



Regular City Council Meeting

Crest Hill, IL

January 03, 2023

7:00 PM

Council Chambers

1610 Plainfield Road, Crest Hill, IL 60403

Agenda

Opening of Meeting:

Pledge of Allegiance

Roll Call

Minutes:

- [1.](#) Approve the Minutes from the Regular Meeting Held on December 19, 2022

City Attorney:

City Administrator:

- [2.](#) Approve a Resolution with Respect to a Proposed Tax Increment Finance District Establishing the Dates for a Public Hearing and Joint Review Board, Authorizing Reimbursement of Costs Concerning the Redevelopment of Certain Property and Other Matters in the City of Crest Hill

- [3.](#) Approve the Following Change Orders, Contracts, and Proposals:

Approve Change Order with Ramcorp, Inc. for Construction Work at the City Center in the Amount of \$12,500.00

Approve Agreement with Superior Cleaning Solutions for the Final Cleaning Work at the City Center in the Amount of \$32,020.00

Approve Proposal with Weathershield, LLC for Work at the City Center in the Amount of \$11,900.00

Approve Change Order with Cosgrove Construction for Construction Work at the City Center in the Amount of \$1,400.00

Public Works Department:

City Engineer:

Community Development:

Police Department:

Mayor's Report:

City Clerk's Report:

City Treasurer's Report:

- [4.](#) Approval of the List of Bills through January 4, 2023 in the Amount of \$223,844.07
5. Regular and Overtime Payroll from December 5, 2022 to December 18, 2022 in the Amount of \$236,261.20.

Unfinished Business:

New Business:

Committee/Liaison Reports:

City Council Comments:

Public Comment:

Executive Session: If Called by Council for a Good Cause

Adjourn:

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 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.

MINUTES OF THE REGULAR MEETING
CITY COUNCIL OF CREST HILL
WILL COUNTY, ILLINOIS
December 19, 2022

The regular meeting of the City of Crest Hill was called to order by Mayor Raymond R. Soliman at 7:00 p.m. in the Council Chambers, 1610 Plainfield Road Crest Hill, Will County, Illinois.

The Pledge of Allegiance was recited in unison.

Roll call indicated the following present: Mayor Raymond Soliman, City Clerk Christine Vershay-Hall, City Treasurer Glen Conklin, Alderman Scott Dyke, Alderman John Vershay, Alderwoman Claudia Gazal, Alderman Darrell Jefferson, Alderperson Tina Oberlin, Alderman Mark Cipiti, Alderman Nate Albert, Alderman Joe Kubal.

Also present were: City Administrator Jim Marino, Director of Public Works Mark Siefert, City Engineer Ron Wiedeman, Police Chief Ed Clark, City Attorney Mike Stiff.

Absent were: Finance Director Lisa Banovetz, Interim Planner Maura Rigoni.

(28) Mayor Soliman asked to deviate from the regular agenda for the presentation of the lifesaving awards. Police Chief Ed Clark announced that we will be presenting awards to a Crest Hill resident and a Lockport resident for saving someone's life. Chief Clark announced that Daniel Lindblad from Crest Hill and Richard Onderisin from Lockport saved the life of Nicholas Rodriguez who was experiencing a medical crisis. The Chief gave a speech and presented the two gentlemen with plaques. Mr. Lindblad and Mr. Onderisin each gave a brief speech. The Mayor and members of the Council commended both of the gentlemen.

(324) Mayor Soliman presented the Holiday Lights Contest Winners per the memo dated December 19 2022. Alderman Albert announced the winners and presented the awards. There are six awards. The three finalists were as follows. The Curwin Family, the Schultz Family, and the Ludvigsen Family. Alderman Albert then announced the top three winners. Third place was the Reum Family. Second place was the Scheible Family. The first place winner was the Puttrich Family. Each family received a gift certificate and ornament. Alderman Albert thanked everyone that participated in the contest. Members of the Council commended the winners and thanked everyone that participated. Alderman Albert thanked the judges for their hard work. Mayor Soliman thanked Alderman Albert on his display. Alderman Albert Also commended Alderwoman Gazal on her decorations.

APPROVAL OF MINUTES: (686) Mayor Soliman presented the minutes from the regular meeting held on December 5, 2022 for Council approval.

(#1) Motion by Alderman Albert, seconded by Alderman Jefferson, to approve the minutes from the regular meeting held on December 5, 2022 as presented.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.
(691)

(704) Mayor Soliman presented the minutes from the work session held on December 12, 2022 for Council approval.

(#2) Motion by Alderwoman Gazal, seconded by Alderman Albert, to approve the minutes from the work session held on December 12, 2022 as presented.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.
(707)

CITY ATTORNEY: (720) City Attorney Mike Stiff had no agenda items for discussion. He wished everyone a Merry Christmas. Alderman Dyke asked for an update on the property on Broadway that has been boarded up. Attorney Stiff updated the Council on the progress of the violation.

CITY ADMINISTRATOR: (764) Administrator Marino presented a request for the approval of Change Orders for Construction Work at the City Center per the memo dated December 19, 2022. The first is a Change order with Corsetti Structural Steel in the amount of \$1,472.00 per the memo dated December 19, 2022.

(#3) Motion by Alderman Dyke, seconded by Alderman Jefferson, to Approve a Change order with Corsetti Structural Steel in the amount of \$1,472.00 per the memo dated December 19, 2022.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.
(779)

(794) Administrator Marino presented a Change order with Cosgrove Construction Inc. in the amount of \$2,497.25 per the memo dated December 19, 2022. Alderwoman Gazal asked due to the time frame, can we go with a different company. Administrator Marino explained that Harbour has been working on this. The problem is that the window is a certain type of manufacturer, but we are trying to seek another option.

(#4) Motion by Alderman Jefferson, seconded by Alderperson Oberlin, to approve a Change order with Cosgrove Construction Inc. in the amount of \$2,497.25 per the memo dated December 19, 2022.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.
(798)

(844) Administrator Marino presented a Change order with Michael Hutchings Inc. in the amount of \$74,243.00 per the memo dated December 19, 2022.

(#5) Motion by Alderwoman Gazal, seconded by Alderman Jefferson, to approve a Change order with Michael Hutchings Inc. in the amount of \$74,243.00 per the memo dated December 19, 2022.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.
(849)

(864) Administrator Marino presented a Change order with AVI Systems in the amount of \$200.00 per the memo dated December 19, 2022.

(#6) Motion by Alderperson Oberlin, seconded by Alderman Vershay, to approve a Change order with AVI Systems in the amount of \$200.00 per the memo dated December 19, 2022.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.
(867)

(882) Administrator Marino presented a Change order with Warehouse Direct in the amount of \$2994.80 per the memo dated December 19, 2022.

(#7) Motion by Alderman Jefferson, seconded by Alderperson Oberlin, to approve a Change order with Warehouse Direct in the amount of \$2994.80 per the memo dated December 19, 2022.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.
(888)

(901) Administrator Marino presented a Change order with Metropolitan Fire Protection, Inc. in the amount of \$2,111.02 per the memo dated December 19, 2022.

(#8) Motion by Alderman Dyke, seconded by Alderman Albert, to approve a Change order with Metropolitan Fire Protection, Inc. in the amount of \$2,111.02 per the memo dated December 19, 2022.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.
(905)

(922) Administrator Marino presented a Change order with Omega Plumbing in the amount of \$8,025.00 per the memo dated December 19, 2022. Alderwoman Gazal asked why we are not using a local company. Administrator Marino explained that we are using companies that were under contract from the beginning of the project.

(#9) Motion by Alderperson Oberlin, seconded by Alderman Albert, to approve a Change order with Omega Plumbing in the amount of \$8,025.00 per the memo dated December 19, 2022.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.
(927)

PUBLIC WORKS DEPARTMENT: (968) Public Works Director Mark Siefert presented a request for the Approval of Pay Request #4 from Williams Brother Construction Inc. with direction to send it to the IEPA for approval and disbursement for total amount of \$171,937.00 per the memo dated December 19, 2022.

(#10) Motion by Alderperson Oberlin, seconded by Alderwoman Gazal, to approve Pay Request #4 from Williams Brother Construction Inc. with direction to send it to the IEPA for approval and disbursement for total amount of \$171,937.00 per the memo dated December 19, 2022.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.
(983)

(1004) Director Siefert reminded residents that with the first potential snowfall coming to please remove vehicles from the street until the plowing has been completed. There is a potential of winds up to 50 miles per hour and asked that everyone stay safe. On behalf of himself and the Public works department Director Siefert wished everyone a Merry Christmas. Members of the Council thanked Director Siefert. Mayor Soliman also asked that everyone to use caution if you have to leave your home.

CITY ENGINEER: (1074) City Engineer Ron Wiedeman presented a request to award the contract to H&H Electric Co. in the amount of \$793,619.97 for the Crest Hill Drive, City Center Blvd and Len Kubinski Roadway Lighting and Pedestrian Project per the memo dated December 19, 2022. On December 14, 2022 a bid opening was held. H&H Electric was the low bidder, and they came in roughly \$300,000.00 less than anticipated. A majority of the savings came from the underground work. Comed will need to do wiring for the

project and the Engineer will come back to the Council with that cost. Engineer Wiedeman also presented a request to Approve Construction Engineering Contract with Christopher B. Burke Engineering in the amount of \$52,400.00 per the memo dated December 19, 2022. He went over what they will be overseeing and responsible for. This project will come out of next years budget. Alderman Cipiti asked if this project will have any impact on the completion of the City Center. It would not.

(#11) Motion by Alderman Albert, seconded by Alderperson Oberlin, to approve the contract to H&H Electric Co. in the amount of \$793,619.97 for the Crest Hill Drive, City Center Blvd and Len Kubinski Roadway Lighting and Pedestrian Project per the memo dated December 19, 2022.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.
(1159)

(1196) Engineer Wiedeman presented a request to Approve Construction Engineering Contract with Christopher B. Burke Engineering in the amount of \$52,400.00 per the memo dated December 19, 2022.

(#12) Motion by Alderperson Oberlin, seconded by Alderwoman Gazal, to approve the Construction Engineering Contract with Christopher B. Burke Engineering in the amount of \$52,400.00 per the memo dated December 19, 2022.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.
(1206)

(1226) Engineer Wiedeman informed the Council that the street signs that were not functioning have been repaired. There was a switch that was not working.

(1239) Engineer Wiedeman wished everyone a Merry Christmas and Happy Holiday season. Alderman Vershay commended the Engineer for getting the potholes filled on Division Street.

ECONOMIC DEVELOPMENT DEPARTMENT: (1254) There were no agenda items for discussion. The reports were on file.

POLICE DEPARTMENT: (1255) Police Chief Ed Clark announced the report was on file. Chief Clark thanked Mr. Kristich for getting the plaques done.

(1285) Chief Clark informed the residents that there is an increase in stolen vehicles with Kia's and Hyundai's being targeted. He reminded everyone to lock your vehicle and if you see something, please contact the Police Department. Even if you don't think it's important, it could help solve a crime.

MAYOR: (1319) Mayor Raymond Soliman had no agenda items for discussion.

(1322) Mayor Soliman informed the Council that he received a call from the State's Attorney. The County has recently purchased the property on Cedarwood Drive and will be using it to house the Children's Advocacy facility. They plan on expanding their services with the new building. They are looking for a possible move in date sometime in August or September.

(1420) Mayor Soliman wished everyone a Merry Christmas and Happy New Year. Alderwoman Gazal asked if we have an update on Brent Hassert. Mayor Soliman explained that he is currently recovering, and his son has taken on some of his responsibilities. Alderwoman Gazal asked if we could get an email update. The Mayor would get in contact with Mr. Hassert.

CITY CLERK: (1488) City Clerk Christine Vershay-Hall presented a request from Autumn Ridge Towne Home Association for the use of the Council Chambers on March 2, June 1, September 7, and November 2, 2023 per the memo dated December 19, 2022. Alderwoman Gazal asked with the upcoming move to the new City Center, will there be a conflict. Should we do the approval on a month to month basis. Clerk Vershay-Hall did not see a problem with scheduling it now.

(#13) Motion by Alderwoman Gazal, seconded by Alderman Jefferson, to approve the request from Autumn Ridge Towne Home Association for the use of the Council Chambers on March 2, June 1, September 7, and November 2, 2023 per the memo dated December 19, 2022.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.

(1497)

(1525) Clerk Vershay-Hall wished everyone a Merry Christmas and Happy New Year on behalf of herself and her office.

CITY TREASURER: (1535) Treasurer Conklin presented the list of bills in the amount of \$1,033,842.70 per the memo dated December 19, 2022 for Council approval.

(#14) Motion by Alderperson Oberlin, seconded by Alderman Jefferson, to approve the list of bills in the amount of \$1,033,842.70 per the memo dated December 19, 2022 for Council approval.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.

(1548)

(1563) City Treasurer Glen Conklin presented the regular and overtime payroll from November 21, 2022 through December 4, 2022 in the amount of \$248,213.17.

(1574) Treasurer Conklin wished everyone a Merry Christmas and Happy New Year on behalf of himself and his office.

UNFINISHED BUSINESS: (1586) There was no unfinished business.

NEW BUSINESS: (1589) There was no new business.

COMMITTEE/LIAISON REPORTS: (1590) There were no committee/liaison reports.

COUNCIL COMMENTS: (1594) Alderman Kubal, Alderman Albert, Alderman Cipiti, Alderperson Oberlin, Alderwoman Gazal, Alderman Jefferson, Alderman Vershay, Alderman Dyke, wished everyone a Merry Christmas, Happy Holidays, and Happy New Year.

PUBLIC COMMENT: (1686) There were no citizens wishing to address the Council.

(1694) Mayor Soliman informed the Council that there was a need for an executive session on personnel (5 ILCS 120/2(c)(1)).

(#15) 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. Kubal, Dyke, Vershay, Jefferson, Gazal, Oberlin, Cipiti, Albert.

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.

Executive session 7:50 p.m.

(1702)

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

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.

Reconvened at 8:48 p.m.

(1741)

There being no further business before the Council, and no action needed from the executive session a motion for adjournment was in order.

(#17) Motion by Alderman Dyke, seconded by Alderman Vershay, to adjourn the December 19, 2022 City Council meeting.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being affirmative votes, the MOTION CARRIED.
(1760)

The meeting was adjourned at 8:49 p.m.

Approved this _____ day of _____, 2022

As presented _____

As amended _____

CHRISTINE VERSHAY-HALL, CITY CLERK

RAYMOND R. SOLIMAN, MAYOR



Agenda Memo

Crest Hill, IL

Meeting Date:	January 3, 2023
Submitter:	Jim Marino, City Administrator
Department:	Administration
Agenda Item:	Approve a resolution with respect to a proposed tax increment finance district establishing the dates for a public hearing and joint review board, authorizing reimbursement of costs concerning the redevelopment of certain property and other matters in the City of Crest Hill

Summary: Staff has been working with our TIF consultant, Kane McKenna, and TIF attorney, Dave Silverman to establish a TIF district at the northwest corner of Weber Road and Division Street. There are two remaining approvals by the city council that need to take place to establish this TIF district.

The attached resolution sets the date of the Joint Review Board (JRB) meeting and the public hearing. The Joint Review Board meeting is scheduled for January 19, 2023, and the public hearing is scheduled for March 6, 2023.

The JRB consists of representatives from the affected taxing districts who will convene to consider designation of the Redevelopment Project Area, the Redevelopment Plan and Project, the adoption of Tax Increment Allocation Financing and all other matters required by the TIF Act. The public hearing will be conducted by the Mayor and City Council to receive public input on the proposed TIF district and to consider designating a Redevelopment Project Area, approving the Redevelopment Plan and Project, the adoption of tax increment allocation financing and all other matters required by the TIF Act.

On December 22, 2023, a copy of the proposed draft Weber Road/Division Street TIF Redevelopment Plan was placed on file in the City Clerk's office and on the city's website for public inspection.

A letter will be sent in January to residents that reside within 750 feet outside the boundaries of the proposed TIF district notifying them that they may request and receive information about the proposed Weber Road/Division Street TIF District, that the proposed Weber Road/Division Street TIF Redevelopment Plan and Eligibility Report are available for review and the date of the public hearing.

Recommended Council Action: Approve the resolution setting the dates of the Joint Review Board meeting and the public hearing for the proposed Weber/Division TIF District.

Financial Impact: N/A

Funding Source:

Budgeted Amount:

Cost:

Attachments: Resolution, public hearing notice

**A RESOLUTION WITH RESPECT TO A PROPOSED TAX INCREMENT FINANCE
DISTRICT ESTABLISHING THE DATES FOR A PUBLIC HEARING AND JOINT
REVIEW BOARD, AUTHORIZING REIMBURSEMENT OF COSTS CONCERNING
THE REDEVELOPMENT OF CERTAIN PROPERTY AND OTHER MATTERS
IN THE CITY OF CREST HILL
("WEBER/DIVISION TIF")**

WHEREAS, the City of Crest Hill is a duly organized municipality under and by virtue of the Constitution and Statutes of the State of Illinois (the "City"); and

WHEREAS, the City is authorized to take various actions with respect to redevelopment of property within its borders; and

WHEREAS, it is hereby found, determined and declared by the Mayor and City Council that it is in the best interest of the City that the property generally described on Exhibit "A", depicted on Exhibit B and legally described on Exhibit C attached hereto (the "Redevelopment Project Area") be redeveloped; and

WHEREAS, the Redevelopment Project Area has not been subject to growth and development through investment of purely private funds and it is not reasonably anticipated to be redeveloped without certain public assistance; and

WHEREAS, in order to evaluate and redevelop the Redevelopment Project Area it may be necessary to undertake certain public improvements, prepare certain studies and reports and incur other costs, including costs and expenses defined as "Redevelopment Project Costs" by the Tax Increment Allocation Redevelopment Act of the State of Illinois 65 ILCS 5/11-74.4-1 *et seq.* (the "TIF Act"); and

WHEREAS, certain public assistance will be required to redevelop the Redevelopment Project Area given its current condition; and

WHEREAS, the TIF Act authorizes such assistance; and

WHEREAS, the contemplated redevelopment of the Redevelopment Project Area includes, but is not limited to, improvements such as design and installation of various public improvements; construction, repair and upgrade of public streets, signals, signage, utility and stormwater management infrastructure; development of new commercial facilities and residential, office, retail facilities; property acquisition, environmental remediation and generally other improvements and assistance as contemplated by the TIF Act (the “Project”); and

WHEREAS, the activities in the Redevelopment Project Area are not reasonably expected to result in the displacement of residents from ten (10) or more inhabited residential units and the Redevelopment Project Area does not contain seventy-five (75) or more inhabited dwelling units. Therefore, a “housing impact study” is not required by the TIF Act; and

WHEREAS, the conditions of the Redevelopment Project Area have been reviewed and there is reason to believe that it qualifies as a Redevelopment Project Area and that certain costs to be incurred in the redevelopment of the area may qualify as and be eligible for reimbursement as Redevelopment Project Costs all as provided by the TIF Act; and

WHEREAS, for at least ten (10) days prior to the adoption of this Resolution, copies of a proposed draft Redevelopment Plan and Project and Qualification Report have been available for public inspection in the office of the City Clerk and available on the City’s website; and

WHEREAS, the TIF Act requires, among other things, a public hearing before the Corporate Authorities and a meeting of the Joint Review Board, together with required notices and other matters required by the TIF Act; and

WHEREAS, the TIF Act requires that creation of an Interested Parties Registry and the adoption of rules to implement such Registry which the has previously been completed by the City.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF CREST HILL, WILL COUNTY, ILLINOIS, IN EXERCISE OF ITS STATUTORY AND OTHER POWERS:

SECTION 1: INCORPORATE OF PREAMBLE

The foregoing preamble and the findings and conclusions set forth therein are incorporated into this Section 1 as if fully set forth herein.

SECTION 2: TIF FINANCING

The City will consider the use of Tax Increment Financing pursuant to the TIF Act in the Redevelopment Project Area, and the City may take such other actions as are necessary and reasonable to induce quality development/redevelopment within the Redevelopment Project Area.

SECTION 3: DESIGNATED OFFICER

The following person may be contacted for additional information about the proposed Redevelopment Project Area; further, all comments and suggestions regarding the redevelopment of the Redevelopment Area shall be forwarded to:

Mr. Jim Marino
City Administrator
City of Crest Hill
1610 Plainfield Road
Crest Hill, Illinois 60403
JMarino@cityofcresthill.com

SECTION 4: CALL FOR PUBLIC HEARING

On the 6th day of March, 2023, the Mayor and City Council shall conduct a public hearing with respect to designating a Redevelopment Project Area, approving the Redevelopment Plan and Project, the adoption of tax increment allocation financing and all other

matters required by the TIF Act for the proposed Weber/Division TIF. The Public Hearing shall be at the City Board Chambers currently located at 1610 Plainfield Road, Crest Hill, Illinois, 60403 which Public Hearing shall be conducted during the City Council meeting which commences at 7:00 o'clock p.m. In the event that the City Government moves its facility to its new location at 20690 City Center Boulevard, Crest Hill, Illinois, 60403 prior to March 6, 2023, then in that event the Public Hearing shall be conducted at 20690 City Center Boulevard, Crest Hill, Illinois at 7:00 o'clock p.m.

SECTION 5: NOTICES AND CONDUCT OF HEARING

The City staff and Kane, McKenna and Associates are hereby authorized and directed to provide and publish all notices of the Public Hearing and any other notices required by the TIF Act. The public hearing shall be conducted in conformance with the TIF Act. The City staff and Kane, McKenna and Associations are further authorized and directed to take such other action as is required to conform with the TIF Act.

SECTION 6: JOINT REVIEW BOARD MEETING

A meeting of the Weber/Division TIF Joint Review Board shall be convened to consider the designation of the Redevelopment Project Area, the Redevelopment Plan and Project, the adoption of Tax Increment Allocation Financing and such other matters as are provided by law. The City shall provide notices, including notices under the TIF Act and the Illinois Open Meetings Act, of the Joint Review Board meeting. The first meeting of the Joint Review Board shall be held at 2:00 o'clock p.m. on the 19th day of January, 2023, in the City Council Chambers as indicated above.

SECTION 7: RESIDENTIAL CERTIFICATION

The City hereby certifies that there are not more than 75 inhabited residential units currently located within proposed Weber/Division TIF and that no residents will be displaced.

SECTION 8: REIMBURSEMENT

The City reasonably expects to issue or incur obligations in connection with the redevelopment of the Redevelopment Project Area, a portion of the proceeds of those obligations and tax increment generated in the Redevelopment Project Area may, in the discretion of the City, be used to reimburse the City and developers for redevelopment project costs.

SECTION 9: SEVERABILITY

This Resolution and every provision thereof shall be considered severable, and the invalidity of any section, clause, paragraph, sentence or provision of this Resolution shall not affect the validity of any other portion of this Resolution.

SECTION 10: REPEALER

All resolutions, ordinances or parts of resolutions conflicting with any provision of this resolution, are hereby repealed.

SECTION 14: EFFECTIVE DATE

This Resolution shall be in full force and effect after its passage and approval.

PASSED this _____ day of _____, 2023 with ____ members voting aye, ____ members voting nay, the Mayor ____ voting, with _____ members abstaining or passing and said vote being:

PASSED THIS ____ DAY OF ____, 2023.

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

Christine Vershay-Hall, City Clerk

APPROVED THIS ____ DAY OF ____, 2023.

Raymond R. Soliman, Mayor

ATTEST:

Christine Vershay-Hall, City Clerk

LIST OF EXHIBITS

Exhibit A	Redevelopment Project Area general description
Exhibit B	Map of Redevelopment Project Area
Exhibit C	Legal Description

EXHIBIT A

The Redevelopment Area is generally described as a tract of land consisting of approximately seventy-five (75) acres situated at the northwest corner of Weber Road and Division Street in the City of Crest Hill.

EXHIBIT B

Map of Redevelopment Project Area

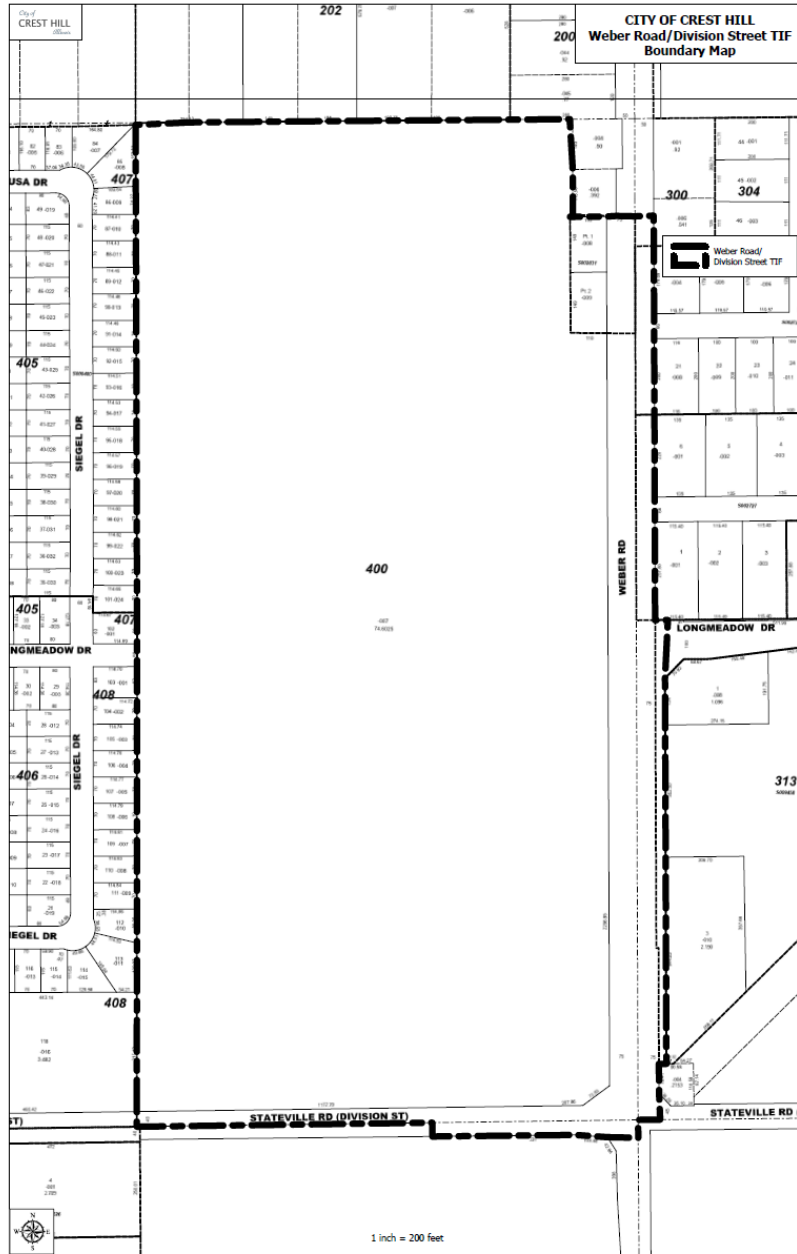


EXHIBIT C

Legal Description

CITY OF CREST HILL TIF DISTRICT LEGAL DESCRIPTION

THAT PART OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 19, THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 20, AND THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 30, ALL IN TOWNSHIP 36 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 19;

THENCE EAST ALONG THE NORTH LINE OF SAID EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 19, TO THE WEST LINE OF THE EAST 165 FEET (10 RODS) OF SAID EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 19;

THENCE SOUTH ALONG SAID WEST LINE, TO THE NORTH LINE OF LOT 1 IN WEBER TERRACE SUBDIVISION IN SAID SOUTHEAST QUARTER OF SECTION 19, ACCORDING TO THE PLAT THEREOF RECORDED AS DOCUMENT NO. R67-003059;

THENCE EAST ALONG SAID NORTH LINE AND THE EASTERLY PROLONGATION THEREOF, TO THE EAST LINE OF WEBER ROAD PER DEED TO THE COUNTY OF WILL, STATE OF ILLINOIS FOR THE USE OF THE DEPARTMENT OF HIGHWAYS RECORDED AS DOCUMENT NO. R79-025591;

THENCE SOUTH ALONG SAID EAST LINE, TO THE NORTH LINE OF MASSEY ESTATES SUBDIVISION UNIT THREE, A SUBDIVISION IN SAID SOUTHWEST QUARTER OF SECTION 20, ACCORDING TO THE PLAT THEREOF RECORDED AS DOCUMENT NO. R75-023103;

THENCE SOUTH ALONG THE EAST LINE OF WEBER ROAD AS DEDICATED IN SAID MASSEY ESTATES SUBDIVISION UNIT THREE, TO THE NORTH LINE OF UNIT NO. 1 OF MASSEY ESTATES SUBDIVISION IN SAID SOUTHWEST QUARTER OF SECTION 20, ACCORDING TO THE PLAT THEREOF RECORDED AS DOCUMENT NO. R73-026685;

THENCE SOUTH ALONG THE EAST LINE WEBER ROAD AS DEDICATED PER SAID UNIT NO. 1 OF MASSEY ESTATES SUBDIVISION, TO THE NORTH LINE OF LONGMEADOW DRIVE AS DEDICATED IN CROSSROADS OF CREST HILL EAST, BEING A SUBDIVISION IN THE SOUTHWEST QUARTER OF SAID SECTION 20, ACCORDING TO THE PLAT THEREOF RECORDED AS DOCUMENT NO. R2005-026289;

THENCE EAST ALONG SAID NORTH LINE, TO THE NORTHERLY PROLONGATION OF THE EAST LINE OF WEBER ROAD AS DEDICATED IN SAID CROSSROADS OF CREST HILL EAST;

THENCE SOUTH ALONG SAID NORTHERLY PROLONGATION OF AND THE EAST LINE OF WEBER ROAD, TO THE SOUTH LINE OF SAID WEBER ROAD AS DEDICATED PER SAID CROSSROADS OF CREST HILL EAST;

THENCE WEST ALONG SAID SOUTH LINE, TO THE EAST LINE OF WEBER ROAD PER DEED TO THE PEOPLE OF THE STATE OF ILLINOIS, COUNTY OF WILL, DEPARTMENT OF HIGHWAYS RECORDED AS DOCUMENT NO. R95-011154;

THENCE SOUTH ALONG SAID WEST LINE AND THE SOUTHERLY PROLONGATION THEREOF, TO THE SOUTH LINE OF SAID SOUTHWEST QUARTER OF SECTION 20;

THENCE WEST ALONG SAID SOUTH LINE, TO THE EAST LINE OF SAID NORTHEAST QUARTER OF SECTION 30;

THENCE SOUTH ALONG SAID EAST LINE, TO THE EASTERLY PROLONGATION OF THE SOUTHERLY LINE OF DIVISION STREET PER DEED TO THE PEOPLE OF THE STATE OF ILLINOIS, COUNTY OF WILL, DEPARTMENT OF HIGHWAYS RECORDED AS DOCUMENT NO. R94-113214;

THENCE WEST ALONG SAID SOUTHERLY LINE OF DIVISION STREET, TO THE WEST LINE OF DIVISION STREET PER SAID DEED DOCUMENT NO. R94-113214;

THENCE NORTH ALONG SAID WEST LINE, TO THE SOUTH LINE OF SAID SOUTHEAST QUARTER OF SECTION 19;

THENCE WEST ALONG SAID SOUTH LINE, TO THE WEST LINE OF SAID EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 19;

THENCE NORTH ALONG SAID WEST LINE OF SAID EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 19, TO THE POINT OF BEGINNING;

IN WILL COUNTY, ILLINOIS.

Permanent Index Numbers :

11-04-19-400-009-0000

11-04-19-400-007-0000

11-04-19-400-008-0000

**CITY OF CREST HILL, ILLINOIS
NOTICE OF PUBLIC HEARING REGARDING DESIGNATION OF A
PROPOSED REDEVELOPMENT PROJECT AREA, APPROVAL OF A
REDEVELOPMENT PLAN AND PROJECT AND THE ADOPTION OF TAX
INCREMENT ALLOCATION FINANCING
“WEBER/DIVISION TAX INCREMENT FINANCE DISTRICT”**

Please take notice that on the 6th day of March, 2023, during the course of the regular City Council Meeting which commences at 7:00 o’clock p.m. at the City Council Chambers, City Hall, 1610 Plainfield Road, Crest Hill, IL 60403, or in the event that the City Government has moved to the new City Hall, then the Public Hearing shall be held at the new City Hall, 20690 City Center Boulevard, Crest Hill, IL 60403, that the Mayor and City Council of the City of Crest Hill will conduct a public hearing with regard to the designation of an area as a Redevelopment Project Area known as the “Weber/Division TIF”, together with approval of a proposed Redevelopment Plan and Project and the use of Tax Increment Financing to finance all or a portion of the Redevelopment Project costs all pursuant to the Illinois “Tax Increment Allocation Redevelopment Act,” 65 ILCS 5/11-74.4-1 et seq. (the “Act”). The proposed Weber/Division TIF is legally described as:

22-R0442

**CITY OF CREST HILL TIF DISTRICT
LEGAL DESCRIPTION**

THAT PART OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 19, THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 20, AND THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 30, ALL IN TOWNSHIP 36 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 19;

THENCE EAST ALONG THE NORTH LINE OF SAID EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 19, TO THE WEST LINE OF THE EAST 165 FEET (10 RODS) OF SAID EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 19;

THENCE SOUTH ALONG SAID WEST LINE, TO THE NORTH LINE OF LOT 1 IN WEBER TERRACE SUBDIVISION IN SAID SOUTHEAST QUARTER OF SECTION 19, ACCORDING TO THE PLAT THEREOF RECORDED AS DOCUMENT NO. R67-003059;

THENCE EAST ALONG SAID NORTH LINE AND THE EASTERLY PROLONGATION THEREOF, TO THE EAST LINE OF WEBER ROAD PER DEED TO THE COUNTY OF WILL, STATE OF ILLINOIS FOR THE USE OF THE DEPARTMENT OF HIGHWAYS RECORDED AS DOCUMENT NO. R79-025591;

THENCE SOUTH ALONG SAID EAST LINE, TO THE NORTH LINE OF MASSEY ESTATES SUBDIVISION UNIT THREE, A SUBDIVISION IN SAID SOUTHWEST QUARTER OF SECTION 20, ACCORDING TO THE PLAT THEREOF RECORDED AS DOCUMENT NO. R75-023103;

THENCE SOUTH ALONG THE EAST LINE OF WEBER ROAD AS DEDICATED IN SAID MASSEY ESTATES SUBDIVISION UNIT THREE, TO THE NORTH LINE OF UNIT NO. 1 OF MASSEY ESTATES SUBDIVISION IN SAID SOUTHWEST QUARTER OF SECTION 20, ACCORDING TO THE PLAT THEREOF RECORDED AS DOCUMENT NO. R73-026685;

THENCE SOUTH ALONG THE EAST LINE WEBER ROAD AS DEDICATED PER SAID UNIT NO. 1 OF MASSEY ESTATES SUBDIVISION, TO THE NORTH LINE OF LONGMEADOW DRIVE AS DEDICATED IN CROSSROADS OF CREST HILL EAST, BEING A SUBDIVISION IN THE SOUTHWEST QUARTER OF SAID SECTION 20, ACCORDING TO THE PLAT THEREOF RECORDED AS DOCUMENT NO. R2005-026289;

THENCE EAST ALONG SAID NORTH LINE, TO THE NORTHERLY PROLONGATION OF THE EAST LINE OF WEBER ROAD AS DEDICATED IN SAID CROSSROADS OF CREST HILL EAST;

THENCE SOUTH ALONG SAID NORTHERLY PROLONGATION OF AND THE EAST LINE OF WEBER ROAD, TO THE SOUTH LINE OF SAID WEBER ROAD AS DEDICATED PER SAID CROSSROADS OF CREST HILL EAST;

THENCE WEST ALONG SAID SOUTH LINE, TO THE EAST LINE OF WEBER ROAD PER DEED TO THE PEOPLE OF THE STATE OF ILLINOIS, COUNTY OF

WILL, DEPARMENT OF HIGHWAYS RECORDED AS DOCUMENT NO. R95-011154;

THENCE SOUTH ALONG SAID WEST LINE AND THE SOUTHERLY PROLONGATION THEREOF, TO THE SOUTH LINE OF SAID SOUTHWEST QUARTER OF SECTION 20;

THENCE WEST ALONG SAID SOUTH LINE, TO THE EAST LINE OF SAID NORTHEAST QUARTER OF SECTION 30;

THENCE SOUTH ALONG SAID EAST LINE, TO THE EASTERLY PROLONGATION OF THE SOUTHERLY LINE OF DIVISION STREET PER DEED TO THE PEOPLE OF THE STATE OF ILLINOIS, COUNTY OF WILL, DEPARTMENT OF HIGHWAYS RECORDED AS DOCUMENT NO. R94-113214;

THENCE WEST ALONG SAID SOUTHERLY LINE OF DIVISION STREET, TO THE WEST LINE OF DIVISION STREET PER SAID DEED DOCUMENT NO. R94-113214;

THENCE NORTH ALONG SAID WEST LINE, TO THE SOUTH LINE OF SAID SOUTHEAST QUARTER OF SECTION 19;

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IN WILL COUNTY, ILLINOIS.

Permanent Index Numbers :

11-04-19-400-009-0000

11-04-19-400-007-0000

11-04-19-400-008-0000

The proposed Weber/Division TIF consists of approximately Seventy-Five (75) Acres at the Northwest corner of Weber Road and Division Street in Crest Hill, IL.

During the public hearing, all interested persons will be given an opportunity to be heard. Further, any affected person or taxing district may file written comments or objections at the public hearing or in advance of the public hearing in the Office of the City Clerk, at the Crest Hill City Hall as described above. You are further notified that at the public hearing all persons may be heard orally regarding any issue embodied in this Notice and that the Mayor and City Council will hear all protests and objections. You are further notified that the public hearing may be adjourned to another time, date or place without further notice other than a motion entered upon the minutes fixing the time, date and place of the adjourned hearing.

The proposed Redevelopment Project and Plan contemplates a range of improvements such as design and installation of various public improvements; construction, repair and upgrade of public streets, utility and stormwater management infrastructure; signage and signals on public rights of way; development of commercial and residential properties; property acquisition, environmental remediation and generally other improvements and assistance which are set forth in greater detail in the draft Redevelopment Plan and Project. The actions by the City are intended to encourage redevelopment and investment in the proposed Weber/Division TIF and to enhance property values in the area through entering into Redevelopment Agreements, payment of Redevelopment Project Costs, and other methods contemplated or allowed by the Act.

The City of Crest Hill will implement the goals and objectives of the Redevelopment Plan through public finance techniques including but not limited to tax increment allocation financing and the issuance of one or more series of debt obligations. A draft Qualification Report and Redevelopment Plan and Project are, and have been, on file with the Office of the City Clerk, 1610 Plainfield Road, Crest Hill, Illinois 60403 and are available for public

inspection during regular business hours, may be viewed on the City's website, or may be requested by mail from the City Clerk. The draft Redevelopment Plan and Project may be amended prior to adoption in conformance with the TIF Act. For further information, please contact Jim Marino, City Administrator for the City of Crest Hill, at 815-741-5100 or by email at Jmarino@cityofcresthill.com during regular business hours.

**HONORABLE RAYMOND SOLIMAN
MAYOR, CITY OF CREST HILL**



Agenda Memo

Crest Hill, IL

Meeting Date: January 3, 2023

Submitter: Jim Marino, City Administrator

Department: Administration

Agenda Item: Approve City Center Change Orders

Summary: At the October 17 city council meeting, the council approved a supplement to the 2022-2023 fiscal year appropriations ordinance in the amount of \$750,000 for additional construction work and increased costs for the city center building. Since that meeting Harbour Contractors has prepared the attached change orders for this work that now require approval.

While the quotes for caulking and cleaning are self-explanatory, here is an explanation of the other two items. The automatic door openers in the brick columns at the entrances to the city hall, council chambers and police station were originally installed at a height that does not meet ADA requirements. Therefore, the limestone panels that house the automatic door components must be removed and reinstalled at the correct height. This panel will also house the card access readers and emergency call buttons.

The fire alarm pull station in the lobby of the city hall was installed too far from the entrance. The fire department requires the pull station to be located immediately adjacent to the door. Wiring for the pull station cannot be installed behind the wall where it needs to be located due to obstructions from structural material. Therefore, the wiring can only be installed with an exposed wire molding, or by constructing a drywall column with a cavity to house the wiring. For appearance purposes the column is preferred over a wire mold. The column must be constructed on both sides of the door for symmetry.

Recommended Council Action: Approve the following change orders:

- Change order with Ramcorp, Inc. in the amount of \$12,500.00
- Agreement with Superior Labor Solutions in the amount of \$32,020.00
- Proposal with Weathershield in the amount of \$11,900.00
- Change order with Cosgrove Construction in the amount of \$1,400.00

Financial Impact:

Funding Source: General Fund Balance

Budgeted Amount: \$750,000

Cost: \$ 57,820.00

Attachments: Change orders

CITY OF CREST HILL
CITY CENTER**Change Order**

Date: 12/19/2022
Project: Crest Hill City Center

Contractor: Ramcorp, Inc

Change Order #: 3

Description:**ADA Entrance Compliance Modifications**

- *Removal of (3) Existing Limestone Panels at the City Hall, Council Chambers and Police Department Entrances where the ADA Access, Card Access, Emergency Call, Etc. are located.
- *Includes Modification and / or Removal of Existing Stone to make way for New Limestone Panel Installation.
- *Furnish and Install (3) New Limestone Panels at the City Hall, Council Chambers and Police Department Entrances where the ADA Access, Card Access, Emergency Call, Etc. are located.
- *Includes coordination with Other Trades that have Products / Items located within the area.
- *Includes Winter Conditions
- *Includes Chemical Wash

Note: See Attached RCO / Proposals

Original Contract:	\$ 999,470.00
Previous Change Orders:	<u>\$ 37,749.00</u>
Contract Total Prior to this CO:	\$ 1,037,219.00
New Change Order Amount:	\$ 12,500.00
New Contract Amount:	<u><u>\$ 1,049,719.00</u></u>

Approved:

 Administrator

 Date

 Shawn Thompson - Project Manager

 Date

 Sub-Contractor

 Date

RAMCORP, INC

421 N. Water Street
Wilmington, IL 60481

815-476-7961 Phone
815-476-7964 Fax

PROPOSAL

December 16, 2022

Harbour Contractors, Inc
23830 W Main Street
Plainfield, IL 60544

Phone: 815-254-5500
Fax: 815-254-5505

ATTN: Shawn Thompson
RE: Crest Hill City Hall-Limestone Panel Replacements

Dear Shawn:

We propose to furnish labor and materials to remove and replace the limestone panels (3) at the above project for a lump sum as follows:

-Remove (3) existing panels	\$2,500.00
-F&I (3) new larger panels	\$7,750.00
-Chemical wash	\$750.00
-Furnish winter conditions	<u>\$1,500.00</u>
TOTAL	\$12,500.00

Furnished by others: Water Dumpsters
 Electricity Workable Site Access

Inclusions: Limestone Panels Type N Mortar
 Selective Demolition Chemical Wash

This proposal expires after 15 days

RAMCORP, INC. (Subcontractor)

Contractor


Jeffrey D. Treadman

By _____

Title _____

Date _____

JDT:jdt



Date: 12/0/2022

To: Shawn Thompson
Harbour Contractors
23830 W. Main St.
Plainfield, IL 60544

Re: Final Cleaning / Crest Hill City Center, Crest Hill, IL

Dear Shawn,

Enclosed please find the quote and scope of work as discussed. Feel free to call with any questions. We thank you for the opportunity to bid on this project.

Sincerely,

Ted Rawlings
Vice President / Partner
Superior Labor Solutions
14 Congress Circle Roselle, IL. 60172
Cell: 847-627-9969
tedr@superior902.com



SCOPE OF WORK

1. Sweep and mop hard surface flooring
2. Dust and wipe doors, frames and associated hardware
3. Dust and wipe baseboards.
4. Dust and wipe millwork, walls, vents, cabinets, work surfaces, built-ins, inside and outside
5. Clean washrooms plumbing fixtures, counters, tile, mirrors etc.
6. Clean exterior glass and frames inside and outside
7. Clean interior partition glass and frames both sides
8. Dust and wipe furniture, interior and exterior
9. Dust pendant light fixtures
10. Sweep and mop stairs, dust and wipe handrails
11. Sweep concrete floors lower level
12. Install floor / furniture protection

EXCLUSIONS

1. Permit fees
2. Over time
3. Drug testing
4. Protection removal
5. Floor waxing



AGREEMENT: Between Superior Labor Solutions and Harbour Contractors

SERVICE: Final Cleaning / Crest Hill City Center, Crest Hill IL

Work to be performed: 7:00am To 3:30pm. Utilizing UNION laborers.

Cost : Base..... \$31,680.00

Mob / Lift / Materials.....\$2,500.00

Total Cost:..... \$32,020.00

Harbour Contractors

Superior Labor Solutions

Accepted By: _____

Accepted By: Ted Rawlings
Vice President

Date:

Date: 12/13/2022

Cosgrove Construction Inc

20654 Amherst Court • Joliet, IL • 60433 • (815) 774-0036 • Fax (815) 774-9860

Proposal

Date: December 20 2022
 Submitted To: Harbour Contractors
 Attn: Shawn Thompson
 Job Name: **Crest Hill Entrance**

DESCRIPTION

Cosgrove Construction, Inc. proposes to furnish labor & materials for the following:

	ADDED COLUMNS:	
	• Frame 2- columns 1'x4'x8 tall	
	• Drywall and finish taping	
	Painting of all affected areas	
	Labor and materials	\$1,400

All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements are contingent upon strikes, accidents or delays beyond our control. Owner is to carry fire, tornado and other necessary insurance. Cosgrove Construction Inc. employees are fully covered by Workmen's compensation Insurance.

Authorized
 Signature:

Note: This invoice has 30 day terms

Tim Cosgrove, Cosgrove Construction Inc.

Acceptance of Proposal – The above prices, Specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Date of Acceptance: _____ Signature: _____



December 13, 2022

Harbour Contractors, Inc.
23830 W. Main Street
Plainfield, IL 60544
Attn: Shawn Thompson

RE: **City Hall**
20701 Patrick Drive
Crest Hill, Illinois

Hello,

I have attached the proposal for the joint sealants per our walk through.

Please feel free to contact me at the office (630) 365-6565 or on my cell phone (630) 800-7238 if you have any questions or concerns.

Respectfully,

Christopher Rush

Christopher Rush
Weathershield LLC
(630) 376.6565 Office
(630) 519.4688 Fax
(630) 800.7238 Cell
crush@weathershield.us





December 13, 2022

Harbour Contractors, Inc.
 23830 W. Main Street
 Plainfield, IL 60544
Attn: Shawn Thompson

RE: **City Hall**
 20701 Patrick Drive
 Crest Hill, Illinois

SCOPE OF WORK

<i>Exterior Joint Sealants</i>			<i>Price</i>
Caulk perimeter of exterior hollow metal doors – both sides			
Caulk perimeter of interior hollow metal doors – both sides			
Caulk exterior perimeter of storefront windows			
Caulk interior perimeter of storefront windows			
Caulk perimeter of bathroom lights			
Caulk perimeter of interior penetrations			
Caulk interior floor joint at janitor closet door			
TOTAL			\$11,900.00

Options:

Caulk exterior concrete sidewalk to building in courtyard.....\$575.00
 Caulk perimeter of water foundations to drywall.....\$180.00
 Caulk perimeter of countertops in restrooms..... \$335.00
 Caulk perimeter of countertops in PD Bag area..... \$120.00
 Caulk perimeter of countertops in detention area..... \$180.00



City Council Agenda Memo

Crest Hill, IL

Meeting Date:	January 3, 2023
Submitter:	Lisa Banovetz, Director of Finance / Glen Conklin, Treasurer
Department:	Treasurer's Office
Agenda Item:	Approval of the List of Bills through January 4, 2023 in the amount of \$223,844.07

Summary: Attached is the List of Bills through January 4, 2023 in the amount of \$223,844.07.

Recommended Council Action: Approval of the List of Bills through January 4, 2023 in the amount of \$223,844.07.

Financial Impact:

Funding Source: Expenditures will be paid from the respective fund from which the expenditure originated.

Budgeted Amount:

Cost:

Attachments: List of bills

Report Criteria:

Detail report type printed

[Report]. Check Issue Date = 12/01/2022,01/04/2023

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Amount	Check Number	Check Issue Date	GL Period	GL Account
26	Aflac	December 20	AFLAC 12-2022	12/28/2022	1,692.48	1,692.48	19522	01/04/2023	1222	01002439
Total 26:					1,692.48	1,692.48				
82	Aramark	6030095591	MATS FOR PUBLIC WO	12/13/2022	248.38	248.38	19524	01/04/2023	1222	01045300
		6030095593	UNIFORMS FOR WATE	12/13/2022	61.54	61.54	19524	01/04/2023	1222	07065300
		6030095593	UNIFORMS FOR EAST	12/13/2022	61.53	61.53	19524	01/04/2023	1222	07085300
		6030095594	UNIFORMS FOR WEST	12/13/2022	30.07	30.07	19524	01/04/2023	1222	07085300
		6030097557	UNIFORMS FOR PW	12/16/2022	286.19	286.19	19524	01/04/2023	1222	01035300
		6030098700	MATS FOR PUBLIC WO	12/20/2022	30.72	30.72	19524	01/04/2023	1222	01045300
		6030098703	UNIFORMS FOR WATE	12/20/2022	24.57	24.57	19524	01/04/2023	1222	07065300
		6030098703	UNIFORMS FOR EAST	12/20/2022	24.57	24.57	19524	01/04/2023	1222	07085300
		6030098704	UNIFORMS FOR WEST	12/20/2022	30.07	30.07	19524	01/04/2023	1222	07085300
		6030100362	UNIFORMS FOR PW	12/23/2022	165.01	165.01	19524	01/04/2023	1222	01035300
Total 82:					962.65	962.65				
92	Associated T	36447	LEAK LOCATE	12/09/2022	1,024.00	1,024.00	19525	01/04/2023	1222	07065430
Total 92:					1,024.00	1,024.00				
112	Accurate Em	AUR2137738	ACCURATE - BACKGR	12/01/2022	150.03	150.03	19521	01/04/2023	1222	01105300
		AUR2137738	ACCURATE - BACKGR	12/01/2022	145.03	145.03	19521	01/04/2023	1222	01105300
		AUR2137738	ACCURATE - BACKGR	12/01/2022	15.90	15.90	19521	01/04/2023	1222	01105300
Total 112:					310.96	310.96				
334	ComEd 4715	December 20	STREET LIGHTS	12/19/2022	287.02	287.02	19526	01/04/2023	1222	01035351
Total 334:					287.02	287.02				
455	Constellation	6410927450	WELL 10 ELECTRIC	12/15/2022	1,510.98	1,510.98	19527	01/04/2023	1222	07065353
Total 455:					1,510.98	1,510.98				
458	Constellation	3410936670	ELECTRIC FOR WELL	12/15/2022	1,603.59	1,603.59	19528	01/04/2023	1222	07065353
Total 458:					1,603.59	1,603.59				
535	The Fields on	1359	TREES FOR THE 50/50	12/10/2022	9,070.00	9,070.00	19556	01/04/2023	1222	01035300
Total 535:					9,070.00	9,070.00				
641	Hawthorne L	18471	VEGETATION CUTTIN	06/08/2022	130.00	130.00	19531	01/04/2023	1222	01165300
		18472	VEGETATION CUTTIN	06/08/2022	780.00	780.00	19531	01/04/2023	1222	01165300
		18473	VEGETATION CUTTIN	06/08/2022	1,137.50	1,137.50	19531	01/04/2023	1222	01165300
		18474	VEGETATION CUTTIN	06/08/2022	130.00	130.00	19531	01/04/2023	1222	01165300
		18475	VEGETATION CUTTIN	06/08/2022	170.00	170.00	19531	01/04/2023	1222	01165300
		18476	VEGETATION CUTTIN	06/08/2022	130.00	130.00	19531	01/04/2023	1222	01165300
Total 641:					2,477.50	2,477.50				
664	Highland Plu	6347	RPZ REPAIR	12/13/2022	1,801.51	1,801.51	19532	01/04/2023	1222	07085366

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Amount	Check Number	Check Issue Date	GL Period	GL Account
Total 664:					1,801.51	1,801.51				
807	Joans Trophy	I22-18977	RECOGNITION AWARD	12/13/2022	119.18	119.18	19533	01/04/2023	1222	01025400
Total 807:					119.18	119.18				
958	Meade, Inc.	703063	TRAFFIC SIGNAL CAT	12/19/2022	319.76	319.76	19538	01/04/2023	1222	01035351
Total 958:					319.76	319.76				
961	Menards	46567	PW PARTS	12/07/2022	301.98	301.98	19539	01/04/2023	1222	01035400
		46605	CEILING TILE CLAMPS	12/08/2022	21.89	21.89	19539	01/04/2023	1222	13007310
Total 961:					323.87	323.87				
962	Menards Inc	112132082A	2021 CAM RECONCILI	01/01/2023	88.08	88.08	19540	01/04/2023	1222	01105300
Total 962:					88.08	88.08				
965	M.E. Simpso	39182	VALVES DONE FOR SY	08/31/2022	3,969.00	3,969.00	19537	01/04/2023	1222	07065300
Total 965:					3,969.00	3,969.00				
991	MOE Fringe	January 2023	01-2023 LOCAL 150	12/01/2022	2,558.00	2,558.00	341	12/01/2022	1122	01024200
		January 2023	01-2023 LOCAL 150	12/01/2022	8,034.90	8,034.90	341	12/01/2022	1122	01034200
		January 2023	01-2023 LOCAL 150	12/01/2022	5,116.00	5,116.00	341	12/01/2022	1122	01074200
		January 2023	01-2023 LOCAL 150	12/01/2022	3,388.00	3,388.00	341	12/01/2022	1122	01114200
		January 2023	01-2023 LOCAL 150	12/01/2022	419.50	419.50	341	12/01/2022	1122	01124200
		January 2023	01-2023 LOCAL 150	12/01/2022	839.00	839.00	341	12/01/2022	1122	01164200
		January 2023	01-2023 LOCAL 150	12/01/2022	4,872.95	4,872.95	341	12/01/2022	1122	07064200
		January 2023	01-2023 LOCAL 150	12/01/2022	3,078.25	3,078.25	341	12/01/2022	1122	07074200
		January 2023	01-2023 LOCAL 150	12/01/2022	4,491.40	4,491.40	341	12/01/2022	1122	07084200
		January 2023	01-2023 LOCAL 150	12/01/2022	5,322.00	5,322.00	341	12/01/2022	1122	07094200
		January 2023	01-2023 LOCAL 150	12/01/2022	1,677.00	1,677.00	341	12/01/2022	1122	01044200
Total 991:					39,797.00	39,797.00				
1058	Nicor 94-96-3	November 20	MONTHLY STATEMENT	12/08/2022	188.59	188.59	19545	01/04/2023	1222	07085350
Total 1058:					188.59	188.59				
1059	Nicor 39-52-5	November 20	MAY STATEMENT - WE	12/07/2022	61.63	61.63	19543	01/04/2023	1222	07065350
Total 1059:					61.63	61.63				
1060	Nicor 56-57-8	November 20	MONTHLY STATEMENT	12/07/2022	168.50	168.50	19544	01/04/2023	1222	07065350
Total 1060:					168.50	168.50				
1141	Petty Cash F	December 20	MEAL EXPENSES	12/20/2022	189.04	189.04	19546	01/04/2023	1222	01025343
Total 1141:					189.04	189.04				
1156	PMA Securiti	INV16831	FILING FOR 2022	12/15/2022	2,000.00	2,000.00	19547	01/04/2023	1222	07095300

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Amount	Check Number	Check Issue Date	GL Period	GL Account
Total 1156:					2,000.00	2,000.00				
1174	PreCise MR	200-1040532	PRECISE GPS SUBSC	12/23/2022	288.00	288.00	19548	01/04/2023	1222	01035300
Total 1174:					288.00	288.00				
1195	Quill LLC	29376118	OFFFICE SUPPLIES	12/05/2022	100.00	100.00	19550	01/04/2023	1222	01035401
		29376118	OFFFICE SUPPLIES	12/05/2022	100.00	100.00	19550	01/04/2023	1222	07065401
		29376118	OFFFICE SUPPLIES	12/05/2022	113.66	113.66	19550	01/04/2023	1222	07085401
Total 1195:					313.66	313.66				
1222	Reliance Sta	January 2023	RELIANCE STD 01-202	01/01/2022	272.00	272.00	19552	01/04/2023	1222	01002438
Total 1222:					272.00	272.00				
1225	Rental Max	570298-9	SUMP PUMP AND HOS	12/15/2022	1,124.94	1,124.94	19553	01/04/2023	1222	07085365
Total 1225:					1,124.94	1,124.94				
1243	Ray OHerron	2239292	TATICAL CARRIER	12/14/2022	1,387.00	1,387.00	19551	01/04/2023	1222	01025344
		2239292	FREIGHT	12/14/2022	10.61	10.61	19551	01/04/2023	1222	01025344
Total 1243:					1,397.61	1,397.61				
1351	Stage Right	22100	CITY COUNCIL MEETI	12/27/2022	200.00	200.00	19554	01/04/2023	1222	01105300
Total 1351:					200.00	200.00				
1373	Strand Assoc	0191373	ON CALL WATER ENGI	12/12/2022	162.49	162.49	19555	01/04/2023	1222	07065331
		0191374	ALLOCATION APPLICA	12/12/2022	4,220.91	4,220.91	19555	01/04/2023	1222	07065332
		0191375	WELL 14	12/12/2022	2,970.00	2,970.00	19555	01/04/2023	1222	12007615
		0191746	WELL 14	12/13/2022	9,500.00	9,500.00	19555	01/04/2023	1222	12007615
		0191748	OCCT DESKTOP	12/13/2022	2,830.00	2,830.00	19555	01/04/2023	1222	07065332
		0191802	EAST PLANT PHOSPH	12/13/2022	13,061.24	13,061.24	19555	01/04/2023	1222	35007631
Total 1373:					32,744.64	32,744.64				
1392	SWAHM	December 20	SWAHM 12-2022	12/01/2022	96,404.99	96,404.99	342	12/01/2022	1122	01002438
Total 1392:					96,404.99	96,404.99				
1502	Underground	057728-02	HYDRANT WRENCHES	01/22/2022	200.00	200.00	19557	01/04/2023	1222	07065470
Total 1502:					200.00	200.00				
1503	Uni-Max Man	4335	JANITORAL SERVICES	12/20/2022	3,700.00	3,700.00	19558	01/04/2023	1222	01045300
Total 1503:					3,700.00	3,700.00				
1521	USABlueBoo	198959	WASTEWATER LAB SU	12/07/2022	667.14	667.14	19559	01/04/2023	1222	07085420
Total 1521:					667.14	667.14				
1563	VSP of Illinoi	January 2023	VSP JAN 2023	12/17/2022	404.64	404.64	19560	01/04/2023	1222	01002438

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Amount	Check Number	Check Issue Date	GL Period	GL Account
Total 1563:					404.64	404.64				
1778	Konica Minolt	9009033810	ADMIN/PD COPY MAC	12/14/2022	369.56	369.56	19535	01/04/2023	1222	01065301
Total 1778:					369.56	369.56				
1795	Konica Minolt	489994632	KONICA COPY MACHI	12/20/2022	436.00	436.00	19536	01/04/2023	1222	01065301
Total 1795:					436.00	436.00				
1903	Kane McKen	19065	PROPOSED TIF DISTRI	11/30/2022	4,037.50	4,037.50	19534	01/04/2023	1222	01165300
Total 1903:					4,037.50	4,037.50				
1948	Motorola Sol	8281371941	TRANSMITTER HI-FI MI	05/04/2022	1,035.00	1,035.00	19541	01/04/2023	1222	01025400
		8281371941	FREIGHT	05/04/2022	15.00	15.00	19541	01/04/2023	1222	01025400
		8281401589	MIKROTIK CONF WIFI	06/21/2022	500.00	500.00	19541	01/04/2023	1222	01025400
		8281401589	FREIGHT	06/21/2022	20.00	20.00	19541	01/04/2023	1222	01025400
Total 1948:					1,570.00	1,570.00				
1950	Pure Water P	1333803	EAST PLANT WATER	09/08/2022	50.00	50.00	19549	01/04/2023	1222	07085343
		1333803	WATER FOR PW	09/08/2022	50.00	50.00	19549	01/04/2023	1222	01035343
		1333803	WATER FOR STP	09/08/2022	12.50	12.50	19549	01/04/2023	1222	07085343
		1347185	EAST PLANT WATER	10/08/2022	41.00	41.00	19549	01/04/2023	1222	07085343
		1347185	WATER FOR PW	10/08/2022	41.00	41.00	19549	01/04/2023	1222	01035343
		1347185	WATER FOR STP	10/08/2022	30.50	30.50	19549	01/04/2023	1222	07085343
		1361069	EAST PLANT WATER	11/08/2022	40.00	40.00	19549	01/04/2023	1222	07085343
		1361069	WATER FOR PW	11/08/2022	40.00	40.00	19549	01/04/2023	1222	01035343
		1361069	WATER FOR STP	11/08/2022	32.50	32.50	19549	01/04/2023	1222	07085343
		1375299	WATER FOR PW	12/08/2022	40.00	40.00	19549	01/04/2023	1222	01035343
		1375299	WATER FOR STP	12/08/2022	40.00	40.00	19549	01/04/2023	1222	07085343
		1375299	EAST PLANT WATER	12/08/2022	32.50	32.50	19549	01/04/2023	1222	07085343
Total 1950:					450.00	450.00				
1953	Amazon Capi	1M6G-6Y3R-	HUMDIFIER 6L	12/16/2022	99.99	99.99	19523	01/04/2023	1222	01115401
		1M6G-6Y3R-	3 HOLE PUNCH	12/16/2022	8.99	8.99	19523	01/04/2023	1222	01115401
		1M6G-6Y3R-	DESKTOP TARIFOLD	12/16/2022	61.20	61.20	19523	01/04/2023	1222	01115401
		1M6G-6Y3R-	LEGAL EXPANSION FO	12/16/2022	86.51	86.51	19523	01/04/2023	1222	01115401
		1M6G-6Y3R-	FOLDABLE PHONE HO	12/16/2022	13.55	13.55	19523	01/04/2023	1222	01115401
		1M6G-6Y3R-	COFFEE STIRRERS 10	12/16/2022	6.92	6.92	19523	01/04/2023	1222	01105401
		1MWC-GJV4	BROTHER P TOUCH L	12/14/2022	99.99	99.99	19523	01/04/2023	1222	01115401
		1MWC-GJV4	ENVELOPE MOISTENE	12/14/2022	34.19	34.19	19523	01/04/2023	1222	01115401
		1MWC-GJV4	SHIPPING & HANDLIN	12/14/2022	11.79	11.79	19523	01/04/2023	1222	01115401
		1T96-N6KD-	CABLE FOR BROTHER	12/22/2022	6.65	6.65	19523	01/04/2023	1222	01115401
Total 1953:					429.78	429.78				
1971	Graybar Fina	14079515	PHONE SYSTEM MON	12/10/2022	2,542.53	2,542.53	19530	01/04/2023	1222	01105350
Total 1971:					2,542.53	2,542.53				
1983	Cornwell Eng	12126	OCCT DESKTOP	09/09/2022	1,700.00	1,700.00	19529	01/04/2023	1222	07065332
		12242	OCCT DESKTOP	12/13/2022	6,595.00	6,595.00	19529	01/04/2023	1222	07065332

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Amount	Check Number	Check Issue Date	GL Period	GL Account
Total 1983:					8,295.00	8,295.00				
1984	Nicholas Har	December 20	REISSUE UNCASHED	12/22/2022	30.74	30.74	19542	01/04/2023	1222	06008110
Total 1984:					30.74	30.74				
Grand Totals:					223,844.07	223,844.07				

Report Criteria:

Detail report type printed

[Report].Check Issue Date = 12/01/2022,01/04/2023