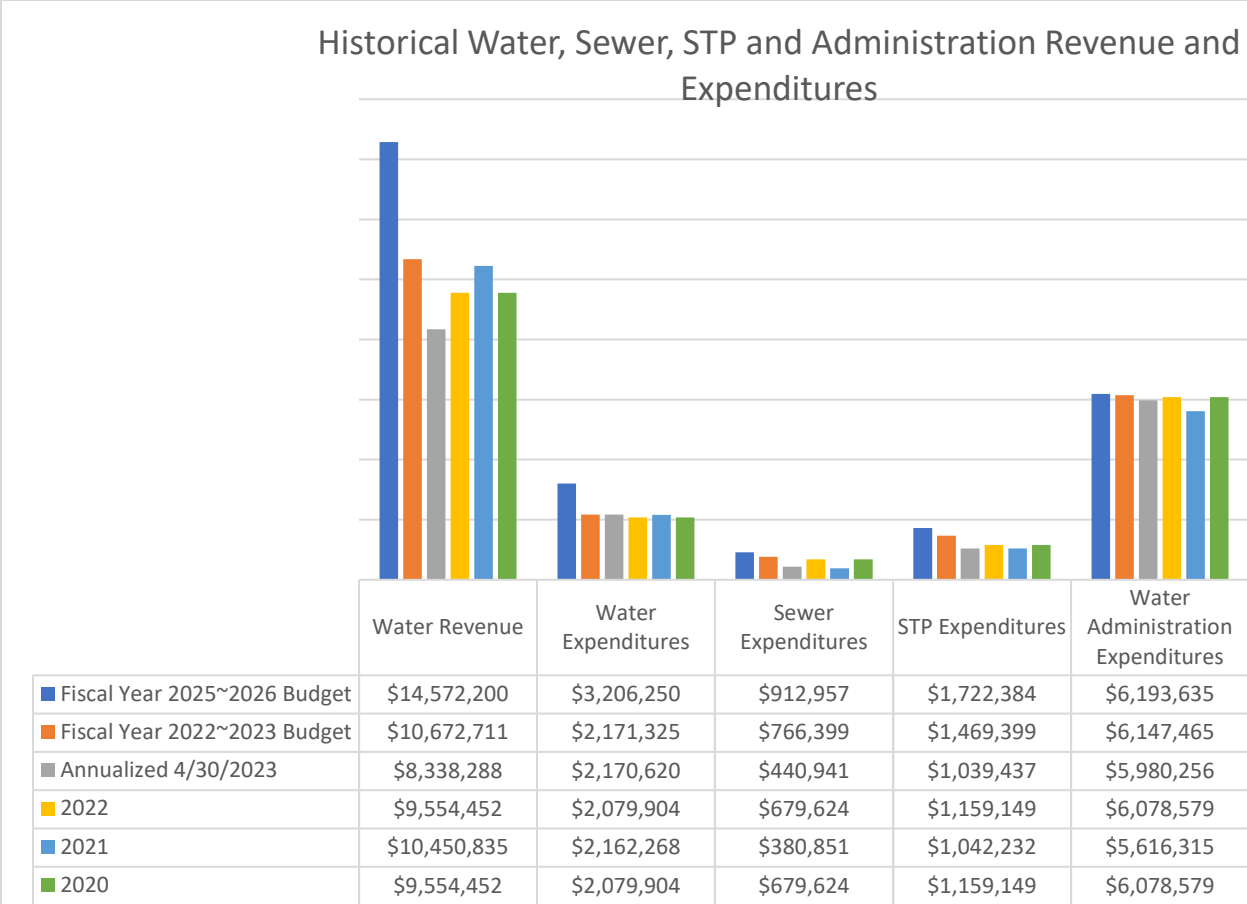
Enterprise Funds					
	<b>Proposed Budget</b>	<b>Current Yr Budget</b>	<b>Current YTD</b>	<b>PY Budget</b>	<b>PY Actual</b>
Water Revenue	14,572,200.00	11,774,564.00	10,670,550.43	10,846,804.00	(11,668,095.09)
Water	3,206,249.99	3,054,543.22	1,830,157.92	2,171,417.87	1,718,626.13
Sewer	912,957.02	927,798.28	447,259.16	679,043.00	461,628.04
STP	1,722,383.69	1,644,758.11	1,161,469.31	1,485,622.94	1,265,062.74
W&S Admin	6,368,558.79	6,147,464.84	2,863,728.36	7,499,998.50	9,001,244.31
<b>Revenues</b>	<b>14,572,200.00</b>	<b>11,774,564.00</b>	<b>10,345,225.69</b>	<b>10,846,804.00</b>	<b>(11,668,095.09)</b>
<b>Expenditures</b>	<b>12,210,149.49</b>	<b>11,774,564.45</b>	<b>6,302,614.75</b>	<b>11,836,082.31</b>	<b>12,446,561.22</b>
<b>Enterprise Funds Totals</b>	<b>2,336,974.51</b>	<b>(0.45)</b>	<b>4,042,610.94</b>	<b>(989,278.31)</b>	<b>(24,114,656.31)</b>

Enterprise Operations show a surplus of \$2,336,975. This surplus is expected and needed for the upcoming water capital projects for the Grand Prairie Water Commission program.

**Water, Sewer, STP and Administration Fund**

The City has separate funds to account for the revenue and expenditures that supply a safe, potable water supply for domestic and industrial usage and the expenditures that support a dependable system for collecting and treating the wastewaters of the City.





**Capital Replacement Program Fund**

This fund implements a long-term approach to the systematic replacement of City owned vehicles, technology, capital equipment, and building maintenance for the City. Typically, City owned vehicles, equipment, technology, and computers are replaced according to a schedule that was created in Fiscal Year 2016.

The City has re-engaged the Capital Replacement Program for Fiscal Year 2026, to ensure the most cost-effective and mission ready capability of the Fleet. Five police vehicles will be purchased in FY 2026. Four of the vehicles will be paid for by a DCEO grant from the State. One additional police vehicle will be purchased using City funds.

Public Works will purchase a Winged Lawn Mower Deck, a zero-turn mower, and a Skid-steer for the West Treatment Plant. Additionally, \$130,225 surplus will be placed into the fund balance for future purchases.

**TIF ~ Larkin/30 & Weber/Division funds**

The City will be working with its City Council to continue to develop these TIF Districts during Fiscal Year 2025~2026.

**Refuse**

The City’s current Refuse contract is with Republic Services. The City will have a very modest rate increase, as stated below.

The customers are currently billed every two months for this service. The current rates and the budgeted Fiscal Year 2025~2026 rates are below:

<u>Current Rates</u>	<u>Fiscal Year 2024~2025 Monthly</u>	<u>Fiscal Year 2025~2026 Monthly</u>	<u>Fiscal Year 2025~2026 Bimonthly</u>
Garbage	\$15.93	\$16.48	\$32.96
Yd Waste	\$1.83	\$1.86	\$3.72
Recycling landfill	\$3.72	\$3.72	\$7.44
surplus	\$0.41	\$0.30	\$0.60
	<b>\$21.89</b>	<b>\$22.48</b>	<b>\$44.72</b>

**Police Pension Fund**

The Police Pension Fund of the City of Crest Hill is an Illinois local government, as such, it is a separate legal entity with its own management and budget authority. This fund exists solely to provide pension benefits for the City's police officers and beneficiaries. Lauterbach & Amen currently manages the police pension fund.

The City contributes to a single employer defined pension plan for its Police Pension fund. This fund is governed by Illinois Compiled Statues and may only be amended by the Illinois legislature. Participating employees must contribute 9.91% of their salary to the plan. The City must contribute the remaining amounts necessary to finance the plan and the administrative costs as actuarially decided by an enrolled actuary.

The City funds its contributions to the Police Pension Plan through its annual tax levy. The City implemented a long-range plan for a fully funded police pension by 2038. The plan includes adding \$150,000 to the Actuarial Recommended Contribution to this fund, each year for the next ten years, which is above the requested annual amount. State law requires police pension funds to be 90% funded by 2040. The City has met its past obligations for the additional \$150,000 contribution to

this fund and has budgeted to make the \$150,000 additional contribution for Fiscal Year 2025~2026.

As of April 30, 2024, the Actuarial Value of Assets for the Police Pension fund was 73.18% funded.

### **Police Special Assets Fund**

This fund is to account for certain fines received from the Will County Circuit Clerk which are restricted for law enforcement purposes only.

### **Conclusion**

The Fiscal Year 2025~2026 budget presents a sound financial plan which embodies the City's disciplined approach to spending, and dedication to its vision and the striving for continuous improvement of the community. The budget will be closely monitored during the next Fiscal Year and will follow the City Council's vision for the community.

I would like to take this opportunity to thank the Mayor, City Administrator, City Council, City Clerk and City Treasurer and the City Staff for their direction and support in the development of this budget. I would like to extend a special note of appreciation to the Department Heads as well as the entire City staff for their efforts and contributions to this financial plan.

Respectfully Submitted,  
Glenn Gehrke  
Director of Finance



**Fiscal Year 2025-2026 Budget**

**Account                      Description**

**General Fund**

**Revenue**

**Administration Department**

01-00-3110	Current Year Tax Levy	\$	<b>1,202,908</b>
01-00-3111	PD Pension Tax Levy	\$	-
01-00-3112	FICA Tax Levy	\$	-
01-00-3113	IMRF Property Tax Levy	\$	-
01-00-3114	Prior Year Tax Levy	\$	-
01-00-3190	R & B Current YearTax Levy	\$	<b>218,042</b>
01-00-3201	Photo Copy Receipts	\$	-
01-00-3210	Licensing Fees	\$	<b>133,900</b>
01-00-3211	Tobacco License	\$	<b>19,000</b>
01-00-3212	Liquor License	\$	<b>52,000</b>
01-00-3214	Amusement/Vending Licenses	\$	-
01-00-3221	Building Permits	\$	<b>100,000</b>
01-00-3223	Apartment/House Inspections	\$	<b>44,908</b>
01-00-3230	Police Dept. GrantPolice Dept.	\$	<b>260,300</b>
01-00-3231	Police Fines	\$	<b>103,000</b>
01-00-3232	Premits - Trucking	\$	<b>15,450</b>
01-00-3234	Parking Fines	\$	<b>20,600</b>
01-00-3237	Burglar/False Alarm	\$	<b>10,300</b>
01-00-3347	Hotel/Motel Tax	\$	<b>20,600</b>
01-00-3348	Car Rental Tax	\$	-
01-00-3349	Online Sales Tax	\$	<b>772,085</b>
01-00-3351	Places for Eating Tax	\$	<b>786,000</b>
01-00-3352	State Income tax	\$	<b>3,540,257</b>
01-00-3353	State Sales Tax	\$	<b>3,141,500</b>
01-00-3355	Telecommunications	\$	<b>195,500</b>
01-00-3356	COMED/NICOR Franchise Tax	\$	<b>900,000</b>
01-00-3357	Personal Property Replacement	\$	<b>51,500</b>
01-00-3358	VIDEO GAMING TAX	\$	<b>401,200</b>
01-00-3359	Comcast Franchise Fee	\$	<b>200,000</b>
01-00-3360	Cannabis Tax	\$	<b>33,750</b>
01-00-3371	FEMA Reimbursement	\$	-

### Fiscal Year 2025-2026 Budget

01-00-3374	Special Event/Subpoena Reimb.	\$	-
01-00-3376	Grant Revenue	\$	200,000
01-00-3456	Pace Shelter Revenue	\$	-
01-00-3490	Assessments ReceivAssessments	\$	-
01-00-3531	Weed Cutting Receipts	\$	10,300
01-00-3611	Interest Income	\$	154,500
01-00-3620	Sprintcom / T-Mobile Revenue	\$	41,200
01-00-3800	Auditor Market Value	\$	103,000
01-00-3801	Special Events	\$	10,000
01-00-3900	Miscellaneous Revenue	\$	5,000
01-00-3940	Scrap Sales	\$	-
01-00-3953	Reimbursement W/C claims	\$	-
01-00-3954	Administrative Hearing	\$	5,150
01-00-3955	MC Squared	\$	-
01-00-3956	FORECLOSURE REGISTRATION FEES	\$	10,300
01-00-3958	Reimb. Property DaMiscellaneous	\$	-
<b>Administration Department Revenue</b>		\$	<b>12,762,249</b>

# Fiscal Year 2025-2026 Budget

Item 1.

## Officials

01-01-4100	Salaries	\$48,560.03
01-01-4210	FICA	\$5,000.00
01-01-4220	Medicare	\$1,100.00
01-01-5300	Contractual Services	\$7,725.00
01-01-5301	Technology	\$0.00
01-01-5315	Cable TV	\$0.00
01-01-5321	Printing & Publications	\$2,060.00
01-01-5323	Insurance & Bonding	\$1,287.50
01-01-5330	Engineering	\$0.00
01-01-5341	Training	\$6,180.00
01-01-5342	TRAVEL EXPENSES	\$6,695.00
01-01-5343	Meal Expense	\$1,030.00
01-01-5345	Dues & Subscriptions	\$22,660.00
01-01-5381	Flower/Memorial Donation	\$0.00
01-01-5383	Beautification Committee	\$0.00
01-01-5400	Material & Supplies	\$1,030.00
		<hr/>
		\$103,327.53

## Fiscal Year 2025-2026 Budget

Item 1.

### Police

01-02-4100	Salaries	\$3,887,279.22
01-02-4101	Clerical Salaries	\$0.00
01-02-4102	Mechanic Salaries	\$0.00
01-02-4104	Overtime Meal Reimbursement	\$1,030.00
01-02-4106	Clothing Stipend Taxable	\$3,000.00
01-02-4107	Clothing Allowance Taxable	\$0.00
01-02-4120	Overtime	\$257,500.00
01-02-4121	Clerical Overtime	\$2,700.00
01-02-4122	Mechanic Overtime	\$0.00
01-02-4200	Insurance Benefit	\$731,350.00
01-02-4201	Post Empl. Insurance	\$0.00
01-02-4210	FICA	\$15,450.00
01-02-4220	Medicare	\$56,650.00
01-02-4230	Unemployment Benefit	\$20,600.00
01-02-4240	IMRF Expense	\$18,540.00
01-02-4250	Police Pension Contribution	\$29,036.07
01-02-5300	Contractual Services	\$30,965.00
01-02-5301	Technology	\$0.00
01-02-5302	Legal Services	\$0.00
01-02-5307	Wescom Expenses	\$302,000.00
01-02-5310	Outside Services	\$14,420.00
01-02-5312	Consulting	\$0.00
01-02-5321	Printing & Publications	\$3,090.00
01-02-5322	Postage	\$0.00
01-02-5323	Insurance & Bonding	\$0.00
01-02-5341	Police Training	\$38,419.00
01-02-5342	Travel Expenses	\$2,575.00
01-02-5343	Meal Expense	\$5,500.00
01-02-5344	Safety Clothing	\$22,660.00
01-02-5345	Dues & Subscriptions	\$4,284.80
01-02-5346	K9 Expenses	\$8,858.00
01-02-5350	Utilities	\$0.00
01-02-5360	Maint. & Repair	\$0.00
01-02-5372	Equipment Rental	\$0.00
01-02-5400	Material & Supplies	\$42,220.00
01-02-5401	Office Supplies	\$2,575.00
01-02-5402	Dare/Crime Prevention	\$0.00

## Fiscal Year 2025-2026 Budget

Item 1.

01-02-5410	Motor Fuel & Lubricants	\$0.00
01-02-6100	Debt Service Prin	\$0.00
01-02-6200	Debt Service Inter	\$0.00
01-02-7301	Dare/Crime Prevention	\$0.00
01-02-7500	Office Equipment	\$4,635.00
01-02-7501	Operating Equipment	\$0.00
01-02-8000	Miscellaneous Expenses	\$0.00
01-02-8111	Police Pension	\$0.00
		<hr/>
		\$5,505,337.09

## Fiscal Year 2025-2026 Budget

Item 1.

### Streets

01-03-4100	Salaries	\$592,409.80
01-03-4101	Clerical Salaries	\$0.00
01-03-4102	Mechanic Salaries	\$0.00
01-03-4104	Overtime Meal Reimbursement	\$1,030.00
01-03-4106	Clothing Stipend Taxable	\$0.00
01-03-4107	Clothing Allowance Taxable	\$2,060.00
01-03-4110	Seasonal Salaries	\$26,780.00
01-03-4120	Overtime	\$23,000.00
01-03-4121	Clerical Overtime	\$1,545.00
01-03-4122	Mechanic Overtime	\$0.00
01-03-4123	Snow Removal Overtime	\$30,900.00
01-03-4200	Insurance Benefit	\$162,225.00
01-03-4210	FICA	\$36,050.00
01-03-4220	Medicare	\$8,240.00
01-03-4230	Unemployment Benefit	\$4,000.00
01-03-4240	IMRF Expense	\$41,200.00
01-03-5300	Contractual Services	\$261,360.00
01-03-5301	Technology	\$0.00
01-03-5302	Legal Services	\$0.00
01-03-5313	Temporary Help	\$0.00
01-03-5314	Annual NPDES Permit	\$0.00
01-03-5317	Municipal Grounds	\$0.00
01-03-5318	Julie Locating/Supplies	\$10,815.00
01-03-5321	Printing & Publications	\$1,500.00
01-03-5323	Insurance & Bonding	\$0.00
01-03-5330	Engineering	\$200,000.00
01-03-5331	Leness Lane Engineering	\$0.00
01-03-5332	Engineering	\$0.00
01-03-5341	Training	\$10,520.00
01-03-5343	Meal Expense	\$3,000.00
01-03-5344	Safety Clothing	\$6,500.00
01-03-5345	Coffee	\$0.00
01-03-5350	Utilities	\$0.00
01-03-5351	Utilities- Street	\$164,800.00
01-03-5353	Power Purchase	\$0.00
01-03-5360	Maint. & Repair	\$0.00
01-03-5371	Sidewalk Replacement Outside Serv	\$4,000.00
01-03-5372	Equipment Rental	\$0.00
01-03-5373	Construction Waste	\$0.00

## Fiscal Year 2025-2026 Budget

Item 1.

01-03-5375	Borio/Interior St.	\$0.00
01-03-5400	Material & Supplies	\$61,800.00
01-03-5401	Office Supplies	\$3,090.00
01-03-5402	Safety Equipment	\$3,500.00
01-03-5410	Motor Fuel & Lubricants	\$0.00
01-03-5430	Breaks-Materials & Repair	\$0.00
01-03-7520	Public Works/Storm Water/	\$30,000.00
01-03-8000	Miscellaneous Expenses	\$0.00
		<hr/>
		\$1,690,324.80

## Fiscal Year 2025-2026 Budget

Item 1.

### Facilities Management

01-04-4100	Salaries	\$151,454.08
01-04-4103	Janitorial Salaries	\$0.00
01-04-4104	Overtime Meal Reimbursement	\$0.00
01-04-4106	Clothing Stipend Taxable	\$0.00
01-04-4107	Clothing Allowance Taxable	\$1,030.00
01-04-4110	Seasonal Salaries	\$0.00
01-04-4120	Overtime	\$2,575.00
01-04-4200	Insurance Benefit	\$77,250.00
01-04-4210	FICA	\$8,240.00
01-04-4220	Medicare	\$2,575.00
01-04-4230	Unemployment Benefit	\$1,030.00
01-04-4240	IMRF Expense	\$7,725.00
01-04-5300	Contractual Services	\$45,835.00
01-04-5341	Training	\$3,090.00
01-04-5343	Meal Expense	\$1,030.00
01-04-5344	Safety Clothing	\$2,060.00
01-04-5360	Maint. & Repair	\$133,900.00
01-04-5400	Material & Supplies	\$59,225.00
01-04-5401	Office Supplies	\$1,030.00
		<hr/>
		\$498,049.08
		<hr/> <hr/>



## Fiscal Year 2025-2026 Budget

Item 1.

### Information Technology

01-06-4100	Salaries	\$0.00
01-06-4200	Insurance Benefit	\$0.00
01-06-4210	FICA	\$0.00
01-06-4220	Medicare	\$0.00
01-06-4230	Unemployment Benefit	\$0.00
01-06-4240	IMRF Expense	\$0.00
01-06-5300	Contractual Services	\$198,924.00
01-06-5301	Technology Services	\$66,764.46
01-06-5350	Utilities	\$155,302.80
01-06-5400	Material & Supplies	\$211,000.00
		<hr/>
		\$631,991.26
		<hr/> <hr/>

**Fleet Vehicle Maintenance**

01-07-4100	Salaries	<b>\$0.00</b>
01-07-4102	Mechanic Salaries	<b>\$182,186.78</b>
01-07-4104	Overtime Meal Reimbursement	<b>\$0.00</b>
01-07-4106	Clothing Stipend Taxable	<b>\$0.00</b>
01-07-4107	Clothing Allowance Taxable	<b>\$1,100.00</b>
01-07-4120	Overtime	<b>\$0.00</b>
01-07-4122	Mechanic Overtime	<b>\$20,600.00</b>
01-07-4123	Snow Removal Overtime	<b>\$0.00</b>
01-07-4200	Insurance Benefit	<b>\$70,297.50</b>
01-07-4210	FICA	<b>\$15,450.00</b>
01-07-4220	Medicare	<b>\$10,300.00</b>
01-07-4230	Unemployment Benefit	<b>\$2,575.00</b>
01-07-4240	IMRF Expense	<b>\$15,450.00</b>
01-07-5300	Contractual Services	<b>\$6,180.00</b>
01-07-5343	Meal Expense	<b>\$257.50</b>
01-07-5361	Vehicle Accident Repairs	<b>\$10,300.00</b>
01-07-5400	Material & Supplies	<b>\$123,600.00</b>
01-07-5410	Motor Fuel & Lubricants	<b>\$132,870.00</b>
		<hr/>
		<b>\$591,166.78</b>
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**Administration Department**

01-10-4100	Salaries	<b>\$297,930.56</b>
01-10-4101	Clerical Salaries	<b>\$0.00</b>
01-10-4200	Insurance Benefit	<b>\$38,000.00</b>
01-10-4210	FICA	<b>\$10,000.00</b>
01-10-4220	Medicare	<b>\$4,000.00</b>
01-10-4230	Unemployment Benefit	<b>\$2,575.00</b>
01-10-4240	IMRF Expense	<b>\$10,000.00</b>
01-10-4250	Wellness Expense	<b>\$1,545.00</b>
01-10-5300	Contractual Services	<b>\$228,424.13</b>
01-10-5302	Legal Services	<b>\$236,900.00</b>
01-10-5310	Outside Services	<b>\$0.00</b>
01-10-5312	Consulting	<b>\$25,750.00</b>
01-10-5321	Printing & Publications	<b>\$41,200.00</b>
01-10-5322	Postage	<b>\$36,050.00</b>
01-10-5323	Insurance & Bonding	<b>\$468,700.00</b>
01-10-5324	Economic Development	<b>\$0.00</b>
01-10-5330	Engineering	<b>\$0.00</b>
01-10-5341	Training	<b>\$5,150.00</b>
01-10-5342	Travel Expenses	<b>\$10,300.00</b>
01-10-5345	Dues & Subscriptions	<b>\$41,200.00</b>
01-10-5350	Utilities	<b>\$103,000.00</b>
01-10-5360	Maint. & Repair	<b>\$25,750.00</b>
01-10-5400	Material & Supplies	<b>\$25,750.00</b>
01-10-5401	Office Supplies	<b>\$2,575.00</b>
01-10-5402	Safety Equipment	<b>\$0.00</b>
01-10-5403	Cleaning Supplies	<b>\$0.00</b>
01-10-5410	Motor Fuel & Lubricants	<b>\$0.00</b>
01-10-7500	Office Equipment	<b>\$5,150.00</b>
01-10-8000	Miscellaneous Expenses	<b>\$0.00</b>
01-10-8001	Special Events	<b>\$20,600.00</b>
01-10-8035	Deposits & Refunds	<b>\$0.00</b>
01-10-8100	Transfer Out	<b>\$520,225.40</b>
		<b>\$2,160,775.09</b>

## Fiscal Year 2025-2026 Budget

Item 1.

### Clerk

01-11-4100	Salaries	<b>\$141,918.57</b>
01-11-4101	Clerical Salaries	<b>\$0.00</b>
01-11-4121	Clerical Overtime	<b>\$2,575.00</b>
01-11-4200	Insurance Benefit	<b>\$47,637.50</b>
01-11-4210	FICA	<b>\$8,000.00</b>
01-11-4220	Medicare	<b>\$5,150.00</b>
01-11-4230	Unemployment Benefit	<b>\$1,030.00</b>
01-11-4240	IMRF Expense	<b>\$15,450.00</b>
01-11-5300	Contractual Services	<b>\$6,695.00</b>
01-11-5301	Technology	<b>\$0.00</b>
01-11-5321	Printing & Publications	<b>\$7,725.00</b>
01-11-5322	Postage	<b>\$0.00</b>
01-11-5325	Will County Record Municipal Ex	<b>\$10,300.00</b>
01-11-5341	Training	<b>\$1,030.00</b>
01-11-5345	Dues & Subscriptions	<b>\$0.00</b>
01-11-5350	Utilities	<b>\$0.00</b>
01-11-5400	Material & Supplies	<b>\$0.00</b>
01-11-5401	Office Supplies	<b>\$2,060.00</b>
01-11-7500	Office Equipment	<b>\$0.00</b>
01-11-7501	Operating Equipment	<b>\$0.00</b>
01-11-8000	Miscellaneous Expenses	<b>\$0.00</b>
		<hr/>
		<b>\$249,571.07</b>
		<hr/> <hr/>

## Fiscal Year 2025-2026 Budget

Item 1.

### Treasurer

01-12-4100	Salaries	\$241,485.21
01-12-4101	Clerical Salaries	\$0.00
01-12-4121	Clerical Overtime	\$0.00
01-12-4200	Insurance Benefit	\$28,840.00
01-12-4210	FICA	\$8,240.00
01-12-4220	Medicare	\$2,575.00
01-12-4230	Unemployment Benefit	\$1,030.00
01-12-4240	IMRF Expense	\$10,300.00
01-12-5001	Food 4 Less Econ. Incentive	\$0.00
01-12-5002	Menards / Developer Economic I	\$0.00
01-12-5300	Contractual Services	\$40,100.00
01-12-5301	Technology	\$0.00
01-12-5302	Legal Services	\$0.00
01-12-5312	Consulting	\$0.00
01-12-5313	Temporary Help	\$0.00
01-12-5321	Printing & Publications	\$0.00
01-12-5322	Postage	\$0.00
01-12-5323	Insurance & Bonding	\$0.00
01-12-5341	Training	\$5,150.00
01-12-5345	Dues & Subscriptions	\$2,060.00
01-12-5350	Utilities	\$0.00
01-12-5360	Maint. & Repair	\$0.00
01-12-5401	Office Supplies	\$2,060.00
01-12-8000	Miscellaneous Expenses	\$0.00
01-12-8100	Transfer Out	\$0.00
		<hr/>
		<b>\$341,840.21</b>
		<hr/> <hr/>

**Community Development**

01-16-4100	Salaries	<b>\$490,953.00</b>
01-16-4101	Clerical Salaries	<b>\$134,647.84</b>
01-16-4104	Overtime Meal Reimbursement	<b>\$0.00</b>
01-16-4106	Clothing Stipend Taxable	<b>\$0.00</b>
01-16-4107	Clothing Allowance Taxable	<b>\$515.00</b>
01-16-4121	Clerical Overtime	<b>\$5,150.00</b>
01-16-4200	Insurance Benefit	<b>\$86,520.00</b>
01-16-4210	FICA	<b>\$39,440.00</b>
01-16-4220	Medicare	<b>\$8,240.00</b>
01-16-4230	Unemployment Benefit	<b>\$1,030.00</b>
01-16-4240	IMRF Expense	<b>\$61,570.00</b>
01-16-5300	Contractual Services	<b>\$71,970.00</b>
01-16-5301	Technology	<b>\$0.00</b>
01-16-5302	Legal Services	<b>\$0.00</b>
01-16-5312	Consulting	<b>\$0.00</b>
01-16-5321	Printing & Publications	<b>\$0.00</b>
01-16-5322	Postage	<b>\$0.00</b>
01-16-5324	Economic Development	<b>\$30,000.00</b>
01-16-5330	Engineering	<b>\$10,000.00</b>
01-16-5341	Training	<b>\$20,000.00</b>
01-16-5344	Safety Clothing	<b>\$1,030.00</b>
01-16-5350	Utilities	<b>\$0.00</b>
01-16-5374	Demolition	<b>\$0.00</b>
01-16-5400	Material & Supplies	<b>\$0.00</b>
01-16-5401	Office Supplies	<b>\$7,935.00</b>
01-16-5402	Safety Equipment	<b>\$0.00</b>
01-16-5410	Motor Fuel & Lubricants	<b>\$0.00</b>
01-16-7501	Operating Equipment	<b>\$2,060.00</b>
01-16-8000	Miscellaneous Expenses	<b>\$0.00</b>
01-16-8002	Facade Program	<b>\$12,750.00</b>
		<hr/>
		<b>\$983,810.84</b> <hr/> <hr/>

## Fiscal Year 2025-2026 Budget

Item 1.

### **MFT**

05-00-3354	Revenue From MFT	<b>\$919,382.52</b>
05-00-3371	Government Agency	<b>\$0.00</b>
05-00-3611	Interest Income	<b>\$0.00</b>
05-00-3900	Miscellaneous Revenue	<b>\$0.00</b>
		<b>\$919,382.52</b>
05-00-5300	Contractual Services	<b>\$85,000.00</b>
05-00-5330	Engineering	<b>\$193,750.00</b>
05-00-5400	Material & Supplies	<b>\$190,000.00</b>
05-00-7640	Capital Construction	<b>\$470,000.00</b>
05-00-7641	Capital Projects	<b>\$0.00</b>
05-00-7642	Rebuild Illinois Projects	<b>\$0.00</b>
		<hr/>
		<b>\$938,750.00</b>
		<hr/> <hr/>

## Fiscal Year 2025-2026 Budget

Item 1.

### Non-Home Rule

06-00-3350	Non-Home Rule Sale	\$2,300,000.00
06-00-3353	Non-Home Rule Sale	\$0.00
06-00-3611	Interest Income	\$0.00
		<hr/>
		\$2,300,000.00
06-00-5001	Food 4 Less Econ. Incentive	\$0.00
06-00-5002	Menards / Developer Economic I	\$0.00
06-00-5300	Contractual Services	\$0.00
06-00-7604	Stormwater Project	\$0.00
06-00-7715	Gaylord & Division Acquisition	\$0.00
06-00-8000	Miscellaneous Expenses	\$0.00
06-00-8100	Transfer Out	\$1,170,492.00
06-00-8101	Transfer out-Debt Service	\$860,100.00
06-00-8110	Property Tax Rebate	\$269,408.00
		<hr/>
		\$2,300,000.00
		<hr/> <hr/>



## Fiscal Year 2025-2026 Budget

Item 1.

### Water & Sewer Revenue

07-00-3356	Franchise Income	\$0.00
07-00-3500	Customer Metered Sales	\$9,833,400.00
07-00-3501	Regular Customer DMetered Sale	\$150,000.00
07-00-3502	Joliet Customer Sewer	\$86,000.00
07-00-3503	Joliet Customer Debt	\$10,500.00
07-00-3504	Unmetered Sewer Unmetered Sa	\$20,000.00
07-00-3505	Stateville Charges	\$3,814,300.00
07-00-3510	Tap On Fees	\$75,000.00
07-00-3520	Meters	\$8,000.00
07-00-3611	Interest Income	\$275,000.00
07-00-3612	BAB Grant	\$0.00
07-00-3900	Miscellaneous Revenue	\$0.00
07-00-3901	Revenue Penalties Service Fees	\$100,000.00
07-00-3910	Transfer In	\$200,000.00
		<hr/>
		<b>\$14,572,200.00</b>
		<hr/> <hr/>

## Fiscal Year 2025-2026 Budget

Item 1.

### Water

07-06-4100	Salaries	\$296,227.99
07-06-4101	Clerical Salaries	\$0.00
07-06-4102	Mechanic Salaries	\$0.00
07-06-4104	Overtime Meal Reimbursement	\$0.00
07-06-4110	Seasonal Salaries	\$25,750.00
07-06-4120	Overtime	\$20,600.00
07-06-4121	Clerical Overtime	\$2,060.00
07-06-4122	Mechanic Overtime	\$0.00
07-06-4124	Utility Repair Overtime	\$0.00
07-06-4200	Insurance Benefit	\$133,900.00
07-06-4210	FICA	\$25,750.00
07-06-4220	Medicare	\$6,180.00
07-06-4230	Unemployment Benefit	\$2,060.00
07-06-4240	IMRF Expense	\$66,950.00
07-06-4370	WATER - OPEBE EXP	\$0.00
07-06-5300	Contractual Services	\$212,342.00
07-06-5301	Technology	\$268,250.00
07-06-5302	Legal Services	\$0.00
07-06-5306	Contractual Lab	\$75,300.00
07-06-5313	Temporary Help	\$0.00
07-06-5321	Printing & Publications	\$2,500.00
07-06-5330	Water Engineering	\$115,000.00
07-06-5331	Engineering	\$150,000.00
07-06-5332	Lake Michigan Allocation	\$633,000.00
07-06-5341	Training	\$8,060.00
07-06-5343	Meal Expense	\$800.00
07-06-5344	Safety Clothing	\$2,750.00
07-06-5350	Utilities	\$60,770.00
07-06-5353	Power Purchase	\$175,000.00
07-06-5360	Maint. & Repair	\$0.00
07-06-5361	Maintenance-Wells	\$105,000.00
07-06-5362	Water Storage Tank	\$445,000.00
07-06-5372	Equipment Rental	\$0.00
07-06-5401	Office Supplies	\$2,500.00
07-06-5402	Safety Equipment	\$3,000.00
07-06-5410	Motor Fuel & Lubricants	\$0.00
07-06-5420	Lab. Supplies & Equipment	\$10,000.00
07-06-5421	Chemicals	\$125,000.00
07-06-5430	Breaks-Materials & Repair	\$200,000.00

## Fiscal Year 2025-2026 Budget

Item 1.

07-06-5470	Valves and Hydrants	\$32,500.00
07-06-6170	Water- OPEB Expense	\$0.00
07-06-7500	Office Equipment	\$0.00
07-06-8000	Miscellaneous Expenses	\$0.00
		<hr/>
		<b>\$3,206,249.99</b>
		<hr/> <hr/>

## Fiscal Year 2025-2026 Budget

Item 1.

### Sewer

07-07-4100	Salaries	<b>\$250,177.02</b>
07-07-4101	Clerical Salaries	<b>\$0.00</b>
07-07-4102	Mechanic Salaries	<b>\$0.00</b>
07-07-4104	Overtime Meal Reimbursement	<b>\$0.00</b>
07-07-4106	Clothing Stipend Taxable	<b>\$0.00</b>
07-07-4107	Clothing Allowance Taxable	<b>\$1,030.00</b>
07-07-4110	Seasonal Salaries	<b>\$25,750.00</b>
07-07-4120	Overtime	<b>\$20,000.00</b>
07-07-4121	Clerical Overtime	<b>\$1,030.00</b>
07-07-4122	Mechanic Overtime	<b>\$0.00</b>
07-07-4124	Utility Repair Overtime	<b>\$0.00</b>
07-07-4200	Insurance Benefit	<b>\$108,150.00</b>
07-07-4210	FICA	<b>\$30,900.00</b>
07-07-4220	Medicare	<b>\$8,240.00</b>
07-07-4230	Unemployment Benefit	<b>\$1,030.00</b>
07-07-4240	IMRF Expense	<b>\$30,000.00</b>
07-07-4370	SEWER OPEB EXPENSE	<b>\$0.00</b>
07-07-5300	Contractual Services	<b>\$16,850.00</b>
07-07-5301	Technology	<b>\$20,000.00</b>
07-07-5302	Legal Services	<b>\$0.00</b>
07-07-5313	Temporary Help	<b>\$0.00</b>
07-07-5321	Printing & Publications	<b>\$0.00</b>
07-07-5330	Sewer Engineering	<b>\$372,000.00</b>
07-07-5341	Training	<b>\$8,650.00</b>
07-07-5343	Meal Expense	<b>\$1,000.00</b>
07-07-5344	Safety Clothing	<b>\$1,750.00</b>
07-07-5350	Utilities	<b>\$5,500.00</b>
07-07-5353	Power Purchase	<b>\$4,000.00</b>
07-07-5361	Maintenance-Lift Station	<b>\$0.00</b>
07-07-5401	Office Supplies	<b>\$900.00</b>
07-07-5402	Safety Equipment	<b>\$1,000.00</b>
07-07-5410	Motor Fuel & Lubricants	<b>\$0.00</b>
07-07-5420	Lab. Supplies & Equipment	<b>\$0.00</b>
07-07-5421	Chemicals	<b>\$0.00</b>
07-07-5430	Breaks-Materials & Repair	<b>\$5,000.00</b>
07-07-6170	Sewer- OPEB Expense	<b>\$0.00</b>
07-07-7500	Office Equipment	<b>\$0.00</b>
07-07-8000	Miscellaneous Expenses	<b>\$0.00</b>
		<b>\$912,957.02</b>
		<b>\$912,957.02</b>

## Fiscal Year 2025-2026 Budget

<b>STP</b>		
<b>07-08-4100</b>	Salaries	<b>\$277,148.69</b>
<b>07-08-4101</b>	Clerical Salaries	<b>\$0.00</b>
<b>07-08-4102</b>	Mechanic Salaries	<b>\$0.00</b>
<b>07-08-4104</b>	Overtime Meal Reimbursement	<b>\$0.00</b>
<b>07-08-4105</b>	Overtime Meal Reimbursement	<b>\$0.00</b>
<b>07-08-4106</b>	Clothing Stipend Taxable	<b>\$0.00</b>
<b>07-08-4107</b>	Clothing Allowance Taxable	<b>\$1,030.00</b>
<b>07-08-4110</b>	Seasonal Salaries	<b>\$25,750.00</b>
<b>07-08-4120</b>	Overtime	<b>\$15,450.00</b>
<b>07-08-4121</b>	Clerical Overtime	<b>\$2,575.00</b>
<b>07-08-4122</b>	Mechanic Overtime	<b>\$0.00</b>
<b>07-08-4200</b>	Insurance Benefit	<b>\$108,150.00</b>
<b>07-08-4210</b>	FICA	<b>\$25,750.00</b>
<b>07-08-4220</b>	Medicare	<b>\$7,725.00</b>
<b>07-08-4230</b>	Unemployment Benefit	<b>\$1,545.00</b>
<b>07-08-4240</b>	IMRF Expense	<b>\$61,800.00</b>
<b>07-08-4370</b>	STP OPEB EXPENSE	<b>\$0.00</b>
<b>07-08-5300</b>	Contractual Services	<b>\$44,467.00</b>
<b>07-08-5301</b>	Technology	<b>\$200,000.00</b>
<b>07-08-5302</b>	Legal Services	<b>\$0.00</b>
<b>07-08-5306</b>	Contractual Lab	<b>\$120,000.00</b>
<b>07-08-5313</b>	Temporary Help	<b>\$0.00</b>
<b>07-08-5314</b>	Annual NPDES Permit	<b>\$34,505.00</b>
<b>07-08-5321</b>	Printing & Publications	<b>\$0.00</b>
<b>07-08-5330</b>	STP Engineering	<b>\$0.00</b>
<b>07-08-5341</b>	Training	<b>\$4,515.00</b>
<b>07-08-5343</b>	Meal Expense	<b>\$1,025.00</b>
<b>07-08-5344</b>	Safety Clothing	<b>\$1,750.00</b>
<b>07-08-5345</b>	Coffee	<b>\$0.00</b>
<b>07-08-5350</b>	Utilities	<b>\$19,000.00</b>
<b>07-08-5353</b>	Power Purchase	<b>\$225,000.00</b>
<b>07-08-5360</b>	Maint. & Repair	<b>\$0.00</b>
<b>07-08-5365</b>	Maint Repair West Plant	<b>\$25,000.00</b>

## Fiscal Year 2025-2026 Budget

Item 1.

<b>07-08-5366</b>	Maint Repair East Plant	<b>\$75,000.00</b>
<b>07-08-5373</b>	Waste Removal	<b>\$250,000.00</b>
<b>07-08-5377</b>	Intergovernmental Groups	<b>\$30,300.00</b>
<b>07-08-5401</b>	Office Supplies	<b>\$1,550.00</b>
<b>07-08-5402</b>	Safety Equipment	<b>\$3,348.00</b>
<b>07-08-5410</b>	Motor Fuel & Lubricants	<b>\$0.00</b>
<b>07-08-5420</b>	Lab. Supplies & Equipment	<b>\$30,000.00</b>
<b>07-08-5421</b>	Chemicals	<b>\$130,000.00</b>
<b>07-08-6170</b>	STP- OPEB Expense	<b>\$0.00</b>
<b>07-08-7500</b>	Office Equipment	<b>\$0.00</b>
<b>07-08-8000</b>	Miscellaneous Expenses	<b>\$0.00</b>
		<b>\$1,722,383.69</b>

**Water & Sewer Administration**

07-09-4100	Salaries	<b>\$670,416.76</b>
07-09-4101	Clerical Salaries	<b>\$0.00</b>
07-09-4104	Overtime Meal Reimbursement	<b>\$0.00</b>
07-09-4110	Seasonal Salaries	<b>\$0.00</b>
07-09-4120	Overtime	<b>\$10,300.00</b>
07-09-4121	Clerical Overtime	<b>\$15,450.00</b>
07-09-4200	Insurance Benefit	<b>\$150,380.00</b>
07-09-4210	FICA	<b>\$39,140.00</b>
07-09-4220	Medicare	<b>\$10,300.00</b>
07-09-4230	Unemployment Benefit	<b>\$3,000.00</b>
07-09-4240	IMRF Expense	<b>\$45,000.00</b>
07-09-4370	WATER ADMIN OPEB EXPENSE	<b>\$0.00</b>
07-09-5300	Contractual Services	<b>\$26,780.00</b>
07-09-5301	Technology	<b>\$3,090.00</b>
07-09-5302	Legal Services	<b>\$0.00</b>
07-09-5312	Consulting	<b>\$0.00</b>
07-09-5313	Temporary Help	<b>\$0.00</b>
07-09-5321	Printing & Publications	<b>\$10,000.00</b>
07-09-5322	Postage	<b>\$27,810.00</b>
07-09-5323	Insurance & Bonding	<b>\$368,300.00</b>
07-09-5341	Training	<b>\$0.00</b>
07-09-5350	Utilities	<b>\$0.00</b>
07-09-5360	Maint. & Repair	<b>\$150,000.00</b>
07-09-5400	Material & Supplies	<b>\$0.00</b>
07-09-5401	Office Supplies	<b>\$0.00</b>
07-09-5470	Meters	<b>\$200,000.00</b>
07-09-6170	Water Admin- OPEB Expense	<b>\$0.00</b>
07-09-6501	Reimb. Homeowners Municipal Ex	<b>\$0.00</b>
07-09-7500	Office Equipment	<b>\$0.00</b>
07-09-7900	Depreciation Expense	<b>\$0.00</b>
07-09-8000	Miscellaneous Expenses	<b>\$0.00</b>
07-09-8001	Bank Fees	<b>\$0.00</b>
07-09-8100	Transfer Out-	<b>\$2,552,971.52</b>
07-09-8101	Transfer Out-Debt	<b>\$2,085,620.51</b>
		<b>\$6,368,558.79</b>

## Fiscal Year 2025-2026 Budget

Item 1.

### Capital Replacement Program

11-00-3233	Vehicle Replacement	\$345,225.40
11-00-3900	Miscellaneous Revenue	\$0.00
11-00-3910	Transfer	\$250,000.00
		<hr/>
		\$595,225.40
11-00-7301	Vehicles	\$315,000.00
11-00-7302	Computers	\$0.00
11-00-7303	Technology Capital	\$0.00
11-00-7304	Equipment	\$150,000.00
		<hr/>
		\$465,000.00
		<hr/> <hr/>



# Fiscal Year 2025-2026 Budget

Item 1.

## Water & Sewer Capital Projects

12-00-3910	Transfer In	<u>\$2,307,822.12</u>
		<b>\$2,307,822.12</b>
12-00-7300	Capital Equipment	<b>\$100,000.00</b>
12-00-7301	Vehicles	<b>\$175,000.00</b>
12-00-7302	Computers	<b>\$0.00</b>
12-00-7303	Technology Capital	<b>\$500.00</b>
12-00-7602	Watermain Design	<b>\$355,000.00</b>
12-00-7610	Well Maintenance	<b>\$0.00</b>
12-00-7614	Well 10	<b>\$0.00</b>
12-00-7615	Well #14	<b>\$0.00</b>
12-00-7616	WEST PLANT DESIGN	<b>\$0.00</b>
12-00-7620	Watermain Replacement	<b>\$3,602,608.40</b>
12-00-7800	Misc Capital	<b>\$400,000.00</b>
12-00-7801	Sewer Inlet Maint Purchase - C	<b>\$0.00</b>
12-00-7802	Phosphorus Removal	<b>\$0.00</b>
12-00-8100	Transfer Out	<b>\$0.00</b>
		<u><b>\$4,633,108.40</b></u>

## Fiscal Year 2025-2026 Budget

Item 1.

### Capital Projects

13-00-3901	Government Agency	\$0.00
13-00-3902	Other financing source	\$0.00
13-00-3910	Transfer In	\$964,492.00
		<hr/>
		\$964,492.00
13-00-4011	Bond Proceeds	\$0.00
13-00-4012	Bond Premiums	\$0.00
13-00-5330	Capital Engineering	\$150,000.00
13-00-7310	Facility Construction- PW	\$0.00
13-00-7311	Facility Constr.-City Hall / P	\$0.00
13-00-7312	Facility Constr.-City Park	\$0.00
13-00-7640	Capital Construction	\$2,350,000.00
13-00-7641	Rebuild Illinois	\$0.00
13-00-7642	American Rescue Plan	\$0.00
		<hr/>
		\$2,500,000.00
		<hr/> <hr/>

# Fiscal Year 2025-2026 Budget

Item 1.

## TIF-Larkin/30

15-00-3110	Current Year Tax Levy	<u>\$30,900.00</u>
15-00-5302	Legal Services	\$0.00
15-00-5312	Consulting	\$30,900.00
15-00-5314	Planning	\$0.00
15-00-5330	Engineering	<u>\$0.00</u>
		\$30,900.00

## Fiscal Year 2025-2026 Budget

Item 1.

### TIF-Weber/Division

41-00-3110	Current Year Tax Levy	<u>\$103,000.00</u>
41-00-5300	Contractual Services	\$10,300.00
41-00-5302	Legal Services	\$12,875.00
41-00-5312	Consulting	\$20,600.00
41-00-5314	Planning	\$18,025.00
41-00-5330	Engineering	\$20,600.00
41-00-5400	Material & Supplies	\$0.00
41-00-7501	Operating Expenses	<u>\$20,600.00</u>
		<b>\$103,000.00</b>

# Fiscal Year 2025-2026 Budget

Item 1.

## Water/Sewer Debt

30-00-3910	Transfer In	<u>\$2,085,620.51</u>
		<b>\$2,085,620.51</b>
30-00-6101	2010 W/S BAB Princ	<b>\$0.00</b>
30-00-6102	IEPA 2011 Principal	<b>\$531,713.20</b>
30-00-6103	2019 W/S G.O. Bond Principal	<b>\$1,095,000.00</b>
30-00-6201	2010 W/S BAB Inter	<b>\$0.00</b>
30-00-6202	IEPA 2011 Interest	<b>\$22,482.31</b>
30-00-6203	2019 W/S G.O. Bond Interest	<b>\$433,850.00</b>
30-00-6301	Bond Bank Fees	<b>\$2,575.00</b>
30-00-6303	2019A Refunding Bank Fees	<b>\$0.00</b>
		<u>\$2,085,620.51</u>

# Fiscal Year 2025-2026 Budget

Item 1.

<b>Capital Construction Debt</b>		<b>\$0.00</b>
32-00-3910	Transfer In	<b>\$862,675.00</b>
		<hr/>
		<b>\$862,675.00</b>
32-00-6101	2019 GO Bond- Principal	<b>\$545,000.00</b>
32-00-6201	2019 G.O. Bond Interest	<b>\$315,100.00</b>
32-00-6301	2019 G.O. Bond Fees	<b>\$2,575.00</b>
		<hr/>
		<b>\$862,675.00</b>

## Fiscal Year 2025-2026 Budget

Item 1.

### West Plant Rehab

35-00-3901	IEPA Reimbursements	<u>\$16,500,000.00</u>
		<b>\$16,500,000.00</b>
35-00-5330	Engineering	<b>\$905,075.00</b>
35-00-5560	Interest Expense	<b>\$350,000.00</b>
35-00-7512	West Plant Rehab	<b>\$16,500,000.00</b>
35-00-7513	West Plant Rehab-Design	<b>\$0.00</b>
35-00-7631	East STP Plant Construction	<b>\$0.00</b>
35-00-8100	Transfer Out	<u><b>\$0.00</b></u>
		<b>\$17,755,075.00</b>

# Fiscal Year 2025-2026 Budget

Item 1.

## Garbage

80-00-3540	Refuse Service Rec	\$1,451,815.92
80-00-5300	Contractual Services	\$1,451,815.92



## Fiscal Year 2025-2026 Budget

Item 1.

### Police Pension Fund

98-00-3110	Current Year Tax Levy	\$1,479,984.93
98-00-3611	Interest Income	\$0.00
98-00-3800	Auditor Market Value	\$0.00
98-00-3961	Employer Contribution-Retireme	\$29,036.07
98-00-3962	Plan Member Contributions	\$309,000.00
		<hr/>
		\$1,818,021.00
98-00-5300	Contractual Services	\$41,200.00
98-00-5302	Legal Services	\$6,180.00
98-00-5321	Pension Payments/Refunds	\$1,648,000.00
98-00-5342	Travel Expenses	\$2,060.00
98-00-5343	Conference Expenses	\$933.18
98-00-5345	Dues & Subscriptions	\$2,575.00
98-00-5560	Investment Expense	\$77,250.00
98-00-8000	Miscellaneous Expenses	\$0.00
98-00-8032	Refund-Employee CoDeposits/Ref	\$20,600.00
		<hr/>
		\$1,798,798.18

## Fiscal Year 2025-2026 Budget

Item 1.

### Police Special Assets

99-00-3240	DUI Fines	\$3,605.00
99-00-3241	Special Assets	\$0.00
99-00-3244	Police Seizure	\$15,450.00
99-00-3245	Police Forfeiture	\$5,150.00
		<hr/>
		\$24,205.00
99-00-5400	Material & Supplies	\$0.00
99-00-5401	Police Seizure	\$0.00
99-00-5402	Police Forfeiture	\$0.00
99-00-7300	Capital Equipment	\$24,205.00
99-00-8000	Miscellaneous Expenses	\$0.00
		<hr/>
		\$24,205.00
Total Revenue		\$57,194,608.79
Total Expenditures		\$59,812,291.25
		<hr/>
		<hr/> <b>-\$2,617,682.46</b>

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**Memo**



**Public Works Department**  
**City of Crest Hill**

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<b>Date:</b>	4/15/2025
<b>Submitter:</b>	Julius Hansen, Interim Director of Public Works
<b>Department:</b>	Public Works
<b>Agenda Item:</b>	Required Public Meeting for Storm Water Quality

The city is required to have a public meeting to discuss the city’s compliance efforts under the State requirements for stormwater quality. The city is required to submit a report every year as well as a permit renewal every five years. Please see the attached memo from Robinson Engineering for additional information. The city also has various responsibilities under six different categories:

1. Public Outreach and Education (on Storm Water Quality issues)
  - The city informs residents of good housekeeping practices ideas on its website.
2. Public Involvement & Participation
  - A meeting is conducted annually.
3. Illicit Discharge Detection and Elimination
  - The city has a Pre-Treatment Program.
4. Construction Site Storm Water Runoff Control
  - Inspections are conducted periodically at construction sites during rain events.
5. Post Construction Storm Water Runoff Control (in New Developments & Redevelopments)
  - A final inspection of these developments is conducted.
6. Pollution Prevention & Good Housekeeping for Municipal Operations
  - Public Works sweeps the streets and cleans catch basins on a regular basis.

**Recommended Council Action:** To provide a public meeting to discuss compliance efforts under the State requirements for stormwater quality in conjunction with the regularly scheduled April 21,2025 City Council meeting.

**Attachments:** Robinson Engineering Memo

To: Julius Hansen, City of Crest Hill Date: March 26, 2025

From: Dana West, PE, CFM, CPESC

Subject: NPDES MS4 – Stormwater Compliance Program – Public Meeting Project No. 24-R0054.07

The City is required to have a public meeting to discuss the City’s compliance efforts under the State requirements for stormwater quality. The City is required to submit a report every year as well as a permit renewal every five years. The City also has various responsibilities under six different categories:

1. Public Outreach and Education (on Storm Water Quality issues)
2. Public Involvement & Participation
3. Illicit Discharge Detection and Elimination
4. Construction Site Storm Water Runoff Control
5. Post Construction Storm Water Runoff Control (in New Developments & Redevelopments)
6. Pollution Prevention & Good Housekeeping for Municipal Operations

**Frequently Asked Questions:**

What does NPDES stand for?

- National Pollutant Discharge Elimination System

Why is this important?

- The Clean Water Act requires each state to implement a program to assist regulation of stormwater discharges. The state implements the program through each municipality.
- Municipalities can make a positive difference in stormwater quality through decisions about development and land use planning, as well as in public works operations.
- Water pollution degrades surface water making it unsafe for drinking, fishing, swimming and other activities.

What is an MS4?

- Municipal Separate Storm Sewer System
- A system of conveyances owned by a public entity, including storm sewers, ditches, creeks, floodplain

What is an illicit discharge?

- An illicit discharge is any discharge into a storm system that is not entirely composed of stormwater. This includes yard care products, fertilizers, dog waste, car soaps and automotive fluids. There are some exceptions, such as discharges from hydrant flushing, dechlorinated swimming pool and firefighting.

What do I do if I see some a spill or dumping or pollution?

- Call Public Works at 815-741-5108.

MINUTES OF THE WORK SESSION  
CITY COUNCIL OF CREST HILL  
WILL COUNTY, ILLINOIS  
March 31, 2025

The March 31, 2025, the City Council work session was called to order by Mayor Raymond R. Soliman at 7:00 p.m. in the Council Chambers, 20600 City Center Blvd. Crest Hill, Will County, Illinois.

The following Council members were present: Mayor Raymond Soliman, City Treasurer Glen Conklin, City Clerk Christine Vershay-Hall, Alderman Scott Dyke, Alderwoman Jennifer Methvin, Alderman Darrell Jefferson, Alderwoman Claudia Gazal, Alderperson Tina Oberlin, Alderman Mark Cipiti, Alderman Nate Albert, Alderman Joe Kubal.

Also Present were: Interim City Administrator Tony Graff, Police Chief Ed Clark, Community & Economic Development Director Patrick Ainsworth, Community Development Consultant Ron Mentzer, Building Commissioner Don Seeman, City Attorney Mike Stiff.

Absent were: Finance Director Glenn Gehrke, City Engineer Ron Wiedeman, Interim Public Works Director Julius Hansen, Interim Human Resource Manager Dave Strahl.

**TOPIC: Consideration of Case Number PUD-25-1-3-1 of Lockport Township Fire Protection District seeking Approval of Various Zoning Ordinance Text Amendments, Special Use Permits, Preliminary and Final Planned Unit Development (PUD) Plans, and Miscellaneous PUD Exceptions, in M01 Limited Manufacturing District zoned, site located along the south side of Division Street west of Broadway Street and east of Weber Road in Crest Hill, Illinois.**

Mayor Soliman noted the large crowd in attendance and asked for cooperation and respect during the meeting.

Mayor Soliman introduced the agenda item: Consideration of Case Number PUD-25-1-3-1, of Lockport Township Fire Protection District, seeking approval of various zoning ordinance text amendments, special use permits, preliminary and final planned unit development plans, and miscellaneous PUD exceptions in M1 Limited Manufacturing Districts zone site along the south side of Division Street, west of Broadway Street, and east of Weber Road in the city of Crest Hill, Illinois.

Mayor Soliman outlined the process for the meeting, stating that he would first turn the comments over to the Community and Economic Development Consultant, Mr. Ron Mentzer, followed by presentations from the Lockport Township Fire Department and Lockport Police Department. After that, there would be an opportunity for public comments.

Ron Mentzer, the Community and Economic Development Consultant, provided a high-level summary of the project background, the city's involvement, special zoning approvals requested by the fire district, the current status of the project, and the recent Planning Commission recommendation. He explained that the city's involvement began about 18 months ago when the fire district reached out to city staff and the mayor to introduce their

idea for the project. At that point in time, the meeting was to make sure the city knew the fire district was working on the project and have the city provide some initial feedback to the fire district representatives about what the city's recommendation and approval process would look like.

Mentzer outlined the timeline for events, including:

- January 2024: Fire district appeared before the city council at a work session to provide a general overview of the project with preliminary design concepts.
- May 2024: Metzner presented to the city council the regulatory realities for the firing range component, concluding that the firing range component for the project was not allowed or accommodated under the city's zoning ordinance and a text amendment would be necessary.
- August 2024: Fire district submitted detailed design documents and special zoning approval requests.

Mentzer explained the key components of the special approvals requested, including:

- Waiver of technical application requirements
- Zoning ordinance text amendments to add a definition of an outdoor firing range for governmental training purposes and add it as a possible special use in the M1 zoning district.
- Special use permit for the firing range
- Special use permit for institutional use (maintenance and training facility)
- Special use permit for preliminary and final PUD plans

He noted that the site is 12.86 acres, and that the city's zoning ordinance requires any property over five acres to be developed as part of a planned unit development.

Mr. Mentzer then discussed the recent Plan Commission Public Hearing held on March 13, 2025. He read the three recommendations made by the Plan Commission to the City Council:

- Recommend City Council approval of the requested waiver of various preliminary and final PUD application submission requirements as outlined in the staff report.
- Recommend the City Council approve the requested zoning ordinance text amendments outlined in the staff report and these text amendments do add, if approved, would add the firing range use as a possible special use in M-1 zoning district.
- Recommend the city council approval of the various special use permits and planned unit development exceptions, with one modification regarding the location of the sound attenuation wall as outlined in the staff report.

Fire Chief John O'Connor from Lockport Township Fire Protection District introduced himself and thanked all for giving them the opportunity to present their project. He introduced Jason Estes, and Jennifer Villena, who are project architects from FGM Architects Inc. (FGMA). He also introduced Deputy Chief Ron Huff from the Lockport Police Department who will discuss the details and the training opportunities of the public safety range.

Fire Chief John O'Connor then explained the importance of the facility for improving fire district operations, response times, and providing critical training opportunities for police

and fire agencies. O'Connor emphasized the impact of realistic training on emergency response and safety. He then commented that his responsibilities and duties are to ensure that the fire district is staffed, trained, and equipped to serve the forty-six square mile jurisdiction and 85,000 residents while keeping 108 firefighters and paramedics safe.

Chief O'Connor discussed the evolution of emergency responses over the years, expanding from fire suppression to EMS, technical rescue, hazardous materials response, water rescue, aviation emergencies, search and rescue, and active shooter response. He stressed the need for continuous, high-quality, realistic training to meet these evolving challenges. The fire chief outlined the objectives of the Lockport Township Fire Protection District Public Safety Grounds, including:

- Providing advanced realistic training opportunities for police and fire personnel
- Serving as a hub for interagency coordination
- Including space for emergency vehicle maintenance
- Aiming to be self-sustaining through operations

Chief O'Connor explained how the proposed facility would improve response times, standardize training, provide realistic hands-on training, enhance safety and efficiency, offer cost-effective training, improve operational readiness, facilitate joint training with other agencies, potentially improve the district's ISO rating, and serve as a backup emergency operations center for Will County EMA.

Jason Estes from FGMA presented details of the site plan, including the various phases of the project:

- Phase 1: Training maintenance building, roads, parking, stormwater detention, training pond, gravel extrication area, and serpentine testing course for vehicle driving and manipulation.
- Phase 3: Burn tower and training classroom.
- Phase 4: Outdoor shooting range

Mr. Estes provided information about the training maintenance facility, including classroom spaces, maintenance bays, and renderings of the facility. He also discussed the burn tower, outdoor classroom, extrication area, and training pond. The classrooms can be utilized for up to 150 people.

Mr. Estes discussed the different elevations. He then commented that the critical component of firefighting training effects ISO ratings and are important for firsthand realistic experiences in terms of fire suppression, search and rescue, and emergency response.

Mr. Estes commented that the pond does serve storm water, but it also serves multiple elements, such as water operation training, boat operation with a boat launch, diving rescue, ice rescue, underwater ROV operations and drafting drills with a drafting pit.

Chief O'Connor commented that there was a discussion with State Representative Manley and her only request was that they develop a Fire, EMS, and Police Memorial of Will County. He then commented that there would be a series of flags overlooking the pond and



they would help memorialize public safety with Police, Fire, and EMS that gave their lives in Will County. There will be a committee formed to develop something for the memorial.

Chief O'Connor gave some history on why they need a range. He commented that earlier in 2023, the Fire District acquired thirteen acres from Stateville with Legislative support to create a dedicated training site with the Fire District. They initially had planned to have a small firearms range for the arson investigators who are sworn officers that must qualify just as Police Officers have to. After discussion with the Lockport Police Department, it was stated that they face similar challenges finding and securing range time. The Lockport Police Department had the funding for the firing range but had the lack of location to build and since the fire district had the land they saw an opportunity to collaborate with Lockport Police Department expanding the fire training facility into a public safety training facility serving both Police and Fire agencies in Lockport Township, which would include the City of Crest Hill, Village of Romeoville, Lewis University, and Lockport Park Police Department at no cost to any of those agencies.

Deputy Chief Ryan Huff from Lockport Police Department presented information about the public safety range. He stated that he has been a firearm instructor and range master for over twenty years. He explained the collaborative effort between the Fire District and Police Department to create the range. He commented that there are eighteen courses that are required for basic law enforcement officers. This facility will allow the local police agencies to maintain sufficiency in things such as ballistic shield deployment, less lethal ammunition training, high risk traffic stops, active shooter response, deadly force decision making with simulated paint bullets, officer/citizen down rescue training, taser training, drone deployment training and other joint trainings with Fire & EMS.

Deputy Chief Huff commented that this range will not be open to the public nor all the Police Departments in Northern Illinois, just the five specific ones in Lockport Township. This firing range will be owned by the Lockport Township Fire Protection District but designed, built, and operated by the Lockport Police Department. There will be an intergovernmental agreement to outline those parameters and additionally the other Police Departments that are in the district will be required to sign an agreement agreeing to those terms, as well.

The proposed hours of operation are:

- Monday through Friday - 7:00 a.m. until 10:00 p.m.
- Saturday and Sunday - 8:00 a.m. until 4:00 p.m.
- One Night Shoot weekly

Deputy Chief Huff commented that currently they have four night shoots a year. The night shoots are allowed up to once a week but in reality, it will not be operated one night per week.

Deputy Chief Huff outlined the safety measures, design considerations, and operational plans for the range. He commented that it will be a 100-yard shooting range, 110 feet wide and 375 feet long, which allows for a maximum of fifteen shooters in a line at a time but typically conducted with no more than ten lines. There will be a 20x60 concrete pad with canopy structure to protect the officers from sun and rain. There is an additional 20x60

concrete pad with plumbing and electric for a future building. At the back of the facility there will be a ten-foot pass through for vehicles that need access to the range. Deputy Chief Huff emphasized the sound mitigation efforts, including berms and sound attenuation walls, and presented results from sound studies showing reduced noise levels compared to existing ranges in the area.

Some of the sound mitigation efforts were moving the range to the farthest corner of their lot which was furthest away from the closest subdivision in ward two, increased the height of the berms and surrounded them around the entire shooting range, and have a backstop of twenty foot sound barrier wall, which none of the other ranges the residents hear have these sound mitigations.

Following the presentations, the mayor opened the floor for public comments.

Several residents and stakeholders spoke, expressing both support and concerns about the project. Supporters emphasized the importance of training for first responders and the potential benefits to public safety. Concerns raised included noise pollution, environmental impact, property values, and quality of life issues for nearby residents.

Some residents that spoke were:

Todd Randich, a resident, stated he is a second-generation Lockport Township firefighter and the current President of the Lockport Township Fire Protection District Trustees. He commented that he grew up in the Chaney neighborhood and remembers from his childhood days the sounds of the railroad and the shootings. He then commented that fifty years later, now living on the west side of Crest Hill, he still hears the same sounds and stated that sometimes things do not change. He then stated that when he started with the fire department in the early 90's he worked on Root Street and there were three firefighters, and the Crest Hill Police Department had two officers on duty, and they trained each other to help each other since they did not know when help was coming to assist them. He then stated that this is a great opportunity for everyone.

Jason Baron, a thirty-year-old member in the fire service and the last twenty-one years as a member of the Lockport Township Fire District approached the podium and introduced himself. He commented that he holds the rank of Captain and in January he was voted to the union president representing more than one hundred members. He commented that he has now attended three meetings and something that has not been talked about is the fact that many of the new hires are coming in with very little experience and building the training facility will help and by having this facility they can train when they want and not have to secure dates at other facilities to train the new hires.

He then shared a personal experience from December 16, 2006, which was a day that started out as a normal training fire day and turned into so much more. On the second floor of an acquired fire structure himself and another fire member became trapped by a fast-growing fire, moving so fast it cut off the exit for them. As they were up on the second floor, they had to figure out another plan and at one point the feeling of not making it out came to him and he clearly recalled sitting in the middle of the room, 'cooking' with his eyes wide open but it was pitch black and he started thinking about his family and not making it home. He then commented at that very moment something was pulled from his training brain that he received eight years earlier. He then commented that he found a

window, developed a plan, and retrieved his partner, radioed for a ladder to exit the window but once the window opened the fire would take over and there was no choice but to exit through that window. When exiting the window, it was noticed that the ladder was too short and they would have to grip the ladder and ride it down, which they were not trained to do but they agreed, and they rode the ladder down as fire and thick black smoke came out of the window. He noticed that his partner was burned along his face, ears, and neck and was sent to the Loyola burn unit. On December 16<sup>th</sup> of each year, they text each other as a reminder they made it out alive. Mr. Baron then commented that if it was not for the training, he received prior to the event in the burn tower, he might not be here today to tell the story. He then commented on how training is so very important so that no fire fighter needs to go through what he and his partner did but if by chance they do, he wants them fully prepared and trained to get out of the situation. Mr. Baron then respectfully asked the Council to vote yes and do what is right.

Talea Ben, a resident that lives in the Field of Longmeadow, chose the neighborhood because it was quiet, peaceful, and offered many amenities to enjoy the outdoors with the prairie path right outside her back door. She is a proud resident and served the State of Illinois as a public servant and has worked hard to maintain her home and property to keep it beautiful. She commented that she feels an outdoor gun range is a significant threat to the peace and safety of the neighborhood and with the outdoor gun range it will disrupt this and her property value. She then urged the Council to think about their vote and if they would like the sound of gunfire in their backyard.

Aaron Ben, a resident and son of Talea Ben, commented that he is a sophomore at Lockport Township High School and asked to reconsider the outdoor gun range proposal. He understands that there will be sound barriers, but it is in closer proximity and will give out toxins. Mr. Ben then asked the Council to please vote no.

Joseph Piper, a retired Lockport Police Officer with over twenty-seven years of service and now serving as Lockport Fire Commissioner since 2021 approached the podium. Mr. Piper commented that he is for the training facility so they can obtain the skills and knowledge so they can respond effectively in an emergency, reducing injuries, property damage, and civilian and first responder deaths. Mr. Piper commented that he is aware of the noise factor, but the sound expert's report stated that the added soundproofing would be reported less than a normal conversation. Mr. Piper then asked the Council to approve the training facility.

Henry Tough, the Union President for MAP Chapter 15 in Crest Hill, commented that training is important and is now mandated and the two biggest things hindering trainings for them is time and money. Mr. Tough commented that the trainers do a fantastic job with the resources they have but this facility will open the door for better and more training. Mr. Tough commented that on behalf of the members in the chapter he is here to support this facility and the Fire Department.

Julianne Pearce, a resident since 2023 and is on the Arbor Glen Homeowners Association, thanked the First Responders for being there on the good days and the hard days. Ms. Pearce then commented that she does not want them to think that they are not wanted in their community when they are expressing their concerns, and they applaud all the First Responders. Ms. Pearce then asked to bring the gun range indoors and get unanimous support.

Shawn Hillman, a resident, commented that he lives on Borio Drive for over twenty-one years and is the HOA President. Mr. Hillman commented that his neighborhood is closest and most affected by the proposed training and gun range facility. He then mentioned he had a concern with the noise mitigation plan and mentioned that the study does not consider the conditions that should be expected, and he does not believe that gunfire will be like normal conversation levels.

John Batusich, a lifelong resident, commented that the gunfire noise is heard throughout Crest Hill and parts of Lockport not just the subdivision across from the new proposed training facility. Mr. Batusich commented that when he purchased his home on Hess, he knew he would hear gunshots since there are three-gun ranges in the area. Mr. Batusich commented that this gun range will have sound mitigation unlike the other ranges and if the gun range does not get built these agencies will shoot at Stateville and District 5 and that is going to be heard unlike the proposed facility and gun range. He then stated that a 'YES' vote is a vote for a quieter Crest Hill, better trained Police, Firefighter, and Paramedics, and a safer community and he encourages the Council to vote yes for your Firefighters, Police Officers, and residents.

Chief O'Connor commented that he is hearing everyone's questions and comments and wanted to address them. He reassured everyone that there will be no stray bullets and since the 1960's when we had ranges there has never been any incident where a bullet had left that range. These ranges are run by range masters and things like that do not happen.

Chief O'Connor then commented that the concern over soot from burning in the firehouse and wanted to inform the residents that the only thing the burn tower will burn is dry wood, which is similar to what you would put in your fireplace, and they will not be burning every day.

Chief O'Connor then commented that to build an indoor gun range they would need an additional \$6 million to \$8 million dollars, and they do not have that.

Chief O'Connor commented that first responders usually do not like recognition, glory, or fame and they do not ask for much and they deserve the best but instead of nice words they would like action and help from the community.

Aldерwoman Gazal asked questions on behalf of the residents, and she stated that they have a petition going around with the last six digits of the resident's water bill and it is still open for people to sign.

She then commented on behalf of Bobbie Arroyo, a resident on Coventry Lane, and stated that Bobbie votes no for the gun range and stated it is already noisy enough when the State Police use the range, and Bobbie is concerned about what that will do to her property values.

Chief O'Connor commented that the petition/survey mentioned and stated that it provides no context about anything and stated that it does not provide information on the proposed facility and the mitigation efforts.

Aldерwoman Gazal then asked another question from a resident asking where else in Will County is there an open gun range? Jason Estes commented that Will County Sherriff has

an open gun range on Laraway and Briggs, where there are homes in the area of the gun range. He also commented that Wilmington and Braidwood have an open range as well.

Alderwoman Gazal asked on behalf of a resident why the Lockport Police Department would like to build a gun range in Crest Hill. Chief O'Connor explained it is a collaboration between the Police Department and the Fire Department since one department had the land and the other had the funds.

Patricia Burnett, a Lockport resident, commented that she hears the gunshots as well but wanted to ask what the cost to the taxpayers is to build this facility and she was told there is no additional costs. Ms. Burnett commented that everyone always votes no for a referendum because it affects their wallet, but this facility will not affect anyone's wallet. Ms. Burnett then commented that she is the President of the Lockport Fire Foundation, and the foundations voice is unique and solely exists for the purpose of providing funds for the purchase of items or programs that enhance the Fire Department at no cost to the district or taxpayers. She also commented that the Foundation has no ability or objective to influence the district in any way, the intent is to operate exclusively for charitable purposes without direct involvement of the Fire District.

Alderman Cipiti asked Ms. Burnett who are all the officials on the Lockport Fire Foundation? Ms. Burnett commented that it is a very small group that consists of Mary Woods, Ashley Baron, Mayor Soliman, Bill Thomas, Mike Gale, and herself.

Alderman Cipiti commented that he appreciates what they do, and he appreciated the fact that she is downplaying the Foundations role with the Fire District since the Mayor is on the Board and it looks like a potential conflict.

A resident speaker who has lived in Crest Hill for ten years commented that 'Exhibit K' states that persistent complaints from Crest Hill property owners can be filed with the City Council after the range is opened and the applicant shall have to appear before the City Council to discuss the complaints and he questioned how many complaints need to be filed before going in front of the City Council. Attorney Stiff commented that it was a recommendation of the staff and that it is something that will be taken at the discretion of the City Council and there is no specific number that has been discussed.

Derrick Moore, a resident, commented that after hearing all the discussions, he asked the Council not to rush through this since there are many concerns and asked if there anywhere else, they could build this that would not be in a residential area.

After public comments, City Council members asked questions and expressed their thoughts on the project. Topics discussed included:

- Potential compromises on operational hours for the range
- The possibility of using indoor ranges instead of outdoor
- Concerns about noise and environmental impact
- Questions about road improvements and traffic impact
- Discussion of property values and community impact

Alderman Dyke commented that he is trying to get a compromise between the Fire Department, Police Department, and residents and to be open minded to make everyone happy. He also commented that he has thought about potential compromises on different

things and concerns such as operational hours for the range, possibly using an indoor range instead of outdoor, concerns about burning and possibly using a dumpster, concerns regarding draining of vehicle fluids and removing the freon prior to using them for training.

Chief O'Connor commented that the vehicle fluids are drained prior to use. He also commented that there are conversations to be had regarding the night shoot times which are typically spring and fall.

Alderman Methvin commented that her hope is that we have opportunities for the young residents of the communities to be able to go into the different departments, and more opportunities to raise families in the area with the same values as well. She also commented that we need the departments to work together to keep our communities safe and with the new facility she feels we will be safer.

Alderman Jefferson commented that he sent a letter to the Governor with the State Police, Department of Corrections, and Lockport Township Fire District Chief O'Connor all included, asking these agencies to come together in a state-of-the-art indoor range where no one agency would have to suffer the total cost, but no one responded.

Alderman Gazal commented that as an elected official she did all she could to notify the residents because she is thinking about the future of Crest Hill. She commented that no developers will come and develop here, and this will decrease the property values. She then commented that her heart is heavy after hearing the firefighter's story because she had to endure a hard childhood in Lebanon and Syria and is worried these shots will affect the Veterans and pets just as it does affect her.

Alderman Gazal asked why the Lockport Police Department wants to build in Crest Hill and is it because they did not use the grant that they filed for in 2000? Deputy Chief Huff commented that the information is not correct and that predates his employment with the Lockport Police Department, but he can say no grant was ever applied for in his tenure in attempt to purchase land for a gun range. She then commented that she believes that they should build the facility without the gun range and when they have the money to build the indoor gun range you do it then.

Alderman Oberlin commented that in times like this it is very difficult for the Council, and she has always supported the Police Department and Fire Department, but she does not appreciate this in her backyard either. She then questioned if they approve the text amendment can they make as much noise as they want since the document per 740ILCS130/5 states Firearm ranges operated by a government entity are exempt from any ordinances governing the noise or sound emissions from the normal use of a firearm range.

Attorney Stiff commented that if you approve this and grant the text amendment, they will not be required to comply with the noise performance standards and then you could not cite them for an ordinance violation for a nuisance nor could they be sued by civil law.

Alderman Oberlin also commented that she agrees with Alderman Cipiti regarding the Mayor on the Fire Foundation is a conflict of interest and does not understand the double standard.

Alderman Cipiti thanked everyone who took time out of their schedule to attend the meeting. He then thanked the First Responders. Alderman Cipiti explained that he is in support of the fire training portion of this development. He then commented that he is concerned about the wear and tear of the roads in the future since this will affect the roads. He also commented that until the facility is there, and the shooting starts no study will prepare the residents for when it is there and for respect for the residents they need to work towards and indoor firing range, if any firing range. Lastly, he is now uncomfortable that they will be exempt from the noise ordinance.

Alderman Albert thanked everyone for attending the meeting and to the Fire Department for listening to the concerns of the residents. He mentioned that he was mostly concerned about how the project had already started before the Council was even aware of the project and that is an internal issue within the City. He then commented that he can confidently state that with the presentation that he has seen in the last year it has drastically changed his outlook on the entire project. Alderman Albert then applauded the agencies that have received the property from the State since everyone has been trying and when there is a plan like this, he could not think of anything better to go next to a maximum-security prison.

Alderman Albert asked for clarification for the record, what the distance from the firing range to the nearest resident and it was confirmed that 2200 feet is the distance from the firing range to the nearest resident.

Alderman Kubal commented that this has been a unique request, and it is a unique property and after thinking about this the safety center is an upgrade from what is there currently, and this could help the property values. He then commented that the sound was a concern of his, as well since we all hear gun shots. He then applauded Chief O'Connor and Deputy Chief Huff for all the sound mitigating done. Alderman Kubal then commented that he would like to see, if this passes, a committee be put in place with the residents living nearby and after the facility is built have them meet and let the committee address some of the noise issues. He also commented that the hours of operation need to be discussed again.

The city attorney explained the voting process for the Council, including the need to vote on text amendments separately from other approvals.

Alderman Cipiti asked Chief O'Connor if there was no firing range in the plans would they continue with the fire training portion. Chief O'Connor commented that they have discussed with their Board of Trustees that it is public safety range, and they are not turning their backs on the police.

Mayor Soliman asked if it is Council's pleasure to have a straw vote on each one of the Plan Commission's recommendations or would they want to make the decision and vote at the April 7, 2025, City Council meeting.

Alderwoman Methvin stated that she would recommend table until April 7, 2025.

Alderwoman Gazal commented that if the facility is so important why would Lockport Fire Protection District not build the fire training facility if the Lockport Police Department does not get the range vote and then asked the Fire Chief why the training portion is not important then. Chief O'Connor commented that the facility is extremely important.

Alderman Gazal asked if the Mayor would be abstaining from tonight's vote since he is on the Fire Foundation, and it would be a conflict? Attorney Stiff commented that the Mayor's participation in the Fire Foundation is not a legal conflict, and it is up to the Mayor to choose not to vote.

Mayor Soliman asked for an informal vote to recommend City Council approval of the requested zoning ordinance text amendments to involve outdoor accessor government firing ranges as outlined in the March 13, 2025, Plan Commission Staff Report for this project.

AYES: Ald. Methvin, Kubal, Albert.  
 NAYES: Ald. Gazal, Jefferson, Dyke, Cipiti, Oberlin.  
 ABSTAIN: None.  
 ABSENT: None.

Mayor Soliman asked for an informal vote for the approval of the requested waiver of the various preliminary final PUD application submission requirements as outlined in the March 13, 2025, Plan Commission Staff Report for this project.

AYES: Ald. Oberlin, Cipiti, Albert, Kubal, Dyke, Methvin, Jefferson, Gazal.  
 NAYES: None.  
 ABSTAIN: None.  
 ABSENT: None.

Mayor Soliman asked for an informal vote for the various Special Use permits with the various exceptions outlined in the March 13, 2025, Plan Commission Staff Report and the March 13, 2025, Staff Report Addendum for this project for the additional conditions for the location of the firing range sound attenuation wall be adjusted as outlined in the March 11, 2025 Noise Transition Assessment Study prepared by Soundscape Engineering.

AYES: Ald. Kubal, Albert, Methvin.  
 NAYES: Ald. Cipiti, Oberlin, Gazal, Jefferson, Dyke.  
 ABSTAIN: None.  
 ABSENT: None.

Alderman Oberlin made an informal vote to approve the training facility without the gun range and Alderman Jefferson seconded the informal vote.

Alderman Cipiti asked if the Fire Department can come back and ask again. Attorney Stiff commented that they can in one year since the zoning code states when it is denied it can come back in one year.

The informal vote to separate the gun range from the training facility was:

AYES: Ald. Dyke, Jefferson, Gazal, Oberlin, Cipiti.  
 NAYES: None.  
 ABSTAIN: Ald. Methvin, Albert, Kubal.  
 ABSENT: None.



The Council discussed the need for further dialogue and potential modifications to the proposal. The city attorney was directed to prepare multiple ordinance options for the official vote at the April 7th City Council meeting.

Mayor Soliman concluded by expressing his personal support for the project, praising the fire district's presentation and professionalism throughout the process. He emphasized the potential benefits to public safety and training for first responders.

**PUBLIC COMMENT:**

Jamie Malloy, a resident, approached the podium and commented that she was a debt collector for over twenty years, and she collected third party commercial collections and stated that she has read and seen what was stated by the Mayor to James from Cheesecake by James. Ms. Malloy then stated that the Mayor questioned James about paying his rent after meeting with his landlord. She then commented that the Mayor cannot collect as a third party for the owner of that business, which is what the Mayor did, and it was illegal even after apologizing to James.

**MAYOR UPDATES:**

There were no Mayor updates.

**COMMITTEE/LIAISON UPDATES:**

There were no committee/liaison updates.

**CITY ADMINISTRATOR UPDATES:**

There were no City Administrator Updates.

There being no further business before the Council, and no action needed from the executive sessions, the meeting is adjourned.

The meeting adjourned at 10:52 PM.

Approved this \_\_\_\_\_ day of \_\_\_\_\_, 2025.

As presented \_\_\_\_\_

As amended \_\_\_\_\_

\_\_\_\_\_  
CHRISTINE VERSHAY-HALL, CITY CLERK

\_\_\_\_\_  
RAYMOND R. SOLIMAN, MAYOR

MINUTES OF THE WORK SESSION  
CITY COUNCIL OF CREST HILL  
WILL COUNTY, ILLINOIS  
April 8, 2025

The April 8, 2025, City Council work session was called to order by Mayor Raymond R. Soliman at 7:00 p.m. in the Council Chambers, 20600 City Center Blvd. Crest Hill, Will County, Illinois.

The following Council members were present: Mayor Raymond Soliman, City Clerk Christine Vershay-Hall, Alderman Scott Dyke, Alderman Darrell Jefferson, Alderwoman Claudia Gazal, Alderperson Tina Oberlin, Alderman Mark Cipiti, Alderman Joe Kubal.

Absent Council Members: City Treasurer Glen Conklin, Alderwoman Jennifer Methvin, Alderman Nate Albert.

Also Present were: Interim Administrator Tony Graff, Ryan Cotton (MGT Impact Solutions).

Absent were: Police Chief Ed Clark, Finance Director Glenn Gehrke, City Engineer Ron Wiedeman, City Attorney Mike Stiff, Building Commissioner Don Seeman, Community & Economic Development Director Patrick Ainsworth, Interim Employee Relations Dave Strahl, Interim Public Works Director Julius Hansen.

Mayor Soliman received a message from Alderman Albert, and he is excused from the meeting.

**PUBLIC COMMENTS:**

There were no public comments.

**TOPIC: EXECUTIVE SESSION 5 ILCS 120/2 (c)(1)**

(#1) Motion by Alderperson Oberlin seconded by Alderman Cipiti, to go into an executive session on Personnel 5 ILCS 120/2(c)(1).

On roll call, the vote was:

AYES: Ald. Dyke, Gazal, Jefferson, Cipiti, Oberlin, Kubal.

NAYES: None.

ABSENT: Ald. Methvin, Albert.

There being six (6) affirmative votes, the MOTION CARRIED.

Executive Session 7:05 p.m.

(#2) Motion by Alderperson Oberlin seconded by Alderman Cipiti to reconvene from the executive session on Personnel 5 ILCS 120/2(c)(1).

On roll call, the vote was:

AYES: Ald. Dyke, Jefferson, Oberlin, Cipiti, Kubal.

NAYES: None.

ABSENT: Ald. Methvin, Albert, Gazal (8:42PM)  
There being five (5) affirmative votes, the MOTION CARRIED.

Reconvened 9:08 p.m.

**MAYOR’S UPDATES:**

No Mayor updates.

**COMMITTEE/LIAISON UPDATES:**

No Committee/Liaison updates.

**CITY ADMINISTRATOR UPDATES:**

No City Administrator updates.

The meeting was adjourned at 9:09 pm.

Approved this \_\_\_\_\_ day of \_\_\_\_\_, 2025

As presented \_\_\_\_\_

As amended \_\_\_\_\_

\_\_\_\_\_  
CHRISTINE VERSHAY-HALL, CITY CLERK

\_\_\_\_\_  
RAYMOND R. SOLIMAN, MAYOR

MINUTES OF THE WORK SESSION  
CITY COUNCIL OF CREST HILL  
WILL COUNTY, ILLINOIS  
April 15, 2025

The April 15, 2025, City Council work session was called to order by Mayor Raymond R. Soliman at 7:00 p.m. in the Council Chambers, 20600 City Center Blvd. Crest Hill, Will County, Illinois.

The following Council members were present: Mayor Raymond Soliman, City Clerk Christine Vershay-Hall, Alderman Scott Dyke, Alderman Darrell Jefferson, Alderwoman Claudia Gazal, Alderperson Tina Oberlin, Alderman Mark Cipiti, Alderman Nate Albert, Alderman Joe Kubal.

Absent Council Members: City Treasurer Glen Conklin, Alderwoman Jennifer Methvin.

Also Present were: Interim Administrator Tony Graff, Ryan Cotton- Zoom (MGT Impact Solutions), Angelo Deserio (Alderman Ward 1 Elect).

Absent were: Police Chief Ed Clark, Finance Director Glenn Gehrke, City Engineer Ron Wiedeman, City Attorney Mike Stiff, Building Commissioner Don Seeman, Community & Economic Development Director Patrick Ainsworth, Interim Employee Relations Dave Strahl, Interim Public Works Director Julius Hansen.

**PUBLIC COMMENTS:**

There were no public comments.

**TOPIC: EXECUTIVE SESSION 5 ILCS 120/2 (c)(1)**

(#1) Motion by Alderperson Oberlin seconded by Alderman Cipiti, to go into an executive session on Personnel 5 ILCS 120/2(c)(1).

On roll call, the vote was:

AYES: Ald. Dyke, Jefferson, Gazal, Oberlin, Cipiti, Albert, Kubal.

NAYES: None.

ABSENT: Ald. Methvin.

There being seven (7) affirmative votes, the MOTION CARRIED.

Executive Session 6:34 p.m.

(#2) Motion by Alderperson Oberlin seconded by Alderman Jefferson to reconvene from the executive session on Personnel 5 ILCS 120/2(c)(1).

On roll call, the vote was:

AYES: Ald. Dyke, Jefferson, Oberlin, Cipiti, Albert, Kubal.

NAYES: None.

ABSENT: Ald. Methvin, Gazal (9:35PM)

There being six (6) affirmative votes, the MOTION CARRIED.

Reconvened 9:40 p.m.

**MAYOR’S UPDATES:**

No Mayor updates.

**COMMITTEE/LIAISON UPDATES:**

No Committee/Liaison updates.

**CITY ADMINISTRATOR UPDATES:**

No City Administrator updates.

The meeting was adjourned at 9:41 pm.

Approved this \_\_\_\_\_ day of \_\_\_\_\_, 2025

As presented \_\_\_\_\_

As amended \_\_\_\_\_

\_\_\_\_\_  
CHRISTINE VERSHAY-HALL, CITY CLERK

\_\_\_\_\_  
RAYMOND R. SOLIMAN, MAYOR

DRAFT

**Memo****Public Works Department****City of Crest Hill**

<b>Date:</b>	4/17/2025
<b>Submitter:</b>	Julius Hansen, Interim Director of Public Works
<b>Department:</b>	Public Works
<b>Topic:</b>	Organizational Structure Change in Public Works

**Summary:**

On March 20, 2025, I received a letter of resignation from the employee who is the current COIRC of both Water and Wastewater. The city does not currently have another employee licensed to be a COIRC of water or wastewater because no succession plan was in place for when this scenario would inevitably happen. Two employees have recently stepped up and taken the written exams to obtain the credentials to be COIRC, one in each of the specialties of water and wastewater. We are waiting for the results to see if they passed.

The city is required to operate both water and wastewater systems, that are obviously important to the citizens' welfare, with a certified COIRC. I have completed my research on this topic and found a solution to this problem. A company called Test, Inc from Peru, Illinois can quickly provide an experienced COIRC to oversee operations of the wastewater plants for the city to meet all the requirements for wastewater. They are the best fit for doing this work.

Two other companies were interviewed. One company called Veolia was interviewed as well as another called Lin Tech Engineering, Inc. Both companies are excellent, but Test, Inc. is the unanimous choice by the selection committee. The committee consisted of two Strand engineers (Ott & Gattone) most familiar with the East and West STP's, the City Manager, and I. The city is fortunate to find such a well qualified company that has the ability to provide a COIRC on short notice.

**Recommended Council Action:**

Approval of the proposal from Test Inc., of Peru Illinois for an annual amount not to exceed \$100,000.

**Financial Impact:**

For a Wastewater COIRC the cost is \$500 per day with three visits a week equaling \$1500 per week or approximately \$80,000 annually. An additional amount of \$20,000 for various other services is recommended

**Attachments:**

- Proposal from Test Inc.

**RESOLUTION NO. \_\_\_\_\_**

**A RESOLUTION APPROVING A PROPOSAL FOR CONSULTANT SERVICES BY AND BETWEEN THE CITY OF CREST HILL, WILL COUNTY, ILLINOIS, AND TOTAL ENVIRONMENTAL SERVICE TECHNOLOGIES, INC. (TEST, INC).**

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**WHEREAS**, the Corporate Authorities of the City of Crest Hill, Will County, Illinois, have the authority to adopt resolutions and to promulgate rules and regulations that pertain to the City’s government and affairs and protect the public health, safety, and welfare of its citizens; and

**WHEREAS**, pursuant to Section 2-2-12 of the Illinois Municipal Code (65 ILCS 5/2-2-12), the City Council possesses the authority to enter into contracts that serve the legitimate corporate purposes of the City; and

**WHEREAS**, the City of Crest Hill is in need of a temporary “Certified Operator in Responsible Charge (“COIRC”) for the City of Crest Hill Wastewater Treatment Facilities, as required by the Illinois Environmental Protection Agency, due to the retirement of its current COIRC; and

**WHEREAS**, TOTAL ENVIRONMENTAL SERVICE TECHNOLOGIES, INC. (the “Company”), is an Illinois Corporation that is in the business of providing services which include the provision of personnel with the required experience and certifications to perform COIRC duties for the City of Crest Hill (the “Services”); and

**WHEREAS**, the City Council desires to engage the Company to provide the Services and the Company is ready, willing, and able to perform the Services for the City as an independent contractor and not as an employee of the City; and

**WHEREAS**, City Staff have requested and received from the Company a Proposal for COIRC and other consulting services dated April 17, 2025 (the “Agreement”) with the Company for the purposes of engaging the Company to perform the Services (a copy of the Agreement is attached hereto as Exhibit A and fully incorporated herein); and

**WHEREAS**, the City Council has reviewed the Agreement and determined that the conditions, terms, and provisions of the Agreement are fair, reasonable, and acceptable to the City; and

**WHEREAS**, the City Council has determined that it is in the best interests of the City and its citizens to enter into the Agreement with the Company.

**NOW, THEREFORE, BE IT RESOLVED** by the City Council of the City of Crest Hill, Illinois, pursuant to its statutory authority, as follows:

**SECTION 1: PREAMBLE.** The City Council hereby finds that all of the recitals contained in the preamble to this Resolution are true, correct and complete and are hereby incorporated by reference hereto and made a part hereof.



**SECTION 2: AGREEMENT APPROVED.** The City Council hereby finds and declares that the conditions, terms, and provisions of the Agreement (Exhibit A) are fair, reasonable, and acceptable to the City and that the same is hereby approved in form and substance. Therefore, the City Council hereby authorizes and directs the Mayor to execute and deliver, and the Clerk to attest, the Agreement, and further to take any and all other actions, including without limitation the execution and delivery of any and all documents necessary and appropriate to effectuate the intent of this Resolution, which is to enter into the Agreement with the Company.

**SECTION 3: SEVERABILITY.** If any section, paragraph, clause or provision of this Resolution is held invalid, the invalidity of such section, paragraph, clause or provision shall not affect any other provision of this Resolution.

**SECTION 4: REPEALER.** All ordinances, resolutions or orders, or parts thereof, which conflict with the provisions of this Resolution, are to the extent of such conflict hereby repealed.

**SECTION 5: EFFECTIVE DATE.** This Resolution shall be in full force and effect immediately upon its passage and approval, as provided by law.

*[Intentionally Blank]*

PASSED THIS 21<sup>ST</sup> DAY OF APRIL, 2025.

	Aye	Nay	Absent	Abstain
Alderswoman Jennifer Methvin	_____	_____	_____	_____
Alderman Scott Dyke	_____	_____	_____	_____
Alderswoman Claudia Gazal	_____	_____	_____	_____
Alderman Darrell Jefferson	_____	_____	_____	_____
Aldersperson Tina Oberlin	_____	_____	_____	_____
Alderman Mark Cipiti	_____	_____	_____	_____
Alderman Nate Albert	_____	_____	_____	_____
Alderman Joe Kubal	_____	_____	_____	_____
Mayor Raymond R. Soliman	_____	_____	_____	_____

\_\_\_\_\_  
Christine Vershay-Hall, City Clerk

APPROVED THIS 21<sup>ST</sup> DAY OF APRIL, 2025.

\_\_\_\_\_  
Raymond R. Soliman, Mayor

ATTEST:

\_\_\_\_\_  
Christine Vershay-Hall, City Clerk

# **EXHIBIT A**



April 17, 2025

City of Crest Hill  
Attn: Julius Hansen  
20600 City Center Boulevard  
Crest Hill, IL 60403  
[jhansen@cityofcresthill.com](mailto:jhansen@cityofcresthill.com)

Dear Mr. Hansen:

Thank you for your recent inquiry of our Company, Total Environmental Service Technologies, Incorporated (TEST) and the services we provide. I have outlined a proposal for the operations and to act as the “Certified Operator in Responsible Charge” (COIRC) Operation of the City of Crest Hill’s Wastewater Treatment Facilities.

Below is a general outline of what TEST will do for the plant(s):

- A TEST employee/licensed operator will visit your facilities **3 (three) times per week** for the contract period.
  - Including attending a construction meeting every 2 weeks on Thursday mornings at 9:30am at the West STP
- Contract period to start on or about May 1, 2025, for a 1-year term with either party able to cancel contract/services with a 30-day notice.
- TEST operator will work with the current ROIC on several occasions in May to gain knowledge before he leaves.
- TEST will sign your official monthly IEPA DMR paperwork.
- TEST will act as a liaison between the City of Crest Hill and the IEPA on all Wastewater Treatment matters if you would like.
- The proposal includes all travel and vehicle mileage expenses.
- The proposal includes workman’s comp insurance and all payroll taxes for TEST employees.
  - TEST employees will not be considered City employees
- Invoices for Certified Operator Services will be provided a month in advance of services. Any testing or additional services provided will be billed as they occur.

We offer 30 Net 30 Day payment terms. All invoices will be sent via email to the best email provided by the City.

- TEST will provide all services in professional and workmanlike manner

**The cost for the above services:  
\$500.00 per visit initially making 3 (three) visits per week –  
2 during the work week and 1 on a weekend day**

\*Number of weekly/monthly visits is subject to change based on EPA approval.

If you require additional services beyond what is contracted, the cost for this time would be charged at \$100.00 per hour.

TEST will work with you on any of these items to help clarify any questions you may have. If you have any further questions, please feel free to contact me.

Sincerely,  
Total Environmental Service Technologies, Inc.



Christopher Perra  
President  
815-252-9637



**Agenda Memo**

**Crest Hill, IL**

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**Date:** 4/09/2025  
**Submitter:** Julius Hansen, Interim Director of Public Works  
**Department:** Public Works  
**Agenda Item:** Approval of Pay Request #27 from Vissering Construction Inc. with direction to send it to the IEPA for approval and disbursement for a total amount of \$1,076,112.10

**Summary:**

Strand Engineering and Staff have reviewed the attached pay requests from Vissering Construction Inc for the West Plant Expansion Project and are asking the council to approve these along with the invoice in the list of bills. Vissering’s pay request #27 is \$1,076,112.10 for work performed between March 1 and March 31, 2025. Once the City receives the disbursement check from the IEPA the City will release the check to Vissering.

**Recommended Council Action:**

Approval of Pay Request #27 from Vissering Construction Inc. with direction to send it to the IEPA for approval and disbursement for a total amount of \$1,076,112.10.

**Financial Impact:**

See attached memo and application for payment from Strand Engineering

**Attachments:**

Memo and application for payment from Strand Engineering Pay Request #27



Strand Associates, Inc.<sup>®</sup>  
 1170 South Houbolt Road  
 Joliet, IL 60431  
 (P) 815.744.4200  
 www.strand.com

April 9, 2025

Mr. Julius Hansen, Interim Director of Public Works  
 City of Crest Hill  
 20600 City Center Boulevard  
 Crest Hill, IL 60403

Re: Crest Hill West Sewage Treatment Plant Improvements  
 Contract 1-2022  
 City of Crest Hill, Illinois (City)

Dear Mr. Hansen:

Enclosed are Pay Application No. 27, waivers of lien, certified payroll, American Iron and Steel documentation, and apprenticeship reporting forms for the City's West Sewage Treatment Plant Improvements project. A summary of the Contract status is shown on the enclosed Application for Payment.

For Pay Application No. 27, Vissering Construction Company (Contractor) is requesting a total of \$1,076,112.10 for the work performed between March 1 and March 31, 2025. Please refer to its breakdown of values in the enclosed pay application. Specifically, this value includes a variety of items such as general conditions; overhead and profit; concrete work at Structure 30; various metal fabrications and handrails; installation of overhead doors; various interior plumbing in Structures 15, B20, 30, C45, and D50; ductwork installation; and electrical work and conduit installation in various structures. Additionally, the electrical subcontractor requested a reorganization of its pay request values, which is reflected now in this pay application and going forward. Strand Associates, Inc.<sup>®</sup> has reviewed the pay application submitted by Contractor and recommends the Application for Payment request in the amount of \$1,076,112.10.

The current total Contract amount is \$49,460,138.00. There have been eight change orders to date. Total work completed through March 31, 2025, is \$35,165,126.92. A total of \$2,473,006.90 is being held in retainage, in accordance with the Contract Documents.

Sincerely,

STRAND ASSOCIATES, INC.<sup>®</sup>

*Dominic Gattone*

Dominic L. Gattone, P.E.

Enclosures

SUMMARY SHEET  
(Use with AP2 or AP3)

APPLICATION FOR PAYMENT

ATTN: JULIUS HANSEN, INTERIM PUBLIC WORKS DIRECTOR  
OWNER: 20600 CITY CENTER BLVD, CREST HILL,  
IL 60403  
CONTRACTOR: VISSERING CONSTRUCTION  
COMPANY

PROJECT: W. SEWAGE TREATMENT PLANT  
IMPROVEMENTS  
CONTRACT: 1-2022 (11108.00)

03.31.2025

PAYMENT APPLICATION NO.: 27

<u>CONTRACT AMOUNT</u>	
ORIGINAL CONTRACT AMOUNT	\$50,640,000.00
PLUS: ADDITIONS TO CONTRACT	\$258,286.00
LESS: DEDUCTIONS FROM CONTRACT	\$1,438,148.00
ADJUSTED CONTRACT AMOUNT TO DATE	\$49,460,138.00
<u>WORK PERFORMED</u>	
COST OF WORK COMPLETED	\$35,165,126.92
PLUS MATERIALS STORED (ATTACH SCHEDULE)	\$0.00
NET AMOUNT EARNED TO DATE	\$35,165,126.92
LESS AMOUNT OF RETAINAGE	\$2,473,006.90
SUBTOTAL	\$32,692,120.02
LESS PREVIOUS PAYMENTS	\$31,616,007.92
<b>AMOUNT DUE THIS APPLICATION</b>	<b>\$1,076,112.10</b>

CONTRACTOR's Certification:

The undersigned CONTRACTOR certifies, to the best of its knowledge, the following: (1) All previous progress payments received from OWNER on account of Work done under the Contract have been applied on account to discharge CONTRACTOR's legitimate obligations incurred in connection with the Work covered by prior Applications for Payment; (2) Title to all Work, materials and equipment incorporated in said Work, or otherwise listed in or covered by this Application for Payment, will pass to OWNER at time of payment free and clear of all Liens, security interests, and encumbrances (except such as covered by a bond acceptable to OWNER indemnifying OWNER against any such Liens, security interest, or encumbrances); and (3) All Work covered by this Application for Payment is in accordance with the Contract Documents and

VISSERING CONSTRUCTION COMPANY

CONTRACTOR

BY:

(Authorized Signature)

BY:

Tony Marzetta, Project Manager

(Print Name)

Payment of the above AMOUNT DUE THIS APPLICATION is recommended:

DATED April 8, 2025

STRAND ASSOCIATES, INC @

BY:

(Authorized Signature)

BY:

Dominic Gattione

(Print Name)



# Contractor's Application for Payment No. 27

Application Period: 03.01.2025 - 03.31.2025		Application Date: 03.31.2025	
To (Owner): CITY OF CREST HILL, IL; ATTN: J.HANSEN 20600 CITY CENTER BLVD, CREST HILL, IL 60403	From (Contractor): VISSERING CONSTRUCTION COMPANY	Via (Engineer): STRAND ASSOCIATES	
Project: W. SEWAGE TREATMENT PLANT IMPROVEMENTS	Contract: GENERAL CONSTRUCTION		
Owner's Contract No.:	Contractor's Project No.: 11108.00	Engineer's Project No.: 1-2022	


### Application For Payment Change Order Summary

Approved Change Orders Number	Additions	Deductions
1	\$45,297.00	(\$1,383,338.00)
2	\$19,757.00	
3	\$9,362.00	
4	\$45,205.00	(\$16,295.00)
5	\$26,445.00	(\$1,807.00)
6	\$56,463.00	(\$16,673.00)
7	\$55,757.00	(\$20,035.00)
8	\$258,286.00	(\$1,438,148.00)
<b>TOTALS</b>		
<b>NET CHANGE BY CHANGE ORDERS</b>		<b>(\$1,179,862.00)</b>

1. ORIGINAL CONTRACT PRICE..... \$ 50,640,000.00
2. Net change by Change Orders..... \$ (1,179,862.00)
3. Current Contract Price (Line 1 ± 2)..... \$ 49,460,138.00
4. TOTAL COMPLETED AND STORED TO DATE  
(Column F on Progress Estimate)..... \$ 35,165,126.92
5. RETAINAGE:
  - a. 5% X \$ 49,460,138.00 Work Completed..... \$ 2,473,006.90
  - b. 10% X \_\_\_\_\_ Stored Material..... \$ -
  - c. Total Retainage (Line 5a + Line 5b)..... \$ 2,473,006.90
6. AMOUNT ELIGIBLE TO DATE (Line 4 - Line 5c)..... \$ 32,692,120.02
7. LESS PREVIOUS PAYMENTS (Line 6 from prior Application)..... \$ 31,616,007.92
8. AMOUNT DUE THIS APPLICATION..... \$ 1,076,112.10
9. BALANCE TO FINISH, PLUS RETAINAGE  
(Column G on Progress Estimate + Line 5 above)..... \$ 16,768,017.98

**Contractor's Certification**

The undersigned Contractor certifies that to the best of its knowledge: (1) all previous progress payments received from Owner on account of Work done under the Contract have been applied on account to discharge Contractor's legitimate obligations incurred in connection with Work covered by prior Applications for Payment; (2) title of all Work, materials and equipment incorporated in said Work or otherwise listed in or covered by this Application for Payment will pass to Owner at time of payment free and clear of all Liens, security interests and encumbrances (except such as are covered by a Bond acceptable to Owner indemnifying Owner against any such Liens, security interest or encumbrances); and (3) all Work covered by this Application for Payment is in accordance with the Contract Documents and is not defective.

By:   
Tony Marzetta, Project Manager

Date: 04.03.2025

Payment of: \$ \_\_\_\_\_  
(Line 8 or other - attach explanation of the other amount)

is recommended by: \_\_\_\_\_ (Engineer) \_\_\_\_\_ (Date)

Payment of: \$ \_\_\_\_\_  
(Line 8 or other - attach explanation of the other amount)

is approved by: \_\_\_\_\_ (Owner) \_\_\_\_\_ (Date)

Approved by: \_\_\_\_\_ Funding Agency (if applicable) \_\_\_\_\_ (Date)



Agenda Memo

Crest Hill, IL

**Meeting Date:** April 21, 2025

**Submitter:** Ronald J Wiedeman

**Department:** Engineering

**Agenda Item:** Approve the mayor to execute the MFT forms for Resolution for Maintenance Under the Illinois Highway Code, Estimate of Maintenance Costs and Maintenance Engineering to be Performed by a Consulting Engineer for 2025/2026 MFT Program as included in the 2025/2026 City Budget.

**Summary:** For the 2025/2026 MFT fund year which begins on May 1, 2025 and ends on April 30, 2026 the following work or material purchases have been included in this year program:

- Salt Purchase
- Retro-Reflectively Sign Program
- Roadway Crack Control
- Sidewalk and Concrete Program
- Sidewalk Cutting
- De-Icing Solution
- Pavement Marking
- Traffic Sign Repairs and Upgrades
- City Wide Pavement Patching

The total estimated cost to perform the work above is estimated at \$873,750.00.

**Recommended Council Action:** Approve the mayor to execute the MFT forms for Resolution for Maintenance Under the Illinois Highway Code, Estimate of Maintenance Costs and Maintenance Engineering to be Performed by a Consulting Engineer for 2025/2026 MFT Program as included in the 2025/2026 City Budget.

**Financial Impact:**

**Funding Source:** MFT

**Budgeted Amount** 873,750.00

**Cost:** TBD

**Attachments:**

- 26-00000-00-GM BLR 14220 (Unsigned)
- 26-00000-00-GM BLR 14222 (Unsigned)
- 26-00000-00-GM BLR 05520 (Unsigned)



District	County	Resolution Number	Resolution Type	Section Number
1	Will			26-00000-00-GM

BE IT RESOLVED, by the Council of the City of Crest Hill Illinois that there is hereby appropriated the sum of \_\_\_\_\_ Dollars ( \$873,750.00 )

of Motor Fuel Tax funds for the purpose of maintaining streets and highways under the applicable provisions of Illinois Highway Code from

05/01/25 to 04/30/26  
Beginning Date Ending Date

BE IT FURTHER RESOLVED, that only those operations as listed and described on the approved Estimate of Maintenance Costs, including supplemental or revised estimates approved in connection with this resolution, are eligible for maintenance with Motor Fuel Tax funds during the period as specified above.

BE IT FURTHER RESOLVED, that City of Crest Hill shall submit within three months after the end of the maintenance period as stated above, to the Department of Transportation, on forms available from the Department, a certified statement showing expenditures and the balances remaining in the funds authorized for expenditure by the Department under this appropriation, and

BE IT FURTHER RESOLVED, that the Clerk is hereby directed to transmit four (4) certified originals of this resolution to the district office of the Department of Transportation.

I Christine Vershay-Hall City Clerk in and for said City

of Crest Hill in the State of Illinois, and keeper of the records and files thereof, as

provided by statute, do hereby certify the foregoing to be a true, perfect and complete copy of a resolution adopted by the Council of Crest Hill at a meeting held on \_\_\_\_\_ Date

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal this \_\_\_\_\_ day of \_\_\_\_\_ Month, Year

(SEAL, if required by the LPA)

Clerk Signature & Date

APPROVED

Regional Engineer Signature & Date  
Department of Transportation



Local Public Agency General Maintenance

Submittal Type

Estimate of Maintenance Costs

District  Estimate of Cost For

Local Public Agency	County	Section Number	Maintenance Period	
			Beginning	Ending
Crest Hill	Will	26-00000-00-GM	05/01/25	04/30/26

Maintenance Items

Maintenance Operation	Maint Eng Category	Insp. Req.	Material Categories/ Point of Delivery or Work Performed by an Outside Contractor	Unit	Quantity	Unit Cost	Cost	Total Maintenance Operation Cost
1. Snow/Ice Maintenance	I	No	Salt Purchase	Ton	800	\$100.00	\$80,000.00	\$80,000.00
			De-Icing	Gallons	15,000	\$2.00	\$30,000.00	\$30,000.00
2. Retro-Reflectivity Sign Program	I	No			1	\$15,000.00	\$15,000.00	\$15,000.00
3. Pavement Marking-Variou Locations	IIB	No			1	\$40,000.00	\$40,000.00	\$40,000.00
4. Roadway Crack Control	IIB	Yes			1	\$45,000.00	\$45,000.00	\$45,000.00
5. Traffic/EVP Repairs	IIB	No			1	\$65,000.00	\$65,000.00	\$65,000.00
6. Sidewalk & Concrete Program 26-00000-01-GM	III	Yes			1	\$120,000.00	\$120,000.00	\$120,000.00
7. Sidewalk Cutting	IIB	No			1	\$85,000.00	\$85,000.00	\$85,000.00
8. City Wide Roadway Patching	III	Yes			1	\$300,000.00	\$300,000.00	\$300,000.00
<b>Total Operation Cost</b>								<b>\$780,000.00</b>

## Estimate of Maintenance Costs

Submittal Type Original Item 8.

Local Public Agency	County	Section	Maintenance Period	
			Beginning	Ending
Crest Hill	Will	26-00000-00-GM	05/01/25	04/30/26

### Estimate of Maintenance Costs Summary

	MFT Funds	RBI Funds	Other Funds	Estimated Costs
<b>Maintenance</b>				
Local Public Agency Labor				
Local Public Agency Equipment				
Materials/Contracts(Non Bid Items)	\$360,000.00			\$360,000.00
Materials/Deliver & Install/Materials Quotations (Bid Items)				
Formal Contract (Bid Items)	\$420,000.00			\$420,000.00
<b>Maintenance Total</b>	<b>\$780,000.00</b>			<b>\$780,000.00</b>

### Estimated Maintenance Eng Costs Summary

	MFT Funds	RBI Funds	Other Funds	Total Est Costs
<b>Maintenance Engineering</b>				
Preliminary Engineering	\$48,150.00			\$48,150.00
Engineering Inspection	\$32,100.00			\$32,100.00
Material Testing	\$6,000.00			\$6,000.00
Advertising				
Bridge Inspection Engineering	\$7,500.00			\$7,500.00
<b>Maintenance Engineering Total</b>	<b>\$93,750.00</b>			<b>\$93,750.00</b>
<b>Total Estimated Maintenance</b>	<b>\$873,750.00</b>			<b>\$873,750.00</b>

Remarks

### SUBMITTED

Local Public Agency Official Signature & Date

Title  

Mayor

County Engineer/Superintendent of Highways Signature & Date

### APPROVED

Regional Engineer Signature & Date  
 Department of Transportation

#### IDOT Department Use Only

Received Location    Received Date    Additional Location?

WMFT Entry By    Entry Date

Local Public Agency	County	Section Number
Crest Hill	Will	26-00000-00-GM

The services to be performed by the consulting engineer, pertaining to the various items of work included in the estimated cost of the maintenance operations (BLR 14222), shall consist of the following:

**PRELIMINARY ENGINEERING** shall include:

Investigation of the condition of the streets or highways for determination (in consultation with the local highway authority) of the maintenance operations to be included in the maintenance program; preparation of the maintenance resolution (BLR 14220 for municipalities and counties), maintenance estimate of cost and, if applicable, proposal; attendance at meetings of the governing body as may reasonably be required; attendance at public letting; preparation of the contract, quotations, and/or acceptance (BLR 12330) form. Also, preparation of the maintenance expenditure statement which must be submitted to IDOT within 3 months of the end of the maintenance period.

**ENGINEERING INSPECTION** shall include:

Furnishing the engineering field inspection, including preparation of payment estimate for contract, material proposal and/or deliver and install proposal and/or checking material invoices of those maintenance operations requiring engineering field inspection. For operations requiring material testing ensure the testing is completed by a qualified firm.

For furnishing preliminary engineering, the engineer will be paid a base fee PLUS a negotiated fee percentage. Only one base fee can be charged per maintenance period. For furnishing engineering inspection, the engineer will be paid a negotiated fee percentage. The negotiated preliminary engineering fee percentage for each maintenance group shown in the "Schedule of Fees" shall be applied to the total estimated costs of that group. The negotiated fee for engineering inspection for each maintenance group shall be applied to the total final cost of that group for the times which required engineering inspections. In no case shall this be construed to include supervision of the contractor operations.

**SCHEDULE OF FEES**

Total of all Maintenance Operations:

<= \$20,000    Base Fee    
  > \$20,000    Base Fee = \$1,250.00

**PLUS**

Maintenance Engineering Category	Preliminary Engineering		Engineering Inspection		Operation(s) to be Inspected
	Maximum Fee %	Negotiated Fee %	Maximum Fee %	Negotiated Fee %	
I	NA	NA	NA	NA	NA
IIA	2%	2%	1%	1%	No
IIB	3%	3%	3%	3%	Yes
III	4%	4%	4%	4%	Yes
IV	5%	5%	6%	6%	Yes

The LPA certifies that the selection of the ENGINEER was performed in accordance with the Local Government Professional Service Selection Act 50 (ILCS 510/1-510/8) and procedures outlined in Chapter 5 of the DEPARTMENT's Bureau of Local Roads and Streets Manual.

BY:

Local Public Agency Signature & Date

Title

Mayor

BY:

Consulting Engineer Signature & Date


**Bryan Welch**

Digitally signed by Bryan Welch  
DN: cn=Bryan Welch, o, ou,  
email=bmwelch@hotmail.com, c=US  
Date: 2025.03.14 08:22:58 -05'00'

Title

Vice President

P.E. Seal & Date



**3/14/2025**

**Approved:**

Regional Engineer, IDOT Signature & Date

## Instructions for BLR 05520

Item 8.

NOTE: Form instructions should not be included when the form is submitted.

This form shall be used by a Local Public Agency (LPA) to establish an agreement with a licensed professional engineer to provide engineering services for maintenance work funded in whole or in part with MFT funds.

For more information, see Chapter 5 of the Bureau of Local Roads and Street Manual (BLRS Manual).

For signature requirements, refer to Chapter 2, Section 3.05(b) of the BLRS Manual.

Local Public Agency	Insert the name of the LPA
County	Insert the name of the county in which the LPA is located.
Section Number	Insert the section number assigned to this project.
Schedule of Fees	If the total of maintenance operations from BLR 14222 is less than \$20,000 then check the box for less than \$20,000 and insert the amount of base fee being charged by the consultant - this cannot exceed \$1,250.00. If the maintenance operations are equal to or greater than \$20,000 the base fee will be \$1,250.00 so that box should be checked. <b>ONLY ONE BASE FEE IS ALLOWED PER MAINTENANCE PERIOD.</b>
Plus	For each maintenance engineering category, there is an acceptable fee listed for preliminary engineering and engineering inspection. The acceptable fee % is the maximum that can be charged for the maintenance engineering category. Under negotiated fee % an amount needs to be inserted for the amount being charged by the consultant. The negotiated fee % cannot exceed the amount listed in the acceptable fee. For maintenance category IIA, only items that require inspection will be allowed to be charged for engineering inspection. Under operation to be inspected list the maintenance operation number from the estimate of cost which applies to the maintenance category.
Local Public Agency Signature	The LPA official will sign and date here, and insert their title.
Consulting Engineer Signature	The consulting engineer will sign and date here, and insert their title along with their PE seal and license expiration date.
IDOT Signature	Upon approval the IDOT regional engineer will sign and date here.

**A minimum of three (3) signed originals must be submitted to the Regional Engineer's District office. Following the IDOT's approval, distribution will be as follows:**

Local Public Agency Clerk  
District  
Engineer (Municipal, Consultant, County)

Agenda Memo

Crest Hill, IL



**Meeting Date:** April 21, 2025

**Submitter:** Ronald J Wiedeman

**Department:** Engineering

**Agenda Item:** A Resolution approving an engagement letter with Chapman and Cutler, LLP in an amount not to exceed \$45,000.00 for funding through the Water Pollution Control Loan Program (Administered by the Illinois EPA) of certain capital projects required for the city’s conversion to Lake Michigan Water.

**Summary:** As part of the process to secure funding for the Capital projects required for the city’s switch to Lake Michigan Water Supply, the city will need to engage Chapman and Cutler as our bond council to secure funding through the Water Pollution Control Loan Program as administered by the IEPA. Chapman and Cutler have done previous work with the city when using this funding stream. The bond amount for approval is 32 million and it is to cover the remaining city required capital projects for the new water supply through the Grand Prairie Water Commission.

**Recommended Council Action:** A Resolution approving an engagement letter with Chapman and Cutler, LLP in an amount not to exceed \$45,000.00 for funding through the Water Pollution Control Loan Program (Administered by the Illinois EPA) of certain capital projects required for the city’s conversion to Lake Michigan Water.

**Financial Impact:**

**Funding Source:** FY 2026 Water Fund

**Budgeted Amount:** \$355,000.00

**Cost:** 45,000.00

**Attachments:**

Res. Approving Ch. Cutler Eng.itr

Engagement letter-city iepa bond (2) 4916-1133-3167 v1



RESOLUTION \_\_\_\_\_

**A RESOLUTION APPROVING AN ENGAGEMENT LETTER WITH CHAPMAN AND CUTLER, LLP IN AN AMOUNT NOT TO EXCEED \$45,000.00 FOR FUNDING THROUGH THE WATER POLLUTION CONTROL LOAN PROGRAM (ADMINISTERED BY THE ILLINOIS EPA) OF CERTAIN CAPITAL PROJECTS REQUIRED FOR THE CITY’S CONVERSION TO LAKE MICHIGAN WATER**

-----  
**WHEREAS**, the Corporate Authorities of the City of Crest Hill, Will County, Illinois, have the authority to adopt resolutions and to promulgate rules and regulations that pertain to the City's government and affairs and protect the public health, safety, and welfare of its citizens; and

**WHEREAS**, pursuant to Section 2-2-12 of the Illinois Municipal Code (65 ILCS 5/2-2- 12), the City Council possesses the authority to enter into contracts that serve the legitimate corporate purposes of the City; and

**WHEREAS**, Chapman and Cutler, LLP (the "Company"), is in the business of, *inter alia*, providing legal services in connection with the issuance of revenue bonds (the "Services"); and

**WHEREAS**, the City Council has previously determined to create the Grand Prairie Water Commission and to transition the City’s water supply from deep wells to Lake Michigan water by the year 2030; and

**WHEREAS**, the City Council has previously sought and obtained funding through the Water Pollution Control Loan Program (administered by the Illinois Environmental Protection Agency) for certain water system infrastructure improvements to enable the transition to Lake Michigan water by the year 2030; and

**WHEREAS**, to secure said funding, the City Council has previously determined that the “Services” provided by the Company are necessary to secure said funding and has engaged the Company regarding other loan program funds and projects and have engaged the Company on prior occasions; and

**WHEREAS**, there are certain capital projects yet to be funded to complete the transition to Lake Michigan water by the year 2030; and

**WHEREAS**, the City Council desires to engage the Company to provide the Services

and the Company is ready, willing, and able to perform the Services for the City; and

**WHEREAS**, the Company has presented the City with an Engagement Letter (the "Agreement") for the purposes of engaging the Company to perform the Services (a copy of the Agreement is attached hereto as Exhibit A and fully incorporated herein); and

**WHEREAS**, the City Council has reviewed the Agreement and determined that the conditions, terms, and provisions of the Agreement are fair, reasonable, and acceptable to the City; and

**WHEREAS**, the City Council has determined that it is in the best interests of the City and its citizens to enter into the Agreement with the Company.

**NOW, THEREFORE, BE IT RESOLVED** by the City Council of the City of Crest Hill, Illinois, pursuant to its statutory authority, as follows:

**SECTION 1: PREAMBLE.** The City Council hereby finds that all the recitals contained in the preamble to this Resolution are true, correct, and complete and are hereby incorporated by reference thereto and made a part hereof.

**SECTION 2: AGREEMENT APPROVED.** The City Council hereby finds and declares that the conditions, terms, and provisions of the Agreement (Exhibit A) are fair, reasonable, and acceptable to the City and that the same is hereby approved in form and substance. Therefore, the City Council hereby authorizes and directs the Mayor to execute and deliver, and the Clerk to attest, the Agreement, and further to take any and all other actions, including without limitation the execution and delivery of any and all documents necessary and appropriate to effectuate the intent of this Resolution, which is to enter into the Agreement with the Company.

**SECTION 3: SEVERABILITY.** If any section, paragraph, clause, or provision of this Resolution is held invalid, the invalidity of such section, paragraph, clause, or provision shall not affect any other provision of this Resolution.

**SECTION 4: REPEALER.** All ordinances, resolutions or orders, or parts thereof, which conflict with the provisions of this Resolution, are to the extent of such conflict hereby repealed.

**SECTION 5: EFFECTIVE DATE.** This Resolution shall be in full force and effect immediately upon its passage and publication according to law.

*[Intentionally Blank]*

PASSED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2025.

	Aye	Nay	Absent	Abstain
Alderwoman Jennifer Methvin	_____	_____	_____	_____
Alderman Scott Dyke	_____	_____	_____	_____
Alderwoman Claudia Gazal	_____	_____	_____	_____
Alderman Darrell Jefferson	_____	_____	_____	_____
Alderperson Tina Oberlin	_____	_____	_____	_____
Alderman Mark Cipiti	_____	_____	_____	_____
Alderman Nate Albert	_____	_____	_____	_____
Alderman Joe Kubal	_____	_____	_____	_____
Mayor Raymond R. Soliman	_____	_____	_____	_____

\_\_\_\_\_  
Christine Vershay-Hall, City Clerk

APPROVED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2025.

\_\_\_\_\_  
Raymond R. Soliman, Mayor

# EXHIBIT A

## (Engagement Letter)

## Exhibit A

March 28, 2025

Mr. Tony Graff  
Interim City Administrator  
City of Crest Hill  
20600 City Center Boulevard  
Crest Hill, Illinois 60403

Re: City of Crest Hill, Will County, Illinois (the “City”)  
Waterworks and Sewerage System Revenue Bonds, IEPA, Series 2025

Dear Tony:

We are pleased to provide an engagement letter for our services as bond counsel for the bonds in reference (the “Bonds”). For convenience and clarity, we may refer to the City in its corporate capacity and to you, the City officers (including the governing body of the City) and employees and general and special counsel to the City, collectively as “you” (or the possessive “your”). You have advised us that the purpose of the issuance of the Bonds, briefly stated, is to provide for improvements to the waterworks and sewerage system of the City. You are retaining us for the limited purpose of rendering our customary approving legal opinion as described in detail below.

### A. DESCRIPTION OF SERVICES

As Bond Counsel, we will work with you and the following persons and firms: the underwriters or other bond purchasers who purchase the Bonds from the City (all of whom are referred to as the “Bond Purchasers”), counsel for the Bond Purchasers, financial advisors, trustee, paying agent and bond registrar and their designated counsel (you and all of the foregoing persons or firms, collectively, the “Participants”). We intend to undertake each of the following (the “Services”) as necessary:

1. Review relevant Illinois law, including pending legislation and other recent developments, relating to the legal status and powers of the City or otherwise relating to the issuance of the Bonds.
2. Obtain information about the Bond transaction and the nature and use of the facilities or purposes to be financed or, for any portion of the Bonds to be issued for

Mr. Tony Graff  
March 28, 2025  
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refunding purposes, the facilities or purposes financed with the proceeds of the bonds to be refunded (the “*Project*”).

3. Review the proposed timetable and consult with the Participants as to the issuance of the Bonds in accordance with the timetable.

4. Prepare or review major Bond documents, including tax compliance certificates, review the bond purchase agreement, if applicable, and, at your request, draft descriptions of the documents which we have drafted. We understand that the Bonds will be purchased by the Illinois Environmental Protection Agency (the “*Purchaser*”) and that the Purchaser will independently perform its due diligence investigation with respect to the Bonds.

5. Prepare or review all pertinent proceedings to be considered by the governing body of the City; confirm that the necessary quorum, meeting and notice requirements are contained in the proceedings and draft pertinent excerpts of minutes of the meetings relating to the financing.

6. Attend or host such drafting sessions and other conferences as may be necessary, including a preclosing, if needed, and closing; and prepare and coordinate the distribution and execution of closing documents and certificates, opinions and document transcripts.

7. Render our legal opinion regarding the validity of the Bonds and the source of payment for the Bonds, which opinion (the “*Bond Opinion*”) will be delivered in written form on the date the Bonds are exchanged for their purchase price (the “*Closing*”). The Bond Opinion will be based on facts and law existing as of its date. Please see the discussion below at Part D. Please note that our opinion represents our legal judgment based upon our review of the law and the facts so supplied to us that we deem relevant and is not a guarantee of a result.

**B. LIMITATIONS; SERVICES WE DO NOT PROVIDE**

Our Services as Bond Counsel are limited as stated above. Consequently, unless otherwise agreed pursuant to a separate engagement letter, our Services *do not* include:

1. Giving any advice, opinion or representation as to the financial feasibility or the fiscal prudence of issuing the Bonds, including, without limitation, the undertaking of the Project, the investment of Bond proceeds, the making of any investigation of or the expression of any view as to the creditworthiness of the City, of the Project or of the Bonds or the form, content, adequacy or correctness of the financial statements of the City. We will not offer you financial advice in any capacity beyond that constituting services of a traditionally legal nature.

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2. Except as described in Paragraph (A)(5) above, assisting in the preparation or review of an official statement or any other disclosure document with respect to the Bonds (which may be referred to as the “*Official Statement*”) or performing an independent investigation to determine the accuracy, completeness or sufficiency of the Official Statement or rendering any advice, view or comfort that the Official Statement does not contain any untrue statement of a material fact or omit to state a material fact necessary to make the statements contained therein, in light of the circumstances under which they were made, not misleading. Please see our comments below at Paragraphs (D)(5) and (D)(6).

3. Independently establishing the veracity of certifications and representations of you or the other Participants. For example, we will not review the data available on the Electronic Municipal Market Access system website created by the Municipal Securities Rulemaking Board (and commonly known as “EMMA”) to verify the information relating to the Bonds to be provided by the Bond Purchasers, and we will not undertake a review of your website to establish that information contained corresponds to that which you provide independently in your certificates or other transaction documents.

4. Supervising any state, county or local filing of any proceedings held by the governing body of the City incidental to the Bonds.

5. Preparing any of the following — requests for tax rulings from the Internal Revenue Service (the “*IRS*”), blue sky or investment surveys with respect to the Bonds, state legislative amendments or pursuing test cases or other litigation.

6. Opining on securities laws compliance or as to the continuing disclosure undertaking pertaining to the Bonds; and, after the execution and delivery of the Bonds, providing advice as to any Securities and Exchange Commission investigations or concerning any actions necessary to assure compliance with any continuing disclosure undertaking.

7. Any other services not specifically set forth above in Part A.

C. ATTORNEY-CLIENT RELATIONSHIP; REPRESENTATION OF OTHERS

Upon execution of this engagement letter, the City will be our client, and an attorney-client relationship will exist between us. However, our Services as Bond Counsel are limited as set forth in this engagement letter, and your execution of this engagement letter will constitute an acknowledgment of those limitations. Also please note that the attorney-client privilege, normally applicable under state law, may be diminished or non-existent for written advice delivered with respect to Federal tax law matters.

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March 28, 2025  
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This engagement letter will also serve to give you express written notice that from time to time we represent in a variety of capacities and consult with most underwriters, investment bankers, credit enhancers such as bond insurers or issuers of letters of credit, ratings agencies, investment providers, brokers of financial products, financial advisors, banks and other financial institutions and other persons who participate in the public finance market on a wide range of issues. Prior to the execution of this engagement letter we may have consulted with one or more of such firms regarding the Bonds including, specifically, the Bond Purchasers. We are advising you, and you understand that the City consents to our representation of it in this matter, notwithstanding such consultations, and even though parties whose interests are or may be adverse to the City in this transaction are clients in other unrelated matters. Your acceptance of our services constitutes consent to these other engagements. Neither our representation of the City nor such additional relationships or prior consultations will affect, however, our responsibility to render an objective Bond Opinion.

Your consent does not extend to any conflict that is not subject to waiver under applicable Rules of Professional Conduct, or to any matter that involves the assertion of a claim against the City or the defense of a claim asserted by the City. In addition, we agree that we will not use any confidential non-public information received from you in connection with this engagement to your material disadvantage in any matter in which we would be adverse to you.

Further, this engagement letter will also serve to give you express notice that we represent many other municipalities, school districts, park districts, counties, townships, special districts and units of local government both within and outside of the State of Illinois and also the State itself and various of its agencies and authorities (collectively, the “*governmental units*”). Most but not all of these representations involve bond or other borrowing transactions. We have assumed that there are no controversies pending to which the City is a party and is taking any position which is adverse to any other governmental unit, and you agree to advise us promptly if this assumption is incorrect. In such event, we will advise you if the other governmental unit is our client and, if so, determine what actions are appropriate. Such actions could include seeking waivers from both the City and such other governmental unit or withdrawal from representation.

We anticipate that the City will have its general or special counsel available as needed to provide advocacy in the Bond transaction and has had the opportunity to consult with such counsel concerning the conflict consents and other provisions of this letter; and that other Participants will retain such counsel as they deem necessary and appropriate to represent their interests.



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March 28, 2025  
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D. OTHER TERMS OF THE ENGAGEMENT; CERTAIN OF YOUR UNDERTAKINGS

Please note our understanding with respect to this engagement and your role in connection with the issuance of the Bonds.

1. In rendering the Bond Opinion and in performing any other Services hereunder, we will rely upon the certified proceedings and other certifications you and other persons furnish us. Other than as we may determine as appropriate to rendering the Bond Opinion, we are not engaged and will not provide services intended to verify the truth or accuracy of these proceedings or certifications. We do not ordinarily attend meetings of the governing body of the City at which proceedings related to the Bonds are discussed or passed unless special circumstances require our attendance.

2. The factual representations contained in those documents which are prepared by us, and the factual representations which may also be contained in any other documents that are furnished to us by you are essential for and provide the basis for our conclusions that there is compliance with State law requirements for the issue and sale of valid bonds. Accordingly, it is important for you to read and understand the documents we provide to you because you will be confirming the truth, accuracy and completeness of matters contained in those documents at the issuance of the Bonds.

3. If the documents contain incorrect or incomplete factual statements, you must call those to our attention. We are always happy to discuss the content or meaning of the transaction documents with you. Any untruth, inaccuracy or incompleteness may have adverse consequences affecting either the tax exemption of interest paid on the Bonds or the adequacy of disclosures made in the Official Statement under the State and Federal securities laws, with resulting potential liability for you. During the course of this engagement, we will further assume and rely on you to provide us with complete and timely information on all developments pertaining to any aspect of the Bonds and their security. We understand that you will cooperate with us in this regard.

4. You should carefully review all of the representations you are making in the transaction documents. We are available and encourage you to consult with us for explanations as to what is intended in these documents. To the extent that the facts and representations stated in the documents we provide to you appear reasonable to us, and are not corrected by you, we are then relying upon your signed certifications for their truth, accuracy and completeness.

5. Issuing the Bonds as “securities” under State and Federal securities laws and on a tax-exempt basis is a serious undertaking. As the issuer of the Bonds, the City is obligated under the State and Federal securities laws and the Federal tax laws to disclose all material

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facts. The City's lawyers, financial advisers and bankers can assist the City in fulfilling these duties, but the City in its corporate capacity, including your knowledge, has the collective knowledge of the facts pertinent to the transaction and the ultimate responsibility for the presentation and disclosure of the relevant information.

6. As noted, the members of the governing body of the City also have duties under the State and Federal securities and tax laws with respect to these matters and should be knowledgeable as to the underlying factual basis for the bond issue size, use of proceeds and related matters.

7. We are also concerned about the adoption by the City of the gift ban provisions of the State Officials and Employees Ethics Act, any special ethics or gift ban ordinance, resolution, bylaw or code provision, any lobbyist registration ordinance, resolution, bylaw or code provision or any special provision of law or ordinance, resolution, bylaw or code provision relating to disqualification of counsel for any reason. We are aware of the provisions of the State Officials and Employees Ethics Act and will assume that you are aware of these provisions as well and that the City has adopted proceedings that are only as restrictive as such Act. However, if the City has stricter provisions than appear in such Act or has adopted such other special ethics or lobbyist provisions, we assume and are relying upon you to advise us of same.

E. FEES

As is customary, we will bill our fees as Bond Counsel on a transactional basis instead of hourly. Disbursements and other non-fee charges are included in our fees for professional services. Factors which affect our billing include: (a) the amount of the Bonds; (b) an estimate of the time necessary to do the work; (c) the complexity of the issue (number of parties, timetable, type of financing, legal issues and so forth); (d) recognition of the partially contingent nature of our fee, since it is customary that in the case no financing is ever completed, we render a greatly reduced statement of charges; and (e) a recognition that we carry the time for services rendered on our books until a financing is completed, rather than billing monthly or quarterly.

Based upon our current understanding of the terms, structure, size and schedule of the proposed financing, the duties we will undertake pursuant to this engagement letter, the time we estimate will be necessary to effectuate the transaction and the responsibilities we will assume, we expect that our fee will be \$45,000.

Our statement of charges is customarily rendered and paid at Closing, or in some instances upon or shortly after delivery of the bond transcripts; we generally do not submit any statement for fees prior to the Closing, except in instances where there is a substantial

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delay from the expected timetable. In such instances, we reserve the right to present an interim statement of charges. If, for any reason, the Bonds are not issued or are issued without the rendition of our Bond Opinion as bond counsel, or our services are otherwise terminated, we expect to negotiate with you a mutually agreeable compensation.

The undersigned will be the attorney primarily responsible for the firm's services on this Bond issue, with assistance as needed from other members of our bond, securities and tax departments.

F. END OF ENGAGEMENT AND POST-ENGAGEMENT; RECORDS

Our representation of the City and the attorney-client relationship created by this engagement letter will be concluded upon the issuance of the Bonds. Nevertheless, subsequent to the Closing, we will prepare and provide the Participants a bond transcript in a CD-ROM format pertaining to the Bonds.

Please note that you are engaging us as special counsel to provide legal services in connection with a specific matter. After the engagement, changes may occur in the applicable laws or regulations, or interpretations of those laws or regulations by the courts or governmental agencies, that could have an impact on your future rights and liabilities. Unless you engage us specifically to provide additional services or advice on issues arising from this matter, we have no continuing obligation to advise you with respect to future legal developments.

This will be true even though as a matter of courtesy we may from time to time provide you with information or newsletters about current developments that we think may be of interest to you. While we would be pleased to represent you in the future pursuant to a new engagement agreement, courtesy communications about developments in the law and other matters of mutual interest are not indications that we have considered the individual circumstances that may affect your rights or have undertaken to represent you or provide legal services.

At your request, to be made at or prior to Closing, any other papers and property provided by the City will be promptly returned to you upon receipt of payment for our outstanding fees and client disbursements. All other materials shall thereupon constitute our own files and property, and these materials, including lawyer work product pertaining to the transaction, will be retained or discarded by us at our sole discretion. You also agree with respect to any documents or information relating to our representation of you in any matter which have been lawfully disclosed to the public in any manner, such as by posting on EMMA, your website, newspaper publications, filings with a County Clerk or Recorder or with the Secretary of State, or otherwise, that we are permitted to make such documents or

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March 28, 2025  
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information available to other persons in our reasonable discretion. Such documents might include (without limitation) legal opinions, official statements, resolutions or ordinances, or like documents as assembled and made public in a governmental securities offering.

In addition, we employ cloud-based applications to transmit and to store some or all information concerning this engagement, including the confidential or personal information you provide us. This means that the information you provide with respect to this engagement will not necessarily be stored within our firm or our network, but rather on a third-party's servers, which is commonly referred to as being stored in the cloud. We have reviewed the terms of use, policies, procedures and security practices of each cloud provider we use and your information will be encrypted while in transit to that third party's servers and while at rest in the cloud. While we cannot provide any type of guarantee about the security of the information stored in the cloud, we have concluded the respective cloud providers' practices are compatible with our professional obligations regarding confidential treatment of your information. If you have any concerns about the cloud applications we use please contact us and we will be glad to discuss them further with you.


Mr. Tony Graff  
March 28, 2025  
Page 9

G. YOUR SIGNATURE REQUIRED

If the foregoing terms are acceptable to you, please so indicate by returning the enclosed copy of this engagement letter dated and signed by an authorized officer not later than 30 days after the date of this letter, retaining the original for your files. Please note that if we perform Services prior to your executing this engagement letter, this engagement letter shall be effective as of the date we have begun rendering the Services. We will provide copies of this letter to certain of the Participants to provide them with an understanding of our role. We look forward to working with you.

Very truly yours,

CHAPMAN AND CUTLER LLP

By   
Lawrence E. White

Accepted and Approved:

CITY OF CREST HILL, WILL COUNTY,  
ILLINOIS

By: \_\_\_\_\_

Title: \_\_\_\_\_

Date: \_\_\_\_\_, 2025

LEW/SGP  
Enclosure



## Agenda Memo

Crest Hill, IL

<b>Meeting Date:</b>	April 21, 2025
<b>Submitter:</b>	Patrick Ainsworth, AICP, Community and Economic Development Director
<b>Department:</b>	Community and Economic Development
<b>Agenda Item:</b>	Resolution for the Appointment of Adam Crossett to the Position of Building Inspector

**Summary:** After successfully completing a professional interview process, Adam Crossett is recommended to fill the role of Building Inspector (Full-Time) within the Community and Economic Development Department. He will have a starting salary of \$72,000 with an effective date of May 5, 2025.

**Recommendation** Staff is respectfully requesting Mayor Soliman make the appointment of Adam Cross to the role of Building Inspector and ask for the City Council to concur with the appointment and approve the attached Resolution.

**Funding Source:** Existing Community Development Staffing Budget

**Attachments:**

Resume of Adam Crossett

Resolution Appointing Adam Crossett to Building Inspector within the Community and Economic Development Department

**RESOLUTION NO. \_\_\_\_\_**

**A RESOLUTION APPROVING THE APPOINTMENT OF ADAM CROSSETT TO THE POSITION OF FULL-TIME BUILDING INSPECTOR FOR THE FOR THE CITY OF CREST HILL EFFECTIVE MAY 5, 2025, AND SETTING THE INITIAL SALARY FOR ADAM CROSSETT**

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**WHEREAS**, the Corporate Authorities of the City of Crest Hill, Will County, Illinois, have the authority to adopt ordinances, resolutions, and rules and regulations that pertain to the City's government and affairs, and which are designed to protect the public health, safety, and welfare of its citizens; and

**WHEREAS**, the Corporate Authorities have previously exercised its statutory authority to create the position of Building Inspector, which position is codified in Chapter 2.41 of the City of Crest Hill Code of Ordinances, as amended from time to time; and

**WHEREAS**, the City of Crest Hill is currently without the services of a permanent full-time Building Inspector; and

**WHEREAS**, Section 2.41.010 establishes that the hiring of the position of Building Inspector shall be by mayoral appointment with the consent of a majority of the City Council; and

**WHEREAS**, the Mayor has appointed Adam Crossett to the position of full-time Building Inspector for the City of Crest Hill beginning May 5, 2025; and

**WHEREAS**, the Corporate Authorities have hereby determined that it is in the best interests of the City and its citizens to approve the Appointment of Adam Crossett as full-time Building Inspector for the City of Crest Hill beginning on May 5, 2025, conditioned on the satisfactory completion of all pre-employment requirements and conditions; and

**WHEREAS**, Section 2.41.020 of the City of Crest Hill Code of Ordinances provides that the compensation for the position of Building Inspector shall be established by the City Council; and

**WHEREAS**, the Corporate Authorities have determined that foregoing appointment of Adam Crossett to the position of full-time Building Inspector, as now approved and effective May 5, 2025, shall be at a starting salary of \$72,000.00 annually with employee benefits as outlined in the City of Crest Hill Employee Handbook, conditioned on the satisfactory completion of all pre-employment requirements and conditions; and

**NOW, THEREFORE, BE IT RESOLVED** by the City Council of the City of Crest Hill, Illinois, pursuant to its statutory authority, as follows:

**SECTION 1: PREAMBLE.** The City Council hereby finds that all the recitals contained in the preamble to this Resolution are true, correct, and complete and are hereby incorporated by reference hereto and made a part hereof.

**SECTION 2: ADAM CROSSETT APPOINTED AS FULL-TIME BUILDING INSPECTOR.** The City Council hereby approves the appointment of Adam Crossett as full-time Building Inspector for the City of Crest Hill effective May 5, 2025, at a starting salary of \$72,000.00 annually with employee benefits as outlined in the City of Crest Hill Employee Handbook, conditioned on the satisfactory completion of all pre-employment requirements and conditions

**SECTION 3: SEVERABILITY.** If any section, paragraph, clause, or provision of this Resolution is held invalid, the invalidity of such section, paragraph, clause, or provision shall not affect any other provision of this Resolution.

**SECTION 4: REPEALER.** All ordinances, resolutions or orders, or parts thereof, which conflict with the provisions of this Resolution, are to the extent of such conflict hereby repealed.

**SECTION 5: EFFECTIVE DATE.** This Resolution shall be in full force and effect immediately upon its passage and publication according to law.

*[Left Intentionally Blank]*



PASSED THIS 21<sup>ST</sup> DAY OF APRIL, 2025.

	Aye	Nay	Absent	Abstain
Alderswoman Jennifer Methvin	_____	_____	_____	_____
Alderman Scott Dyke	_____	_____	_____	_____
Alderswoman Claudia Gazal	_____	_____	_____	_____
Alderman Darrell Jefferson	_____	_____	_____	_____
Aldersperson Tina Oberlin	_____	_____	_____	_____
Alderman Mark Cipiti	_____	_____	_____	_____
Alderman Nate Albert	_____	_____	_____	_____
Alderman Joe Kubal	_____	_____	_____	_____
Mayor Raymond R. Soliman	_____	_____	_____	_____

\_\_\_\_\_  
Christine Vershay-Hall, City Clerk

APPROVED THIS 21<sup>ST</sup> DAY OF APRIL, 2025.

\_\_\_\_\_  
Raymond R. Soliman, Mayor

ATTEST:

\_\_\_\_\_  
Christine Vershay-Hall, City Clerk

# Adam Crossett

**Building Inspector**  
**ICC B1 Certified**

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Adam Crossett

Item 10.

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## Skills

Customer Service, Problem solving, Organization, Troubleshooting, Time Management, Working Independently, Writing/Communication, Attention to Detail, Microsoft Office, Tyler Technologies, Munis Framing/Subfloor Construction, Finish Carpentry, Steel Fabrication, MIG Welding, Painting

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## Experience

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### City of Iowa City / Residential Building/Housing Inspector

September 2019 - PRESENT, Iowa City, IA

- Document non-compliant items and building and housing code violations regarding specific rental properties and inspections. Read and interpret site plans and floor plans for code compliance. Provide reports of specific violations to the property manager(s) or owner(s). Answer any questions about reports or violations. Set deadlines for compliance to be met. Perform follow up inspections to confirm corrections.
- Conduct funding and program based inspections for Healthy Homes program & HUD/Section 8 Housing Assistance program. Perform lead paint hazard assessments in pre-1978 homes with residents 5 years of age or younger during HUD/Section 8 Housing Assistance inspections.
- Serve as liaison or point of contact for public education and questions concerning housing code enforcement details, inspections, procedures, specific inspections and rental properties. Offer details of any public resources available, when applicable, relevant or possible.
- Learn and study local and international codes and ordinances while maintaining individual certifications for B1 Building Inspector (International Code Council) and Lead Paint Inspector/Risk Assessor (Iowa Department of Public Health).
- Issue notices of violation, fines and citations when compliance is not met. Condemning individual units and/or buildings when determined to be necessary.
- Testify and present evidence as representative of the City of Iowa City in court cases and matters related to code enforcement.
- Healthy Homes Project Manager - Provide targeted recommendations towards rehabilitating dilapidated homes to improve the air quality and cut down on Emergency Dept. visits for individuals with lung diseases. Process/accept bids for Healthy Homes rehabilitation projects and enter invoices into Munis software.

### University of Iowa Community HomeCare / Reimbursement Coordinator

November 2017 - September 2019, Iowa City, IA

- Establish and maintain relationships with third party payors, including remaining current on the industry and major payer activities and directives for Iowa
- Follow Financial Policy Guidelines
- Update price matrices and fee schedules
- Assure that dates of service, orders, and admission forms are present, complete and accurate prior to billing (SMNs, DIFs, PAs)
- Check insurance network eligibility and obtain prior authorizations
- Submit claims in a timely manner
- Monitor accounts receivable
- Interact with other Home Care Staff and clients to identify and resolve reimbursement issues and questions

- Perform Collections

**University of Iowa Community HomeCare / Inventory Specialist**

September 2015 - November 2017, Iowa City, IA

Item 10.

- Coordinate shipments of medical supplies and equipment to patients
- Use electronic health record to track deliveries and needs
- Access Epic to determine patient status in the hospital and ensure supplies meet health needs
- Requires excellent written and verbal communication skills with regular phone calls, emails, regular mail, texts, etc. with patients
- Requires basic knowledge of HIPAA law
- Work with little supervision in a collaborative manner

**University of Iowa Dance and Opera Production Unit / Production Assistant & Carpenter**

December 2010 - May 2014, Iowa City, IA

- Build elaborate sets for opera and dance productions at various venues
- Use/Interpret CAD drawings for construction
- Large scale steel fabrication adhering to strict tolerances
- Provide functional supervision and instruction over other students
- Work independently with minimal instruction

**Education**

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**University of Iowa / Bachelor of Arts Health and Human Physiology**

August 2009 - December 2013, Iowa City IA

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## City Council Agenda Memo

Crest Hill, IL

<b>Meeting Date:</b>	April 21, 2025
<b>Submitter:</b>	Patrick Ainsworth, AICP, Community and Economic Development Director Ron Mentzer, Community and Economic Development Consultant
<b>Department:</b>	Community & Economic Development
<b>Agenda Item:</b>	First Amendment to Contract for Purchase of Real Estate (Former City Hall Property)

**Background:**

On July 15, 2024, the City of Crest Hill and QuikTrip Corporation (QT) entered into a real estate contract (hereinafter referred to as the “Contract”) for QT’s potential purchase and redevelopment of the former City Hall site located at 1610 Plainfield Road, with a new fueling center, convenience store, and additional future commercial uses (collectively the “Project”).

**Current Status:**

One of the more important elements of QT’s ongoing due diligence work is to confirm what type of vehicle access the Illinois Department of Transportation (IDOT) will allow onto Plainfield Road for the Project. QT is desirous to have at least one full access curb cut onto Plainfield Road. As such, QT submitted a traffic study and a preliminary site development plan for the Project for IDOT review and input on March 17, 2025. As of the preparation of this memo, IDOT has not responded to this submission.

The original Contract expired on April 11, 2025. QT has submitted a written request for the City’s approval of an amendment (the “First Amendment”) to the Contract that would provide QT an additional 90 days to work with the City of Crest Hill and IDOT to understand what type of driveway access for the Project will be allowed on the adjacent roadways. As previously noted, QT can close on its purchase of the City’s property *without* having to first obtain a permit from IDOT. However, it is imperative to allow QT more time to work with IDOT to at least obtain feedback regarding a full vehicle access curb cut onto Plainfield Road. This request was discussed at the City Council’s April 14, 2025, Work Session meeting. The consensus of the City Council members in attendance at that meeting was to move forward and approve the First Amendment.

**First Amendment Details**

Highlights of the First Amendment discussed at the April 14, 2025, Work Session meeting include:

- Provides for an additional 90-day due diligence period for QT.
- Requires an additional non-refundable QT payment of \$10,000 that will be deposited into the escrow account and go towards the purchase price;
- Acknowledges the City may require or implement vehicular access restrictions and/or traffic calming measures in the Knapp Drive corridor; and

City Council  
April 14, 2025

### First Amendment to the Contract for Purchase of Real Estate of the Former City Hall

- Documents the City’s commitment to cooperate and be a co-applicant on the IDOT driveway access permit for the QT Project if required by IDOT.

Community and Economic Development staff recommends approval of the First Amendment as this will assist efforts to redevelop the former City Hall property, bring a tax-exempt property back onto the property tax rolls, and this extension will also assist the City to understand the accessibility of this site onto Plainfield Road. Should QuikTrip go through with the extension and not purchase the property, the City will at least have gained a more clear understanding of IDOT’s restrictions for vehicle access onto Plainfield Road. Such information will assist with future development/redevelopment efforts.

**Recommended Council Action:** Request approval of a resolution approving and authorizing the execution of a “first amendment to contract for purchase of Real Estate” dated July 15, 2024, by and between the City of Crest Hill and QuikTrip Corporation for the purchase of property located at 1610 Plainfield Road, Crest Hill, Illinois.

**Attachments:**

- Attachment A – Resolution 1246 with Executed Contract to Sell the Old City Hall 1610 Plainfield Road to QuikTrip Corporation
- Attachment B – Resolution Approving and Authorizing the Execution of a “First Amendment to Contract for Purchase of Real Estate” dated July 15, 2024, By and Between the City of Crest Hill and QuikTrip Corporation for the Purchase of Property Located at 1610 Plainfield Road, Crest Hill, Illinois. First Amendment to Contract for Purchase of Real Estate

**ATTACHMENT A**

**CONTRACT FOR PURCHASE OF REAL ESTATE  
(Purchaser: QuikTrip Corporation)**

RESOLUTION NO. 1246

**A RESOLUTION APPROVING AND AUTHORIZING A  
CONTRACT TO SELL THE OLD CITY HALL PROPERTY  
(1610 PLAINFIELD ROAD, CREST HILL) TO QUIKTRIP CORPORATION**

**WHEREAS**, the City Council of Crest Hill, Will County, Illinois, has the authority to adopt resolutions and to promulgate rules and regulations that pertain to its government and affairs and protect the public health, safety, and welfare; and

**WHEREAS**, the City Council desires to sell its property, commonly known as the old City Hall, located at 1610 Plainfield Road, Crest Hill, Illinois (the "Property"); and

**WHEREAS**, on April 15, 2024, the City Council passed Resolution No. 1216 declaring the Property surplus and authorizing City Staff to conduct the sale of the Property and to solicit offers; and

**WHEREAS**, QuikTrip Corporation ("QuikTrip") submitted an acceptable offer subject to negotiation of a Contract with the City; and

**WHEREAS**, the City desires to sell said Property to QuikTrip, and QuikTrip desires to purchase said Property from the City, for the purchase price of One Million Six Hundred Fifty and 00/100 (\$1,650,000) Dollars and on the terms and conditions set forth in the attached Contract for Purchase of Real Estate ("Contract") attached hereto and incorporated herein as **Exhibit A**; and

**WHEREAS**, the City Council hereby finds that it is in the best interests of the City of Crest Hill to enter into said Contract with QuikTrip.

**NOW THEREFORE, BE IT RESOLVED** by the City Council of Crest Hill, Will County, Illinois, pursuant to its statutory authority, as follows:

**SECTION 1:** That the City Council hereby finds that all the recitals contained in the preamble to

this Resolution are true, correct, and complete and are hereby incorporated by reference hereto and made a part hereof.

**SECTION 2:** The City Council hereby approves the Contract for Purchase of Real Estate attached hereto as **Exhibit A** and authorizes the Mayor to execute and enter into said Contract and to do all things necessary to close the sale in accordance with the terms of the Contract, including but not limited to execution of the deed and all closing documents necessary to complete the sale.

**SECTION 3.** In the event that any provision or provisions, portion or portions, or clause or clauses of this Resolution shall be declared to be invalid or unenforceable by a Court of competent jurisdiction, such adjudication shall in no way affect or impair the validity or enforceability of any of the remaining provisions, portions, or clauses of this Resolution that may be given effect without such invalid or unenforceable provision or provisions, portion or portions, or clause or clauses.

**SECTION 4.** All ordinances, resolutions, motions, or parts thereof, conflicting with any of the provisions of this Resolution, are hereby repealed to the extent of the conflict.


**SECTION 5.** This Resolution shall be in full force and effect from and after its passage, approval.

PASSED THIS 15TH DAY OF JULY, 2024.


	Aye	Nay	Absent	Abstain
Alderman Scott Dyke	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Alderdwoman Claudia Gazal	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Alderman Darrell Jefferson	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Alderperson Tina Oberlin	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Alderman Mark Cipiti	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Alderman Nate Albert	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Alderman Joe Kubal	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Alderdwoman Jennifer Methvin	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Mayor Raymond R. Soliman	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

  
 \_\_\_\_\_  
 Christine Vershay-Hall, City Clerk

APPROVED THIS 15TH DAY OF JULY, 2024.

  
 \_\_\_\_\_  
 Raymond R. Soliman, Mayor

ATTEST:

  
 \_\_\_\_\_  
 Christine Vershay-Hall, City Clerk



Store #4452

## CONTRACT FOR PURCHASE OF REAL ESTATE

THIS CONTRACT FOR PURCHASE OF REAL ESTATE (“Contract”) is entered into between the CITY OF CREST HILL, an Illinois Municipal Corporation (“Seller”), and QUIKTRIP CORPORATION, an Oklahoma corporation, or assigns (“Buyer”).

Upon execution of this Contract by both Seller and Buyer, evidenced by their signatures hereto, a valid and binding contract of sale shall exist. The “Effective Date” hereof shall be the last date the Agreement is executed by the Parties. The terms and conditions of which shall be as follows:

1.1 **SALE:** Seller agrees to sell and convey to Buyer by special warranty deed (the “Deed”) and Buyer agrees to purchase the following-described real estate (the “Property”) located in the **City of Crest Hill, Will County, Illinois**, as described on Exhibit “A” and depicted on Exhibit “A-1” attached hereto, together with (i) all strips and gores of land lying adjacent to the Property which Seller owns, (ii) all rights, easements and appurtenances belonging and appertaining thereto which Seller owns, and (iii) all oil, gas and mineral rights associated with the Property, if any, which Seller owns, and (iv) all right, title and interest of Seller in and to any and all (a) roads, streets, alleys or public and private rights of way, bounding the Property and (b) any improvements thereon, if any, in their present condition. The exact size and legal description of the Property shall be determined by a survey, as provided in paragraph 4 hereof. Seller agrees to convey good and marketable title to the Property upon payment of the Purchase Price (as defined below).

1.2 **SELLER REPRESENTATION OF OWNERSHIP:** As of the date of the signing of this Contract by Seller, Seller expressly represents that the names and titles utilized herein to identify Seller, have fee simple ownership of the Property and have the ability to convey the Property to Buyer at Closing.

2. **PURCHASE PRICE:** The total purchase price is **One Million Six Hundred and Fifty Thousand and No/100 Dollars (\$1,650,000.00)** (the “Purchase Price”) payable by Buyer as follows:

(a) Within **Ten (10)** business days of the receipt of Buyer’s corporate approval pursuant to paragraph 3 hereof, **Twenty Thousand and No/100 Dollars (\$20,000.00)** shall be deposited as earnest money and part payment of the Purchase Price (the “Earnest Money Deposit”). The Earnest Money Deposit shall be held in a non- interest bearing account by **Fidelity National Title – National Commercial Services, 210 N. Clark, STE 220, Chicago, IL 60602, ATTN: Kimya Sarmadi the (“Escrow Agent”)**.

(b) The balance of the Purchase Price, in full, shall be paid to Seller, in immediately available funds, upon delivery of the Deed at Closing (as defined below).

3. **CORPORATE APPROVAL:** This Contract is contingent upon Buyer obtaining, within fifteen (15) days after this Contract is executed by the Seller, approval from its corporate management for the purchase of the Property. If such approval is not obtained within this period, this Contract shall automatically terminate without any further action by either party and the Earnest Money Deposit deposited with the Title Company, if any, shall be returned to Buyer.

4. SURVEY: If a survey is available and in the possession of Seller, same shall be provided to Buyer within ten (10) days of the Effective Date hereof. During the Inspection Period (as defined below), Buyer shall cause a topographic and boundary survey, including a beer/wine survey if required to be prepared (the "Survey"). The Survey shall comply with the minimum standard detail requirements for land title surveys as adopted by ALTA/NSPS, and shall be sufficient and contain appropriate certificates to allow the title insurer to issue an ALTA extended coverage owner's title insurance policy. The Survey shall indicate the location of all improvements on the Property, if any. Buyer shall be solely responsible for the cost of the Survey.

5. TITLE: Seller, within sixty (60) days of the Effective Date of this Contract, shall obtain a commitment (the "Title Commitment") for a standard Owners Title Insurance Policy (Owner's Policy ALTA 6-17-06) (the "Title Policy") insuring Buyer in the amount of the Purchase Price as of the date of the recording of the Deed, subject only to reasonable utility easements and building restrictions of record, if any, which do not hinder Buyer's intended plans for the Property. Buyer shall have fifteen (15) days after having received both the Survey and the Title Commitment in which to have the Title Commitment and Survey examined and furnish Seller notice in writing of any objections to the title. In case of valid objections to the title, Seller shall have thirty (30) days or such additional time as may be agreed to in writing by Seller and Buyer to satisfy such objections. Buyer reserves the right to make further objections to any additional title matters arising between the effective date of the Title Commitment and the date of Closing, such additional objections to be satisfied by Seller before Closing. If such valid objections cannot be satisfied within the time specified in this paragraph, Buyer may elect to terminate this Contract by written notice to Seller, whereupon the Earnest Money Deposit and any Additional Earnest Money Deposits shall be returned to Buyer, Buyer shall return the Title Commitment to Seller, and this Contract shall be of no further force and effect. The cost of title insurance shall be the responsibility of Seller and shall be charged to Seller at Closing.

6. TAXES AND PRORATIONS:

(a) Seller shall pay in full:

- (i) all existing improvement liens or other assessments affecting the Property upon the date of Closing, whether such liens or assessments are then due and payable, bonded or otherwise due on one or more future dates;
- (ii) all taxes, other than general ad valorem taxes for the current calendar year, which are a lien on the Property upon the date of Closing; and
- (iii) the cost of any item of workmanship or material furnished on or prior to the date of Closing, including any utility charges, except those costs or utility charges incurred at the direction of Buyer.

(b) The following items shall be prorated between Seller and Buyer as of the date of Closing:

- (i) rents, if any; and

- (ii) general ad valorem taxes for the current calendar year, provided that, if the amount of such taxes has not then been fixed, the proration shall be based upon the rate of levy for the previous calendar year and adjusted upon receipt of actual bills.

7. RISK OF LOSS: Until Closing or transfer of possession, whichever occurs last, risk of loss to the Property shall be upon Seller.

8. ENVIRONMENTAL INFORMATION: Seller shall provide to Buyer copies of any and all reports, studies, investigations, or other documents relating to the environmental or geologic condition of the Property, including wetlands and/or floodplain, within ten (10) days after the Effective Date. Buyer acknowledges that such information is provided for informational purposes only and by doing so Seller makes no representations or warranties, whether expressed or implied, as to the accuracy or completeness of such information or the presence or absence of any hazardous substance or chemical or hydrocarbon product on or about the Property.

9. ENVIRONMENTAL CONDITIONS: If underground storage tanks, petroleum products or other environmental hazards or contamination (the "Environmental Conditions") are found on or in the Property, Seller may choose to either i) be responsible for all costs associated with the removal and remediation of the Environmental Conditions in full compliance with all federal, state and local laws, rules and regulations governing the Environmental Conditions or ii) to offer to allow Buyer to terminate this Agreement. If Seller offers to allow Buyer to terminate this Agreement, Buyer may elect to i) terminate this Agreement, or ii) agree to be solely responsible for the costs associated with Seller's removal and remediation of the Environmental Conditions. If Buyer elects to be responsible for Seller's costs associated with the removal and remediation of the Environmental Conditions, Seller hereby agrees to reasonably cooperate with Buyer and execute any necessary documents, applications, permits or other reports regarding the Environmental Conditions. The provisions of this paragraph shall survive Closing.

10. INSPECTION PERIOD AND BUYER'S RIGHT TO TERMINATE:

(a) Beginning on the Effective Date of this Contract and continuing for a period of **one hundred eighty (180)** days thereafter (the "Inspection Period"), unless such period is extended as provided in paragraph 11 hereof, Buyer and its agents, at Buyer's sole cost and expense, shall have the right to enter the Property to inspect the Property and perform and/or obtain any tests, surveys, studies and assessments, including, but not limited to, a Phase I and Phase II Environmental Assessment involving soil and ground water borings and/or excavations as determined necessary by Buyer. Seller acknowledges and agrees that there are numerous material contingencies to Buyer's acquisition of the Property, including, but not limited to, obtaining necessary governmental approvals and permits, curb cut authorizations, necessary access rights, zoning, availability of utilities, and Buyer's determination of the economic feasibility and general suitability of the Property for Buyer's proposed use. Seller agrees to reasonably cooperate with Buyer, at no cost or expense to Seller, regarding Buyer's inspection of the Property, including, but not limited to, executing any disposal manifests or other documents related to the environmental testing performed by Buyer.

(b) In the event Buyer determines in its sole and absolute discretion that the Property is not suitable for Buyer's intended use within the Inspection Period, as may be extended

as provided herein, Buyer may elect to terminate this Contract by written notice to Seller and the Escrow Agent. If this Contract is terminated, the Earnest Money Deposit shall be distributed pursuant to the provisions of paragraph 14, and neither party shall have any further obligations hereunder. All applications, including applications subsequently required by law or procedure shall be diligently pursued. Seller shall cooperate with Buyer in filing and pursuing governmental approvals as determined necessary by Buyer, provided such cooperation is at no cost or expense to Seller. It is understood that Buyer will be expending considerable time, effort and/or money in conducting the foregoing inspections, which shall constitute independent consideration to Seller for removing the Property from the market.

(c) Buyer shall promptly restore the Property to conditions substantially similar to the condition of the Property immediately prior to any inspection or testing performed by Buyer during the Inspection Period. Buyer agrees to defend, protect, indemnify and hold Seller harmless from and against any damages to the Property or for any and all liability, liens, claims, suits for personal injury, death, or damage to property resulting from or caused by the activities of Buyer's agents, employees, licensees, and contractors on the Property; provided, however, that Buyer shall not be required to indemnify Seller for and Seller shall hold Buyer harmless from any liability or damages arising from the discovery of any existing Environmental Matters on the Property, including any diminution in value of the Property or costs of remediation. This indemnification shall survive Closing or termination of this Contract. Without limiting the foregoing, it shall be a condition of entry by Buyer, its employees and agents or contractors that Buyer shall have furnished Seller with a Certificate of General Liability Insurance in an amount not less than \$2,000,000, single limit which shall insure against claims and demands for damages to property or injury to persons arising out of or related to such entry on the Property, shall name Seller as an additional insured thereunder and shall otherwise be in a commercially reasonable form.

11. **INSPECTION PERIOD EXTENSION:** In the event Buyer is unable to complete its inspection and evaluation of the Property within the initial Inspection Period, Buyer may extend the Inspection Period **for up to two (2) additional forty-five (45) day periods** with the payment of **Five Thousand and No/100 Dollars (\$5,000.00)**, per month (each, an "Additional Earnest Money Deposit"). Such payments shall be delivered to the Escrow Agent on or before the expiration of the Inspection Period or any subsequent extension thereof and shall be deposited as an Additional Earnest Money Deposit. Such payments shall apply to the Purchase Price upon Closing, but shall be non-refundable if the Contract is terminated for any reason other than Seller's default, pursuant to paragraph 5 above or paragraph 22 below. In the event Buyer terminates this Contract, the Escrow Agent shall immediately release these Additional Earnest Money Deposits to Seller.

12. **ROAD IMPROVEMENTS:** In the event that road improvements are required in front of the Property or any property belonging to Seller that is contiguous to the Property by the appropriate governmental entity, for whatever reason, Buyer, at Buyer's expense, shall construct all road improvements required by the appropriate governmental entity.

13. **EASEMENTS:** Seller and Buyer agree to execute slope, ingress/egress, sanitary/storm sewer, septic drainfield, sign and temporary construction easements, any permits, licenses or other documents necessary or required for Buyer's proposed development of the Property.

14. **TERMINATION:** In the event Buyer terminates this Contract for any reason provided herein, the Escrow Agent shall immediately release to Seller One Hundred and No/100

Dollars (\$100.00) of the Earnest Money Deposit, as well as any Additional Earnest Money Deposits paid pursuant to paragraph 11 hereof, as full consideration for this Contract and the granting of this right of termination. The balance of the Earnest Money Deposit shall be immediately returned to Buyer, whereupon no party hereto shall have any further right, duties, claims or liabilities hereunder.

15. SPECIAL CONDITIONS: Buyer agrees it will use commercially reasonable efforts to (i) raze the existing building and structure(s) on the Property within eighteen (18) months from the Closing Date and (ii) complete IEPA required environmental remediation activities on the Property and obtain IEPA required NFR letters for non-residential uses within twenty-four (24) months from the Closing Date. At Closing, Buyer will provide a letter of credit, or other financial assurance acceptable to the Seller, in an amount equal to the estimated cost to complete the demolition, remediation, and NFR obligations.

16. SURPLUS LAND AND USE RESTRICTION:

- (a) Buyer acknowledges that Seller's expectations for the Surplus Land are for the development of a multi-tenant commercial building(s) with quality retailer(s), restaurant user(s) and/or quality free-standing sit-down restaurants or QSR(s).
- (b) At Closing, the Deed conveying the Property shall contain a separate restrictive covenant restricting the use of the Property from any of the uses listed on Exhibit B attached hereto and made a part hereof.

17. SELLER'S REPRESENTATIONS: Seller's representations are as follows:

- (a) There are no contracts or other obligations outstanding for the sale, exchange, or transfer of all or any part of the Property.
- (b) There are no sites of historical or archaeological importance on the Property, which in any way would impede, curtail, limit, or restrict the development of the Property.
- (c) Seller shall not at any time prior to Closing grant to any person an interest in the Property.
- (d) Seller is in full compliance with all applicable laws, regulations, and government guidance relating to the prevention and detection of money laundering violations or terrorist activities or threats. Seller represents and warrants to, and covenants with Buyer that, as of the Effective Date of this Contract and the date of Closing, neither Seller nor any affiliate of Seller, including any person or entity that, directly or indirectly, is in control of, is controlled by, or is under common control with such person or entity or is a director or officer of such person or entity, or of an affiliate of such person or entity, is or shall be (i) listed on the Specially Designated Nationals or

Blocked Person List maintained by the Office of Foreign Assets Control (“OFAC”), Department of the Treasury, or any other similar lists maintained by OFAC or any other governmental authority pursuant to any authorizing statute, Executive Order or regulation; or (ii) a Person designated under Section 1(b), (c) or (d) of Executive Order No. 13224 (September 23, 2001), any related enabling legislation, or any other similar Executive Orders.

18. CLOSING: The closing of this Contract (“Closing”) shall take place at the offices of the Escrow Agent within thirty (30) days after the expiration of the Inspection Period, as may be extended pursuant to paragraph 11 or satisfaction of all contingencies hereto, as determined in Buyer’s sole discretion, whichever occurs first.

19. CLOSING — SELLER’S DELIVERIES: At Closing, Seller shall deliver or cause to be delivered to Buyer, at Seller’s sole cost and expense, each of the following:

- (a) The Deed, duly executed and acknowledged by Seller.
- (b) The FIRPTA Certificate, duly executed and acknowledged by Seller.
- (c) The final revised Title Policy in the form specified in paragraph 5 hereof.
- (d) All additional documents and instruments as in the mutual and reasonable opinion of Seller’s and Buyer’s counsel and the Escrow Agent, are reasonably necessary for the proper consummation of this transaction.
- (e) A certificate stating that the representation and warranty contained in paragraph 17(d) is true and correct as of, and through, the Closing.

20. CLOSING — BUYER’S DELIVERIES: At the Closing, Buyer, at Buyer’s sole cost and expense, shall deliver to Seller the following:

- (a) The Purchase Price in the amount and manner required by paragraph 2 hereof.
- (b) All additional documents and instruments as in the mutual and reasonable opinion of Seller’s and Buyer’s counsel and the Escrow Agent, are reasonably necessary for the proper consummation of this transaction.

21. POSSESSION: Seller shall vacate and cause all other persons to vacate the Property, and shall deliver tenant-free possession of the Property to Buyer at Closing.

22. BREACH OR FAILURE TO CLOSE: If, after Seller has performed Seller’s obligations under this Contract, and if within five (5) days after the date specified for Closing under paragraph 19, Buyer fails to make the payments under this Contract, without reasonable cause or extension, then the Earnest Money Deposit and any Additional Earnest Money Deposit shall be paid to Seller as liquidated damages for the breach of the Contract by Buyer, as Seller’s sole remedy. Seller and Buyer agree that such amount is a reasonable amount for liquidated

damages and that it would be impractical and extremely difficult to determine actual damages. If Buyer shall perform all of the obligations of Buyer hereunder and Seller shall breach this Contract or fail to perform all of the obligations of Seller hereunder, then Buyer shall be entitled to either (i) cancel and terminate this Contract, and receive a full refund of the Earnest Money Deposit and any Additional Earnest Money Deposits or (ii) pursue specific performance. Buyer and Seller may mutually agree, in writing, to terminate this Contract. If so, Buyer shall receive a full refund of the Earnest Money Deposit and any Additional Earnest Money Deposits.

23. NOTICES: All notices required under this Contract shall be deemed to be properly served if reduced to writing and sent by (i) certified or registered mail; (ii) Federal Express or similar overnight courier; (iii) facsimile transmission; (iv) e-mail with read receipt requested; or (v) personal delivery, and the date of such notice will be deemed to have been the date on which such notice is delivered or attempted to be delivered as shown by the certified mail return receipt or a commercial delivery service record, in the case of facsimile on the date of receipt of the transmission as shown on a successful transmission confirmation receipt, or in the case of e-mail on the date of transmission as shown on the system time for the transmitting party. Provided, however, that if the date for the performance of any action or obligation, or any time period specified hereunder occurs on a Saturday, Sunday, days proclaimed as legal holidays by the state, city or federal government or days where the recipient party's office is closed due to natural disaster, then such date or time period shall be extended until the next business day. All notices shall be addressed as follows, unless otherwise specified in writing:

**SELLER:**

Name: City of Crest Hill  
 Address: 20600 City Center Boulevard  
 Crest Hill, Illinois 60403  
 Attn: Mayor Raymond R. Soliman  
 Fax: 815-741-5100  
 E-Mail: rsoliman@cityofcresthill.com

with a copy to:

Spesia & Taylor  
 1415 Black Road  
 Joliet, Illinois 60435  
 Attn: Christian G. Spesia  
 Fax: 815-726-6828  
 E-Mail: cspesia@spesia-taylor.com

**BUYER:**

QuikTrip Corporation  
 4705 South 129<sup>th</sup> East Avenue  
 Tulsa, Oklahoma 74134  
 Attn: Michael Z Ward, Division Real Estate Manager  
 Fax: (918) 615-7441  
 E-Mail: mward@quiktrip.com

with a copy to:

QuikTrip Corporation

50 S. Main St, STE 200  
 Naperville, IL 60540  
 Attn: Charlie Tarwater, Real Estate Manager  
 Fax : (918) 760-3070  
 E-Mail: ctarwate@quiktrip.com

with a copy to:

QuikTrip Corporation  
 4705 South 129<sup>th</sup> East Avenue  
 Tulsa, Oklahoma 74134  
 Attn: General Counsel  
 Fax: (918) 994-3594  
 E-Mail: legalnotice@quiktrip.com

24. **BROKER: Buyer and Seller acknowledge there are no brokers involved in this transaction other than Mike Wesley and Matt Smetana of Edgemark who shall be paid a commission by Seller at Closing pursuant to separate agreement.** Except for the foregoing, Seller and Buyer shall indemnify and hold each other harmless from any and all claims, liabilities, damages or expenses, including attorneys' fees and court costs, resulting from claims by any other broker, finder, agent or salesperson arising from the sale of the Property pursuant to this Contract. This indemnity shall survive the Closing.

25. **ASSIGNMENT:** Buyer shall not assign this Contract except to an affiliate of Buyer. For purposes of this Contract, an "affiliate" means, with respect to Buyer, any person or entity directly or indirectly controlling, controlled by, or under common control with Buyer. For purposes of this definition, the terms "controls", "is controlled by", and/or "is under common control with" shall mean the possession, direct or indirect, of the power to direct or cause the direction of the management and policies of persons or entities, whether through the ownership of owning securities, by Agreement or otherwise.

26. **LEGAL FEES:** If either Buyer or Seller brings any action or suit against the other for any matter relating to or arising out of this Contract then the prevailing party in such action, suit or proceeding, whether by final judgment or out of court settlement, shall be entitled to recover from the other party all costs and expenses of suit, including actual reasonable attorneys' fees.

27. **EFFECT:** This Contract, when executed by both Seller and Buyer, shall be binding upon and inure to the benefit of Seller and Buyer.

28. **ENTIRETY:** This Contract sets forth the complete understanding of Seller and Buyer and supersedes all previous negotiations, representations and agreements between them and their agents.

29. **AMENDMENT:** This Contract can only be amended or modified by a written agreement signed by Seller and Buyer.

31. **CONFIDENTIALITY:** Seller and Buyer agree to keep any and all financial information disclosed by Buyer to Seller confidential and not to make any public announcement or disclosure or provide any third party any information or facts related to such information.



without the written consent of the Buyer. The Seller's Confidentiality obligation pursuant to this Paragraph is subject to all obligations to comply with the requirements of the Illinois Freedom of Information Act. The provisions of this paragraph shall survive Closing.

32. **GOVERNING LAW, JURISDICTION AND VENUE:** This Contract shall be governed by, and construed and interpreted under, the laws and judicial decisions of the State of Illinois. The Parties, to the fullest extent permitted by law, hereby knowingly, willingly, intentionally, and voluntarily submit to the exclusive personal and subject matter jurisdiction of the Circuit Court for the Twelfth Judicial Circuit, Will County, Illinois. As such, the Parties hereby waive and forfeit their right to challenge jurisdiction and venue over any such dispute in said court, including but not limited to their ability to file motions to dismiss on jurisdictional grounds, to file motions for any change of venue, including but not limited to a motion forum *non conveniens*, and to file any motion seeking removal to federal court.

33. **COUNTERPARTS:** This Contract and any amendment thereto may be executed in any number of counterparts, all of which taken together shall constitute one and the same original, and the execution of separate counterparts by Buyer and Seller shall bind Buyer and Seller as if they had each executed the same counterpart. Further, the parties agree that this Contract may be signed by electronic signature. The parties further agree that the electronic signatures appearing on this Contract shall be treated, for purposes of validity, enforceability, authentication, and admissibility, the same as hand-written signatures.

34. **TIME OF ESSENCE:** This Contract shall be null and void unless signed by Seller and delivered to Buyer on or before 5:00 P.M., July 2, 2024. Time is of the essence of this Contract and Buyer and Seller hereby agree to perform each and every obligation hereunder in a prompt and timely manner; provided, however, that if the date for the performance of any action or obligation, or any time period specified hereunder occurs on a Saturday, Sunday, days proclaimed as legal holidays by the state, city or federal government or days where the recipient party's office is closed due to natural disaster, then such date or time period shall be extended until the next business day. Initials R.S.

35. **CITY MONUMENT SIGN EASEMENT:** Prior to the end of the Inspection Period, Seller and Buyer shall agree upon the terms of a sign easement (the "Easement") to accommodate the Seller's future construction of a Primary "City of Crest Hill City of Neighbors" masonry monument sign (the "Sign"). The Sign shall be similar in design to the Primary Sign Redesign details illustrated on Exhibit C or an alternate design mutually agreed upon by Seller and Buyer. At Closing, the Easement shall be dedicated to or reserved by Seller in a portion of southeast corner of the Property. The precise size and location of the Easement to be agreed upon by Buyer and Seller prior to the end of the Inspection Period and shall minimize site impacts on the business operations to be conducted on the Property, including the surplus portion. The Sign shall not to exceed six (6) feet, six (6) inches in height or 13'-8" in length.

36. **COORDINATED SITE REDEVELOPMENT PLAN:** No later than two (2) years from Closing, Buyer agrees to commence the process of rough grading the Property, constructing interior access roads allowing each development pad on the Property to access all three existing driveways, and grant easements for the benefit of the remaining parcels for access and utilities.

Furthermore, Buyer agrees the planned QuikTrip Gas Station gasoline pump island improvements will be located either along the Plainfield Road frontage of the Property, west of the planned convenience store building, or in another location mutually agreed upon by the Seller and Buyer that would minimize the impact these improvements will have on the existing residential development to the east.

**37. IMPROVEMENT AND MAINTENANCE OF STATE OWNED RIGHT OF WAY:**  
Subject to the consent and approval of the Illinois Department of Transportation, Buyer agrees to maintain the vegetation on the unimproved section of State right-of-way located adjacent to the southeast corner of the Property and at the northwest corner of Knapp Street and Theodore Street consistent with the landscape improvements and maintenance performed by Buyer on the Property it intends to develop as a QuikTrip gas station and convenience mart; provided, if IDOT or the land owner does not consent to such activity, Buyer shall not be obligated to perform such improvement or maintenance.

**(signature pages to follow)**

APPROVED BY SELLER: This 15<sup>th</sup> day of JULY, 2024.

CITY OF CREST HILL

By: Raymond R. Soliman  
Raymond R. Soliman  
Mayor

APPROVED BY BUYER: This 3<sup>rd</sup> day of July, 2024.

QUIKTRIP CORPORATION

By: Charlie Tarwater  
Charlie Tarwater  
Real Estate Manager

BUYER'S CONTRACT REVIEW:  
QuikTrip Corporation

By: Matt Christensen  
Matt Christensen  
Corporate Counsel

Dated: July 3, 2024

BUYER'S CORPORATE APPROVAL:  
QuikTrip Corporation

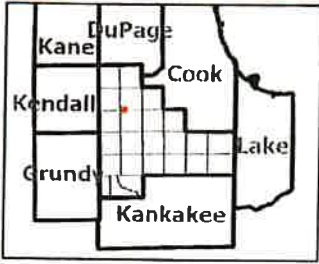
By: Michael Z. Ward  
Michael Z. Ward  
Division Real Estate Manager  
Regional Director of Real Estate  
Dated: 7/3/2024

**EXHIBIT "A"**  
**Property Description**

Approximately 244,807 +/- square feet of land located at the northeast corner of the existing Plainfield Rd (SR 30) right-of-way and Theodore St (SR 7) in the City of Crest Hill, Will County, Illinois. Exact legal description to be determined by survey.

A depiction of the Property is set forth on Exhibit "A-1".

EXHIBIT "A-1"  
GIS Depiction

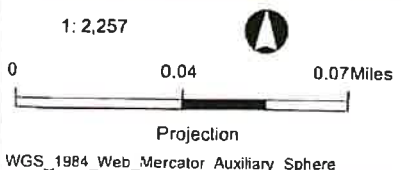


**Legend**

- Address Points
- ▭ Parcels
- ▭ Townships

**Notes**

Date: 6/13/2024



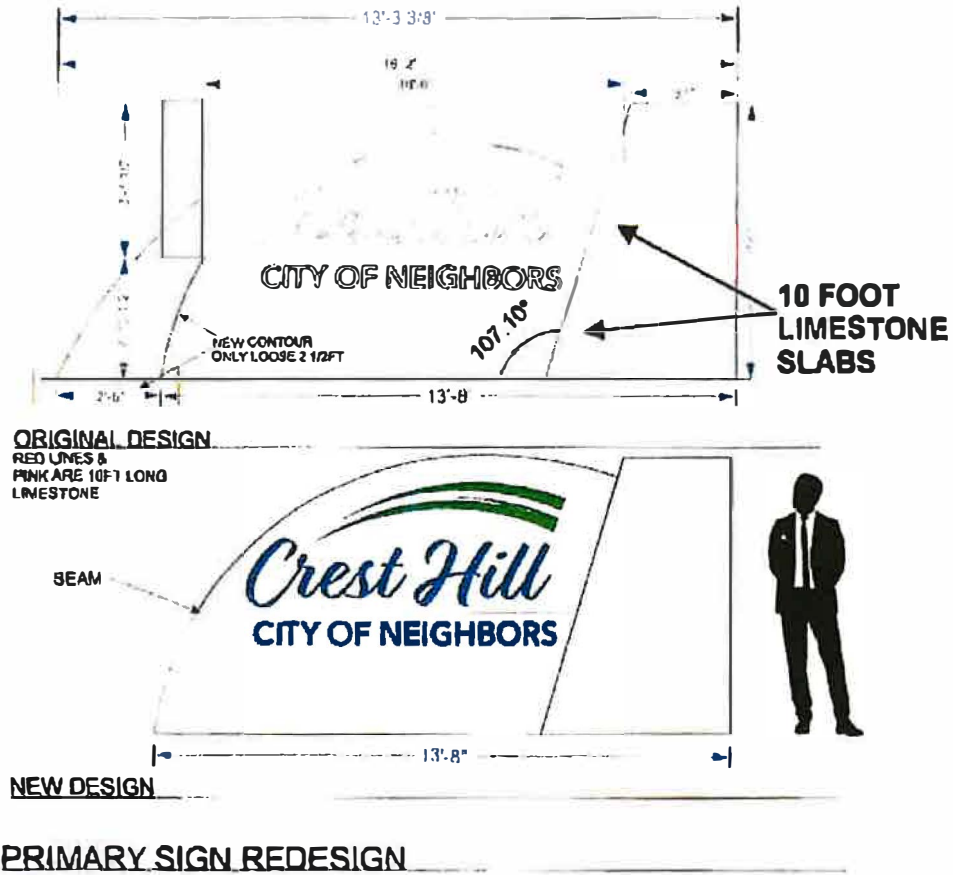
**Disclaimer of Warranties and Accuracy of Data:** Although the data developed by Will County for its maps, websites, and Geographic Information System has been produced and processed from sources believed to be reliable, no warranty, expressed or implied, is made regarding accuracy, adequacy, completeness, legality, reliability or usefulness of any information. This disclaimer applies to both isolated and aggregate uses of the information. The County and elected officials provide this information on an "as is" basis. All warranties of any kind, express or implied, including but not limited to the implied warranties of merchantability, fitness for a particular purpose, freedom from contamination by computer viruses or hackers and non-infringement of proprietary rights are disclaimed. Changes may be periodically made to the information herein, those changes may or may not be incorporated in any new version of the publication. If you have obtained information from any of the County web pages from a source other than the County pages, be aware that electronic data can be altered subsequent to original distribution. Data can also quickly become out of date. It is recommended that careful attention be paid to the contents of any data, and that the originator of the data or information be contacted with any questions regarding appropriate use. Please direct any questions or issues via email to [gis@willcountyilinois.com](mailto:gis@willcountyilinois.com)

**EXHIBIT "B"**  
**Restricted Uses**

The following uses shall be prohibited or limited on the Property as set forth below:

- a. Large Equipment/Machinery, Boats, Trucks, Campers, RV, Sales/Rental
- b. Large Equipment/Machinery, Boats, Trucks, Campers, RV, Service
- c. Animal Shelter/Kennel
- d. Automobile Body Repairing/Painting Services and Automobile Diagnostic/Service Centers
- e. Automobile Laundry (Car Wash)
- f. Automobile Rental Agency
- g. Automobile Sales and or Leasing/Service; new and used
- h. Car Title Loans
- i. Pawn Shop
- j. Second Hand Shops/Rummage Shops
- k. Pay Day Loans
- l. Freestanding Tobacco, Cigar/Cigarette Shop
- m. Self Service Storage Facility
- n. Ambulance Service
- o. Taxicab, Chauffeur/Limousine Service
- p. Freestanding Package Liquor store
- q. Dry cleaning/pressing establishment
- r. Laundromat
- s. Resale dealer
- t. Daycare center/nursery school
- u. Not-for-profit or charitable organizations
- v. Video Gaming shall be allowed when limited to a Licensed "Truck Stop" Establishment per Chapter 5.77 of the City Code
- w. Limited to one (1) hair salon
- x. Limited to one (1) barber shop
- y. Limited to one (1) nail salon

Exhibit "C"  
Primary City Sign Design Examples





**ATTACHMENT B**

**FIRST AMENDMENT TO CONTRACT FOR  
PURCHASE OF REAL ESTATE  
(Purchaser: QuikTrip Corporation)**

## RESOLUTION NO. \_\_\_\_\_

**A RESOLUTION APPROVING AND AUTHORIZING THE EXECUTION OF A “FIRST AMENDMENT TO CONTRACT FOR PURCHASE OF REAL ESTATE” DATED JULY 15, 2024 BY AND BETWEEN THE CITY OF CREST HILL AND QUIKTRIP CORPORATION FOR THE PURCHASE OF PROPERTY LOCATED AT 1610 PLAINFIELD ROAD, CREST HILL, ILLINOIS.**

**WHEREAS**, the City Council of Crest Hill, Will County, Illinois, has the authority to adopt resolutions and to promulgate rules and regulations that pertain to its government and affairs and protect the public health, safety, and welfare; and

**WHEREAS**, the City Council desires to sell its property, commonly known as the old City Hall, located at 1610 Plainfield Road, Crest Hill, Illinois (the “Property”); and

**WHEREAS**, on April 15, 2024, the City Council passed Resolution No. 1216 declaring the Property surplus and authorizing City Staff to conduct the sale of the Property and to solicit offers; and

**WHEREAS**, QuikTrip Corporation (“QuikTrip”) submitted an acceptable offer subject to negotiation of a Contract with the City; and

**WHEREAS**, on July 15, 2024, the City Council passed Resolution #1246, which authorized the Mayor to execute on the City’s behalf a Purchase Agreement by and between the City and QuikTrip for the purchase price of One Million Six Hundred Fifty and 00/100 (\$1,650,000) Dollars and on the terms and conditions set forth in the Contract for Purchase of Real Estate (“Contract”) attached to Resolution #1246 which is attached hereto and incorporated herein as **Exhibit A**; and

**WHEREAS**, QuikTrip is still in the process of performing its due diligence pursuant to the Contract, including the exercise of two extension periods; and

**WHEREAS**, QuikTrip has requested that the City extend the due diligence period for an additional 90 days and has agreed to the terms of the attached “First Amendment To Contract For Purchase Of Real Estate “First Amendment,” a copy of which is attached hereto as **Exhibit B** and which has been prepared by the City Attorney and reviewed by City Staff; and

**WHEREAS**, the City Council has reviewed the First Amendment and has determined that its terms are acceptable to the City; and

**WHEREAS**, the City Council hereby finds that it is in the best interest of the City of Crest Hill to authorize and approve the execution of the First Amendment with QuikTrip.

**NOW THEREFORE, BE IT RESOLVED** by the City Council of Crest Hill, Will County, Illinois, pursuant to its statutory authority, as follows:

**SECTION 1:** That the City Council hereby finds that all the recitals contained in the preamble to this Resolution are true, correct, and complete and are hereby incorporated by reference hereto and made a part hereof.

**SECTION 2:** The City Council hereby approves the First Amendment To Contract For Purchase Of Real Estate attached hereto as **Exhibit B** and authorizes the Mayor to execute said First Amendment and to do all things necessary to close the sale in accordance with the terms of the Contract and First Amendment, including but not limited to execution of the deed and all closing documents necessary to complete the sale of the property to QuikTrip.

**SECTION 3.** In the event that any provision or provisions, portion or portions, or clause or clauses of this Resolution shall be declared to be invalid or unenforceable by a Court of competent jurisdiction, such adjudication shall in no way affect or impair the validity or enforceability of any of the remaining provisions, portions, or clauses of this Resolution that may be given effect without such invalid or unenforceable provision or provisions, portion or portions, or clause or clauses.

**SECTION 4.** All ordinances, resolutions, motions, or parts thereof, conflicting with any of the provisions of this Resolution, are hereby repealed to the extent of the conflict.

**SECTION 5.** This Resolution shall be in full force and effect from and after its passage and approval.

{Left Intentionally Blank}

PASSED THIS 21<sup>ST</sup> DAY OF APRIL, 2025.

	Aye	Nay	Absent	Abstain
Alderman Scott Dyke	_____	_____	_____	_____
Alderwoman Jennifer Methvin	_____	_____	_____	_____
Alderwoman Claudia Gazal	_____	_____	_____	_____
Alderman Darrell Jefferson	_____	_____	_____	_____
Alderperson Tina Oberlin	_____	_____	_____	_____
Alderman Mark Cipiti	_____	_____	_____	_____
Alderman Nate Albert	_____	_____	_____	_____
Alderman Joe Kubal	_____	_____	_____	_____
Mayor Raymond R. Soliman	_____	_____	_____	_____

\_\_\_\_\_  
Christine Vershay-Hall, City Clerk

APPROVED THIS 21<sup>ST</sup> DAY OF APRIL, 2025.

\_\_\_\_\_  
Raymond R. Soliman, Mayor

ATTEST:

\_\_\_\_\_  
Christine Vershay-Hall, City Clerk

*Execution Version*

## FIRST AMENDMENT TO CONTRACT FOR PURCHASE OF REAL ESTATE

This First Amendment to Contract for Purchase of Real Estate (this “Amendment”) is entered into effective the date it is last executed, between the **City of Crest Hill, an Illinois Municipal Corporation** (“Seller”), and **QuikTrip Corporation, an Oklahoma corporation**, or assigns (“Buyer”). Seller entered into a Commercial Real Estate Sale Contract with Buyer effective the 15th day of July, 2024 (the “Contract”). The parties now desire to amend such Contract and in consideration of the mutual agreements herein contained, it is agreed as follows:

1. Paragraph 11 of the Contract is hereby deleted in its entirety and replaced with the following:

“In the event Buyer is unable to complete its inspection and evaluation of the Property within the initial 180 days of the Inspection Period, Buyer may extend the Inspection Period for up to **two (2)** additional forty-five (45) day periods with the payment of Five Thousand and No/100 Dollars (\$5,000.00), per extension, and **one (1)** additional ninety (90) day period, with the payment of **Ten Thousand and No/100 Dollars (\$10,000.00)** (each payment for the extensions shall be an “Additional Earnest Money Deposit” and collectively referred to as the “Additional Earnest Money Deposits). Such payments shall be delivered to the Escrow Agent on or before the expiration of the Inspection Period or any subsequent extension thereof and shall be deposited as an Additional Earnest Money Deposit. Such payments shall apply to the Purchase Price upon Closing, but shall be non-refundable if the Contract is terminated for any reason other than Seller’s default, pursuant to paragraph 5 above or paragraph 22 below. In the event Buyer terminates this Contract, the Escrow Agent shall immediately release these Additional Earnest Money Deposits to Seller.”

2. The following language is hereby added to the end of paragraph 15 of the Contract:

“Buyer and Seller acknowledge that Seller may require access restrictions and/or traffic calming measures along the Knapp Drive corridor as part of Seller’s approval of Buyer’s permit applications for Buyer’s proposed development of the Property. Buyer and Seller acknowledge that a condition precedent to Buyer for Closing of this Contract is that Buyer must obtain approval from the Illinois Department of Transportation (“IDOT”) for a full access driveway on Plainfield Road which services the Property (the “Full Access Approval”). In the event the Full Access Approval is not granted to Buyer prior to the expiration of the Inspection Period, as may be extended, and Buyer elects to terminate this Contract, the Escrow Agent shall immediately release to Seller One Hundred and No/100 Dollars (\$100.00) of the Earnest Money Deposit and the Additional Earnest Money Deposits as full consideration of this Contract and the remainder of the Earnest Money Deposit shall be returned to Buyer, whereupon no party shall have any further right, duties, claims or liabilities hereunder.”

3. This Amendment may be executed in any number of counterparts, each of which shall be deemed to be an original and all of which, taken together, shall constitute one and the same instrument. Any signature delivered by a party hereto by facsimile transmission or by electronic mail in a portable document format shall be deemed an original signature hereto, and the parties hereby agree to accept and rely upon any such document sent by facsimile transmission or by electronic mail as if same bore original signatures.
4. All capitalized terms used in this Amendment, unless defined herein, have the same meanings given to them in the Contract. In the event of a conflict between the terms of the Contract and this Amendment, the terms of the Amendment shall prevail.
5. **Buyer and Seller acknowledge and agree this paragraph is for informational purposes only and creates no obligations on Buyer or Seller. Buyer and Seller intend to allow Buyer the right to extend the Inspection Period for additional time to conduct its inspections and evaluations of the Property. Buyer shall continue to have all rights provided for in the Contract during the Inspection Period, including the right to terminate if Buyer determines in its sole and absolute discretion that the Property is not suitable for its intended use. Buyer intends, but shall not be obligated, to (i) continue communications with IDOT and Seller's Planning and Development Staff regarding curb cuts and access to the Property, (ii) pursue a variance through the Seller's authority having approval rights, and (iii) finalize and submit updated elevation renderings of Buyer's Development to the Seller's planning and development staff for review and approval. Seller agrees that if necessary, Seller will be a co-applicant on any permits submitted to IDOT for curb cuts and access to the Property, all at no cost to Seller. Buyer submitted its second round of development plans for Buyer's Development to the Seller's authority having approval rights on 2/28/2025 for Seller's planning and development staff's review. Buyer is currently working on providing Seller with updated renderings and elevations for Buyer's Development, which Buyer intends to consist of Buyer's newest prototype. Buyer intends to deliver such elevations and renderings to Seller by early May 2025.**

(The remainder of this page is intentionally left blank. Signature page follows.)

In all other respects, the Contract is hereby ratified and confirmed.

APPROVED BY SELLER: This \_\_\_\_\_ day of April, 2025.

City of Crest Hill

\_\_\_\_\_  
Raymond R. Soliman, Mayor

APPROVED BY BUYER: This \_\_\_\_\_ day of April, 2025.

QuikTrip Corporation

By: \_\_\_\_\_  
Truitt Priddy  
Division Real Estate Manager



## Agenda Memo

Crest Hill, IL

<b>Meeting Date:</b>	04-21-25
<b>Submitter:</b>	Police Chief Edward Clark
<b>Department:</b>	Police Department
<b>Agenda Item:</b>	Salary request for position of Deputy Chief

### Summary:

Mayor and Council,

After careful assessment and consideration, I decided to appoint Sergeant David L. Reavis Jr. to the position of Deputy Chief. Dave brings nearly 25 years of police experience, with a strong background in Patrol, Investigations, and supervisory roles within both divisions. I am confident he will be a valuable addition to the police administration and a strong complement to Deputy Chief Dobczyk and myself.

I have discussed the appointment and salary with the City Council, and I am formally requesting Deputy Chief David L. Reavis Jr. to start at \$136,000.00.

**Recommended Council Action:** Approval of Deputy Chief Salary at \$136,000.00

### Financial Impact: \$136,000.00

**Funding Source:** General Fund

**Budgeted Amount:** \$136,000.00

**Cost:** \$136,000.00

### Attachments:



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

**AN ORDINANCE SETTING THE SALARY FOR THE POSITION OF DEPUTY CHIEF OF POLICE (PATROL) FOR THE CITY OF CREST HILL**

**WHEREAS**, Section 10-2.1-4 of the Illinois Municipal Code (65 ILCS 5/1-1.1 et. seq.) authorizes the Corporate Authorities of any non-home rule municipality of 130,000 or fewer inhabitants to establish, by ordinance, a position of deputy chief of police which shall be appointed by the chief of police; and

**WHEREAS**, the Corporate Authorities of the City of Crest Hill have established by Ordinance, in Section 2.32.060 of the City Code, the position of Deputy Chief of Police; and

**WHEREAS**, Section 10-2.1-4 of the Illinois Municipal Code further states that any such ordinance shall provide for no more than two (2) deputy chief positions if the police department has twenty-five (25) or more full-time police officers; and

**WHEREAS**, the City of Crest Hill (the "City") is a non-home rule municipality consisting of less than 130,000 inhabitants and currently employs through its police department (the "Police Department") more than twenty-five (25) full-time police officers; and

**WHEREAS**, Section 2.32.060(A) also provides that the Chief of Police has the authority to appoint no more than two (2) Deputy Chiefs of Police, subject to the availability of funding for such position as determined by the City Council; and

**WHEREAS**, a vacancy currently exists for one Deputy Chief of Police of Patrol following the resignation of Deputy Chief Jason Opiola, and the Chief of Police having appointed Sergeant David L. Reavis, Jr. to the position of Deputy Chief of Police (Patrol) to fill the Opiola vacancy pursuant to the authority granted by the Municipal Code and Section 2.32.060 of the Crest Hill Code of Ordinances, and the Corporate Authorities having consented to the appointment; and

**WHEREAS**, the Corporate Authorities have determined that funding is available for the position of Deputy Chief of Police to which Detective Sergeant Jason Opiola has been appointed

**NOW, THEREFORE, BE IT ORDAINED** by the City Council of the City of Crest Hill, Will County, Illinois, as follows:

SECTION 1: The Preambles and Recitals in this Ordinance are incorporated herein by reference.

SECTION 2: That the corporate authorities of the City of Crest Hill hereby set the yearly salary for the position of Deputy Chief of Police to which Detective Sergeant Jason Opiola has been appointed at One Hundred Twenty-Two Thousand Dollars (\$136,000.00).

SECTION 3: This Ordinance shall take effect upon its passage and publication according to law.

PASSED THIS 21<sup>ST</sup> DAY OF APRIL 2025.

	Aye	Nay	Absent	Abstain
Aldерwoman Jennifer Methvin	_____	_____	_____	_____
Alderman Scott Dyke	_____	_____	_____	_____
Aldерwoman Claudia Gazal	_____	_____	_____	_____
Alderman Darrell Jefferson	_____	_____	_____	_____
Aldерperson Tina Oberlin	_____	_____	_____	_____
Alderman Mark Cipiti	_____	_____	_____	_____
Alderman Nate Albert	_____	_____	_____	_____
Alderman Joe Kubal	_____	_____	_____	_____
Mayor Raymond R. Soliman	_____	_____	_____	_____

\_\_\_\_\_  
Christine Vershay-Hall, City Clerk

APPROVED THIS 21<sup>ST</sup> DAY OF APRIL, 2025.

\_\_\_\_\_  
Raymond R. Soliman, Mayor

ATTEST:

\_\_\_\_\_  
Christine Vershay-Hall, City Clerk



## Agenda Memo

Crest Hill, IL

**Meeting Date:** April 21, 2025  
**Submitter:** Mayor Raymond Soliman  
**Department:** Mayor's Office  
**Agenda Item:** Commissioner's Reappointment

**Summary:** I would like to update you on the five Commissioners whose terms expire on May 1, 2025. I have spoken with all five Commissioners individually and my recommendations are as follows:

### **Recommended Council Action:**

#### **Civil Service Commission**

Frank Blaskey has agreed to serve another three-year term on the Civil Service Commission which will expire May 1, 2028. Frank was appointed in 2018 and will be serving his third three-year term. His reappointment will take place at the April 21, 2025, City Council meeting. I ask for your concurrence.

#### **Plan Commission**

- A.) John Stanton has agreed to serve another three-year term on the Crest Hill Plan Commission, which will expire on May 1, 2028. John will be serving his fifth three-year term. His reappointment will take place at the April 21, 2025, City Council meeting. I ask for your concurrence.
- B.) Jeff Peterson was appointed to the Crest Hill Plan Commission on May 17, 2021. Jeff has agreed to serve a three-year term that will expire on May 1, 2028. His reappointment will take place at the April 21, 2025, City Council meeting. I ask for your concurrence.

#### **Liquor Commissioners**

- A.) Mike Gale has agreed to serve another four-year term as Deputy Liquor Commissioner, which will expire on May 7, 2029. Mike has served as Liquor Commissioner for the past 16 years. This reappointment will take place at the May 5, 2025, City Council meeting. I ask for your concurrence.

B.) Dave Stengele has agreed to serve a four-year term as Deputy Liquor Commissioner, which will expire on May 7, 2029. Dave has served as Deputy Liquor Commissioner since January 21, 2019. This reappointment will take place at the May 5, 2025, City Council meeting. I ask for your concurrence.

If you have any questions or concerns, please feel free to contact me.

Respectfully Submitted,



Raymond R. Soliman  
Mayor  
City of Crest Hill

**Financial Impact:**

**Funding Source:**

**Budgeted Amount:**

**Cost:**

**Attachments:**



## Agenda Memo

Crest Hill, IL

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Raymond R. Soliman  
Mayor  
City of Crest Hill

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Raymond R. Soliman  
Mayor  
City of Crest Hill

**Financial Impact:**

**Funding Source:**

**Budgeted Amount:**

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**Attachments:**



Report Criteria:

Detail report type printed  
 [Report]. Check Issue Date = 04/22/2025

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Amount	Check Number	Check Issue Date	GL Period	GL Account
82	Vestis	6030397454	UNIFORMS FOR STP	04/02/2025	29.66	29.66	24184	04/22/2025	325	07085344
		6030397454	UNIFORMS FOR WATE	04/02/2025	16.73	16.73	24184	04/22/2025	325	07065344
		6030397455	UNIFORMS FOR FLEE	04/02/2025	14.43	14.43	24184	04/22/2025	325	01035344
		6030397455	UNIFORMS FOR STRE	04/02/2025	59.68	59.68	24184	04/22/2025	325	01035344
		6030397455	MATS FOR PUBLIC WO	04/02/2025	8.72	8.72	24184	04/22/2025	325	01045400
		6030397455	UNIFORMS FOR BUILD	04/02/2025	10.11	10.11	24184	04/22/2025	325	01045344
		6030399643	UNIFORMS FOR STP	04/09/2025	29.66	29.66	24184	04/22/2025	325	07085344
		6030399643	UNIFORMS FOR WATE	04/09/2025	19.17	19.17	24184	04/22/2025	325	07065344
		6030399647	UNIFORMS FOR FLEE	04/09/2025	12.99	12.99	24184	04/22/2025	325	01035344
		6030399647	UNIFORMS FOR STRE	04/09/2025	284.99	284.99	24184	04/22/2025	325	01035344
		6030399647	MATS FOR PUBLIC WO	04/09/2025	14.32	14.32	24184	04/22/2025	325	01045300
		6030399647	UNIFORMS FOR BUILD	04/09/2025	10.64	10.64	24184	04/22/2025	325	01045344
Total 82:					511.10	511.10				
125	Azavar Audit	158556	PLACES FOR EATING	03/31/2025	1,500.00	1,500.00	24109	04/22/2025	325	01105310
Total 125:					1,500.00	1,500.00				
137	Battery Servi	0118564	FLEET- MOWER BATT	04/09/2025	215.80	215.80	24110	04/22/2025	325	01075400
		0118689	BUILDING AND GROU	04/09/2025	553.00	553.00	24110	04/22/2025	325	01045360
Total 137:					768.80	768.80				
171	Brent Hasser	1013	CONSULTNG SERVICE	04/01/2025	2,500.00	2,500.00	24111	04/22/2025	325	01105300
Total 171:					2,500.00	2,500.00				
187	Christopher	200035	CH BUSINESSS PARK	04/08/2025	38,397.77	38,397.77	24112	04/22/2025	325	01035330
Total 187:					38,397.77	38,397.77				
195	Concentric In	0269863	TIME & MATERIAL SUP	03/14/2025	1,077.50	1,077.50	24117	04/22/2025	325	07085301
Total 195:					1,077.50	1,077.50				
296	Ed Clark	Police Chiefs	REIMBURSEMENT-CHI	04/03/2025	70.00	70.00	24132	04/22/2025	325	01025343
Total 296:					70.00	70.00				
320	ComEd 9282	March 2025	ELECTRIC - VALVE STA	03/28/2025	26.87	26.87	24116	04/22/2025	325	07065353
Total 320:					26.87	26.87				
323	ComEd 2717	March 2025	ELECTRIC 1306-1/2 HA	03/28/2025	31.20	31.20	24113	04/22/2025	325	07075353
Total 323:					31.20	31.20				
324	ComEd 5197	March 2025	ELECTRIC - 0 ROOT B	03/28/2025	31.20	31.20	24115	04/22/2025	325	07075353
Total 324:					31.20	31.20				
334	ComEd 3357	MARCH 202	STREET LIGHTS ON E	03/26/2025	251.28	251.28	24114	04/22/2025	325	01035351

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Amount	Check Number	Check Issue Date	GL Period	GL Account
Total 334:					251.28	251.28				
372	Corrpro Com	785026	WATERMAIN TROUBL	04/01/2025	5,200.00	5,200.00	24119	04/22/2025	325	07065300
Total 372:					5,200.00	5,200.00				
374	CoStar Grou	122014439	COSTAR SUBSCRIPTI	04/03/2025	430.00	430.00	24120	04/22/2025	325	01165300
Total 374:					430.00	430.00				
400	D&I Electroni	406595	BURGLAR ALARM SUB	04/01/2025	197.97	197.97	24122	04/22/2025	325	01065301
Total 400:					197.97	197.97				
401	Matthew Dal	Clothing Rei	FY 25 CLOTHING REIM	04/09/2025	79.14	79.14	24147	04/22/2025	325	01074107
Total 401:					79.14	79.14				
408	D Constructio	4989	WM BREAK PATCHES	04/11/2025	37,520.00	37,520.00	24121	04/22/2025	325	07065430
Total 408:					37,520.00	37,520.00				
451	Dynegy 1266	March 2025	WELL 4 ELECTRIC	04/01/2025	1,095.00	1,095.00	24128	04/22/2025	325	07065353
Total 451:					1,095.00	1,095.00				
452	Dynegy 6760	March 2025	EAST PLANT ELECTRI	04/01/2025	11,720.07	11,720.07	24131	04/22/2025	325	07085353
Total 452:					11,720.07	11,720.07				
453	Dynegy 6635	March 2025	WEST PLANT ELECTRI	04/01/2025	6,502.80	6,502.80	24130	04/22/2025	325	07085353
Total 453:					6,502.80	6,502.80				
455	Dynegy 0098	March 2025	WELL 10 ELECTRIC	04/01/2025	4,101.64	4,101.64	24125	04/22/2025	325	07065353
Total 455:					4,101.64	4,101.64				
458	Dynegy 0906	March 2025	WELL 7 ELECTRIC	04/01/2025	1,846.23	1,846.23	24127	04/22/2025	325	07065353
Total 458:					1,846.23	1,846.23				
459	Dynegy 1656	March 2025	WELL 8 ELECTRIC	04/01/2025	1,194.86	1,194.86	24129	04/22/2025	325	07065353
Total 459:					1,194.86	1,194.86				
461	Dynegy 0425	March 2025	WELL 1 ELECTRIC	04/01/2025	2,511.30	2,511.30	24126	04/22/2025	325	07065353
Total 461:					2,511.30	2,511.30				
518	Experian	6000043723	EXPERIAN	03/30/2025	25.00	25.00	24134	04/22/2025	325	01025310
Total 518:					25.00	25.00				
605	Gordon Flesc	IN15118492	GORDON FLESCH MAI	04/10/2025	50.53	50.53	24138	04/22/2025	325	01165300

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Amount	Check Number	Check Issue Date	GL Period	GL Account
Total 605:					50.53	50.53				
610	Grainger	9464875971	CUBITAINERS	04/07/2025	76.86	76.86	24139	04/22/2025	325	07065332
Total 610:					76.86	76.86				
644	Core & Main	W198794	SENSUS ANNUAL FEE	03/28/2025	25,151.00	25,151.00	24118	04/22/2025	325	07095470
Total 644:					25,151.00	25,151.00				
704	International	1002054243	TABS FOR CODE BOO	04/04/2025	74.00	74.00	24142	04/22/2025	325	01165401
Total 704:					74.00	74.00				
750	Illinois Phleb	2234	PHLEBOTOMY SERVIC	04/01/2025	425.00	425.00	24141	04/22/2025	325	01025310
Total 750:					425.00	425.00				
796	JCM Uniform	809690	PATCHES	03/28/2025	630.00	630.00	24143	04/22/2025	325	01025344
Total 796:					630.00	630.00				
927	Quadient Lea	Q1802797	LEASE AGREEMENT	04/02/2025	516.99	516.99	24163	04/22/2025	325	01115300
Total 927:					516.99	516.99				
961	Menards	85812	BUILDING MAINTENAN	03/24/2025	223.39	223.39	24148	04/22/2025	325	01045400
		85825	BUILDING MAINTENAN	03/24/2025	7.16	7.16	24148	04/22/2025	325	01045400
		85909	BUILDING MAINTENAN	03/26/2025	26.50	26.50	24148	04/22/2025	325	01045400
		86007	BUILDING MAINTENAN	03/28/2025	7.22	7.22	24148	04/22/2025	325	01045400
		86165	BUILDING MAINTENAN	04/01/2025	42.35	42.35	24148	04/22/2025	325	01045400
		86173	BUILDING MAINTENAN	04/01/2025	15.98	15.98	24148	04/22/2025	325	01045400
		86262-1	EAST PLANT SUPPLIE	04/03/2025	32.88	32.88	24148	04/22/2025	325	07085420
		86264	FLEET- UNIT #42 TRAI	04/03/2025	123.27	123.27	24148	04/22/2025	325	01075400
Total 961:					478.75	478.75				
965	M.E. Simpso	44248	VALVE ASSESMENT A	03/31/2025	18,005.00	18,005.00	24145	04/22/2025	325	07065300
		44278	LARGE METER TESTI	03/31/2025	8,480.75	8,480.75	24145	04/22/2025	325	07065300
Total 965:					26,485.75	26,485.75				
973	Microbac Lab	C25001992	SEMI-ANNUAL EFFLUE	03/18/2025	1,559.75	1,559.75	24149	04/22/2025	325	07085306
		C25001994	SEMI-ANNUAL EFFLUE	03/18/2025	1,559.75	1,559.75	24149	04/22/2025	325	07085306
		C25002028	QUARTERLY LAND AP	03/18/2025	528.00	528.00	24149	04/22/2025	325	07085306
		C25002029	QUARTERLY LAND AP	03/18/2025	528.00	528.00	24149	04/22/2025	325	07085306
		C25002620	QUARTERLY LAND AP	04/09/2025	812.00	812.00	24149	04/22/2025	325	07085306
Total 973:					4,987.50	4,987.50				
988	Mitchell1	32529115	FLEET- VEHICLE DIAG	03/25/2025	2,820.00	2,820.00	24150	04/22/2025	325	01065301
Total 988:					2,820.00	2,820.00				
1003	Factory Moto	53-495236	FLEET- UNIT # 942 AN	04/09/2025	400.00	400.00	24135	04/22/2025	325	01075400
		53-495236	FLEET- UNIT # 942 AN	04/09/2025	13.12	13.12	24135	04/22/2025	325	01075400

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Amount	Check Number	Check Issue Date	GL Period	GL Account
Total 1003:					413.12	413.12				
1017	DACRA Adju	DT 2025-03-	DACRA MONTHLY SER	03/31/2025	1,250.00	1,250.00	24123	04/22/2025	325	01165300
		DT 2025-03-	DACRA MONTHLY SER	03/31/2025	1,250.00	1,250.00	24123	04/22/2025	325	01165300
Total 1017:					2,500.00	2,500.00				
1060	Nicor 56-57-8	March 2025	WELL #9/12 NICOR	04/03/2025	200.52	200.52	24155	04/22/2025	325	07065350
Total 1060:					200.52	200.52				
1062	Nicor 89-13-6	March 2025	WELL #11 NICOR GAS	04/03/2025	148.49	148.49	24156	04/22/2025	325	07065350
Total 1062:					148.49	148.49				
1063	Nicor 24-66-3	March 2025	LIFT STATION NICOR	04/03/2025	53.64	53.64	24154	04/22/2025	325	07075350
Total 1063:					53.64	53.64				
1065	Nicor 95-25-4	March 2025	WELL #1 NICOR	04/02/2025	159.21	159.21	24158	04/22/2025	325	07065350
Total 1065:					159.21	159.21				
1066	Nicor 08-01-5	March 2025	WELL #7 NICOR GAS	04/02/2025	325.08	325.08	24152	04/22/2025	325	07065350
Total 1066:					325.08	325.08				
1067	Nicor 89-80-1	March 2025	EAST PLANT NICOR	04/02/2025	1,324.73	1,324.73	24157	04/22/2025	325	07085350
Total 1067:					1,324.73	1,324.73				
1069	Northern Illin	422090	FLEET- STEEL FOR TR	04/10/2025	212.00	212.00	24159	04/22/2025	325	01075400
Total 1069:					212.00	212.00				
1116	Altorfer Indus	P58C005761	FLEET- UNIT #223 BAT	04/10/2025	388.06	388.06	24107	04/22/2025	325	01075400
Total 1116:					388.06	388.06				
1126	Richard Pece	Clothing Rei	R. PECENIAK CLOTHI	04/11/2025	184.42	184.42	24167	04/22/2025	325	01034107
Total 1126:					184.42	184.42				
1148	Physicians I	10246 44553	PREEMPLOYMENT SC	04/07/2025	300.00	300.00	24161	04/22/2025	325	01105300
		10246 44553	VACCINE, MARTINO P,	04/07/2025	252.00	252.00	24161	04/22/2025	325	01105300
		10246 44553	PREEMPLOYMENT SC	04/07/2025	1,825.00	1,825.00	24161	04/22/2025	325	01105300
		43112 44559	RANDOM DRUG SCRE	04/07/2025	211.00	211.00	24161	04/22/2025	325	01105300
Total 1148:					2,588.00	2,588.00				
1195	Quill LLC	43511397	PRINTER TONER	03/31/2025	445.96	445.96	24164	04/22/2025	325	01165401
Total 1195:					445.96	445.96				
1196	R&R Septic	25-0880	PUMP TRUCK TO MOV	04/08/2025	1,000.00	1,000.00	24165	04/22/2025	325	07085373

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Total 1196:					1,000.00	1,000.00				
1243	Ray OHerron	2401515	UNIFORM EQUIPMENT	03/24/2025	128.34	128.34	24166	04/22/2025	325	01025344
		2401944	UNIFORM EQUIPMENT	03/26/2025	22.69	22.69	24166	04/22/2025	325	01025344
		2401968	UNIFORM EQUIPMENT	03/26/2025	78.37	78.37	24166	04/22/2025	325	01025344
		2402341	UNIFORM EQUIPMENT	03/27/2025	30.99	30.99	24166	04/22/2025	325	01025344
		2403587	HOLSTERS	04/03/2025	5,797.50	5,797.50	24166	04/22/2025	325	01025344
		2403719	UNIFORM EQUIPMENT	04/03/2025	524.95	524.95	24166	04/22/2025	325	01025344
		2403762	UNIFORM EQUIPMENT	04/04/2025	30.99	30.99	24166	04/22/2025	325	01025344
		2404319	UNIFORM EQUIPMENT	04/08/2025	485.16	485.16	24166	04/22/2025	325	01025344
Total 1243:					7,098.99	7,098.99				
1295	Shaw Media	0325100852	CREST HILL PAGE	03/31/2025	460.00	460.00	24170	04/22/2025	325	01105321
		0325100852	OAKLAND AVE WM PR	03/31/2025	537.50	537.50	24170	04/22/2025	325	12007602
		2233790	MAY 2025 GARAGE SA	03/20/2025	71.00	71.00	24170	04/22/2025	325	01115321
		2238298	EMPLOYMENT AD	04/09/2025	1,575.00	1,575.00	24170	04/22/2025	325	01025321
Total 1295:					2,643.50	2,643.50				
1302	Shorewood H	01-456322	FLEET- ZERO TURN S	03/24/2025	329.68	329.68	24171	04/22/2025	325	01075400
		01-456817	FLEET- ZERO TURN M	03/27/2025	13.80	13.80	24171	04/22/2025	325	01075400
		01-457488	FLEET- ZERO TURN M	04/01/2025	162.50	162.50	24171	04/22/2025	325	01075400
		01-457488	FLEET- ZERO TURN M	04/01/2025	330.24	330.24	24171	04/22/2025	325	01075410
		01-457769	FLEET- ZERO TURN M	04/04/2025	212.58	212.58	24171	04/22/2025	325	01075410
		01-457944	FLEET- UNIT # 317 MO	04/04/2025	1,607.70	1,607.70	24171	04/22/2025	325	01075400
		01-458335	FLEET- ZERO TURN FI	04/07/2025	161.00	161.00	24171	04/22/2025	325	01075400
		01-458336	FLEET- MOWER HYDR	04/07/2025	179.96	179.96	24171	04/22/2025	325	01075410
		01-458613	FLEET- UNIT # 315 ZE	04/08/2025	1,800.00	1,800.00	24171	04/22/2025	325	01075400
		01-458613	FLEET- UNIT # 315 ZE	04/08/2025	11.76	11.76	24171	04/22/2025	325	01075400
		01-458812	GENERATOR	04/09/2025	1,118.99	1,118.99	24171	04/22/2025	325	01035400
Total 1302:					5,928.21	5,928.21				
1353	Stanard & As	SA00006083	PERSONALITY EVALU	03/31/2025	495.00	495.00	24173	04/22/2025	325	01025341
Total 1353:					495.00	495.00				
1373	Strand Assoc	0223953	CHEMICAL FEED SYST	04/11/2025	767.40	767.40	24174	04/22/2025	325	07065332
Total 1373:					767.40	767.40				
1379	Suburban La	223811	WEST AND EAST NP	03/29/2024	865.37	865.37	24176	04/22/2025	325	07085306
		230338	DRINKING WATER TES	01/06/2025	560.00	560.00	24176	04/22/2025	325	07065306
		CM#GA5000	DRINKING WATER TES	01/02/2025	1,653.00-	1,653.00-	24177	04/22/2025	325	07065306
		GA5000006	DRINKING WATER TES	11/01/2024	1,245.78	1,245.78	24177	04/22/2025	325	07065306
		GA5000175	WASTEWATER LAB	12/31/2024	1,127.75	1,127.75	24176	04/22/2025	325	07085306
		GA5000661	DRINKING WATER TES	01/30/2025	510.00	510.00	24177	04/22/2025	325	07065306
		GA5001295	DRINKING WATER TES	02/28/2025	962.00	962.00	24177	04/22/2025	325	07065306
		GA5001770	DRINKING WATER TES	03/28/2025	1,259.00	1,259.00	24177	04/22/2025	325	07065306
		GA5001995	WEST AND EAST NP	04/02/2025	2,380.00	2,380.00	24175	04/22/2025	325	07085306
Total 1379:					7,256.90	7,256.90				
1417	Theodore Pol	8944	POLYGRAPH EXAM-M	03/28/2025	400.00	400.00	24179	04/22/2025	325	01025341

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Amount	Check Number	Check Issue Date	GL Period	GL Account
Total 1417:					400.00	400.00				
1432	Ron Tirapelli	660923	FLEET- UNIT # 44 HOO	04/09/2025	120.40	120.40	24168	04/22/2025	325	01075400
Total 1432:					120.40	120.40				
1502	Underground	072427	WATERMAIN REPAIR	04/09/2025	5,934.00	5,934.00	24181	04/22/2025	325	07065430
Total 1502:					5,934.00	5,934.00				
1521	USABlueBoo	INV0065643	WATER SUPPLIES	03/19/2025	1,796.24	1,796.24	24182	04/22/2025	325	07065420
		INV0065731	HYDRANT OUT OF SE	03/20/2025	122.33	122.33	24182	04/22/2025	325	07065470
Total 1521:					1,918.57	1,918.57				
1549	Verizon Wirel	6109929191	VERIZON WIRELESS S	04/01/2025	36.01	36.01	24183	04/22/2025	325	01065350
		6109929191	VERIZON WIRELESS S	04/01/2025	2,063.86	2,063.86	24183	04/22/2025	325	01105350
		6109929191	VERIZON WIRELESS S	04/01/2025	472.77	472.77	24183	04/22/2025	325	07065350
		6109929191	VERIZON WIRELESS S	04/01/2025	160.58	160.58	24183	04/22/2025	325	07075350
		6109929191	VERIZON WIRELESS S	04/01/2025	160.58	160.58	24183	04/22/2025	325	07085350
Total 1549:					2,893.80	2,893.80				
1589	Wescom	20250506	WESCOM DISPATCH S	04/01/2025	24,515.79	24,515.79	24186	04/22/2025	325	01025307
Total 1589:					24,515.79	24,515.79				
1605	Will County R	March 2025	WATER LIENS/RELEAS	04/01/2025	520.00	520.00	24187	04/22/2025	325	01115325
		March 2025	MUNICIPAL LIENS/REL	04/01/2025	158.00	158.00	24187	04/22/2025	325	01115325
Total 1605:					678.00	678.00				
1629	Work Zone S	65925	STREET SIGNS	12/26/2024	55.00	55.00	24188	04/22/2025	325	01035400
Total 1629:					55.00	55.00				
1694	Nicor 13-03-7	March 2025	PW NICOR	04/02/2025	867.48	867.48	24153	04/22/2025	325	01035351
Total 1694:					867.48	867.48				
1749	AEP Energy	3013134305	STREET LIGHTS - 1 TH	04/01/2025	16,316.06	16,316.06	24105	04/22/2025	325	01035351
Total 1749:					16,316.06	16,316.06				
1855	Southwester	26131090-03	JUVENILE OFFICER C	03/06/2025	15,352.20	15,352.20	24172	04/22/2025	325	01025341
Total 1855:					15,352.20	15,352.20				
1873	Mahoney Silv	72120	LEGAL SERVICES	04/04/2025	600.00	600.00	24146	04/22/2025	325	41005302
Total 1873:					600.00	600.00				
1945	Sunset Law	0011516-IN	AMMUNITION	03/10/2025	157.50	157.50	24178	04/22/2025	325	01025341
Total 1945:					157.50	157.50				

Vendor Number	Vendor Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Amount	Check Number	Check Issue Date	GL Period	GL Account
1950	Pure Water P	2012134	PAPER STATEMENT F	03/29/2025	3.00	3.00	24162	04/22/2025	325	01035401
		2012200	WATER FOR PW	03/29/2025	65.00	65.00	24162	04/22/2025	325	01035343
		2012200	WATER FOR WEST PL	03/29/2025	47.50	47.50	24162	04/22/2025	325	07085343
Total 1950:					115.50	115.50				
1953	Amazon Capi	13QV-NV3R	STAPLE REMOVER	04/01/2025	.82	.82	24108	04/22/2025	325	01165401
		13QV-NV3R	FELT TIP PENS	04/01/2025	14.42	14.42	24108	04/22/2025	325	01165401
		13QV-NV3R	STAPLER	04/01/2025	15.16	15.16	24108	04/22/2025	325	01165401
		13QV-NV3R	MULTI-BIT SCREWDRI	04/01/2025	15.98	15.98	24108	04/22/2025	325	01165401
		13QV-NV3R	RECHARGABLE FLAS	04/01/2025	27.99	27.99	24108	04/22/2025	325	01165401
		13QV-NV3R	INDEX TABS	04/01/2025	3.99	3.99	24108	04/22/2025	325	01165401
		13QV-NV3R	PEN CUP	04/01/2025	5.99	5.99	24108	04/22/2025	325	01165401
		13QV-NV3R	POST-IT NOTE DISPEN	04/01/2025	7.50	7.50	24108	04/22/2025	325	01165401
		13QV-NV3R	PAPER CLIP HOLDER	04/01/2025	7.59	7.59	24108	04/22/2025	325	01165401
		146X-3CCG-	FLEET- BOLT EXTRAC	04/15/2025	317.33	317.33	24108	04/22/2025	325	01075400
		1HMQ-9F33	FILE FOLDERS	03/28/2025	31.98	31.98	24108	04/22/2025	325	01027500
		1MGV-XH1L	PAPER	04/04/2025	389.90	389.90	24108	04/22/2025	325	01125401
		1QTG-WCH	YELLOW PAPER	04/11/2025	12.49	12.49	24108	04/22/2025	325	01165401
		1QTG-WCH	ENVELOPES	04/11/2025	17.81	17.81	24108	04/22/2025	325	01165401
		1YPT-KN6C-	SHEET PROTECTORS	04/07/2025	73.26	73.26	24108	04/22/2025	325	01027500
		1416-NDNW-	COMPUTER SPEAKER	04/09/2025	9.99	9.99	24108	04/22/2025	325	01115401
		1416-NDNW-	MOUSE PADS	04/09/2025	7.88	7.88	24108	04/22/2025	325	01105401
		1416-NDNW-	ANDROID CHARGERS	04/09/2025	6.88	6.88	24108	04/22/2025	325	01105401
		1416-NDNW-	FORKS	04/09/2025	41.39	41.39	24108	04/22/2025	325	01105401
		1416-NDNW-	KNIVES	04/09/2025	28.98	28.98	24108	04/22/2025	325	01105401
		1416-NDNW-	SPOONS	04/09/2025	15.34	15.34	24108	04/22/2025	325	01105401
		1416-NDNW-	FILE FOLDERS	04/09/2025	24.56	24.56	24108	04/22/2025	325	01115401
		1416-NDNW-	AA BATTERIES	04/09/2025	14.27	14.27	24108	04/22/2025	325	01105401
		199N-99XH-	FLEET- UNIT # 15 TOO	04/04/2025	364.06	364.06	24108	04/22/2025	325	01075400
		1LC9-G19F-	FLEET- SHOP WORK LI	04/14/2025	524.75	524.75	24108	04/22/2025	325	01075400
		1LKX-L9G9-	PHONE CASE	04/02/2025	24.99	24.99	24108	04/22/2025	325	01165401
		1LKX-L9G9-	SCREEN PROTECTOR	04/02/2025	3.99	3.99	24108	04/22/2025	325	01165401
		1M76-D4F4-	CLIP BOARDS	04/11/2025	16.66	16.66	24108	04/22/2025	325	01035401
		1NRK-WFD3	METAL DETECTOR	04/10/2025	554.31	554.31	24108	04/22/2025	325	01035318
		1V99-QL9W-	JUNIOR LEGAL PADS	04/07/2025	7.47	7.47	24108	04/22/2025	325	01165401
		1V99-QL9W-	IRC 2024 INSPECTOR	04/07/2025	79.85	79.85	24108	04/22/2025	325	01165341
		1V99-QL9W-	IBC 2024 INSPECTOR	04/07/2025	60.99	60.99	24108	04/22/2025	325	01165341
		1V99-QL9W-	WIRE TRAYS FOR INS	04/07/2025	18.76	18.76	24108	04/22/2025	325	01165401
1XVF-RQYT-	JULIE FLAGS	04/10/2025	284.97	284.97	24108	04/22/2025	325	01035318		
1Y37-Q7PH-	FLEET- NEW POLICE C	04/07/2025	486.62	486.62	24108	04/22/2025	325	01075400		
Total 1953:					3,518.92	3,518.92				
1977	AIS Inc	91791	AIS MONTHLY INVOIC	03/11/2025	15,377.00	15,377.00	24106	04/22/2025	325	01065301
		92216	AIS MONTHLY INVOIC	04/08/2025	15,377.00	15,377.00	24106	04/22/2025	325	01065301
Total 1977:					30,754.00	30,754.00				
1992	Vissering Co	WSTP Pay A	WSTP PAY APP 27	04/09/2025	1,076,112.10	1,076,112.10	24185	04/22/2025	325	35007512
Total 1992:					1,076,112.10	1,076,112.10				
1993	Figment Gro	INV-019686	RANDOM DRUG TEST	01/02/2025	275.00	275.00	24136	04/22/2025	325	01105300
Total 1993:					275.00	275.00				

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Amount	Check Number	Check Issue Date	GL Period	GL Account
2035	ILCMA	6068	EMPLOYMENT POSTIN	04/08/2025	50.00	50.00	24140	04/22/2025	325	01105321
Total 2035:					50.00	50.00				
2072	Scribes Inc	64392	PLAQUE	01/16/2025	87.25	87.25	24169	04/22/2025	325	01027500
Total 2072:					87.25	87.25				
2073	David Strahl	53	TEMP HR	03/31/2025	3,280.55	3,280.55	24124	04/22/2025	325	01105300
Total 2073:					3,280.55	3,280.55				
2091	Lenny's Gas	5148	FLEET- MARCH 2025 V	04/08/2025	64.00	64.00	24137	04/22/2025	325	01075400
Total 2091:					64.00	64.00				
2141	Thomas Burn	Gas Reimbur	TRAVEL REIMBURSEM	04/04/2025	100.72	100.72	24180	04/22/2025	325	01025342
		Gas Reimbur	GAS-BURNS (ACADEM	04/06/2025	55.81	55.81	24180	04/22/2025	325	01015342
		Gas Reimbur	GAS-BURNS (ACADEM	03/21/2025	89.02	89.02	24180	04/22/2025	325	01015342
		Gas Reimbur	TRAVEL REIMBURSEM	03/28/2025	110.48	110.48	24180	04/22/2025	325	01025342
Total 2141:					356.03	356.03				
2144	Patrick Ainsw	Travel-Airfare	ICSC CONFERENCE AI	04/14/2025	173.83	173.83	24160	04/22/2025	325	01165341
		Travel-Airfare	ICSC AIR FARE	04/14/2025	368.48	368.48	24160	04/22/2025	325	01165341
Total 2144:					542.31	542.31				
2147	Edward Clem	Clothing Rei	FY 25 CLOTHING REIM	04/08/2025	317.14	317.14	24133	04/22/2025	325	01034107
Total 2147:					317.14	317.14				
2148	Lyons Electri	31435	LED FIXTURE REPLAC	03/31/2025	3,486.00	3,486.00	24144	04/22/2025	325	07085366
Total 2148:					3,486.00	3,486.00				
2161	Nicholas Hiet	Clothing Rei	FY 25 CLOTHING REIM	04/08/2025	173.33	173.33	24151	04/22/2025	325	01034107
Total 2161:					173.33	173.33				
Grand Totals:					1,402,360.27	1,402,360.27				

Report Criteria:

Detail report type printed  
 [Report].Check Issue Date = 04/22/2025