

ORDER OF BUSINESS

City Council
City of Wood River
111 N. Wood River Avenue

September 16, 2024
7:00 P.M.
Wood River, IL 62095

AGENDA

- 1) Roll Call: Tom Stalcup
David Ayres
Jeremy Plank
Bill Dettmers
Scott Tweedy
- 2) Approval of the minutes of the regular meeting of September 3, 2024, as printed.
- 3) Approval of the bills submitted for payment for the period August 29, 2024, to September 11, 2024, as printed. (Expenditures pertaining to the Local Government Travel Expense Control Act: None)
- 4) Approval of the Financial Statement ending August 31, 2024, as printed.
- 5) REQUEST BY MAYOR FOR:
A. Request for Citizen comments/communications/petitions
B. Reports/comments from City Officials
- 6) Approval of an ordinance amending the City Code 90-7, Title III: Administration, Chapter 36: Personnel Policies, Section 36.01 Adoption by Reference, changing Rule 3: Classification of Positions, Rule 4: Employment, Rule 8: Benefits, Rule 9: Leaves of Absence, Rule 10: Meetings/Conferences and Travel, and Appendix IV: Title VI Plan.
- 7) Approval of an ordinance authorizing the execution of a Redevelopment Agreement with Dan Kammerer, on behalf of Wood River Revival, for TIF Financial Assistance at 87 E. Ferguson, as submitted by the TIF Committee.
- 8) Approval of a resolution authorizing an agreement between the City of Wood River and Dependable Cleaning Service for cleaning services at City Hall and Public Services Buildings, as submitted by the Director of Public Services.
- 9) Approval of a resolution authorizing assignment of Telecommunications Rights-of-Way Access Agreement and Attachment Agreement from Everstream GLC Holding Company LLC to Unite Private Networks-Illinois LLC, as submitted by the Director of Public Services.
- 10) Approval of a recommendation to accept the bid for emergency and maintenance pest control services for City facilities from Rottler Pest Solutions, as submitted by the Director of Public Services.
- 11) Approval of a recommendation to accept the bid for emergency and maintenance plumbing repairs for City facilities from GRP/Wegman, as submitted by the Director of Public Services.
- 12) Approval of a recommendation to accept the bid for general emergency and maintenance electrical repairs for City facilities from Camp Electric and Engineering, Inc., as submitted by the City Manager.
- 13) Approval of a recommendation to accept the bid for specialized/legacy emergency and maintenance electrical repairs for City facilities from GRP/Wegman, as submitted by the City Manager.

- 14) Approval of a recommendation to accept the bid from CSR Construction in the amount of \$116,890.00 to rotomill and resurface the cart paths at Belk Park Golf Course, as submitted by the Director of Parks & Recreation.
- 15) Approval of a recess to hold a closed session to discuss matters pertaining to Personnel (5 ILCS 120/2 (c) (1)).
- 16) Approval of a resolution authorizing the execution of a General Release and Settlement Agreement with Mike Meyers, as submitted by the City Manager.
- 17) Old Business
- 18) New Business
- 19) Adjournment

If prospective attendees require an interpreter or other access accommodation needs, please contact the Wood River City Clerk's Office at 618-251-3100 no later than 48 hours prior to the commencement of the meeting to arrange the accommodations.

September 3, 2024

AGENDA

A regular meeting of the Wood River City Council was called to order by Mayor Tom Stalcup at 7:00 p.m. on Tuesday, September 3, 2024, in the Council Chambers at City Hall, 111 N. Wood River Avenue, with the recital of the Pledge of Allegiance. The Clerk called the roll and reported that the following members were:

- PRESENT: David Ayres
- Bill Dettmers
- Jeremy Plank
- Scott Tweedy
- Tom Stalcup

and that a quorum was present and in attendance.

APPROVAL OF MINUTES:

Councilman Ayres moved to approve the minutes of the regular meeting of August 19, 2024, as printed, seconded by Councilman Dettmers, and approved by the following vote:

- AYES: Ayres, Dettmers, Plank, Tweedy, Stalcup (5)
- NAYS: None (0)

APPROVAL OF BILLS:

Councilman Tweedy moved to approve the bills submitted for payment for the period August 15, 2024, to August 28, 2024, as printed, seconded by Councilman Plank, and approved by the following vote:

- AYES: Ayres, Dettmers, Plank, Tweedy, Stalcup (5)
- NAYS: None (0)

PRESENTATIONS:

Mayor Stalcup presented an Appearance Award for the month of September to:
Phillip & Heather Generally 699 Leslie

CITIZEN COMMENTS:

Bill Rogers stated that occasionally the subject of electric aggregation comes up in the City Council Meetings. He added that this is a continuing problem because not only has it happened to him, but it has also happened to others. When Mr. Rogers got his July Ameren bill it had doubled from what it was in June, and he discovered why after reviewing the monthly statement. The City of Wood River changed Mr. Rogers to a more expensive provider, and he was not informed of the change in electric providers or how to opt out. Mr. Rogers stated that the citizens should have to opt in, not opt out. He then asked if the City switched him to Constellation, which is a company that has been discussed during City Council Meetings. He received his billing statement for September, and the amounts for July and August doubled, approximating the amount he claims the City took out of his account two years ago and refused to return the money. He asked the City Council who will pay his bill and when they will fix this change, which was done without his consent. Mr. Rogers stated that he expects a lien waiver and because of pending lawsuits, he expects a statement that if the City does this, it will not settle all claims against the City, and if that is the City's intent it will cost them a lot more than this bill. The amount mentioned previously had evolved into one of two pending lawsuits against the City of Wood River. Mr. Rogers then stated that if the City Council wants to discuss the lawsuits they will need to talk to his attorney. Mr. Rogers contacted Riverbend Family Ministries and LIHEAP to get help, but they refused.

CITY OFFICIAL COMMENTS:

Mayor Stalcup read a congratulatory letter from Police Chief Brad Wells to Officer Katherine Castelli for graduating from Southwestern Illinois College Police Academy.

Mayor Stalcup stated the Farmer's Market continues to be open on Thursdays from 4:00 p.m. until dusk. The Farmer's Market is in the downtown parking lot on Madison Avenue. The last day for the Farmer's Market is Thursday, September 19, 2024.

Councilman Dettmers stated that City employees need to be more diligent about relaying information to the City Council.

ORDINANCE NO. 2907: ORDINANCE AUTHORIZING THE EXECUTION OF A REDEVELOPMENT AGREEMENT WITH LISA SCOGGINS, ON BEHALF OF FULL DECK PRINT & DESIGN, FOR TIF FINANCIAL ASSISTANCE AT 648 N. WOOD RIVER AVENUE:

Councilman Dettmers moved to approve an ordinance authorizing the execution of a Redevelopment Agreement with Lisa Scoggins, on behalf of Full Deck Print & Design, for TIF Financial Assistance at 648 N. Wood River Avenue, as submitted by the TIF Committee, seconded by Councilman Plank, and approved by the following vote:

AYES: Ayres, Dettmers, Plank, Tweedy, Stalcup (5)

NAYS: None (0)

ORDINANCE NO. 2908: ORDINANCE AMENDING AND AUTHORIZING THE EXECUTION OF A REDEVELOPMENT AGREEMENT WITH DAKTER HOLDINGS LLC, FOR TIF FINANCIAL ASSISTANCE AT 1 E. FERGUSON:

Councilman Plank moved to approve an ordinance amending and authorizing the execution of a Redevelopment Agreement with Dakter Holdings LLC, for TIF Financial Assistance at 1 E. Ferguson, as submitted by the TIF Committee, seconded by Councilman Tweedy, and approved by the following vote:

AYES: Ayres, Plank, Tweedy, Stalcup (4)

NAYS: None (0)

ABSTAIN: Dettmers (1)

RESOLUTION NO. 2081: RESOLUTION AUTHORIZING THE EXECUTION OF A SPONSORSHIP AGREEMENT BETWEEN THE CITY OF WOOD RIVER AND ALLSTATE INSURANCE AGENT JOHN STANDEFER FOR MARKETING IN SUPPORT OF THE WOOD RIVER RECREATION CENTER:

Councilman Tweedy moved to approve a resolution authorizing the execution of a sponsorship agreement between the City of Wood River and Allstate Insurance Agent John Standefer for marketing in support of the Wood River Recreation Center, as submitted by the Director of Parks & Recreation, seconded by Councilman Ayres, and approved by the following vote:

AYES: Ayres, Dettmers, Plank, Tweedy, Stalcup (5)

NAYS: None (0)

RESOLUTION NO. 2082: RESOLUTION ISSUING A "G" RESTAURANT/BAR LIQUOR LICENSE TO EL PATIO 1822, LLC, ON BEHALF OF EL MICHOACAN:

Councilman Ayres moved to approve a resolution issuing a "G" Restaurant/Bar Liquor License to El Patio 1822, LLC, on behalf of El Michoacan, seconded by Councilman Tweedy, and approved by the following vote:

AYES: Ayres, Dettmers, Plank, Tweedy, Stalcup (5)
NAYS: None (0)

APPROVED: RECOMMENDATION FROM MAYOR STALCUP TO APPOINT ROBIN KARPAN OF 75 E. JENNINGS TO THE LIBRARY BOARD TO REPLACE CATHI STALCUP WITH A TERM TO EXPIRE MAY 2027:

Councilman Ayres moved to approve a recommendation from Mayor Stalcup to appoint Robin Karpan of 75 E. Jennings to the Library Board to replace Cathi Stalcup with a term to expire May 2027, seconded by Councilman Dettmers, and approved by the following vote:

AYES: Ayres, Dettmers, Plank, Tweedy, Stalcup (5)
NAYS: None (0)

APPROVED: REQUEST TO ACCEPT THE BID FROM SCHULTE SUPPLY IN THE AMOUNT OF \$209.95 PER LOCATION, NOT TO EXCEED \$50,000.00 FOR HYDRO EXCAVATING:

Councilman Tweedy moved to approve a request to accept the bid from Schulte Supply in the amount of \$209.95 per location, not to exceed \$50,000.00 for hydro excavating, as submitted by the Director of Public Services, seconded by Councilman Plank, and approved by the following vote:

AYES: Ayres, Dettmers, Plank, Tweedy, Stalcup (5)
NAYS: None (0)

APPROVED: REQUEST FROM EAWR HIGH SCHOOL – WRESTLING TO SOLICIT AT THE INTERSECTION OF WOOD RIVER AVENUE & PENNING AVENUE ON SATURDAY, SEPTEMBER 14, 2024, FROM 8:00 A.M. TO 4:00 P.M. IN ACCORDANCE WITH CITY POLICY:

Councilman Plank moved to approve a request from EAWR High School – Wrestling to solicit at the intersection of Wood River Avenue & Penning Avenue on Saturday, September 14, 2024, from 8:00 a.m. to 4:00 p.m. in accordance with City Policy, seconded by Councilman Dettmers, and approved by the following vote:

AYES: Ayres, Dettmers, Plank, Tweedy, Stalcup (5)
NAYS: None (0)

OLD BUSINESS: NONE

NEW BUSINESS: NONE

ADJOURNMENT: There being no further business to come before the Council, the meeting was adjourned at 7:13 p.m.

Mayor

City Clerk

DATE: 09/05/2024
TIME: 10:21:06
ID: AP4430ZN.WOW

CITY OF WOOD RIVER
DEPARTMENT SUMMARY REPORT

PAGE: 1

INVOICES DUE ON/BEFORE 09/30/2024

VENDOR #	NAME	ITEM DESCRIPTION	ACCOUNT #	AMOUNT DUE
GOLF COURSE				
	GOLF CONCESSIONS			
	CONCESSION EXPENSES			
5487	DONNEWALD DISTRIBUTING CO.	ALCOHOL - GOLF COURSE	50-53-4-0574	518.80
		TOTAL CONCESSION EXPENSES		518.80
		TOTAL GOLF CONCESSIONS		518.80
		TOTAL GOLF COURSE		518.80
		TOTAL ALL FUNDS		518.80

DATE: 09/05/2024
TIME: 10:21:06
ID: AP4430ZN.WOW

CITY OF WOOD RIVER
DEPARTMENT SUMMARY REPORT

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INVOICES DUE ON/BEFORE 09/30/2024

VENDOR #	NAME	ITEM DESCRIPTION	ACCOUNT #	AMOUNT DUE
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SUMMARY OF FUNDS:

GOLF COURSE				518.80
TOTAL --- ALL FUNDS				518.80

DATE: 09/11/2024
 TIME: 15:41:54
 ID: AP4430ZN.WOW

CITY OF WOOD RIVER
 DEPARTMENT SUMMARY REPORT

INVOICES DUE ON/BEFORE 10/16/2024

VENDOR #	NAME	ITEM DESCRIPTION	ACCOUNT #	AMOUNT DUE
GENERAL FUND				
GENERAL				
GENERAL REVENUES				
3400	B & F TECHNICAL CODE SERVICES	1205 E. E'VILLE RD-PLAN REVIEW	10-00-2-0241	500.00
TOTAL GENERAL REVENUES				500.00
TOTAL GENERAL				500.00
LEGISLATIVE				
LEGISLATIVE EXP				
1194	SUPERIOR FENCE & ORNAMENTAL	FENCE(3)-VAUGHN HILL CEMETERY	10-11-4-0885	1,135.35
333	BUDGET SIGNS TROPHIES & PLAQUE	SEPT 2024 - APPEARANCE AWARDS	10-11-4-0756	30.00
4289	RIVERBENDER.COM	SEPT 2024 - WEBSITE HOSTING	10-11-4-0792	40.00
5242	U.S. POSTAL SERVICE	POSTAGE - POSTAGE MACHINE	10-11-4-0511	166.67
5583	SHRED-IT ST. LOUIS	SHRED-8/27/2024-CITY HALL	10-11-4-0792	16.41
5793	HEARST COMMUNICATIONS INC	PN - PARKING LOT BIDS	10-11-4-0741	108.59
5793		PN - LEAD SERVICE LINE	10-11-4-0741	116.07
5793		PHN - BZA 24-07	10-11-4-0741	116.07
5793		PN - EMERGENCY/MAIN SERVICE	10-11-4-0741	131.05
5861	BARCOM SECURITY	10/1-12/31/2024 - IT SERVICES	10-11-4-0792	129.00
5966	ELAN FINANCIAL SERVICES	POSTAGE - WWTP PROJECT	10-11-4-0511	11.70
5966		7/11-8/10/2024 - CELL PHONES	10-11-4-0786	42.28
5966		RECORD LIEN, DEEDS, EASEMENT	10-11-4-0792	205.95
TOTAL LEGISLATIVE EXP				2,249.14
TOTAL LEGISLATIVE				2,249.14
ADMINISTRATION				
ADMINISTRATION EXP				
3475	DA-COM DIGITAL OFFICE	9/4-12/3/2024-COPIER LEASE	10-12-4-0751	535.24
3475		6/4-9/3/2024-COLOR&B&W PRINT	10-12-4-0751	115.04
5242	U.S. POSTAL SERVICE	POSTAGE - POSTAGE MACHINE	10-12-4-0511	166.67
5966	ELAN FINANCIAL SERVICES	BLUE MANUSCRIPT COVERS	10-12-4-0519	113.98
5966		BLUE MANUSCRIPT COVERS	10-12-4-0519	109.98
5966		RETURN ITEM	10-12-4-0519	-106.80
6096	AMERICAN LEGAL PUBLISHING CORP	ONLINE-RECODIFICATION	10-12-4-0792	60.00
6135	ACC BUSINESS	7/11-8/10/2024 - TELEPHONE	10-12-4-0786	136.11
6301	ROYAL PRINTING	LETTERHEAD, ENVELOPES, CARDS	10-12-4-0742	1,000.00
TOTAL ADMINISTRATION EXP				2,130.22
TOTAL ADMINISTRATION				2,130.22
FINANCE				
FINANCE EXP				
1015	QUILL	QUILL + SAPPHIRE RENEWAL	10-13-4-0519	69.99
1015		CREDIT - PRIOR PURCHASE	10-13-4-0519	-0.50
5242	U.S. POSTAL SERVICE	POSTAGE - POSTAGE MACHINE	10-13-4-0511	79.16
5583	SHRED-IT ST. LOUIS	SHRED-8/27/2024-FINANCE	10-13-4-0792	32.80
5966	ELAN FINANCIAL SERVICES	MONTHLY - ADOBE PRO	10-13-4-0669	83.96
5966		7/11-8/10/2024 - CELL PHONES	10-13-4-0786	42.28
5998	SMARTBILL	POSTAGE - WATER BILLS	10-13-4-0511	2,324.34
5998		PRINTING - WATER BILLS	10-13-4-0742	751.28
6062	LINK COMPUTER CORPORATION	OCTOBER 2024 - MUNI LINK	10-13-4-0792	1,915.72
6135	ACC BUSINESS	7/11-8/10/2024 - TELEPHONE	10-13-4-0786	136.11
TOTAL FINANCE EXP				5,435.14
TOTAL FINANCE				5,435.14
ANIMAL CONTROL				
ANIMAL CONTROL EXP				
4730	MADISON COUNTY ANIMAL CARE	JULY 2024 - ANIMAL PICKUPS	10-14-4-0747	100.00
5242	U.S. POSTAL SERVICE	POSTAGE - POSTAGE MACHINE	10-14-4-0511	25.00
TOTAL ANIMAL CONTROL EXP				125.00

DATE: 09/11/2024
 TIME: 15:41:54
 ID: AP4430ZN.WOW

CITY OF WOOD RIVER
 DEPARTMENT SUMMARY REPORT

INVOICES DUE ON/BEFORE 10/16/2024

VENDOR #	NAME	ITEM DESCRIPTION	ACCOUNT #	AMOUNT DUE
GENERAL FUND				
ANIMAL CONTROL				
ANIMAL CONTROL EXP				
TOTAL ANIMAL CONTROL				125.00
LEGAL				
LEGAL EXP				
279	BASSETT LAW OFFICE	LEGAL SERVICES	10-15-4-0721	229.50
279		MONTHLY RETAINER	10-15-4-0792	950.00
279		LEGAL SERVICES	10-15-4-0721	371.25
279		LEGAL SERVICES	10-15-4-0721	1,743.67
279		LEGAL SERVICES	10-15-4-0721	1,026.00
279		MONTHLY RETAINER	10-15-4-0792	950.00
279		LEGAL SERVICES	10-15-4-0721	3,079.58
279		LEGAL SERVICES	10-15-4-0721	125.00
6284	LEWIS BRISBOIS BISGAARD&SMITH	LEGAL SERVICES	10-15-4-0721	
TOTAL LEGAL EXP				8,475.00
TOTAL LEGAL				8,475.00
BUILDING AND ZONING				
BUILDING AND ZONING EXP				
1002	PRO AUTOMOTIVE SERVICES	OIL CHANGE,TIRE ROTATION-#5697	10-16-4-0719	90.64
1112	SLAYDEN GLASS INCORPORATED	GLASS-BROKE WHILE MOWING	10-16-4-0792	513.20
3984	AUTO ZONE	OIL - B&Z	10-16-4-0589	26.70
5242	U.S. POSTAL SERVICE	POSTAGE - POSTAGE MACHINE	10-16-4-0511	150.00
5966	ELAN FINANCIAL SERVICES	POSTAGE - B&Z	10-16-4-0511	69.68
5966		AMEREN - 2201 OLD ALT EDW RD	10-16-4-0792	600.00
6135	ACC BUSINESS	7/11-8/10/2024 - TELEPHONE	10-16-4-0786	68.05
6301	ROYAL PRINTING	BUSINESS CARDS - C KESHNER	10-16-4-0742	75.00
TOTAL BUILDING AND ZONING EXP				1,593.27
TOTAL BUILDING AND ZONING				1,593.27
STREET LIGHTING				
STREET LIGHTING EXP				
4163	AMEREN ILLINOIS	7/28-8/26/2024-118 E FERGUSON	10-17-4-0788	34.47
4163		JULY 2024 - AMEREN	10-17-4-0789	1,129.10
4163		JULY 2024 - AMEREN	10-17-4-0788	8,527.43
4320	SOUTHWESTERN ELECTRIC	8/5-9/6/2024-ROCK HILL ROAD	10-17-4-0788	206.73
4320		8/5-9/6/2024-GRAND VIEW	10-17-4-0788	125.00
TOTAL STREET LIGHTING EXP				10,022.73
TOTAL STREET LIGHTING				10,022.73
CITY HALL MAINTENANCE				
CITY HALL MAINTENANCE EXP				
1245	CITY OF WOOD RIVER	111 N WR AVE - SPKLR - WATER	10-19-4-0781	6.50
1245		111 N WR AVE - WATER	10-19-4-0781	46.12
348	CR SYSTEMS	AUGUST 2024 - CLEANING	10-19-4-0792	1,105.00
4163	AMEREN ILLINOIS	JULY 2024 - AMEREN	10-19-4-0783	1,659.11
5861	BARCOM SECURITY	10/1-12/31/2024 - IT SERVICES	10-19-4-0792	195.00
5966	ELAN FINANCIAL SERVICES	FLAG POLE ROPE KIT	10-19-4-0759	19.99
6135	ACC BUSINESS	7/11-8/10/2024 - TELEPHONE	10-19-4-0786	204.17
695	IMEL PEST CONTROL	PEST CONTROL - CITY HALL	10-19-4-0752	30.00
TOTAL CITY HALL MAINTENANCE EXP				3,265.89
TOTAL CITY HALL MAINTENANCE				3,265.89
STREET MAINTENANCE				
STREET MAINTENANCE				
2159	CHARTER COMMUNICATIONS	9/7-10/6/2024 - S 14TH ST	10-21-4-0786	231.03
2749	CLEARY'S SHOES & BOOTS	WORK BOOTS - HARTMAN	10-21-4-0594	240.00

DATE: 09/11/2024
 TIME: 15:41:54
 ID: AP4430ZN.WOW

CITY OF WOOD RIVER
 DEPARTMENT SUMMARY REPORT

INVOICES DUE ON/BEFORE 10/16/2024

VENDOR #	NAME	ITEM DESCRIPTION	ACCOUNT #	AMOUNT DUE
GENERAL FUND				
STREET MAINTENANCE				
STREET MAINTENANCE				
348	CR SYSTEMS	HAND SOAP, PAPER TOWELS	10-21-4-0544	152.90
3497	ROLAND MACHINERY CO	PARTS - PAVER	10-21-4-0529	1,509.31
3984	AUTO ZONE	AUTO LIGHT BULBS	10-21-4-0529	7.99
3984		STEERING WHEEL COVER	10-21-4-0529	19.39
4163	AMEREN ILLINOIS	JULY 2024 - AMEREN	10-21-4-0783	2,853.54
4757	M & M SERVICE CO	EXHAUST FLUID	10-21-4-0529	279.18
5353	EJ EQUIPMENT, INC	FILTERS	10-21-4-0529	71.45
5636	SAM ZANGORI	CDL LICENSE - RENEWAL	10-21-4-0669	60.00
5861	BARCOM SECURITY	10/1-12/31/2024 - IT SERVICES	10-21-4-0799	162.00
5966	ELAN FINANCIAL SERVICES	7/11-8/10/2024 - CELL PHONES	10-21-4-0786	80.29
5978	RUSH TRUCK CENTERS OF MISSOURI	LIGHTS - 2 TON TRUCKS	10-21-4-0529	567.08
5978		RETURN LIGHTS	10-21-4-0529	-63.28
5978		LIGHT	10-21-4-0529	94.99
5978		LIGHT	10-21-4-0529	22.41
5995	CONSTELLATION NEWENERGY - GAS	JULY 2024 - CONSTELLATION	10-21-4-0783	161.36
6001	WEBER FORD	RADIATOR & HOSE ASSEMBLY	10-21-4-0529	292.91
6365	KAUFMAN TRAILERS, LLC	PAVER TRAILER	10-21-4-0929	15,670.20
6366	TRAILER DELIVERY SERVICE	PAVER TRAILER DELIVERY	10-21-4-0929	1,050.00
695	IMEL PEST CONTROL	PEST CONTROL - CITY GARAGE	10-21-4-0799	33.00
84	WOODY'S MUNICIPAL SUPPLY	SIGNAL LIGHT	10-21-4-0529	207.42
TOTAL STREET MAINTENANCE				23,703.17
TOTAL STREET MAINTENANCE				23,703.17
PARKS AND RECREATION				
PARKS AND REC EXP				
1245	CITY OF WOOD RIVER	S 14TH ST - WATER	10-24-4-0781	20.80
1245		633 N WR AVE - WATER	10-24-4-0781	8.14
1245		100 WALCOTT - WATER	10-24-4-0781	8.14
1245		6TH ST PARK - WATER	10-24-4-0781	28.70
4163	AMEREN ILLINOIS	JULY 2024 - AMEREN	10-24-4-0783	1,544.32
5709	CONSTELLATION NEW ENERGY, INC	7/30-8/24/2024-CONSTELLATION	10-24-4-0783	4,461.08
5861	BARCOM SECURITY	10/1-12/31/2024 - IT SERVICES	10-24-4-0792	282.00
5966	ELAN FINANCIAL SERVICES	OFFICE FLOOR MAT	10-24-4-0316	40.79
5966		CORK BOARD - WALL DISPLAYS	10-24-4-0316	77.58
5966		BATTERIES	10-24-4-0549	36.06
5966		SOCCER EQUIPMENT NET BAGS	10-24-4-0307	33.75
5966		OUTDOOR SOCCER SCOREBOARD	10-24-4-0307	299.00
5966		7/11-8/10/2024 - CELL PHONES	10-24-4-0786	126.84
5995	CONSTELLATION NEWENERGY - GAS	JULY 2024 - CONSTELLATION	10-24-4-0783	124.20
6237	ON SITE COMPANIES, INC	8/3-8/30/2024 - BELK PARK	10-24-4-0792	185.00
6237		8/3-8/30/2024 - BELK PARK	10-24-4-0792	179.00
6237		8/3-8/30/2024 - 6TH ST PARK	10-24-4-0792	112.00
695	IMEL PEST CONTROL	PEST CONTROL - EAST END PARK	10-24-4-0752	33.00
TOTAL PARKS AND REC EXP				7,600.40
TOTAL PARKS AND RECREATION				7,600.40
PARK MAINTENANCE				
PARK MAINTENANCE EXP				
1245	CITY OF WOOD RIVER	312 LINTON - WATER	10-25-4-0781	8.14
1245		2551 ROCK HILL RD - WATER	10-25-4-0781	6.50
3985	MADISON COUNTY SWCD	FALL 2024 CATFISH RESTOCK	10-25-4-0569	500.00
4163	AMEREN ILLINOIS	JULY 2024 - AMEREN	10-25-4-0783	278.91
5861	BARCOM SECURITY	10/1-12/31/2024 - IT SERVICES	10-25-4-0792	150.00
5861		10/1-12/31/2024 - IT SERVICES	10-25-4-0792	144.00
5966	ELAN FINANCIAL SERVICES	MOSQUITO APPLICATION TEST	10-25-4-0669	38.00
5966		7/11-8/10/2024 - CELL PHONES	10-25-4-0786	42.28
5995	CONSTELLATION NEWENERGY - GAS	JULY 2024 - CONSTELLATION	10-25-4-0783	77.95
TOTAL PARK MAINTENANCE EXP				1,245.78
TOTAL PARK MAINTENANCE				1,245.78

DATE: 09/11/2024
 TIME: 15:41:54
 ID: AP4430ZN.WOW

CITY OF WOOD RIVER
 DEPARTMENT SUMMARY REPORT

INVOICES DUE ON/BEFORE 10/16/2024

VENDOR #	NAME	ITEM DESCRIPTION	ACCOUNT #	AMOUNT DUE
GENERAL FUND				
DISASTER PREP				
4163	DISASTER PREP AMEREN ILLINOIS	JULY 2024 - AMEREN	10-26-4-0783	99.43
		TOTAL DISASTER PREP		99.43
		TOTAL DISASTER PREP		99.43
POLICE				
POLICE				
100	GRP WEGMAN COMPANY	CHECK OPERATIONS- BOTH BOILERS	10-27-4-0792	386.72
1002	PRO AUTOMOTIVE SERVICES	OIL CHANGE - #168	10-27-4-0719	72.75
1130	SOUTHERN ILLINOIS POLICE	2025 SIPCA FEE - CHIEF WELLS	10-27-4-0619	200.00
1245	CITY OF WOOD RIVER	550 MADISON - WATER	10-27-4-0781	109.42
4163	AMEREN ILLINOIS	7/26-8/27/2024 - 550 E MADISON	10-27-4-0783	451.50
4341	RESTORATION HOUSE	REPLACE WINDOW - #165	10-27-4-0719	484.77
443	DATA TRONICS INCORPORATED	EAR PIECE CORDS - RADIOS	10-27-4-0527	75.00
5242	U.S. POSTAL SERVICE	POSTAGE - POSTAGE MACHINE	10-27-4-0511	141.67
5632	WELLS FARGO VENDOR FIN SERV	COPIER LEASE	10-27-4-0751	111.80
5861	BARCOM SECURITY	10/1-12/31/2024 - IT SERVICES	10-27-4-0792	180.00
591	UNIFIRST FIRST AID + SAFETY	FIRST AID KIT - REPLENISH	10-27-4-0552	255.12
5966	ELAN FINANCIAL SERVICES	REFUND-CONFERENCE FEE	10-27-4-0639	-185.00
5966		FLASHLIGHT BATTERIES	10-27-4-0527	39.98
5966		LITHIUM BATTERIES	10-27-4-0519	35.84
5966		TASER HOLSTER - #177	10-27-4-0527	69.94
5966		UNDER ARMOUR BOOTS - #169	10-27-4-0594	198.69
5966		DONUTS-INVESTIGATIONS MEETING	10-27-4-0659	14.70
5966		DOWNSTATE CONFERENCE	10-27-4-0639	185.00
5966		LICENSE PLATE RENEW - #155	10-27-4-0719	154.40
5966		DRUG TEST KITS	10-27-4-0527	281.50
5966		AD - LATERAL TRANSFER OFFICER	10-27-4-0779	298.00
5990	AT&T MOBILITY	8/2-9/1/2024 - CELL PHONE	10-27-4-0786	91.79
6135	ACC BUSINESS	7/11-8/10/2024 - TELEPHONE	10-27-4-0786	136.11
6301	ROYAL PRINTING	BUSINESS CARDS - #176	10-27-4-0742	75.00
695	IMEL PEST CONTROL	PEST CONTROL - POLICE DEPT	10-27-4-0754	40.00
946	RAY O'HERRON COMPANY	UNIFORM PANTS - #102	10-27-4-0594	275.89
946		NAME & SERVING SINCE BARS-#168	10-27-4-0594	74.67
946		HOLSTER - #177	10-27-4-0527	138.72
946		HAT BADGE, GOLD TIE BAR - #168	10-27-4-0594	129.67
		TOTAL POLICE		4,523.65
		TOTAL POLICE		4,523.65
FIRE				
FIRE EXP				
1245	CITY OF WOOD RIVER	501 E E'VILLE RD - WATER	10-28-4-0781	147.40
1336	LOWE'S COMPANIES INCORPORATED	WINDOW BLINDS-FIRE STATION	10-28-4-0549	161.38
4163	AMEREN ILLINOIS	JULY 2024 - AMEREN	10-28-4-0783	1,444.38
5242	U.S. POSTAL SERVICE	POSTAGE - POSTAGE MACHINE	10-28-4-0511	25.00
5335	EAST ALTON FIRE DEPARTMENT	ANNUAL EXPLORER POST RENEWAL	10-28-4-0679	125.00
5583	SHRED-IT ST. LOUIS	SHREDDING - FIRE STATION	10-28-4-0792	98.42
5966	ELAN FINANCIAL SERVICES	IDPH - EMT CLASS - E MICHAEL	10-28-4-0679	46.01
5966		LUNCH - POC TESTING	10-28-4-0599	37.52
5966		TRASH LINERS, SIGN HOLDER	10-28-4-0549	160.97
5966		WALL CLOCK	10-28-4-0519	33.99
5966		AUTO METAL CLEANER	10-28-4-0529	36.43
5966		EPOXY PUTTY	10-28-4-0589	74.99
5966		FLASHLIGHT BATTERIES-HELMETS	10-28-4-0519	53.98
5966		INK	10-28-4-0519	108.99
5966		SCBA MASK BAGS	10-28-4-0515	95.00
5966		7/11-8/10/2024 - CELL PHONES	10-28-4-0786	222.33
5990	AT&T MOBILITY	AUGUST 2024 - CELL PHONE	10-28-4-0786	42.17
5990		AUGUST 2024 - IPADS	10-28-4-0753	181.20
6246	AIRGAS USA, LLC (S144)	OXYGEN REFILL	10-28-4-0551	24.44
6301	ROYAL PRINTING	PATIENT INFORMATION FORMS	10-28-4-0551	520.00
6301		3 PART INCIDENT REPORTS	10-28-4-0742	135.00
6301		BUSINESS CARD-KAMP, AYERS, CRUMP	10-28-4-0742	255.00
695	IMEL PEST CONTROL	PEST CONTROL - FIRE STATION	10-28-4-0752	33.00

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GENERAL FUND				
FIRE				
778	FIRE EXP LEON UNIFORM COMPANY	BELT & PANTS - BILL HALL	10-28-4-0594	82.00
		TOTAL FIRE EXP		4,144.60
		TOTAL FIRE		4,144.60
POLICE COMMUNICATIONS				
	POLICE COMMUNICATIONS EXP			
5966	ELAN FINANCIAL SERVICES	UNIFORM PANTS - DISPATCH	10-40-4-0594	82.00
5966		UNIFORM SHIRTS - DISPATCH	10-40-4-0594	93.98
5966		BLACK INK - DISPATCH	10-40-4-0514	46.89
5966		UNIFORM PANTS - DISPATCH	10-40-4-0594	80.99
5966		BELT - KESTLER	10-40-4-0594	20.66
5966		UNIFORM PANTS - DISPATCH	10-40-4-0594	161.98
5966		JULY 2024 - CONSTELLATION	10-40-4-0783	55.23
5995	CONSTELLATION NEWENERGY - GAS	DISPATCH COPIER	10-40-4-0751	203.50
6320	FIRST CITIZENS BANK & TRUST			
		TOTAL POLICE COMMUNICATIONS EXP		745.23
		TOTAL POLICE COMMUNICATIONS		745.23
		TOTAL GENERAL FUND		75,858.65
MOTOR FUEL TAX				
MFT				
	MFT EXP			
3839	ASPHALT SALES & PRODUCTS	BITUMINOUS PATCH	21-00-4-0552	3,659.58
4140	KIENSTRA - ILLINOIS	FLOWABLE FILL-2ND&BEACH	21-00-4-0562	1,168.00
4140		FLOWABLE FILL-661 E PENNING	21-00-4-0562	1,460.00
4264	CHRIST BROTHERS	BITUMINOUS PATCH	21-00-4-0552	1,168.50
6110	NEW FRONTIER MATERIAL LLC	RIPRAP - DITCH REPAIR	21-00-4-0554	1,533.65
6110		RIPRAP - DITCH REPAIR	21-00-4-0554	965.59
		TOTAL MFT EXP		9,955.32
		TOTAL MFT		9,955.32
		TOTAL MOTOR FUEL TAX		9,955.32
INSURANCE				
INSURANCE				
	INSURANCE EXP			
2241	CHRIS JOHNSON	SEPT 2024 INS PAYMENT-JOHNSON	23-00-4-0841	100.00
2531	MIKE CARLISLE	SEPT 2024 INS PAYMENT-CARLISLE	23-00-4-0841	100.00
3642	LEONARD REVELLE	SEPT 2024 INS PAYMENT-REVELLE	23-00-4-0841	100.00
423	BRIAN S CRAWFORD	SEPT 2024 INS PAYMENT-CRAWFORD	23-00-4-0841	100.00
		TOTAL INSURANCE EXP		400.00
		TOTAL INSURANCE		400.00
		TOTAL INSURANCE		400.00
LIBRARY				
LIBRARY				
	LIBRARY EXPENSES			
4163	AMEREN ILLINOIS	JULY 2024 - AMEREN	25-00-4-0783	209.97
5709	CONSTELLATION NEW ENERGY, INC	6/26-7/26/2024-CONSTELLATION	25-00-4-0783	-101.49
5709		7/26-8/24/2024-CONSTELLATION	25-00-4-0783	-66.81
5995	CONSTELLATION NEWENERGY - GAS	JULY 2024 - CONSTELLATION	25-00-4-0783	65.54
866	MIDWEST OCCUPATIONAL MEDICINE	PRE-EMPLOYMENT-COUTO-ROGOSKI	25-00-4-0498	50.00
		TOTAL LIBRARY EXPENSES		157.21

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LIBRARY				
	LIBRARY			
	LIBRARY EXPENSES			
		TOTAL LIBRARY		157.21
		TOTAL LIBRARY		157.21
WATER				
	PUBLIC SERVICES ADMIN			
	PUBLIC SERVICES ADMIN EXPENSES			
348	CR SYSTEMS	AUGUST 2024 - CLEANING	30-00-4-0752	295.00
3780	GONZALEZ COMPANIES LLC	PROFESSIONAL SERVICE-7/27-8/23	30-00-4-0725	490.00
5242	U.S. POSTAL SERVICE	POSTAGE - POSTAGE MACHINE	30-00-4-0511	54.17
5861	BARCOM SECURITY	10/1-12/31/2024 - IT SERVICES	30-00-4-0792	66.00
5861		10/1-12/31/2024 - IT SERVICES	30-00-4-0792	183.00
5861		10/1-12/31/2024 - IT SERVICES	30-00-4-0792	138.00
5966	ELAN FINANCIAL SERVICES	7/11-8/10/2024 - CELL PHONES	30-00-4-0786	42.28
695	IMEL PEST CONTROL	PEST CONTROL - PUBLIC WORKS	30-00-4-0752	33.00
		TOTAL PUBLIC SERVICES ADMIN EXPENSES		1,301.45
		TOTAL PUBLIC SERVICES ADMIN		1,301.45
	WATER DISTRIBUTION			
	WATER DISTRIBUTION EXPENSES			
2749	CLEARY'S SHOES & BOOTS	WORK BOOTS - REDMAN	30-31-4-0594	187.00
3984	AUTO ZONE	OIL FILTER, WIPER BLADES	30-31-4-0529	53.37
3984		ANTIFREEZE	30-31-4-0529	39.98
4163	AMEREN ILLINOIS	JULY 2024 - AMEREN	30-31-4-0783	1,224.74
5242	U.S. POSTAL SERVICE	POSTAGE - POSTAGE MACHINE	30-31-4-0511	100.00
5966	ELAN FINANCIAL SERVICES	RAINPANTS - POT HOLE WORK	30-31-4-0594	162.88
5966		7/11-8/10/2024 - CELL PHONES	30-31-4-0786	154.33
5995	CONSTELLATION NEWENERGY - GAS	JULY 2024 - CONSTELLATION	30-31-4-0783	22.29
6168	PACE ANALYTICAL SERVICES, LLC	TESTING PRODUCT	30-31-4-0779	412.00
		TOTAL WATER DISTRIBUTION EXPENSES		2,356.59
		TOTAL WATER DISTRIBUTION		2,356.59
	WATER PLANT			
	WATER PLANT EXPENSES			
3196	CURRY & ASSOCIATES	H2O PLANT UNDERDRAIN-ENGINEER	30-32-4-0916	1,145.15
3196		H2O PLANT UNDERDRAIN-BID WORK	30-32-4-0916	1,933.53
3196		H2O PLANT UNDERDRAIN-GUIDANCE	30-32-4-0916	1,889.30
4163	AMEREN ILLINOIS	JULY 2024 - AMEREN	30-32-4-0783	7,029.12
4216	MLDS	QUICKLIME DELIVERY	30-32-4-0798	1,018.82
5115	USA BLUEBOOK	LAB TESTING SUPPLIES	30-32-4-0551	667.57
5915	KANE MECHANICAL GROUP, LLC	BACKFLOW TESTING	30-32-4-0799	517.00
5966	ELAN FINANCIAL SERVICES	AUGER LINE	30-32-4-0589	130.58
5966		BOOTS - BURRIS	30-32-4-0594	165.58
5995	CONSTELLATION NEWENERGY - GAS	JULY 2024 - CONSTELLATION	30-32-4-0783	72.15
6316	PVS DX INC	CHLORINE TANK RENTAL	30-32-4-0555	200.00
		TOTAL WATER PLANT EXPENSES		14,768.80
		TOTAL WATER PLANT		14,768.80
		TOTAL WATER		18,426.84
SEWER				
	SEWER			
	SEWER REVENUES			
5966	ELAN FINANCIAL SERVICES	E-MANIFEST FEES	40-00-2-0303	670.00
		TOTAL SEWER REVENUES		670.00
		TOTAL SEWER		670.00

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SEWER				
SEWER COLLECTIONS				
SEWER COLLECTIONS EXPENSES				
1084	SCHULTE SUPPLY INCORPORATED	WHITE MARKING STICK	40-41-4-0531	38.46
4163	AMEREN ILLINOIS	JULY 2024 - AMEREN	40-41-4-0783	4,638.70
4320	SOUTHWESTERN ELECTRIC	8/1-9/1/2024-RHR LIFT STATION	40-41-4-0792	1,052.83
5861	BARCOM SECURITY	10/1-12/31/2024 - IT SERVICES	40-41-4-0792	54.00
5861		10/1-12/31/2024 - IT SERVICES	40-41-4-0792	54.00
5861		10/1-12/31/2024 - IT SERVICES	40-41-4-0792	66.00
5861		10/1-12/31/2024 - IT SERVICES	40-41-4-0792	108.00
5861		10/1-12/31/2024 - IT SERVICES	40-41-4-0792	108.00
5861		10/1-12/31/2024 - IT SERVICES	40-41-4-0792	108.00
5861		10/1-12/31/2024 - IT SERVICES	40-41-4-0792	108.00
5861		10/1-12/31/2024 - IT SERVICES	40-41-4-0792	108.00
5861		10/1-12/31/2024 - IT SERVICES	40-41-4-0792	108.00
5861		10/1-12/31/2024 - IT SERVICES	40-41-4-0792	108.00
5861		10/1-12/31/2024 - IT SERVICES	40-41-4-0792	108.00
5861		10/1-12/31/2024 - IT SERVICES	40-41-4-0792	108.00
5861		10/1-12/31/2024 - IT SERVICES	40-41-4-0792	108.00
5861		10/1-12/31/2024 - IT SERVICES	40-41-4-0792	108.00
5861		10/1-12/31/2024 - IT SERVICES	40-41-4-0792	108.00
5995	CONSTELLATION NEWENERGY - GAS	JULY 2024 - CONSTELLATION	40-41-4-0783	138.06
6066	MALLORY SAFETY & SUPPLY LLC	HARNES & LANYARD INSPECTION	40-41-4-0719	162.50
868	MIKE'S	GENERATOR-10TH & HAWTHORNE	40-41-4-0792	2,139.70
TOTAL SEWER COLLECTIONS EXPENSES				9,208.25
TOTAL SEWER COLLECTIONS				9,208.25
SEWER PLANT				
SEWER PLANT EXPENSES				
1004	VEOLIA WATER NORTH AMERICA	OCTOBER 2024 - CONTRACT OPS	40-42-4-0791	86,052.00
4163	AMEREN ILLINOIS	JULY 2024 - AMEREN	40-42-4-0783	7,517.13
5709	CONSTELLATION NEW ENERGY, INC	6/26-7/26/2024-CONSTELLATION	40-42-4-0783	7,344.29
5709		7/26-8/24/2024-CONSTELLATION	40-42-4-0783	7,029.21
5995	CONSTELLATION NEWENERGY - GAS	JULY 2024 - CONSTELLATION	40-42-4-0783	62.23
TOTAL SEWER PLANT EXPENSES				108,004.86
TOTAL SEWER PLANT				108,004.86
TOTAL SEWER				117,883.11
REFUSE				
REFUSE				
REFUSE REVENUES				
T0001367	NEW TESTAMENT MISSION BAPTIST	467 N 3RD ST - REFUND CREDIT	49-00-2-0308	169.00
T0001368	ANDREW MARGRABE	304 S CENTRAL - REFUND CREDIT	49-00-2-0308	25.75
T0001369	RODNEY S ROYCE	468 N 5TH - REFUND CREDIT	49-00-2-0308	24.75
TOTAL REFUSE REVENUES				219.50
TOTAL REFUSE				219.50
REFUSE EXPENSES				
5966	ELAN FINANCIAL SERVICES	7/11-8/10/2024 - CELL PHONES	49-49-4-0799	25.04
TOTAL EXPENSES				25.04
TOTAL REFUSE				25.04
TOTAL REFUSE				244.54
GOLF COURSE				
GOLF MAINTENANCE				
GOLF MAINT EXPENSES				
4731	CLOVERLEAF	OCTOBER 2024 - GC MAINTENANCE	50-51-4-0792	36,592.50
TOTAL GOLF MAINT EXPENSES				36,592.50
TOTAL GOLF MAINTENANCE				36,592.50

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GOLF COURSE				
GOLF CLUBHOUSE				
CLUBHOUSE EXPENSES				
1245	CITY OF WOOD RIVER	BELK PARK MAINT BLDG - WATER	50-52-4-0781	56.45
1245		BELK - CLUB HOUSE - WATER	50-52-4-0781	20.80
1245		BELK - N BATHROOM - WATER	50-52-4-0781	39.80
1245		BELK - N PAVILION - WATER	50-52-4-0781	6.50
1245		BELK - BATHROOMS - WATER	50-52-4-0781	12.05
1245		BELK - DRINK FOUNTAIN - WATER	50-52-4-0781	6.50
1245		BELK - S BATHROOMS - WATER	50-52-4-0781	12.05
1245		BELK PARK OASIS - WATER	50-52-4-0781	20.80
1245		JULY 2024 - AMEREN	50-52-4-0783	3,013.08
4163	AMEREN ILLINOIS	POSTAGE - POSTAGE MACHINE	50-52-4-0511	8.33
5242	U.S. POSTAL SERVICE	HATS - RESALE	50-52-4-0579	52.50
5430	ACUSHNET CO	GOLF BALLS - RESALE	50-52-4-0579	261.22
5430		HATS - RESALE	50-52-4-0579	51.45
5430		GOLF BALLS - RESALE	50-52-4-0579	530.11
5430		7/21-8/19/2024-CONSTELLATION	50-52-4-0783	337.46
5709	CONSTELLATION NEW ENERGY, INC	GASOLINE - GOLF CARTS	50-52-4-0521	866.07
5713	MEDFORD OIL COMPANY	10/1-12/31/2024 - IT SERVICES	50-52-4-0792	198.00
5861	BARCOM SECURITY	10/1-12/31/2024 - IT SERVICES	50-52-4-0792	156.00
5861		10/1-12/31/2024 - IT SERVICES	50-52-4-0792	156.00
5861		10/1-12/31/2024 - IT SERVICES	50-52-4-0792	168.00
5861		8/4-9/3/2024 - DIRECT TV	50-52-4-0786	229.97
5966	ELAN FINANCIAL SERVICES	7/11-8/10/2024 - CELL PHONES	50-52-4-0786	117.91
5966		BELK PARK INTERNET	50-52-4-0786	69.00
6056	TIGER HOSTING	MONTHLY WATER COOLER	50-52-4-0752	35.00
6126	ARDICO WATER LLC	AUGUST - SALES TAX	50-52-4-0573	770.00
669	ILLINOIS DEPARTMENT OF REVENUE	PEST CONTROL - BELK PARK	50-52-4-0752	30.00
695	IMEL PEST CONTROL			
TOTAL CLUBHOUSE EXPENSES				7,225.05
TOTAL GOLF CLUBHOUSE				7,225.05
GOLF CONCESSIONS				
CONCESSION EXPENSES				
5487	DONNEWALD DISTRIBUTING CO.	ALCOHOL - GOLF COURSE	50-53-4-0574	1,508.60
5496	ROBERT CHICK FRITZ	ALCOHOL - GOLF COURSE	50-53-4-0574	345.90
5496		ALCOHOL - GOLF COURSE	50-53-4-0574	349.00
5540	REIS SERVICES INC	HOT DOGS - RESALE	50-53-4-0571	390.00
669	ILLINOIS DEPARTMENT OF REVENUE	AUGUST - SALES TAX	50-53-4-0573	1,717.00
TOTAL CONCESSION EXPENSES				4,310.50
TOTAL GOLF CONCESSIONS				4,310.50
TOTAL GOLF COURSE				48,128.05
TIF # 3				
TIF # 3				
TIF # 3 EXPENSES				
6364	DAKTER HOLDINGS, LLC	TIF PMT #1 - 1 E FERGUSON	81-00-4-0913	40,000.00
TOTAL TIF # 3 EXPENSES				40,000.00
TOTAL TIF # 3				40,000.00
TOTAL TIF # 3				40,000.00
CAP IMPROVEMENTS AND DEVELOP				
CAP IMPROVEMENTS AND DEVELOP				
CID EXPENSES				
1099	SHEPPARD MORGAN & SCHWAAB	PD WALKING PATH	87-00-4-0792	2,666.50
6363	GOVERNMENTAL CONSULTING	6/9-7/8/24-CONSULTING SERVICES	87-00-4-0860	3,000.00
TOTAL CID EXPENSES				5,666.50
TOTAL CAP IMPROVEMENTS AND DEVELOP				5,666.50
TOTAL CAP IMPROVEMENTS AND DEVELOP				5,666.50

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NON-HOME RULE SALES TAX				
NON-HOME RULE SALES TAX				
NON-HOME RULE SALES TAX EXP'S				
3680	KAMADULSKI EXCAVATION	CITY SIDEWALK REPLACEMENTS	89-00-4-0909	63,760.50
5414	NATIONAL FLOOD INSURANCE PROG.	FEMA FLOOD INS RATE MAP REVIEW	89-00-4-0901	8,250.00
TOTAL NON-HOME RULE SALES TAX EXP'S				72,010.50
TOTAL NON-HOME RULE SALES TAX				72,010.50
TOTAL NON-HOME RULE SALES TAX				72,010.50
RECREATION CENTER				
RECREATION FUND				
RECREATION CENTER EXPENSES				
1245	CITY OF WOOD RIVER	655 N WR AVE - WATER	90-00-4-0781	96.76
4163	AMEREN ILLINOIS	7/30-8/28/2024 - 670 N WR AVE	90-00-4-0783	4,835.28
5242	U.S. POSTAL SERVICE	POSTAGE - POSTAGE MACHINE	90-00-4-0511	83.33
5861	BARCOM SECURITY	10/1-12/31/2024 - IT SERVICES	90-00-4-0792	306.00
5966	ELAN FINANCIAL SERVICES	PAPER PRODUCTS, TRASH LINERS	90-00-4-0565	77.52
5966		ANKLE WEIGHTS	90-00-4-0565	9.73
5966		BULLETIN BOARD TRIM	90-00-4-0541	59.99
5966		WATER FOUNTAIN CONE CUPS	90-00-4-0519	20.91
5966		LAMINATING POUCHES	90-00-4-0541	352.65
5966		PAPER PRODUCTS, TRASH LINERS	90-00-4-0549	345.43
5966		HVAC FILTERS	90-00-4-0541	22.81
5966		WINDOW CLEANER	90-00-4-0549	9.99
5966		OUTLET COVERS	90-00-4-0565	33.96
5966		WII CONTROLER	90-00-4-0541	19.41
5966		HAND SANITIZER	90-00-4-0519	25.16
5966		WINDOW WRITING MARKERS	90-00-4-0565	-102.99
5966		RETURN ITEMS	90-00-4-0573	24.00
669	ILLINOIS DEPARTMENT OF REVENUE	AUGUST - SALES TAX	90-00-4-0752	125.00
695	IMEL PEST CONTROL	PEST CONTROL - REC CENTER		
TOTAL RECREATION CENTER EXPENSES				6,344.94
TOTAL RECREATION FUND				6,344.94
TOTAL RECREATION CENTER				6,344.94
TOTAL ALL FUNDS				395,075.66

DATE: 09/11/2024
TIME: 15:41:54
ID: AP4430ZN.WCW

CITY OF WOOD RIVER
DEPARTMENT SUMMARY REPORT

INVOICES DUE ON/BEFORE 10/16/2024

VENDOR # NAME ITEM DESCRIPTION ACCOUNT # AMOUNT DUE

SUMMARY OF FUNDS:

GENERAL FUND	75,858.65
MOTOR FUEL TAX	9,955.32
INSURANCE	400.00
LIBRARY	157.21
WATER	18,426.84
SEWER	117,883.11
REFUSE	244.54
GOLF COURSE	48,128.05
TIF # 3	40,000.00
CAP IMPROVEMENTS AND DEVELOP	5,666.50
NON-HOME RULE SALES TAX	72,010.50
RECREATION CENTER	6,344.94
TOTAL --- ALL FUNDS	395,075.66

City of Wood River
Statement of Revenue and Expenditures
Period Ending
August 31, 2024

	General Fund		Water Fund		Sewer Fund		Golf Course Fund	
	CP Actual	YTD Actual	CP Actual	YTD Actual	CP Actual	YTD Actual	CP Actual	YTD Actual
Revenues:								
Property Taxes	25,279	141,037	-	-	-	-	-	-
Other Major Tax Sources	526,955	2,437,424	-	-	-	-	-	-
Licenses and Permits	31,462	53,574	-	-	-	-	-	-
Miscellaneous Revenues	36,631	332,225	60,763	222,589	10,216	32,382	5,981	24,167
Service Revenues	-	-	188,691	614,407	321,897	1,161,198	-	-
Service Charges & Fees	63,968	286,753	-	-	-	-	-	-
Fees	-	-	-	-	-	-	87,289	320,242
Cards and Passes	-	-	-	-	-	-	-	750
Cart Rental	-	-	-	-	-	-	33,250	109,756
Concessions	-	-	-	-	-	-	93,148	126,562
Non-Revenue Receipts	56,257	166,415	-	-	-	-	-	-
Recreation Fees	12,773	33,798	-	-	-	-	-	-
Restricted Police Funds	1,370	12,038	-	-	-	-	-	-
Total Revenues	754,695	3,463,204	249,454	836,996	331,613	1,193,580	159,668	580,477
Expenditures:								
Legislative Dept.	(5,404)	18,325	-	-	-	-	-	-
Administrative Dept.	49,050	144,406	-	-	-	-	-	-
Finance Dept.	50,511	163,327	-	-	-	-	-	-
Animal Control Dept.	5,149	10,786	-	-	-	-	-	-
Legal Dept.	482	15,406	-	-	-	-	-	-
Building and Zoning Dept.	45,851	129,817	-	-	-	-	-	-
Street Lighting Dept.	10,077	30,634	-	-	-	-	-	-
Capital Improvement Dept.	-	-	-	-	-	-	-	-
City Hall Maint. Dept.	5,684	19,227	-	-	-	-	-	-
Street Dept.	39,862	114,961	-	-	-	-	-	-
Parks and Rec Dept.	65,182	208,801	-	-	-	-	-	-
Park Maint. Dept.	50,822	139,753	-	-	-	-	-	-
Disaster Preparedness	5,171	6,311	-	-	-	-	-	-
Police Restricted Funds	834	894	-	-	-	-	-	-
Police Dept.	329,297	1,037,442	-	-	-	-	-	-
Fire Dept.	183,700	721,044	-	-	-	-	-	-
Police Comm. Dept.	153,143	494,221	-	-	-	-	-	-
Golf Maint. Dept.	-	-	-	-	-	-	36,990	220,634
Golf Clubhouse	-	-	-	-	-	-	43,910	176,470
Golf Concessions Dept.	-	-	-	-	-	-	17,936	54,583
Public Works Admin. Dept.	-	-	37,987	120,973	-	-	-	-
Water Distribution Dept.	-	-	70,738	217,160	-	-	-	-
Water Plant Dept.	-	-	103,189	327,176	-	-	-	-
Capital Trust	-	-	-	-	-	-	-	-
Sewer Collection	-	-	-	-	323,898	613,909	-	-
Sewer Plant	-	-	-	-	256,280	542,776	-	-
Total Expenditures	989,411	3,255,355	211,314	665,309	579,978	1,156,685	98,836	451,887
Revenues Over/(Under)								
Expenditures	(234,716)	207,849	38,140	171,687	(248,365)	36,895	60,832	128,590

City of Wood River
Statement of Revenue and Expenditures
Period Ending
August 31, 2024

	Motor Fuel Tax		Insurance Fund		Retirement Fund		Refuse Fund	
	CP	YTD	CP	YTD	CP	YTD	CP	YTD
	Actual	Actual	Actual	Actual	Actual	Actual	Actual	Actual
Revenues:								
Property Taxes	-	-	23,769	132,616	2,786	15,544	7,136	39,815
Taxes	39,713	154,076	-	-	2,962	36,591	-	-
Other Major Tax Sources	-	-	-	-	-	-	-	-
Licenses and Permits	-	-	-	-	-	-	-	-
Miscellaneous Revenues	4,508	17,723	131,943	526,339	1,154	4,316	2,682	11,780
Service Revenues	-	-	-	-	-	-	-	-
Service Charges & Fees	-	-	-	-	-	-	-	-
Fees	-	-	-	-	-	-	-	-
Cards and Passes	-	-	-	-	-	-	-	-
Electric Cars	-	-	-	-	-	-	-	-
Concessions	-	-	-	-	-	-	-	-
Pool Admissions	-	-	-	-	-	-	-	-
Coupons/Specials	-	-	-	-	-	-	-	-
Season Passes	-	-	-	-	-	-	-	-
Special Programs	-	-	-	-	-	-	-	-
Recreation Fees	-	-	-	-	-	-	-	-
Non-Revenue Receipts	-	-	-	-	-	-	-	-
Total Revenues	44,221	171,799	155,712	658,955	6,902	56,451	83,304	345,655
Expenditures:								
Personnel	-	-	-	-	-	-	2,636	8,475
Materials and Supplies	3,241	25,445	-	-	-	-	-	-
Dues/Subscr/Training	-	-	-	-	-	-	-	-
Services	-	42,492	-	-	-	-	76,673	244,144
Miscellaneous	-	-	127,772	495,796	-	-	-	-
Capital	-	-	-	-	-	-	-	-
Total Expenditures	3,241	67,937	127,772	495,796	-	-	79,509	252,619
Revenues Over/(Under)	40,980	103,862	27,940	163,159	6,902	56,451	3,795	93,036
Expenditures								

City of Wood River
Statement of Revenue and Expenditures
Period Ending
August 31, 2024

	Westside BD		Riverbend BD #3		TIF #3		Riverbend BD #4		Riverbend BD #1	
	CP Actual	YTD Actual	CP Actual	YTD Actual	CP Actual	YTD Actual	CP Actual	YTD Actual	CP Actual	YTD Actual
Revenues:										
Property Taxes	-	-	-	67,842	-	298,718	-	-	-	-
Taxes	403	1,548	2,782	11,513	-	-	2,648	11,725	52,883	196,986
Other Major Tax Sources	-	-	-	-	-	-	-	-	-	-
American Rescue Plan	-	-	-	-	-	-	-	-	-	-
Licenses and Permits	-	-	-	-	-	-	-	-	-	-
Miscellaneous Revenues	17	67	452	1,749	2,374	6,957	396	1,523	6,079	23,297
Service Revenues	-	-	-	-	-	-	-	-	-	-
Service Charges & Fees	-	-	-	-	-	-	-	-	-	-
Fees	-	-	-	-	-	-	-	-	-	-
Cards and Passes	-	-	-	-	-	-	-	-	-	-
Electric Cars	-	-	-	-	-	-	-	-	-	-
Concessions	-	-	-	-	-	-	-	-	-	-
Pool Admissions	-	-	-	-	-	-	-	-	-	-
Coupons/Specials	-	-	-	-	-	-	-	-	-	-
Season Passes	-	-	-	-	-	-	-	-	-	-
Special Programs	-	-	-	-	-	-	-	-	-	-
Recreation Fees	-	-	-	-	-	-	-	-	-	-
Non-Revenue Receipts	-	-	-	-	-	-	-	-	-	-
Transfer from Other Funds	-	-	-	-	-	-	-	-	-	-
Total Revenues	420	1,815	3,234	13,262	70,016	305,675	3,044	13,249	58,962	220,283
Expenditures:										
Personnel	-	-	-	-	-	-	-	-	-	-
Materials and Supplies	-	-	-	-	-	-	-	-	-	-
Dues/Subscr/Training	-	-	-	-	-	650	-	-	-	-
Services	-	-	-	-	-	-	-	-	-	-
Miscellaneous	2,161	2,161	-	-	-	-	-	-	-	-
Debt Payments	-	-	-	-	-	-	-	-	-	-
Capital	-	-	-	-	-	-	-	-	-	-
TIF Reimbursements	-	-	-	-	-	-	-	-	-	-
East Side Detention	-	-	-	-	-	-	-	-	-	-
Recreation Center	-	-	-	-	-	-	-	-	-	-
Recreation Center - Loan Service	-	-	-	-	-	-	-	-	-	-
Sixth Street Retention	-	-	-	-	-	-	-	-	-	-
State Street Sewer Sep	-	-	-	-	-	-	-	-	-	-
East End Park/14th St Park	-	-	-	-	-	-	-	-	-	-
Round House Repairs	-	-	-	-	-	-	-	-	-	-
Alton/Edwardsville Rd	-	-	-	-	-	-	-	-	-	-
Contingency	-	-	-	-	-	-	-	-	-	-
Water Tower Painting	-	-	-	-	-	-	-	-	-	-
Transfer Out	-	-	-	-	-	650	-	-	-	-
Total Expenditures	2,161	2,161	-	-	-	650	-	-	-	-
Revenues Over/(Under) Expenditures	(1,741)	(546)	3,234	13,262	70,016	305,025	3,044	13,249	58,962	220,283

City of Wood River
Statement of Revenue and Expenditures
Period Ending
August 31, 2024

	Cap Improve. & Develop.		Non-Home Rule Sales Tax		Recreation Center Fund		Sewer Capital Trust		Sewer EPA Capital Trust	
	CP Actual	Actual	CP Actual	YTD Actual	CP Actual	YTD Actual	CP Actual	YTD Actual	CP Actual	Actual
Revenues:										
Property Taxes	-	-	-	-	-	-	-	-	-	-
Taxes	66,593	235,575	162,291	626,796	-	-	-	-	-	-
Other Major Tax Sources	-	-	-	-	-	-	-	-	-	-
American Rescue Plan	-	-	-	-	-	-	-	-	-	-
Licenses and Permits	16,223	61,046	9,956	55,241	549	2,393	8,979	25,372	10,715	30,277
Miscellaneous Revenues	-	-	-	-	-	-	-	-	-	-
Service Revenues	-	-	-	-	-	-	-	-	-	-
Service Charges & Fees	-	-	-	-	-	-	-	-	-	-
Fees	-	-	-	-	-	-	-	-	-	-
Cards and Passes	-	-	-	-	-	-	-	-	-	-
Electric Cars	-	-	-	-	-	-	-	-	-	-
Concessions	-	-	-	-	-	-	-	-	-	-
Pool Admissions	-	-	-	-	-	-	-	-	-	-
Coupons/Specials	-	-	-	-	-	-	-	-	-	-
Season Passes	-	-	-	-	-	-	-	-	-	-
Special Programs	-	-	-	-	18,711	97,812	-	-	-	-
Recreation Fees	-	-	-	-	-	-	-	-	-	-
Non-Revenue Receipts	-	-	-	-	-	-	-	-	-	-
Transfer from Other Funds	82,816	296,621	172,247	682,037	19,260	100,205	8,979	25,372	10,715	30,277
Total Revenues										
Expenditures:										
Personnel	-	-	-	-	39,440	114,514	-	-	-	-
Materials and Supplies	745	243,595	-	-	1,253	3,667	-	-	-	-
Dues/Subscr/Training	-	-	-	-	-	-	-	-	-	-
Services	6,250	14,177	-	-	262	1,574	-	-	-	-
Miscellaneous	17,000	49,950	-	-	-	-	-	-	-	-
Debt Payments	-	-	-	-	-	-	-	-	-	-
Capital	-	2,713	-	-	-	-	-	-	-	-
TIF Reimbursements	-	-	-	-	-	-	-	-	-	-
East Side Detention	-	-	-	39,860	-	-	-	-	-	-
Recreation Center	-	-	-	-	7,265	34,767	-	-	-	-
Recreation Center - Loan Service	-	-	-	-	-	-	-	-	-	-
Sixth Street Retention	-	-	9,260	20,897	-	-	-	-	-	-
State Street Sewer Sep	-	-	227,629	233,929	-	-	-	-	-	-
East End Park/14th St Park	-	-	-	-	-	-	-	-	-	-
Round House Repairs	-	-	-	-	-	-	-	-	-	-
Alton/Edwardsville Rd	-	-	-	-	-	-	-	-	-	-
Contingency	-	-	-	-	-	-	-	-	-	-
Water Tower Painting	-	-	-	-	-	-	-	-	-	-
Transfer Out	68,870	68,870	-	-	-	-	-	-	-	-
Total Expenditures	92,865	379,305	236,889	294,686	48,220	154,522	-	-	-	-
Revenues Over/(Under) Expenditures	(10,049)	(82,684)	(64,642)	(387,351)	(28,960)	(54,317)	(8,979)	(25,372)	(10,715)	(30,277)

City of Wood River
Statement of Revenue and Expenditures
Period Ending
August 31, 2024

	Library Fund		Police Pension		Fire Pension	
	CP Actual	YTD Actual	CP Actual	YTD Actual	CP Actual	YTD Actual
Revenues:						
Property Taxes	28,573	159,415	66,765	372,502	40,553	226,257
Taxes	1,806	22,305	-	-	-	-
Other Major Tax Sources	-	-	-	-	-	-
Licenses and Permits	-	-	-	-	-	-
Miscellaneous Revenues	4,223	32,560	25,357	765,396	107,768	354,140
Service Revenues	-	-	-	-	-	-
Service Charges & Fees	-	-	-	-	-	-
Fees	823	2,840	-	-	-	-
Cards and Passes	-	-	-	-	-	-
Electric Cars	-	-	-	-	-	-
Concessions	-	-	-	-	-	-
Pool Admissions	-	-	-	-	-	-
Coupons/Specials	-	-	-	-	-	-
Season Passes	-	-	-	-	-	-
Special Programs	-	-	-	-	-	-
Recreation Fees	-	-	-	-	-	-
Non-Revenue Receipts	-	-	-	-	-	-
Total Revenues	35,425	217,120	92,122	1,137,898	148,321	580,397
Expenditures:						
Personnel	38,360	119,215	-	-	-	-
Materials and Supplies	3,971	21,693	-	-	-	-
Dues/Subscr/Training	103	166	-	-	-	795
Services	4,548	9,779	1,838	4,658	-	-
Miscellaneous	221	885	93,713	376,305	57,358	227,493
Capital	4,379	14,448	-	-	-	-
Total Expenditures	51,582	166,166	95,551	380,963	57,358	228,288
Revenues Over/(Under) Expenditures	(16,157)	50,954	(3,429)	756,935	90,963	352,109

CITY OF WOOD RIVER
 CASH AND INVESTMENT REPORT
 PERIOD ENDING: AUGUST 31, 2024

RESTRICTED CASH AND INVESTMENTS-SPECIAL REVENUE FUNDS

<u>MOTOR FUEL TAX</u>			
CASH			
21-00-0-0011	MONEY MARKET	44,220.41	3,241.40
TOTAL CASH		<u>44,220.41</u>	<u>3,241.40</u>
			<u>1,055,071.40</u>
			<u>1,014,092.39</u>
			<u>1,014,092.39</u>
<u>INSURANCE FUND</u>			
CASH			
23-00-0-0011	MONEY MARKET	155,712.05	127,771.81
TOTAL CASH		<u>155,712.05</u>	<u>127,771.81</u>
			<u>864,510.93</u>
			<u>836,570.69</u>
			<u>836,570.69</u>
<u>RETIREMENT FUND</u>			
CASH			
24-00-0-0011	MONEY MARKET	6,901.87	-
TOTAL CASH		<u>6,901.87</u>	<u>-</u>
			<u>286,512.43</u>
			<u>279,610.56</u>
			<u>279,610.56</u>
<u>REFUSE</u>			
CASH			
49-00-0-0011	MONEY MARKET	84,534.12	80,739.74
49-00-0-0015	PETTY CASH	-	-
TOTAL CASH		<u>84,534.12</u>	<u>80,739.74</u>
			<u>346,584.89</u>
			<u>342,840.51</u>
			<u>342,840.51</u>
			<u>50.00</u>
			<u>346,634.89</u>

CITY OF WOOD RIVER
 CASH AND INVESTMENT REPORT
 PERIOD ENDING: AUGUST 31, 2024

	Beginning Balance	Total Debits	Total Credits	Ending Balance
GENERAL FUND				
UNRESTRICTED CASH				
10-00-0-0011 MONEY MARKET	4,256,836.41	762,181.95	1,022,270.83	3,996,747.53
10-00-0-0013 BUSEY BANK MONEY MARKET	154,166.27	391.73	-	154,558.00
10-00-0-0015 PETTY CASH	1,300.00	-	-	1,300.00
10-00-0-0019 CARROLLTON BANK MONEY MARKET	217,506.50	646.47	-	218,152.97
10-00-0-0066 AP CLEARING	92,500.00	-	-	92,500.00
TOTAL UNRESTRICTED CASH	4,722,309.18	763,220.15	1,022,270.83	4,463,258.50
UNRESTRICTED INVESTMENTS				
10-00-0-0061 IMET	1,419,076.32	14,920.26	-	1,433,996.58
TOTAL UNRESTRICTED INVESTMENTS	1,419,076.32	14,920.26	-	1,433,996.58
TOTAL UNRESTRICTED CASH AND INVESTMENTS	6,141,385.50	778,140.41	1,022,270.83	5,897,255.08
ASSIGNED AND RESTRICTED CASH				
10-00-0-0017 RECREATION PROGRAMS CASH	148,522.19	13,972.78	5,093.25	157,401.72
10-00-0-0018 RESTRICTED POLICE FUNDS	105,485.09	1,369.90	833.70	106,021.29
TOTAL ASSIGNED AND RESTRICTED CASH	254,007.28	15,342.68	5,926.95	263,423.01
CAPITAL IMPROVEMENTS AND DEVELOPMENT FUND				
UNRESTRICTED CASH				
87-00-0-0011 MONEY MARKET	1,442,031.24	73,994.72	92,865.47	1,423,160.49
TOTAL UNRESTRICTED CASH	1,442,031.24	73,994.72	92,865.47	1,423,160.49
UNRESTRICTED INVESTMENTS				
87-00-0-0061 IMET	838,986.84	8,821.16	-	847,808.00
TOTAL UNRESTRICTED INVESTMENTS	838,986.84	8,821.16	-	847,808.00
TOTAL UNRESTRICTED CASH AND INVESTMENTS	2,281,018.08	82,815.88	92,865.47	2,270,968.49
RESTRICTED CASH				
87-00-0-0013 AMERICAN RESCUE PLAN	415,161.49	-	-	415,161.49
TOTAL RESTRICTED CASH	415,161.49	-	-	415,161.49

CITY OF WOOD RIVER
CASH AND INVESTMENT REPORT
PERIOD ENDING: AUGUST 31, 2024

WESTSIDE BUSINESS DISTRICT

CASH					
61-00-0-0011	MONEY MARKET	4,561.25	419.54	2,161.16	2,819.63
TOTAL CASH		<u>4,561.25</u>	<u>419.54</u>	<u>2,161.16</u>	<u>2,819.63</u>

RIVERBEND BUSINESS DISTRICT #3

CASH					
62-00-0-0011	MONEY MARKET	104,625.28	3,234.24	-	107,859.52
TOTAL CASH		<u>104,625.28</u>	<u>3,234.24</u>	<u>-</u>	<u>107,859.52</u>

TIF #3

CASH					
81-00-0-0011	MONEY MARKET	529,527.02	70,015.76	-	599,542.78
TOTAL CASH		<u>529,527.02</u>	<u>70,015.76</u>	<u>-</u>	<u>599,542.78</u>

RIVERBEND BUSINESS DISTRICT #4

CASH					
85-00-0-0011	MONEY MARKET	91,377.97	3,042.73	-	94,420.70
TOTAL CASH		<u>91,377.97</u>	<u>3,042.73</u>	<u>-</u>	<u>94,420.70</u>

RIVERBEND BUSINESS DISTRICT #1

CASH					
86-00-0-0011	MONEY MARKET	1,405,239.74	58,961.62	-	1,464,201.36
TOTAL CASH		<u>1,405,239.74</u>	<u>58,961.62</u>	<u>-</u>	<u>1,464,201.36</u>

NON-HOME RULE SALES TAX

CASH					
89-00-0-0011	MONEY MARKET	2,758,443.89	200,247.30	264,888.50	2,693,802.69
TOTAL CASH		<u>2,758,443.89</u>	<u>200,247.30</u>	<u>264,888.50</u>	<u>2,693,802.69</u>

RECREATION CENTER FUND

UNRESTRICTED CASH					
90-00-0-0011	MONEY MARKET	157,949.51	19,302.50	48,262.06	128,989.95
90-00-0-0015	PETTY CASH	150.00	-	-	150.00
TOTAL UNRESTRICTED CASH		<u>158,099.51</u>	<u>19,302.50</u>	<u>48,262.06</u>	<u>129,139.95</u>

CITY OF WOOD RIVER
CASH AND INVESTMENT REPORT
PERIOD ENDING: AUGUST 31, 2024

CASH HELD IN ENTERPRISE FUNDS

<u>WATER FUND</u>			
CASH			
30-00-0-0011	MONEY MARKET	251,019.74	212,879.83
TOTAL CASH		<u>251,019.74</u>	<u>212,879.83</u>
<u>SEWER FUND</u>			
CASH			
40-00-0-0011	MONEY MARKET	328,546.05	581,110.68
TOTAL CASH		<u>328,546.05</u>	<u>581,110.68</u>
<u>INVESTMENTS</u>			
40-00-0-0061	IMET	3,256.39	-
40-00-0-0062	CAPITAL GAINS	943.10	-
TOTAL INVESTMENTS		<u>4,199.49</u>	<u>460,512.60</u>
TOTAL CASH AND INVESTMENTS		<u>1,380,768.21</u>	<u>581,110.68</u>
<u>SEWER CAPITAL TRUST</u>			
CASH			
40-95-0-0011	C/TRUST MONEY MARKET	-	-
TOTAL CASH		<u>17,373.84</u>	<u>17,373.84</u>
<u>INVESTMENTS</u>			
40-95-0-0062	C/TRUST CAPITAL GAINS	8,979.03	-
TOTAL INVESTMENTS		<u>8,979.03</u>	<u>1,405,007.05</u>
TOTAL CASH AND INVESTMENTS		<u>1,413,401.86</u>	<u>1,422,380.89</u>
<u>EPA SEWER CAPITAL TRUST</u>			
CASH			
40-98-0-0011	EPA C/T MONEY MARKET	-	-
TOTAL CASH		<u>128,746.35</u>	<u>128,746.35</u>
<u>INVESTMENTS</u>			
40-98-0-0062	EPA C/T CAPITAL GAINS	10,714.58	-
TOTAL INVESTMENTS		<u>10,714.58</u>	<u>1,676,870.57</u>
TOTAL CASH AND INVESTMENTS		<u>1,794,902.34</u>	<u>1,805,616.92</u>
<u>GOLF COURSE FUND</u>			
CASH			
50-00-0-0011	MONEY MARKET	160,794.00	99,960.99
50-00-0-0015	PETTY CASH	-	-
TOTAL CASH		<u>160,794.00</u>	<u>99,960.99</u>

CITY OF WOOD RIVER
 CASH AND INVESTMENT REPORT
 PERIOD ENDING: AUGUST 31, 2024

SUMMARY:

UNRESTRICTED: GENERAL AND CAPITAL IMPROVEMENTS AND DEVELOPMENT FUND	8,168,223.57
ASSIGNED: RECREATION PROGRAMS	157,401.72
RESTRICTED: POLICE FUNDS-GRANTS AND SEIZURES FUNDS	106,021.29
SPECIAL REVENUES	7,644,516.28
CAPITAL IMPROVEMENTS AND DEVELOPMENT	415,161.49 *
ENTERPRISE FUNDS:	5,375,486.58

*INCLUDES 415,161.49 IN AMERICAN RESCUE PLAN FUNDS

CITY OF WOOD RIVER
CASH AND INVESTMENT REPORT
PERIOD ENDING: AUGUST 31, 2024

CASH HELD BY OTHERS

<u>POLICE PENSION FUND</u>			
<u>CASH AND INVESTMENTS</u>			
91-00-0-0060	BUSEY BUSEY CHECKING	221,416.84	156,765.30
91-00-0-0063	BUSEY BANK INVESTMENT	716,965.41	1,151.11
91-00-0-0064	IPOPIF	11,609,810.96	-
	<u>TOTAL CASH AND INVESTMENTS</u>	<u>12,548,193.21</u>	<u>157,916.41</u>
			<u>161,345.14</u>
			306,837.00
			628,116.52
			11,609,810.96
			<u>12,544,764.48</u>
 <u>FIRE PENSION FUND</u>			
<u>CASH</u>			
92-00-0-0011	MONEY MARKET	375,167.85	49,318.47
	<u>TOTAL CASH</u>	<u>375,167.85</u>	<u>49,318.47</u>
			56,339.84
			<u>56,339.84</u>
			368,146.48
			<u>368,146.48</u>
 <u>INVESTMENTS</u>			
92-00-0-0060	COMMERCIAL INVESTMENTS	6,991,538.13	97,984.52
	<u>TOTAL INVESTMENTS</u>	<u>6,991,538.13</u>	<u>97,984.52</u>
			-
			7,089,522.65
			<u>7,089,522.65</u>
 <u>TOTAL CASH AND INVESTMENTS</u>			
		7,366,705.98	147,302.99
			56,339.84
			<u>7,457,669.13</u>
 <u>LIBRARY OPERATING</u>			
<u>CASH</u>			
25-00-0-0011	MONEY MARKET	313,891.57	33,918.62
25-00-0-0014	FIRST MID AMERICA CREDIT UNION	13.75	-
25-00-0-0015	PETTY CASH	245.00	-
25-00-0-0028	SPECIAL RESERVES	348,965.92	1,505.81
	<u>TOTAL CASH</u>	<u>663,116.24</u>	<u>35,424.43</u>
			51,582.08
			296,228.11
			13.75
			245.00
			350,471.73
			<u>646,958.59</u>

CITY OF WOOD RIVER
CASH AND INVESTMENT REPORT
PERIOD ENDING: AUGUST 31, 2024

	Beginning Balance	Total Debits	Total Credits	Ending Balance
TOTAL GENERAL FUND	6,395,392.78	793,483.09	1,028,197.78	6,160,678.09
TOTAL CAPITAL IMPROVEMENT AND DEVELOPMENT FUND	2,696,179.57	82,815.88	92,865.47	2,686,129.98
TOTAL MFT FUND	1,014,092.39	44,220.41	3,241.40	1,055,071.40
TOTAL INSURANCE FUND	836,570.69	155,712.05	127,771.81	864,510.93
TOTAL RETIREMENT FUND	279,610.56	6,901.87	0.00	286,512.43
TOTAL REFUSE FUND	342,840.51	84,534.12	80,739.74	346,634.89
TOTAL WESTSIDE BUSINESS DISTRICT FUND	4,561.25	419.54	2,161.16	2,819.63
TOTAL RIVERBEND BUSINESS DISTRICT #3 FUND	104,625.28	3,234.24	0.00	107,859.52
TOTAL TIF #3 FUND	529,527.02	70,015.76	0.00	599,542.78
TOTAL RIVERBEND BUSINESS DISTRICT #4 FUND	91,377.97	3,042.73	0.00	94,420.70
TOTAL RIVERBEND BUSINESS DISTRICT #1 FUND	1,405,239.74	58,961.62	0.00	1,464,201.36
TOTAL NON-HOME RULE SALES TAX FUND	2,758,443.89	200,247.30	264,888.50	2,693,802.69
TOTAL RECREATION CENTER FUND	158,099.51	19,302.50	48,262.06	129,139.95
TOTAL WATER FUND	527,095.60	251,019.74	212,879.83	565,235.51
TOTAL SEWER FUND	4,589,072.41	352,439.15	581,110.68	4,360,400.88
TOTAL GOLF FUND	389,017.18	160,794.00	99,960.99	449,850.19
TOTAL POLICE PENSION FUND	12,548,193.21	157,916.41	161,345.14	12,544,764.48
TOTAL FIRE PENSION FUND	7,366,705.98	147,302.99	56,339.84	7,457,669.13
TOTAL LIBRARY FUND	663,116.24	35,424.43	51,582.08	646,958.59

ORDINANCE NO:

ORDINANCE AMENDING THE CITY CODE 90-7, TITLE III: ADMINISTRATION, CHAPTER 36: PERSONNEL POLICIES, SECTION 36.01 ADOPTION BY REFERENCE, RULE 3: CLASSIFICATION OF POSITIONS, RULE 4: EMPLOYMENT, RULE 8: BENEFITS, RULE 9: LEAVES OF ABSENCE, RULE 10: MEETINGS/CONFERENCES & TRAVEL, APPENDIX IV: TITLE VI PLAN

WHEREAS, the City of Wood River, Madison County, Illinois (hereinafter “City”), is a non-home rule municipality duly established, existing and operating in accordance with the provisions of the Illinois Municipal Code (Section 5/1-1-1 et seq. of Chapter 65 of the Illinois Compiled Statutes); and

WHEREAS, from time to time, City has amended the City Personnel Manual to reflect changes in the law and policy initiatives; and

WHEREAS, City has determined it necessary to amend the current City Personnel Manual with the newly amended City Personnel Manual, changes attached hereto as **Exhibit A**; and

WHEREAS, City has determined that it is in the best interests of public health, safety, general welfare, and economic welfare to amend the City Personnel Manual and adopt the City Personnel Manual, changes attached hereto as **Exhibit A**; and

WHEREAS, the City Council finds that the Mayor and/or City Manager should be authorized and directed, on behalf of the City, to execute whatever documents are necessary to amend the City Personnel Manual and adopt the City Personnel Manual, changes attached hereto as **Exhibit A**.

NOW, THEREFORE, BE IT ORDAINED, by the City Council of the City of Wood River, Illinois, as follows:

Section 1. The foregoing recitals are incorporated herein as findings of the City Council of the City of Wood River, Illinois.

Section 2. The City Personnel Manual, changes attached hereto as **Exhibit A**, is approved and adopted by the City.

Section 3. Any Ordinances or City Code provisions that conflict with the changes stated herein are hereby repealed and replaced by this Ordinance.

Section 4. This ordinance shall be in full force and effect following its passage and publication in accordance with law.

PASSED and APPROVED this 16th day of September, 2024.

MAYOR OF THE CITY OF WOOD RIVER, IL

ATTEST:

CLERK OF THE CITY OF WOOD RIVER, IL

Upon a roll call vote, the following was recorded:

AYES:

NAYS:

EXHIBIT A

To: Honorable Mayor & City Council
From: Kayla Hosford, Human Resource Specialist
Date: September 19, 2024
RE: Agenda Item 6

The proposed ordinance on the agenda includes changes identified during a preliminary review to address immediate and obvious needs. Please note that this is not a comprehensive review, and a full evaluation may be conducted at a later date to address additional updates if necessary.

Proposed removals are indicated in red text with a strikethrough, and proposed additions are highlighted in yellow.

Rule 3- Classification of Positions

ALPHABETICAL LISTING OF CLASSIFICATIONS BY CODE GROUPING

CLERICAL AND ADMINISTRATIVE (100)

Accountant	Permanent Full-Time
Building Inspector	Permanent Full-Time
City Clerk	Permanent Full-Time
City Engineer	Permanent Full-Time
City Manager	Permanent Full-Time
Computer/Billing Clerk	Permanent Full-Time
Co-op Student	Part-Time
Custodian	Permanent Part-Time
Director of Finance	Permanent Full-Time
Director of Parks & Recreation	Permanent Full-Time
Director of Public Services	Permanent Full-Time
Finance Clerk I	Permanent Full-Time
Fire Chief	Permanent Full-Time
P/T Finance Clerk	Permanent Part-Time
Planning & Zoning Administrator	Permanent Full-Time
Police Chief	Permanent Full-Time
Deputy Chief of Administrative Services	Permanent Full-Time
Deputy Chief of Operations & Investigations	Permanent Full-Time
Secretary I	Permanent Full-Time
Secretary/Admin. Clerk	Permanent Full-Time
Secretary/Deputy Clerk	Permanent Full-Time

POLICE SERVICES (200)

Police Cadet	Permanent Part-Time
Police Sergeant	Permanent Full-Time
Police Officer	Permanent Full-Time
Telecommunicator I	Permanent Full-Time
Telecommunicator II	Permanent Full-Time
Records Clerk I	Permanent Full-Time
Records Clerk II	Permanent Full-Time

School Crossing Guards	Seasonal
School Liaison Patrolman	Permanent Full-Time
FIRE SERVICES (300)	
Fire Captain	Permanent Full-Time
Firefighter	Permanent Full-Time
Paid-on-Call	Part-Time
LABOR & TRADES (400)	
Laborer	Permanent Full-Time
P/T Laborer	Part-Time
Service Tech. 1	Permanent Full-Time
SIUE Interns	Part-Time
Street Serviceman I	Permanent Full-Time
Supt. of Streets & Maintenance	Permanent Full-Time
Supt. of Water & Wastewater	Permanent Full-Time
Wastewater Serviceman I	Permanent Full-Time
Water Plant Operator I	Permanent Full-Time
Water Plant Operator II	Permanent Full-Time
Water Plant Operator III	Permanent Full-Time
Water Serviceman I	Permanent Full-Time
Water Serviceman II	Permanent Full-Time
Water Serviceman III	Permanent Full-Time
RECREATIONAL SERVICES (500)	
Assistant Clubhouse Manager	Permanent Part-Time
Assistant Golf Pro	Seasonal
Ball Diamond Crew Leader	Seasonal
Ball Diamond Worker	Seasonal
Band Director	Seasonal
Band Manager	Seasonal
Band Members	Seasonal
Concession Workers	Seasonal
Custodian	Permanent Part-Time
P/T Custodian	Part-Time
Equipment Mechanic	Permanent Full-Time
Food & Beverage Manager	Permanent Full-Time
Golf Course Manager/Pro	Contract
Golf Course Superintendent	Permanent Full-Time
Golf Course Crew Leader	Seasonal
Golf Course Cooks/Cashier	Seasonal
Golf Course Oasis Worker	Seasonal
Golf Course Maint. Workers I-V	Seasonal
Greens Technician	Permanent Full-Time
Grounds Maintenance Manager	Permanent Full-Time
Lifeguards	Seasonal

Park Maintenance Supervisor	Permanent Full-Time
Parks Maintenance Worker I	Seasonal
Parks Maintenance Worker II & III	Seasonal
Parks Maintenance Worker IV & V	Seasonal
Park Ranger	Seasonal
Pool Manager	Seasonal
Pool Assistant Managers	Seasonal
Pool Cashiers	Seasonal
Pool Concession Workers	Seasonal
Pool Maintenance Workers	Seasonal
Pool Slide Workers	Seasonal
Recreation Secretary	Permanent Part-Time
Sports & Activities Coordinator	Permanent Full-Time
Sports Coordinator Assistant	Permanent Part-Time
Swim Instructors	Seasonal
Swim Instructor Aides	Seasonal
Swim Lesson Coordinator	Seasonal

Rule 4- Employment

4.2-2 Conditions and Benefits

~~(A) Newly hired employees on probationary status shall receive pay at a rate below the lowest rate in their class according to the following schedule unless superseded by contract provisions:~~

During the first 6 months	90%
Service over 6 months	100%
<small>(Am. Ord. 05-13, passed 12/5/05)</small>	

~~(A)(B) If A probationary employee's probationary period may be extended beyond twelve (12) months, if deemed necessary by the appropriate department head. The probation period will end then the employee will be eligible for the above described twelve (12) month salary adjustment, only if and when the employee satisfactorily completes the probationary period. If the employee satisfactorily completes the probationary period, a salary adjustment may be retroactive to the end of the original twelve (12) month probationary period if the department head so recommends and approval is granted by the City Manager.~~

4.8 Direct Deposit

Direct deposit of payroll is required for all City employees. Employees must complete the authorization agreement for direct deposit. Forms are available from Human Resources the Finance Department.

Rule 8- Benefits

8.2 Vacations:

8.2-3 Utilization

~~(B)~~ Vacation pay may be drawn at the start of the vacation period if two (2) weeks minimum advance notice is given to the Finance Department. Advance pay may not be drawn for vacation periods of less than one week's duration.

~~(C)~~ (B) Any regular, full-time employee shall be compensated for vacation earned and accrued, but not taken, upon leaving the City service as per Fair Labor Standards Act.

~~(D)~~ (C) Vacation shall normally be scheduled in segments of four (4) hours (12 hours for Fireman) or more, but with approval of the department head, amounts of two hours may be approved when the department head finds it is in the best interest of the City.

~~(E)~~ (D) Absence due to sickness, injury, or disability more than that authorized in Rule 15 may, upon request, be chargeable against the employee's vacation allowance.

8.6 Other Benefits

B) Hospital, Medical and Life Insurance - The City will provide a group hospital, medical and life insurance policy for permanent full-time employees. If an employee is granted a leave of absence without pay, said employee shall pay to the City sufficient monies to pay the required contributions during the months absent. When separating from the City, Federal rules under C.O.B.R.A. shall apply. IMRF employees are allowed to continue the group health insurance at their expense. Permanent part-time employees scheduled over 1560 hours annually, shall be eligible for single group health and life insurance and will have the opportunity to acquire family coverage at their own expense. Employees who are eligible for either single or family group health insurance and are covered as a spouse or dependent on the policy, may choose to elect a contribution into the ICMA Mission Square, a deferred compensation plan in lieu of the coverage, after showing proof of insurance coverage. The amount of the contribution will be paid by the City and will be equivalent to one-third of the cost of the current premium for either single or family group health and dental coverage. (Ord. 99-12, passed 8/2/99, Amend Ord. 00-1, passed 2/22/00)

Effective immediately, any employee of the City not covered by a bargaining unit and whose spouse is not currently covered under City insurance and has available (through employment or other means) medical and/or hospitalization insurance, then that spouse must avail his or her self of the other employer's insurance and not be covered as a dependent on the insurance provided by the City. Proof of insurance is required. (Ord. 11-01, passed 2-7-11)

Any employee hired after May 1, 2011 who desires to enroll their dependent on the City's group health plan, will be required to pay 25% of the cost or the below flat rate of that dependent coverage, whichever is less. (Ord. 11-04, passed 3-21-11)

Employee/ Spouse.....	\$1,600.00 per year
Employee/Child.....	\$1,400.00 per year
Family	\$3,000.00 per year

D) Voluntary Benefits

- MissionSquare ICMA-457 pre-tax or ROTH savings plan is available through payroll deduction
- Membership in Shell Wood River Federal Credit Union
- Payroll Direct Deposit and checking
- Vision Insurance
- Voluntary deduction up to 10% for IMRF
- Voluntary individual and family life insurance
- Aflac

(E) No employee solicitation meetings regarding insurance and/or benefits will occur without prior authorization from the City Manager. If a meeting/presentation is authorized and the City Manager deems the plan eligible for employee participation through payroll deductions, the following criteria must be met:

Minimum of 35% full-time employee participation in plan;

Modifications allowed once a year at renewal time unless terminating participation;

If, at any time, eligible employee participation drops to 15% or less, the plan will no longer be eligible for payroll deduction;

An administrative fee will be assessed in an amount not to exceed 5% of total payroll deduction amount and will be assessed to the provider of the plan.

(Ord. 07-05, passed 4/2/07)

Rule 9- Leaves of Absence

9.3 Funeral Leave – ~~In case of death in the immediate family, a regular full-time employee may be granted a leave of absence with pay for a period not to exceed three calendar days.~~ Under the Family Bereavement Leave Act (FBLA), an employee who has worked for the City for at least 1,250 hours during the prior 12-month period is entitled to 2 weeks (10 work-days) of unpaid leave within 60 days of any of the following events: stillbirth; miscarriage; unsuccessful reproductive procedure; failed adoption match or unfinalized contested adoption, failed surrogacy agreement; diagnosis that negatively impacts pregnancy or fertility; or the death of a covered family member. A “covered family member” includes: an employee's child, stepchild, daughters-in-law, sons-in-law, spouse, domestic partner, sibling, brothers-in-law, sisters-in-law, parent, mother-in-law, father-in-law, stepparent, grandchild, grandparent, or grandparents-in-law. In the event that an

eligible employee experiences the death of more than one covered family member in a 12-month period, that employee is entitled to 6 weeks of unpaid leave.

Under the Child Extended Bereavement Act, an employee who experiences the loss of a child by suicide or homicide is entitled to 6 weeks of unpaid leave.

The City may grant an employee who experiences the death of a covered family member, as defined by the FBLA, up to 3 calendar days of paid leave.

Rule 10-Meetings/Conferences & Travel

10.3 Travel Expense Reimbursement

(B) The City shall only reimburse the following types of travel, meal, and lodging expenses incurred by its employees and elected officials up to the following maximum allowable amounts:

-That when the use of a City issued/owned vehicle is unavailable or inappropriate, the reimbursement rate for travel using a personal vehicle shall be at the current standard mileage rate as determined by the IRS.

-That for overnight travel, employees shall be reimbursed their reasonable expense for meals up to a maximum meal allowance set forth by gsa.gov based on employee's destination for days between the first and last. ~~Meals will not be reimbursed if that meal is included with the conference being attended or air/train fare.~~

-That for overnight travel, hotel expenses shall be reimbursed at the conference rate for hotels that are booked in conjunction with the conference being attended. If a conference rate is not available for hotels, the maximum reimbursable rate shall be set forth by gsa.gov based on employee's destination \$125 per night, plus taxes and fees.

-That if airline travel is appropriate, the actual costs of the flight shall be reimbursed at the coach rate of the most reasonable flight available. Any upgrades over coach will not be reimbursed by the City, and the difference must be paid for by the employee.

-Companion tickets/meals will not be reimbursed and shall not be purchased on the City issued credit cards. If any individual is accompanying, you on a City approved trip the companion ticket/meals must be purchased on your personal credit card and request reimbursement for the City approved portion.

-That if the use of a rental car is necessary and appropriate, the City shall reimburse the actual cost of the rental, fees, and taxes, at the economy or compact rate. Any upgrades will not be reimbursed by the City, and the difference must be paid for by the employee.

-That if expense for parking, bus fare, taxis, or tolls are required and appropriate for travel, the City will reimburse the actual cost of such service.

10.7 MEALS

(A) During travel status and authorized City business, the amount allowed for meals shall be limited to the detailed/itemized receipts obtained and filed with the Request for Reimbursement. Alcoholic beverages are not a reimbursable expense. ~~The City will not reimburse or provide allowance for meals which are included in registration, tuition, or fees.~~ The name(s) of the employee(s) obtaining the meals must be written on the back of the itemized receipt along with the nature of the authorized City business which involves the meal allowance.

Rule 19 – Employee Assistance Program

~~The City contracts for an Employee Assistance Program (E.S.P.) designed to assist employees and dependents who are experiencing substance abuse, emotional or personal/family problems which may adversely affect job performance. Such persons are encouraged to voluntarily seek assistance from the EAP or other reputable treatment programs before a problem leads to disciplinary action. However, use of the EAP or another treatment program will not excuse an employee from adhering to customary performance standards and rules.~~

~~Requests for assistance and all treatment information will be kept confidential in accordance with State and Federal laws. Employees who come forward to request assistance will not be subject to discipline for seeking such assistance, but employees may not escape discipline by first requesting assistance after being selected for testing or after violating City rules and policies.~~

Appendix IV: Title VI Plan

Replace James Schneider's contact information with Kayla Hosford's contact information throughout the plan, where applicable.

Internal Memorandum

To: Honorable Mayor and Members of the City Council
 From: Karen Weber, Director of Finance
 CC: Steve Palen, City Manager
 Date: September 16, 2024
 RE: 87 E. Ferguson TIF Agreement

Attached please find a copy of the proposed agreement, the TIF application and the projected budget for the project. The proposed agreement is for 7 payments of \$35,000 annually for a total reimbursement of up to \$245,000.

Included in the application is the estimated fair market value of the property following the proposed improvements, which is projected to be \$380,000. While I am unable to estimate the exact assessed value of the property upon completion of the project, I believe this estimate is reasonable. The table below demonstrates that, based on an estimated 3% annual increase in EAV, the City would likely recoup the funds before the TIF expires.

Year	TIF Base Value	Estimated Value + 3% Annual Growth	Annual TIF Increase	Tax Rate	Annual TIF Increment
2024	\$ 15,370	\$ 126,667	\$ 111,297	8.7417	\$ 9,729
2025	\$ 15,370	\$ 130,467	\$ 115,097	8.7417	\$ 10,061
2026	\$ 15,370	\$ 134,381	\$ 119,011	8.7417	\$ 10,404
2027	\$ 15,370	\$ 138,412	\$ 123,042	8.7417	\$ 10,756
2028	\$ 15,370	\$ 142,564	\$ 127,194	8.7417	\$ 11,119
2029	\$ 15,370	\$ 146,841	\$ 131,471	8.7417	\$ 11,493
2030	\$ 15,370	\$ 151,247	\$ 135,877	8.7417	\$ 11,878
2031	\$ 15,370	\$ 155,784	\$ 140,414	8.7417	\$ 12,275
2032	\$ 15,370	\$ 160,458	\$ 145,088	8.7417	\$ 12,683
2033	\$ 15,370	\$ 165,271	\$ 149,901	8.7417	\$ 13,104
2034	\$ 15,370	\$ 170,229	\$ 154,859	8.7417	\$ 13,537
2035	\$ 15,370	\$ 175,336	\$ 159,966	8.7417	\$ 13,984
2036	\$ 15,370	\$ 180,596	\$ 165,226	8.7417	\$ 14,444
2037	\$ 15,370	\$ 186,014	\$ 170,644	8.7417	\$ 14,917
2038	\$ 15,370	\$ 191,595	\$ 176,225	8.7417	\$ 15,405
2039	\$ 15,370	\$ 197,343	\$ 181,973	8.7417	\$ 15,907
2040	\$ 15,370	\$ 203,263	\$ 187,893	8.7417	\$ 16,425
2041	\$ 15,370	\$ 209,361	\$ 193,991	8.7417	\$ 16,958
2042	\$ 15,370	\$ 215,642	\$ 200,272	8.7417	\$ 17,507
2043	\$ 15,370	\$ 222,111	\$ 206,741	8.7417	\$ 18,073
					\$ 270,659

Please let me know if you have any questions.

ORDINANCE NO.

ORDINANCE APPROVING AND AUTHORIZING THE CITY MANAGER TO EXECUTE A REDEVELOPMENT AGREEMENT FOR A PROJECT IN TIF NUMBER THREE PROJECT AREA WITH DANIEL KAMMERER, ON BEHALF OF WOOD RIVER REVIVAL, AND OTHER ACTIONS RELATED THERETO

WHEREAS, the City of Wood River, Madison County, Illinois ("City"), is a non-home rule municipality duly established, existing and operating in accordance with the provisions of the Illinois Municipal Code (Section 5/1-1-1 et seq. of Chapter 65 of the Illinois Compiled Statutes); and

WHEREAS, in furtherance of development of the TIF District #3 project area, Daniel Kammerer, on behalf of Wood River Revival ("Developer"), has presented to City a proposal for redevelopment of part of the TIF District #3 project area, specifically:

Address: 87 E. Ferguson Ave., Wood River, Illinois 62095

("Property") (see Redevelopment Agreement attached hereto as **Exhibit A**); and

WHEREAS, within the TIF District #3 project area, Developer has proposed to purchase, remodel, and develop the Property, with estimated costs of \$496,100.00 ("Project"); and

WHEREAS, City has determined the Property is within the corporate boundaries of City and eligible for TIF incentives from City's TIF #3; and

WHEREAS, Developer's Project will enable Developer to create opportunities for additional employment within the City; and

WHEREAS, Developer's Project will require Developer to incur certain costs that will be eligible for reimbursement from the TIF District #3 project area; and

WHEREAS, Developer has informed City, and City hereby specifically finds, that without the financial support that may be provided to reimburse some of the Project costs from the TIF District #3 project area, the Project is not financially feasible and the Project will not move forward; and

WHEREAS, Developer has agreed to complete the Project, including construction, renovations and improvements, in accordance with the Redevelopment Agreement, and all terms and conditions stated therein (See **Exhibit A**); and

WHEREAS, City agrees to reimburse Developer for certain costs incurred in implementing the Developer's Project, including:

- a. Total Estimated TIF #3 District Eligible Costs: \$496,100.00

b. City agrees to reimburse the Developer up to the maximum sum of \$245,000.00, or 49.39% of the Redevelopment Project Costs incurred, whichever amount is less, eligible for reimbursement under the Act.

c. The \$245,000.00, or 49.39% of the Redevelopment Project Costs incurred, whichever amount is less, may be paid evenly over seven (7) fiscal years, with a maximum cap of \$35,000.00 to be paid out annually should all other terms and conditions of the Agreement be met by Developer.

d. The \$245,000.00, or 49.39% of the Redevelopment Project Costs incurred, whichever amount is less, may be paid by City to Developer as follows:

- 1) The first payment of \$35,000.00 shall be made after the Project at the Property has been substantially completed and the Property has passed all City mandated inspections;
- 2) Any subsequent annual payments of \$35,000.00 will be made contingent upon the building being occupied by a commercial tenant, to be determined solely at the discretion of the City;
- 3) The City reserves the right to make annual \$35,000.00 payments under this Agreement to the Developer for the Property if the City Manager determines the Developer is making sufficient efforts to market the Property and find a qualified commercial tenant, with said determination to be made solely by the City Manager;

e. Any Certificate of Occupancy for any tenant must be signed and approved by City, including all required City officials, prior to commencement of any TIF payments to Developer.

f. In determining the maximum sum amount, the total Redevelopment Project Costs include all documented costs incurred by the Developer to complete the Project which are eligible for reimbursement under the TIF Act.

g. Developer will be reimbursed only for eligible "redevelopment project costs" as itemized in the TIF Redevelopment Plan and as that term is defined under the Act.

(See **Exhibit A**); and

WHEREAS, City desires to authorize the execution of a "Redevelopment Agreement" by and between City and Developer in substantially the form attached hereto as **Exhibit A**, to carry out the Project, including the remodeling and development of the Property; and

WHEREAS, City has determined it is in the best interests of public health, safety, general welfare, and economic welfare to authorize the Mayor and/or City Manager to execute the Redevelopment Agreement, and any other required documents associated with the Redevelopment Agreement, between City and Developer (*see* **Exhibit A**).

NOW THEREFORE BE IT ORDAINED, by the City Council of the City of Wood River, as follows:

Section 1. The foregoing recitals are incorporated herein as findings of the City Council of the City of Wood River.

Section 2. The City of Wood River hereby makes the following findings:

- a. Developer's Project is expected to create job opportunities within City.
- b. Developer's Project will serve to further the development of adjacent areas.
- c. Developer's Project will strengthen the retail and commercial sector of City.
- d. Developer's Project will enhance the tax base of City; and
- e. The Redevelopment Agreement is made in the best interests of public health, safety, general welfare and economic welfare of City.

Section 3. The Redevelopment Agreement by and between the City and Developer, attached hereto as **Exhibit A**, is approved.

Section 4. The Mayor and/or City Manager is authorized and directed to execute the Redevelopment Agreement with Developer. (**Exhibit A**).

Section 5. This ordinance shall be effective upon its passage, approval, and publication in pamphlet form in accordance with Illinois law.

PASSED and APPROVED by the City Council of the City of Wood River this 16th day of September 2024.

MAYOR OF THE CITY OF WOOD RIVER, IL

ATTEST:

CLERK OF THE CITY OF WOOD RIVER, IL

Upon roll call vote, the following was recorded:

AYES:

NAYS:

**DEVELOPMENT AGREEMENT, PURSUANT TO THE ILLINOIS TIF ACT,
BETWEEN DANIEL KAMMERER, ON BEHALF OF WOOD RIVER REVIVAL, AND
CITY OF WOOD RIVER, FOR 87 E. FERGUSON AVE., WOOD RIVER, ILLINOIS**

This Development Agreement ("Agreement") is entered into by and between the City of Wood River, an Illinois Municipal Corporation ("City") and Daniel Kammerer, on behalf of Wood River Revival ("Developer"). City and Developer may hereinafter be referred to as "Parties," or individually as "Party." This Agreement will become effective when signed by both Parties, and when approved by the corporate authorities of the City (the "Effective Date") via Ordinance:

PREAMBLE

WHEREAS, City is an Illinois municipal corporation pursuant to the laws and constitution of the State of Illinois with general powers as a unit of local government within its corporate limits; and

WHEREAS, City is authorized to provide certain incentives for economic development under 65 ILCS 5/11-74.4-1, *et seq.*, "The Tax Increment Allocation Redevelopment Act," as amended ("TIF Act" or "Act"); and

WHEREAS, Developer proposes to purchase:

87 E. Ferguson Ave., Wood River, Illinois 62095

(hereinafter "Property"); and

WHEREAS, Developer has submitted a "City of Wood River TIF Improvement Program Application" for the development of the Property from dilapidated status to a "first floor retail space" (*See Exhibit A*); and

WHEREAS, City wishes to encourage Developer to develop the Property and assist Developer with TIF Act costs, if eligible under the TIF Act (as provided by Developer) (*See Estimated Const Budget attached hereto as Exhibit B*); and

WHEREAS, Developer estimates the total costs for the development of the Property to be \$496,100.00 (*See Exhibits A and B*; hereinafter "Project"); and

WHEREAS, the Property is located within the corporate boundaries of City, and within the City's TIF #3 District ("TIF #3"); and

WHEREAS, because the Property is located within City's TIF #3, the Project is eligible for reimbursement of certain expenditures related to the development of the Property pursuant to the Illinois TIF Act; and

WHEREAS, to ensure the Project is constructed in a manner consistent with City's applicable ordinances and regulations, City and Developer deem it in their mutual interests to enter into this Agreement with regard to any conditions or other factors affecting the health, safety, general welfare,

and economic welfare of City residents and users of the Property; and

WHEREAS, the Project at the Property will enhance property values, create jobs, facilitate City's TIF #3 growth, improve exterior aesthetics, improve interior aesthetics, and otherwise benefit and protect the health, safety, general welfare, and economic welfare of City residents; and

WHEREAS, Developer has informed City, and City hereby specifically finds, that without the financial support that may be provided to reimburse some of the Project costs, the Project is not financially feasible, and the Project will not move forward; and

WHEREAS, the Parties agree that all Project costs are estimates, all possible reimbursements for Project costs from City are estimates, and any actual reimbursements will be governed by the TIF Act and this Agreement between the Parties; and

WHEREAS, financing acquisition, building repair, and rehabilitation is consistent with the objectives of the TIF Redevelopment Plan adopted for the TIF #3, pursuant to Ordinance No. 2711, adopted March 15, 2021; and

WHEREAS, City has determined the Project is consistent with the objectives of the City's Comprehensive Plan, and it is in the best interest of City to promote the development of the Property, and help facilitate development in City's TIF #3, through the use of City funds pursuant to the Act.

NOW, THEREFORE, in consideration of the premises and agreements set forth below, the Parties, for and in consideration of the representations relative to the proposed improvements to the Property by the Developer, hereby agree as follows:

Section 1. Incorporation of Recitals. The Parties agree that all of the recitals contained in the Preambles to this Agreement are true and correct, and said recitals are hereby incorporated into the Agreement as though they were fully set forth in this Section 1.

Section 2. Obligation of the Developer. Upon the approval by City of the Agreement, Developer shall proceed with the Project as described above. The Project shall be substantially complete within twenty-four (24) months of the date of approval by City of this Agreement. Any extension of time permitted for Developer to substantially complete the Project pursuant to the Agreement shall be agreed to in writing by both Parties. Specifically, Developer agrees as follows:

1. Developer will complete the Project, including construction and improvements, in accordance with this Agreement, and the drawings and site plans shall be submitted to City for review. This includes both the interior and exterior construction and improvements.

2. Developer will obtain all building and zoning permits in association with the Project, including permits for construction, repair, demolition, and/or renovation on the Property, consistent with the City's most recently adopted Building Code requirements. City building code officials will be available to respond promptly to whether any proposed change will require a permit so that Developer can move forward with said work in a timely manner.

3. City shall be entitled to a comprehensive inspection of the Property for the purpose

of identifying potential fire safety, electric, plumbing and general building safety concerns to ensure the health, safety and welfare of the general public. City Fire and Building Inspection staff can assist Developer in prioritizing any list of concerns.

4. Developer is fully responsible for identifying and mitigating any building-related concerns, or any other environmental issues with the Property.

5. Developer understands and agrees all City Zoning Ordinances, Land Development Codes, Landscape and Screening Codes, Building Code requirements and other City ordinances not specifically waived by this Agreement shall remain in full force and effect.

6. The Developer covenants and agrees to pay all fees, fines, utility bills and taxes when due to the City, State of Illinois, federal government and all taxing districts having the Subject Property within their jurisdiction, including but not limited to all real estate taxes.

7. The Developer covenants and agrees to pay prevailing wages pursuant to the *Illinois Prevailing Wage Act* (820 ILCS 30/1 *et seq.*) to the extent as may be required by law.

8. The Developer hereby represents and warrants that the Developer has full corporate power to execute and deliver and perform the terms, duties and obligations of this Agreement and all of the foregoing has been duly and validly authorized by all necessary corporate proceedings. This Agreement constitutes the legal, valid and binding obligation of the Developer, enforceable in accordance with its terms.

9. For purposes of this Agreement, Redevelopment Project Costs shall mean and include all costs and expenses as defined as "redevelopment project costs" in Section 11-74.4-3(q) of the TIF Act.

10. Developer covenants and agrees that all Redevelopment Project Costs submitted to City for payment shall be the "fair market value" for property acquisition, professional services, products, materials, construction services, or any other Redevelopment Costs provided by Developer for payment by the City related in any way to the Project. Developer agrees City shall be entitled to a full audit, at the sole discretion of the City, of any and all Redevelopment Project Costs submitted to City for payment.

Section 3. Obligation of City.

City agrees to provide assistance to the Developer under this Agreement until the date of expiration of TIF #3 as it is currently established, or until the agreed maximum TIF reimbursement to Developer has been reached under the TIF Act, or until there are no additional TIF eligible expenses to reimburse under the TIF Act, whichever occurs first. If any of the dates stated in this Agreement regarding the beginning or end of TIF #3 are not stated correctly, the legal dates established and confirmed by Madison County, IL will control. It is the sole responsibility of Developer to ensure the Property is wholly located within TIF #3 and is eligible for any TIF #3 payments.

Funding assistance is broken down as follows:

- a. Total Estimated TIF #3 District Eligible Costs: \$496,100.00
- b. City agrees to reimburse the Developer up to the maximum sum of \$245,000.00, or 49.39% of the Redevelopment Project Costs incurred, whichever amount is less, eligible for reimbursement under the Act.
- c. The \$245,000.00, or 49.39% of the Redevelopment Project Costs incurred, whichever amount is less, may be paid evenly over seven (7) fiscal years, with a maximum cap of \$35,000.00 to be paid out annually should all other terms and conditions of the Agreement be met by Developer.
- d. The \$245,000.00, or 49.39% of the Redevelopment Project Costs incurred, whichever amount is less, may be paid by City to Developer as follows:
 - 1) The first payment of \$35,000.00 shall be made after the Project at the Property has been substantially completed and the Property has passed all City mandated inspections;
 - 2) Any subsequent annual payments of \$35,000.00 will be made contingent upon the building being occupied by a commercial tenant, to be determined solely at the discretion of the City;
 - 3) The City reserves the right to make annual \$35,000.00 payments under this Agreement to the Developer for the Property if the City Manager determines the Developer is making sufficient efforts to market the Property and find a qualified commercial tenant, with said determination to be made solely by the City Manager;
- e. Any Certificate of Occupancy for any tenant must be signed and approved by City, including all required City officials, prior to commencement of any TIF payments to Developer.
- f. In determining the maximum sum amount, the total Redevelopment Project Costs include all documented costs incurred by the Developer to complete the Project which are eligible for reimbursement under the TIF Act.
- g. Developer will be reimbursed only for eligible "redevelopment project costs" as itemized in the TIF Redevelopment Plan and as that term is defined under the Act, identified in **Exhibit B**, attached hereto.

Section 4. Reimbursement to Developer under the TIF Act.

- a. Developer shall submit to the City Treasurer a written statement in the form of a formal letter and all applicable receipts setting forth the amount of TIF act reimbursable costs incurred by the Developer to complete the Project. Each Request shall be accompanied by such bills, invoices, lien waivers or other evidence City may reasonably require for documenting Developer's TIF act eligible costs incurred for the Project. Developer may continue to provide Requests until all TIF act eligible Project

costs have been incurred and the Project is completed.

- b. The City Treasurer shall have thirty (30) days after receipt of any request for reimbursement from the Developer to forward said request to the Mayor and City Council for approval or disapproval at a regularly scheduled meeting. If the Mayor and Council disapprove the request in its entirety or specific expenditure items, it shall provide in writing to the Developer an explanation as to why such request was disapproved; provided Developer is not in breach of this Agreement, the only reason for disapproval of any expenditure for which reimbursement is sought shall be that such expenditure is not considered to be eligible because such expenditure does not fall within one of redevelopment project cost line items or otherwise does not fall within the definition of redevelopment project costs as defined in the Act.
- c. City reserves the right to request any information from Developer deemed necessary by City to verify any information associated with this Agreement. City reserves the right to deny reimbursement for any TIF act eligible costs to Developer not deemed eligible for reimbursement according to Illinois law. To the extent the State of Illinois modifies the process for collection of property taxes and payment to City during the term of this agreement, and money is not available to reimburse Developer for approved Project costs due to said change, such costs shall be reimbursed in subsequent years and as agreed to in writing by Developer and City.
- d. At City's request, Developer shall provide evidence that the real property tax bill for the Property for the applicable tax year has been paid in full along with the previous year's state of Illinois sales tax returns, if any. Developer must supply City with sales tax records each year from the business or businesses generating sales taxes at the Property, and show proof that all sales taxes have been paid in full.
- e. The City Accountant shall maintain an account of all payments to Developer under this Agreement and may set up sub-accounts to track the tax increment and payments made to Developer for this Property.

CITY'S OBLIGATION TO REIMBURSE DEVELOPER UNDER THIS AGREEMENT IS A LIMITED OBLIGATION PAYABLE SOLELY FROM THE CITY'S PORTION OF THE TAXES GENERATED BY TIF #3 AND DEPOSITED IN CITY'S FUNDS FROM TIME TO TIME AND SHALL NOT BE A GENERAL OBLIGATION OF CITY OR SECURED BY THE FULL FAITH AND CREDIT OF CITY.

- f. City's obligations to Developer pursuant to the Agreement shall terminate upon the occurrence of any of the following:
 - a. Voluntary or involuntary bankruptcy of Developer;
 - b. Voluntary or involuntary closure of the business at the Property.
 - c. Substantial change in the nature of the business at the Property without the City's written approval;

- d. To protect City's reputation and ability to transact business, City reserves the right to terminate the Agreement if Developer's interest in the Property (or a change of ownership of more than 50% of the shares of stock in the corporation, or a change in the membership of more than 50% of the LLC) changes without City's written approval. This clause can only be exercised if the sale or transfer of ownership/membership includes "UNDESIRABLE" parties that could have a demonstrable, public, and material impact on the business and reputation of the city.

Undesirable examples include new ownership that are

1. Felons;
2. Terrorists;
3. Former, current, or past Illinois public political figures;
4. Litigants against the City;
5. Individuals the city has taken legal action against in the preceding 5 years.

Section 5. Indemnification. Developer shall indemnify and hold harmless City, its agents, officers, lawyers, and employees against all injuries, deaths, losses, damages, claims, suits, liabilities, judgments, costs and expenses (including any liabilities, judgments, costs and expenses and attorneys' fees) which may arise directly or indirectly from: (i) the failure of Developer or any contractor, subcontractor or agent or employee thereof to timely pay any contractor, subcontractor, laborer or material man; (ii) any default or breach of the terms of this Agreement by Developer; (iii) any negligence, or reckless or willful misconduct of Developer or any contractor, subcontractor or agent or employee thereof working on the Project; (iv) any claim brought against City arising in any way from this Agreement or the Project. Developer shall, at its own cost and expense, appear, defend and pay all charges of attorneys, costs and other expenses arising therefrom or incurred in connection therewith. If any judgment shall be rendered against City, its agents, officers, officials, lawyers, or employees in any such action, Developer shall, at its expense, satisfy and discharge the same. This paragraph shall not apply, and Developer shall have no obligation whatsoever, with respect to any willful misconduct on the part of City or any of its officers, agents, employees or contractors. According to Illinois law, City has statutory tort immunity.

In no way limiting the foregoing, Developer shall also indemnify and hold harmless City, its agents, officers and employees against all damages, claims, suits, liabilities, judgments, fines, penalties, costs and expenses (including attorneys' fees) which may arise directly or indirectly from any violation of the Illinois Prevailing wage Act, 820 ILCS 130/0.01 *et. seq.*, in connection with the Project.

Section 6. Default and Remedies. Except as otherwise provided in this Agreement, in the event of any default in or breach of any term or conditions of this Agreement by either Party or any successor or assign, the defaulting or breaching Party (or successor or assign) shall, upon written notice from the other Party, proceed immediately to cure or remedy such default or breach as follows: (a) in the event of a nonmonetary default, within thirty (30) days after receipt of notice, commence to cure or remedy such default, and (b) in the event of a monetary default, within ten (10) days after receipt of notice, commence to cure or remedy such default. In case such

cure or remedy is not taken or not diligently pursued, or the default or breach shall not be cured or remedied within a reasonable time, the aggrieved Party may institute such proceedings as may be necessary or desirable in its opinion to cure and remedy such default or breach, including without limitation proceedings to compel specific performance by the defaulting or breaching Party. If either Party shall prevail in any court proceeding to enforce any term, covenant or condition hereof, the non-prevailing Party shall reimburse the prevailing Party its costs and reasonable attorneys' fees on account of such proceeding.

Section 7. Assignment. This Agreement may not be assigned by Developer without prior written approval of City.

Section 8. Partial Invalidity. If any section, subsection, term or provision of this Agreement or the application thereof to any Party or circumstance shall, to any extent, be invalid or unenforceable, the remainder of said section subsection, term or provision of this Agreement or the application of the same to parties or circumstances other than those to which it is held invalid or unenforceable, shall not be affected thereby.

Section 9. Termination of Agreement. Developer may opt out of this Agreement following written notice of at least sixty (60) days. If Developer opts out of this Agreement, Developer shall return all monies paid by City to Developer pursuant to this Agreement within sixty (60) days of notification of opting out.

City reserves the right to opt out of this Agreement, with sixty (60) days' notice to Developer, should Developer not perform pursuant to this Agreement. Events of non-performance by Developer include, but are not limited to:

- a. If any material representation made by Developer in this Agreement, or in any certificate; notice, demand to the City; or request made by the City in connection with any documents, shall prove to be untrue or incorrect in any material respect as of the date made.
- b. Default by Developer in the performance or breach of any material covenant contained in this Agreement concerning the existence, structure, or financial condition of Developer.
- c. Developer's default in the performance or breach of any material covenant, warranty, or obligation, including all obligations set forth in this Agreement.
- d. The entry of a decree or order for relief by a court having jurisdiction in the premises in respect of Developer in an involuntary case under the federal bankruptcy laws, as now or hereafter constituted, or any other applicable federal or state bankruptcy, insolvency, or other similar law, or appointing a receiver, liquidator, assignee, custodian, trustee, sequestrator, or similar official of Developer for any substantial part of its property, or ordering the winding-up or liquidation of its affairs and the continuance of any such decree or order un-stayed and in effect for a period of 90 consecutive days. There shall be no cure period for this event of default.

- e. The commencement by Developer of a voluntary case under the federal bankruptcy laws, as now or hereafter constituted, or any other applicable federal or state bankruptcy, insolvency, or other similar law, or the consent by Developer to the appointment of or taking possession, by a receiver, liquidator, assignee, trustee, custodian, sequestrator, or similar official of Developer or of any substantial part of Developer' s property, or the making by any such entity of any assignment for the benefit of creditors or the failure of Developer generally to pay such entity's debts as such debts become due or the taking of action by Developer in furtherance of any of the foregoing. There shall be no cure period for this event of default.
- f. Developer's failure to pay the fees, fines and expenses on connection with the Project including real estate taxes.

In the event City opts out of this Agreement, Developer shall return any monies paid by City to Developer pursuant to this Agreement within sixty (60) days of notification of opting out.

In the event of an opt out by either Party, Developer's failure to return all monies paid by City shall be deemed a breach of this Agreement by Developer, and City reserves all rights at law and equity to recover monies paid by City to Developer, including costs of collection (Court Costs, Attorneys' Fees, Interest at 9% per annum, any other costs associated with collection).

Section 10. Entire Agreement. This Agreement constitutes the entire agreement between the Parties. No representation or covenant made by either Party shall be binding unless contained in this agreement or subsequent written amendments hereto agreed upon by both Parties.

Section 11. Notices. All notices, demands, requests, consents, approvals or other instruments required or permitted by this Agreement shall be in writing and shall be executed by the Party or an officer, agent or attorney of the Party, and shall be deemed to have been effective as of the date of actual delivery, if delivered personally, if emailed, or as of the third (3rd) day from and including the date of posting, if mailed by registered or certified mail, return receipt requested, with postage prepaid, addressed as follows:

INTENTIONALLY LEFT BLANK

SIGNATURE PAGE TO FOLLOW

To the Developer:

Wood River Revival
Attention: Daniel Kammerer
STL.primeproperty@gmail.com
(314) 605-4006
1763 Moloney Dr.
Pevely, MO 63070

To the City:

City of Wood River
Attention: City Manager
111 North Wood River Ave
Wood River, IL 62095

CITY OF WOOD RIVER, ILLINOIS:

City Manager

Wood River Revival, by Daniel Kammerer

Agent for Wood River Revival, by Daniel Kammerer

City of Wood River TIF Improvement Program Application

Applications must be reviewed and a redevelopment agreement approved before the project begins. Reimbursement of costs for work completed prior to execution of a written agreement will not be made. If there is a significant change in the scope of the project after the application has been approved; the applicant must re-apply with the scope of the new project.

Please submit application to: City Clerk
City of Wood River
111 North Wood River Ave.
Wood River, IL 62096

Applicant Name: Daniel Kammerer Business Name: Wood River Bar

Applicant Mailing Address: 1763 Moloney Dr. Quincy, MO 63072

Applicant Phone Number: 314-605-4006 Fax: N/A Email: sd.primeproperty@gmail.com

Federal Employer Identification Number (FEIN): 92-1870049

Social Security Number for Sole Proprietor (SSN): 497-94-5261

Type of Business Entity:

Individual Corporation Partnership Other: _____

Cash Grant

Reimbursement from future tax increment

I am applying for a \$ 245,000

Project Category:

- New Business Construction
- Building Repair/Retrofit/Rehabilitation
- Facade Restoration
- Emergency Structural Repairs
- ADA, Life Safety, Building Code, and Electrical Rehabilitation
- Building demolition and/or site preparation

Building Name (if it has one): _____

Building Address: 87 E. Ferguson Ave., Wood River, IL

How is the title held to the property?

- Individual Corporation Land Trust
 Partnership Limited Liability Company Other: _____

1. Name(s) of property owner(s): Daniel Kammerer
(All beneficial owners of a Land Trust, members of a Limited Liability Company and partners in a partnership must be listed.)

Owner(s) phone no.: 34-605-4606

If the applicant is not the same as the owner, explain: _____

2. Building Data:

	Total	Portion Addressed By Project
Site square footage:	<u>6250</u>	<u>6250</u>
Building square footage:	<u>4650</u>	<u>4650</u>
Number of floors in building:	_____	
Approximate year constructed	<u>1960s</u>	
Most Recent Real Estate Taxes Paid:	<u>1569.44 Year Paid - 2021</u>	

3. Current Use:

Vacant

4. General Project Description and /or Proposed Use:

The building's current condition, particularly its outdated electrical systems, roof, and facade, necessitates substantial rehabilitation to make it marketable. We respectfully request a TIF assistance of \$245,000, to be disbursed over a five-year period, to help offset these rehabilitation costs. This investment will enable us to restore the property to a marketable condition, thereby attracting tenants and businesses that will enhance the vitality of the downtown district. This project presents a unique opportunity to breathe new life into a vital corner of your already vibrant downtown. We believe that with your support, we can make this a win for the residents, the city, and our team.

6. Identify the proposed tenants of the project. Indicate whether leases have been negotiated, provide the status of any such negotiations, and whether or not the property owner is leasing from themselves.

lease to tenant for first floor retail space

6. Who will own the property?

Wood River Revival

7. Provide a brief description of the public benefit to the City resulting from the proposed project (e.g., stabilize historic building, improve facade appearance, increase property values, etc.)

Increase property values, stabilize building,
improve facade, create jobs

8. Provide an estimate of the total number of jobs to be created or retained by the proposed project. (Ignore if request is below \$10,000)

a. Present Number of Employees Full Time 0 Part Time 0
b. Anticipated Number of Employees Full Time 13 Part Time 6

9. If the proposed project includes commercial uses, explain how the project will attract customers from outside the City or will provide retail or other commercial services currently unavailable or in limited supply in the City. A separate document may be attached to provide additional details about the market research you have performed. (Ignore if request is below \$10,000)

Project will create more usable retail space to attract the local college students and clients outside City limits, increasing tax dollars for the city. This property is situated in a critical location within the downtown entertainment district and has the potential to significantly contribute to the revitalization of the area.

10. Sources and Uses of Funds. Please attach corresponding documentation from financing partners such as a bank, credit union, business partners, investors, etc. This documentation should prove that you have funds available to complete the project. It may include a personal financial statement, bank statement, letter from a financial institution regarding a loan, etc.

	<u>City TIF</u>	<u>Bank</u>	<u>Owner Equity</u>	<u>Other</u>
Property Acquisition			\$80,000	
New Construction				
Facade Improvement				
Design Services			\$9,600	
Building Rehab	\$245,000		\$58,000	
Equipment/Fixtures/ Furnishings				
Emergency Repairs				
ADA/Life Safety/ Building Code/Elec.			\$88,500	
Building Demo/Site Preparation			\$15,000	
TOTAL	\$245,000		\$251,100	

11. Provide narrative explaining why the project is not feasible or not worth the investment without TIF funding assistance:

The building will exceed what it would be valued at after completion.

12. Provide an income statement for the first three years of operation to prove that the Applicant possesses the financial ability to complete and operate the proposed project. The income statement should include projected revenues, expenses, and profit on a monthly and annual basis. Expenses should include cost of goods sold, labor expenses, utilities, etc. Expenses do not need to include interest, taxes, depreciation, and amortization. (Ignore if request is below \$10,000)

13. Has the applicant explored alternative financing methods for the proposed project before applying for the use of TIF? Yes No If so, what other financing methods were explored?

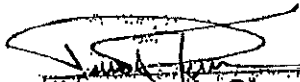
Private investor

14. Provide an estimate of the fair market value of the property after the proposed improvements are completed. (Ignore if request is below \$10,000)

\$380,000

The undersigned has applied for the TIF assistance described in this application and the proceeds of any TIF reimbursement or grant will be used in connection with the project described herein. The applicant agrees to abide by all City of Wood River, Illinois TIF Redevelopment Program Guidelines. The applicant agrees to furnish information listed as application attachments and any additional information to the City as needed to review and consider this request.

By execution of this application, Applicant acknowledges and consents for the City to conduct any and all credit history checks it deems necessary and appropriate.


Applicant's Signature

Owner
Title

9/9/2024
Date

(Applicant - do not write below this line)

Date Application Received: _____	Staff Signature _____
Notes: _____ _____	

87 E Ferguson Ave	
1. GROUND WORK	
A. DEMO & HAUL OFF	12300
B. ROCK/ PARKING LOT	
C. SEWER	1500
D. WATER	1200
E. FINISH GRADING, LANDSCAPING & SOD	
2. FOUNDATION	
A. FOOTING, FOUNDATION	
B. FLOOR	6800
C. RETAINING WALLS	
D. WATERPROOFING	1200
E. CONCRETE PATIO & SIDEWALKS	4300
3. LABOR	
A. CARPENTRY LABOR	23000
B. GENERAL LABOR	8500
4. FRAME ROUGH	
A. FRAMING LUMBER	14500
B. TRUSSES REPAIR	5300
C. ROOFING	36000
5. EXTERIOR FINISH	
A. BRICK/STONE VENEER	13800
B. WINDOWS - STOREFRONTS	28700
C. ENTRY DOORS	6500
D. AWNINGS	5400
E. DECK	
F. GUTTERS	1200
6. INTERIOR ROUGH	
A. DRYWALL	12800
B. INSULATION	4800
C. DROP CEILING	19000
D. FLOOR COVERINGS	23700
E. DUMPSTERS	3600
7. INTERIOR FINISH	
A. PAINTING	16900
B. MILLWORK (DOORS & TRIM)	6700
C. CABINETS & COUNTERTOP, BAR	
D. LABOR FOR CABINETS	
E. FURNISHING	
8. ELECTRIC	
A. ROUGH & FINISH	42500
B. FIXTURES	3600
9. PLUMBING	
A. ROUGH & FINISH	36800
B. FIXTURES KITCHEN	
C. FIXTURES BATH (VANITIES)	5600
10. MISCELLANEOUS	
A. ARCHITECT	9600
B. PERMITS / FEES	1500
C. SURVEY	
D. BRIDGE	
E. HEATING & COOLING	36800
F. TABLES, CHAIRS	
G. APPLIANCES	
H. UNFORSEEN/ MISC.	22000
TOTAL COST	416100.00

RESOLUTION NO:

RESOLUTION APPROVING AGREEMENT WITH DEPENDABLE CLEANING SERVICE FOR CLEANING SERVICES AT CITY HALL AND PUBLIC SERVICES BUILDINGS

WHEREAS, the City of Wood River, Madison County, Illinois (hereinafter "City"), is a non-home rule municipality duly established, existing and operating in accordance with the provisions of the Illinois Municipal Code (Section 5/1-1-1 et seq. of Chapter 65 of the Illinois Compiled Statutes); and

WHEREAS, City has a need for cleaning services at its City Hall and Public Services buildings; and

WHEREAS, Dependable Cleaning Service ("DCS") has presented City with a proposed agreement that meets City's cleaning needs at its City Hall and Public Services buildings ("DCS Proposal") (See **Exhibit A**); and

WHEREAS, under the DCS Proposal, DCS will provide cleaning services to City at its City Hall five days per week at a cost of \$777.50 per month and will provide cleaning services at its Public Services buildings one day per week, at a cost of \$200.00 per month, for a total cost to City of \$977.50 per month (See **Exhibit A**); and

WHEREAS, City has determined that accepting the DCS Proposal will save City \$5,070 per year in cleaning expenses at the City Hall and Public Services buildings compared to the cost for the same cleaning services at these buildings under the contract it had with the prior cleaning vendor; and

WHEREAS, City has determined it is in the best interests of public health, safety, general welfare, and economic welfare to approve the DCS Proposal (See **Exhibit A**); and

WHEREAS, the City Council finds that the City Manager and/or Mayor should be authorized and directed, on behalf of the City, to execute whatever documents are necessary to approve the DCS Proposal (**Exhibit A**).

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Wood River, Illinois, as follows:

Section 1. The foregoing recitals are incorporated herein as findings of the City Council of the City of Wood River, Illinois.

Section 2. The DCS Proposal (**Exhibit A**) is approved.

Section 3. This Resolution shall be known as Resolution No. _____ and shall be effective upon its passage and approval in accordance with law.

PASSED and APPROVED this 16th day of September, 2024.

MAYOR OF THE CITY OF WOOD RIVER, IL

ATTEST:

CLERK OF THE CITY OF WOOD RIVER, IL

Upon a roll call vote, the following was recorded:

AYES:

NAYS:

Dependable Cleaning Service

This agreement is between DCS (hereinafter called "Dependable Cleaning Service"), and City of Wood River (hereinafter called "Customer"). Dependable Cleaning Service agrees to perform all services as outlined in our "Guidance For Service"* and such guidelines, as well as Customer Guidelines are hereby incorporated into this agreement.

It is understood that this agreement is to become effective on Sept 7, 2024 and shall remain in effect for a period of three months, thereafter continuing on a month to month basis until either party gives the other party thirty days written notice.

Services will be performed 5/1 a week and the customer agrees to pay Dependable Cleaning Service the fee of \$977.50 per month. This price is guaranteed for a period of one year from the above effective date. The monthly billing is payable upon receipt of our invoice, and payment is due at our office by the first day of the subsequent month.

The following areas will be serviced at City Hall & Public Services

* Special Services

Windows, Carpet, and Tile (Stripped and Waxed)

Dependable Cleaning Service

By: _____

By: _____

Date: _____

Date: _____

BID SHEET - CLEANING SERVICES

TO: City of Wood River
Office of the City Clerk
111 N. Wood River Avenue
Wood River, IL 62095

RATE FOR CITY HALL CLEANING SERVICES \$ 777.50 per month
RATE FOR PUBLIC SERVICES CLEANING SERVICES \$ 200.00 per month

TOTAL PRICE \$ 977.50 per month

Edward B. O'Neil
Signature

Dependable Cleaning Service
Company Name

440 fifth Street Wood River
Address

618-530-5865
Telephone

7-23-24
Date

RESOLUTION NO.

RESOLUTION APPROVING AND AUTHORIZING ASSIGNMENT OF TELECOMMUNICATIONS RIGHTS-OF-WAY ACCESS AGREEMENT AND ATTACHMENT AGREEMENT FROM EVERSTREAM GLC HOLDING COMPANY LLC TO UNITE PRIVATE NETWORKS-ILLINOIS, L.L.C.

WHEREAS, the City of Wood River, Madison County, Illinois (hereinafter "City"), is a non-home rule municipality duly established, existing and operating in accordance with the provisions of the Illinois Municipal Code (Section 5/1-1-1 et seq. of Chapter 65 of the Illinois Compiled Statutes); and

WHEREAS, City approved Ordinance No. 2663, AN ORDINANCE AUTHORIZING THE EXECUTION OF A TELECOMMUNICATIONS RIGHTS-OF-WAY ACCESS AGREEMENT AND ATTACHMENT AGREEMENT BETWEEN THE CITY OF WOOD RIVER AND EVERSTREAM GLC HOLDING COMPANY LLC (See **Exhibit A**); and

WHEREAS, certain assets and customers of Everstream GLC Holding Company LLC ("Everstream") have been sold to Unite Private Networks-Illinois, L.L.C. ("UPN") and UPN desires for City to authorize the transfer of Everstream's rights-of-way access agreement and attachment agreement ("Agreement") from Everstream to UPN (See **Exhibit A**); and

WHEREAS, City has determined it is in the best interests of public health, safety, general welfare, and economic welfare to approve the assignment of the Agreement from Everstream to UPN (See **Exhibit A**); and

WHEREAS, City finds that the City Manager and/or Mayor should be authorized and directed, on behalf of City, to execute any documents required to approve the assignment of the Agreement from Everstream to UPN (See **Exhibit A**).

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Wood River as follows:

Section 1. The foregoing recitals are incorporated herein as findings of the City Council of the City of Wood River, Illinois.

Section 2. The assignment of the Agreement from Everstream to UPN (See **Exhibit A**) is approved.

Section 3. This Resolution shall be known as Resolution No. _____ and shall be effective upon its passage and approval in accordance with law.

PASSED and APPROVED this 16th day of September, 2024.

MAYOR OF THE CITY OF WOOD RIVER, IL

ATTEST:

CLERK OF THE CITY OF WOOD RIVER, IL

Upon a roll call vote, the following was recorded:

AYES:

NAYS:



August 30, 2024

Mike Velloff
Public Services Director
City of Wood River, Illinois
111 North Wood River Avenue
Wood River, Illinois 62095

Re: Assignment of Telecommunications Rights-of-Way Access Agreement and Attachment Agreement

Dear Mr. Velloff:

Pursuant to an Asset Purchase Agreement, dated July 15, 2024, between Everstream GLC Holding Company LLC (together with its affiliates, "Everstream") and Unite Private Networks-Illinois, L.L.C. (together with its affiliates, "UPN"),¹ among other parties, UPN is acquiring substantially all of the assets and customers of Everstream in Wood River, Illinois (the "Transaction").

Following the Transaction, UPN will continue to provide the same services, subject to the same terms and conditions, that customers in Wood River currently receive from Everstream. As part of the Transaction, the Telecommunications Rights-of-Way Access Agreement and Attachment Agreement, executed March 30, 2020, between Everstream GLC Holding Company LLC and the City of Wood River, Illinois (the "Agreement"), enclosed, is being assigned to UPN. Following this assignment, UPN will assume all of the rights and responsibilities of Everstream under the Agreement.

UPN has decades of experience providing fiber-based communications services and infrastructure solutions to small and medium-sized businesses, enterprise customers, schools and health care providers, government customers, and other carriers, and currently operates in dozens of communities in Illinois, Missouri, and 19 other states. UPN looks forward to serving Wood River, where it will not only ensure that Everstream's existing customers continue to receive the same high-quality services and customer care that they enjoy today, but also expand Everstream's network and service offerings for the benefit of current and prospective customers across the area.

¹ UPN is in the process of rebranding as SEGRA, although Unite Private Networks-Illinois, L.L.C. will continue to exist as a legal entity.

Pursuant to Section 11.2 of the Agreement, Everstream and UPN are notifying the City of Wood River, Illinois, of the Transaction and requesting its consent to the resulting assignment of the Agreement from Everstream to UPN, through countersignature below. Correspondence regarding the Transaction and this request may be directed to Everstream and UPN at the following addresses:

For Everstream:

Bill Hunt
Executive Vice President, General Counsel
Everstream
1228 Euclid Ave, Suite 250
Cleveland, OH 44115
303.588.2268
bhunt@everstream.net

For UPN:

Charlene White
Vice President, Network Facilities
SEGRA
120 West 12th Street
11th Floor
Kansas City, MO 64105
816.591.5095
charlene.white@upnfiber.com

Following the Transaction, notices under the Agreement may be directed to UPN at the same address.

We appreciate your prompt consideration of this request, which will ensure the seamless transition of services for Everstream's customers.

Respectfully submitted,

Signed by:

Wm. P. Hunt 3d

11FE8B364C24452

Bill Hunt
Executive Vice President, General Counsel
Everstream

Signed by:

Charlene White

D3A7E71C18DF43D

Charlene White
Vice President, Network Facilities
SEGRA

Enclosure

For the City of Wood River, IL:

Tom Stalcup
Mayor
City of Wood River, Illinois

ORDINANCE NO. 2663

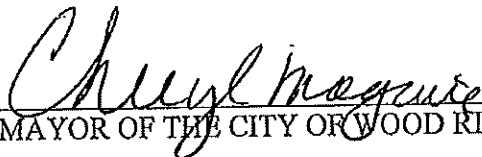
AN ORDINANCE AUTHORIZING THE EXECUTION OF A TELECOMMUNICATIONS RIGHTS-OF-WAY ACCESS AGREEMENT AND ATTACHMENT AGREEMENT BETWEEN THE CITY OF WOOD RIVER AND EVERSTREAM GLC HOLDING COMPANY, LLC.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF WOOD RIVER, ILLINOIS, that:

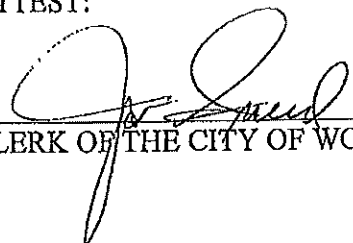
Section 1. The Mayor of the City of Wood River is hereby authorized to sign a Telecommunications Rights-of-Way Access Agreement and Attachment Agreement between the City of Wood River and Everstream GLC Holding Company, LLC. Attached hereto as Exhibit A.

Section 2. This ordinance shall be in full force and effect following its passage and approval in accordance with law.

PASSED and APPROVED by the Wood River City Council this 30th day of March, 2020.


MAYOR OF THE CITY OF WOOD RIVER, IL

ATTEST:


CLERK OF THE CITY OF WOOD RIVER, IL

**TELECOMMUNICATIONS RIGHTS-OF-WAY ACCESS AGREEMENT
AND ATTACHMENT AGREEMENT**

between

The CITY of WOOD RIVER, ILLINOIS

and

EVERSTREAM GLC HOLDING COMPANY LLC

TELECOMMUNICATIONS RIGHTS-OF-WAY ACCESS AGREEMENT AND ATTACHMENT AGREEMENT

The City of Wood River, Illinois ("CITY"), and EVERSTREAM GLC HOLDING COMPANY LLC, a Delaware limited liability company ("Everstream"), hereby enter into this Telecommunications Attachment and Rights-of-Way Agreement ("Agreement") effective as of _____, 2020, (the "Effective Date").

WHEREAS Everstream has been issued a certificate of public convenience and necessity by the State of Illinois Commerce Commission as a provider of telecommunications services with authority to operate throughout the State of Illinois; and

WHEREAS CITY is required by federal and State statutes, regulations and orders to grant all telecommunications service providers access to and occupancy of the public rights-of-way in CITY on a non-discriminatory basis for the purpose of installing facilities to provide telecommunications services; and

WHEREAS the jurisdictional boundaries of CITY include public rights-of-way and facilities that are used by, and useful to, telecommunications providers; and

WHEREAS CITY is authorized by State statutes, regulations and orders to recover just and reasonable costs for administering telecommunications providers' access to the public rights-of-way within CITY's jurisdictional boundaries.

NOW THEREFORE, in consideration of the promises and mutual covenants herein contained the CITY and Everstream, for valuable consideration, the receipt and sufficiency of which are hereby acknowledged, hereby agree as follows:

1. Definitions

Except as the context may otherwise require, each capitalized word or phrase in this Agreement shall have the meaning specified herein. All other terms in this Agreement shall be interpreted in accord with common usage in the telecommunications industry. Without limiting the generality of the foregoing, for purposes of this Agreement, the terms listed below are defined as follows:

- 1.1. "Attachment" means the placement, attachment or installation of one or more items of Equipment on, over, under or within any CITY ROW or to any CITY Facility.
- 1.2. "Commission" or "PUC/PSC" means the State of Illinois Commerce Commission.
- 1.3. "Equipment" means any and all radios, amplifiers, optical converters, multiplexers, antennae, cables, wires, fiber optic cable, conduits, innerducts, pedestals, boxes, cabinets, primary and auxiliary power supplies, power meters, support structures, mounting hardware, and all related or ancillary devices installed, operated or used by Everstream to provide Service.

- 1.4. "Everstream" shall mean Everstream GLC Holding Company LLC, organized under the laws of the State of Delaware and to which the Commission has issued a certificate to operate as a provider of telecommunications services.
- 1.5. "Fee" means any amount to be paid by Everstream pursuant to this Agreement. Without limiting the generality of the foregoing, "Attachment Fees" means Fees paid in consideration of Attachments to Facilities, and "ROW Fees" means Fees paid to cover the reasonable costs for CITY to administer access to its ROW.
- 1.6. "Facility" or "Facilities" means any CITY-owned or leased structure upon or within which it is technically feasible to place Equipment, including, but not limited to any CITY -owned light poles or fixtures, traffic signal poles, or conduit in CITY Rights-of-Way.
- 1.7. "Network" means the various Node Poles and other Attachments used by Everstream to provide Services.
- 1.8. "Node Poles" means those utility poles or Facilities to which Everstream attaches or proposes to attach items of Equipment, other than wires and fiber optic cabling, as illustrated in Exhibit A.
- 1.9. "Pole Placement" means the placement of a new wooden, metal or concrete pole or other vertical structure in CITY ROW when necessary or useful for Everstream's provision of Service. "Pole Placement" does not include replacement of existing Utility Infrastructure poles.
- 1.10. "Restore" means returning a CITY Facility or ROW to the condition it was in prior to Attachment, excepting reasonable wear and tear.
- 1.11. "Rights-of-Way" or "ROW" means the public ways and other areas now or hereafter existing that are owned by or otherwise subject to the jurisdiction and control of CITY, including without limitation, all space in, upon, above, along, across, under, and over, without limitation, any or all of the following: highways, streets, roads, lanes, courts, ways, alleys, boulevards, paths, curbs, sidewalks, bridges, overpasses, underpasses, tunnels, parks, parkways, waterways, easements, conduit, vaults, access manholes and "handholes".
- 1.12. "Service" means the transport, transmission and/or reception of signals carrying voice and data communications, including but not limited to format and/or protocol conversion and point-to-point transport of signals over fiber optic cables and other wireline connections as Everstream provides as authorized by the PUC/PSC or Federal Communications Commission.
- 1.13. "State" means the State of Illinois.
- 1.14. "Utility Infrastructure" means existing poles, conduits and/or or other facilities owned or controlled by public or private utility companies, other than CITY-owned utility companies, that are located in the ROW.

2. Grant of Access and Occupancy Rights

2.1 Attachment to Third-Party Property. Subject to obtaining an existing utility easement or other suitable form of written permission of the owner(s) of the affected property, CITY hereby authorizes and permits Everstream to enter upon the ROW and to attach, install, operate, maintain, remove, reattach, reinstall, relocate, and replace Equipment in, on or under the ROW including on Utility Infrastructure or other structures lawfully owned and operated by public utility companies or other property owners which are located within the Rights-of-Way. Everstream shall furnish to the City documentation in a form reasonably acceptable to the City of such permission from the individual utility or property owner. City shall provide a response to Everstream within sixty days of submission of a completed application to access the ROW. If the City fails to timely rightfully deny or approve the application, the application shall be subject to the provisions of federal, state and City of Wood River regulations, including but not limited to the Wood River Codified Ordinances and any amendments thereto. The reason for any denial shall be provided in writing with the denial.

2.2 Approval of Equipment Design, Configurations and Attachments. Everstream will submit to CITY an application with a proposed design for any Equipment that Everstream proposes to use in CITY Rights-of-Way. Such application shall include all City mandated information, a map, and annotated aerial photograph identifying which Utility Infrastructure or Facilities Everstream seeks to use for Attachments.

2.3 Equipment Attachment to Facilities. CITY hereby grants to Everstream the nonexclusive right, privilege, and license to enter and occupy CITY's Rights-of-Way. Such right to enter and occupy shall be for purposes of, and/or in connection with Attachments of Equipment and/or the provision of Service and shall be subject to applicable rules, regulations or statutes setting forth non-discriminatory and reasonable controls as to the time, place and manner in which CITY's Rights-of-Way are accessed and occupied in order to protect the health, safety and welfare of the public. Shall also be subject to City licensing requirements, fees, etc...

2.4 Pole Placements. In the event that an Everstream application for Attachment is limited, deemed impractical or denied by CITY due to lack of existing Facilities, or limited, deemed impractical (including delay) or denied by the electric utility or other third party structure owner, the parties agree that either Everstream shall be granted the right for Pole Placement, location is subject to City approval, in the Rights-of-Way or CITY may place a Facility for Attachment of Everstream's Equipment or some other alternative arrangement reasonably agreeable to both parties. City shall provide a response to Everstream within sixty days of submission of a completed application under this Section 2.4. If the City fails to timely rightfully deny or approve the application, the application shall be deemed approved. The reason for any denial shall be provided in writing with the denial.

2.4.1 Everstream shall bear the entire cost and expense of all placement,

installation, construction, and maintenance for Pole Placement.

2.5 Structural Integrity of Facility. Everstream is solely responsible for determining the structural integrity of any City facility it wishes to attach to, and if Everstream selects a Facility that is structurally inadequate to accommodate Equipment, Everstream may at its sole cost and expense replace the Facility with one that is acceptable to and approved by the City. If the City requests, Everstream will dedicate such Facility to the CITY.

2.6 Assignment of Cost. Except as otherwise provided in this Agreement, Everstream shall bear the entire cost and expense of all, relocations, when required by the City, as well as placement, installation, construction, maintenance, and operation of Equipment and/or Attachments and Pole Placements by Everstream in the Rights-of-Way, and shall hold CITY harmless from any such costs or expense.

2.7 Power for Equipment and Facilities. Everstream will be solely responsible for establishing electrical power services for all its Equipment and for the payment of all electrical utility charges to the applicable utility company. Notwithstanding this provision, CITY and Everstream may mutually agree that Everstream may power its Equipment Attachments to Facilities from a power source available at or associated with the relevant CITY Facilities. Everstream will bear all costs associated with such situations, including but not limited to power, equipment, etc.

2.8 Additional Future Attachments. Everstream may apply to CITY to expand its initial Network installation through the same process as specified in this Section 2.

3. Term

Unless otherwise agreed, the term of this Agreement shall commence on the Effective Date and continue thereafter for an initial period of ten (10) years (the "Initial Term"). Everstream shall have the right to extend this Agreement for up to two renewal terms of five (5) years. The Agreement shall renew unless Everstream gives CITY written notice of its election not to renew this Agreement not less than 180 days prior to the expiration of the Initial Term or a Renewal Term.

4. Fees

4.1 ROW Fees. Everstream shall pay ROW Fees to cover CITY's reasonable cost of administering Everstream's access to and occupancy of CITY's ROW for new Pole Placement and for installation of Everstream Equipment within, over or under CITY's ROW, including Attachments to facilities owned by third parties. Such ROW Fees shall be computed on the basis of the rates set forth in Exhibit B attached and shall be based only on the number of Node Poles and/or the linear feet of ROW in use by Everstream within the geographic boundaries of CITY during the relevant period. Subject to Section 5.3, Everstream may remove any Equipment or Attachments in the ROW at any time and the corresponding ROW

Fees shall cease upon removal.

4.2. Attachment Fees. Everstream shall pay Attachment Fees to CITY for each CITY-owned or leased Facility to which Everstream makes an Attachment. Such Attachment Fees shall be computed based on the rates set forth in Exhibit B attached. Notwithstanding the foregoing, Everstream shall not be liable for payment of any Attachment Fee if for any reason CITY's Facility is or subsequently becomes unusable for Attachments, or Everstream withdraws its application for Attachment to such Facility before completing such Attachment or putting the Equipment into productive service. Subject to Section 5.3, Everstream may remove any Attachment at any time and the corresponding Attachment Fees shall cease upon removal.

4.3. Other Fees and Compensation. The foregoing Fees are in addition to and not in lieu of any other non-discriminatory administrative fees and charges, imposed by CITY in connection with the issuance of construction permits, provision of copies of records, etc.

4.4. Payment Terms. All Fees payable pursuant to this Section 4 shall be paid by Everstream within thirty (30) days of receipt of an invoice from the CITY for the applicable Fee(s).

4.5. Changes to Laws and Regulations Affecting Fee Rates. Everstream and CITY acknowledge and agree that, in order to expedite the development and construction of Everstream's Network for the benefit of residents and visitors in CITY, the rates set forth in Exhibit B have been negotiated by the parties without complete information concerning their reasonableness relative to the costs to be incurred by CITY or the rates being charged to others for similar access, use and attachments in the same or contiguous market areas, and without regulatory review. Therefore, during the term of this Agreement if: (a) lower/higher rates are established or charged to Everstream's competitors or other telecommunications providers as a result of any ordinance or regulation subsequently adopted by CITY or by the State or any federal agency having jurisdiction over such determinations; or (b) a court or regulatory agency makes a final, non-appealable determination that any of the rates set forth in Exhibit B, or any rates for similar access or use of the ROW or attachments to facilities in the same or contiguous market areas that are equal to or lower than the rate in Exhibit B, are not reasonable or legal, then the parties shall negotiate in good faith to reduce/raise the rates set forth in Exhibit B accordingly. Further, if a court or regulatory agency makes a final, non-appealable determination that the terms and conditions of access to the ROW or rights of attachment to facilities is materially different from or in addition to the rights set forth herein, the Parties will negotiate in good faith to amend the Agreement to reflect such determinations.

5. Construction

5.1. CITY Approval. Prior to commencing construction, Everstream shall identify to CITY those portions of CITY's Rights-of-Way that Everstream needs to access

and/or occupy, and CITY's Facilities, if any, upon which Everstream seeks to make Attachments. Further, Everstream shall provide a map or annotated aerial photograph identifying which Facilities Everstream seeks to use for Attachments. Once the City verifies that the Equipment proposed in the design complies with the pre-approved configurations and the Equipment specifications set forth in Exhibit A, the City will identify those Facilities to which Everstream can attach its Equipment. CITY shall have forty-five (45) days to review and approve Everstream's construction plans, which approval shall not be unreasonably withheld, conditioned or delayed. CITY shall notify Everstream in writing of its approval or disapproval of Everstream's proposed construction plans and Attachments. In the event that CITY personnel fail to deliver to Everstream written notice of approval or disapproval of such plans and Attachments within forty-five (45) days, such plans and Attachments shall be deemed approved by CITY.

5.2. Avoidance of Interference. Everstream agrees that the placement, installation, construction, maintenance, operation and removal of Equipment installed in CITY Rights-of-Way and its Attachments to CITY Facilities or Utility Infrastructure shall be carried out in such locations and in such manner so as not to unreasonably interfere with water, gas, sewer pipe, traffic signal, street light and other utilities and conduits already existing.

5.3. Permits. Everstream further agrees to obtain all necessary excavation or encroachment permits setting forth time, place and manner restrictions necessary to protect the health, safety and welfare of the public, prior to commencing construction required for Equipment Attachment or Pole Placement in CITY's Rights of Way or Facilities. CITY agrees to cooperate in expediting the issuance of such permits as reasonably requested by Everstream in order to meet the reasonable requirements of Everstream's customers and the telecommunications services needs of end users served by them.

5.4. Street Furniture Cabinets. If a portion of Everstream's Equipment, not including antennas, is undesirable or otherwise cannot be accommodated on CITY's Facilities or Utility Infrastructure, parties agree that Everstream will place Equipment in below-ground vaults, and that CITY shall authorize such vaults within (45) days pursuant to applicable City Code zoning and undergrounding provisions. In such instance, Everstream will be responsible for all costs associated with such below-ground vaults, including without limitation relocation costs of any public improvements or public utilities facilities. The parties also agree that Everstream may place such equipment in above-ground street furniture and equipment cabinets located in the Rights-of-Way, only if a below-ground vault is unable to be constructed. In no instance shall the installation of any of Everstream's Equipment in street furniture or equipment cabinets block pedestrian walkways, in the ROW or result in violation of the Americans with Disabilities Act, interfere with site distances for vehicles, or in any other way be detrimental to City ROW, as determined by the City. City shall provide a response to Everstream within sixty (60) days of submission of a completed application under this Section 5.4. If the City fails to timely rightfully deny or

approve the application, the application shall be deemed approved. City's denial of an application under this Section 5.4 shall not be unreasonably denied and shall not be denied if Everstream's proposed street furniture or equipment cabinets is not materially different in size, shape and color from street furniture or equipment cabinets then existing in the ROW. The reason for any denial shall be provided in writing with the denial. If Everstream cannot obtain necessary permits, approvals or other authorizations to place street furniture or equipment cabinets in the Rights-of-Way,

5.5. Compliance with Law. When placing, installing, constructing, maintaining, operating, removing or relocating Equipment or Pole Placement in CITY Rights-of-Way, or making Attachments to CITY Facilities, Everstream shall comply with all applicable federal and State statutes, regulations and orders, including but not limited to the state Commission or legislative construction standards, National Electric Code (NEC) and/or National Electric Safety Code (NESC). Everstream shall also comply with all CITY technical specifications and requirements that are reasonable and non-discriminatory with respect to their impact on telecommunications services and Everstream as a provider thereof, and all applicable national, State and local zoning, building, electrical and safety codes.

5.6. Restoration. If the placement, installation, construction, maintenance, operation, removal or relocation of Equipment or poles by Everstream disturbs or alters CITY Rights-of-Way or City Facilities or Private Property, Everstream, at its own expense shall restore such CITY Rights-of-Way or CITY Facilities to their original condition, normal wear and tear excepted. All grass surfaces shall be fixed with sod and shall be watered and maintained until the sod properly takes to continue on its own accord.

6. Maintenance

6.1. Proper Maintenance. Everstream shall maintain its Equipment and poles located in CITY Rights-of-Way and its Attachments in such condition that they shall not constitute a nuisance or danger to the health, safety and welfare of the public.

6.2. Right of Entry. Upon reasonable notice to the City, Everstream, including its contractors, customers or agents, may enter upon CITY Rights-of-Way and CITY Facilities to maintain or repair Equipment or poles from time to time.

6.3. Removal or Replacement of Equipment. Everstream may remove or replace any items of Equipment as reasonably required in connection with the ongoing provision of Services without prior approval of CITY, so long as any replacement Equipment is substantially the same as that which has been removed with regard to size, weight and physical configuration. Removal of Equipment from any Rights of Way or Attachment shall not constitute termination of this Agreement.

6.4. Permits. In the event maintenance or repair activities may disturb or block pedestrian or vehicular traffic in CITY Rights-of-Way, Everstream shall obtain all permits required by CITY prior to commencing such maintenance or repair.

7. Relocation of Equipment

- 7.1. Notice. CITY may require relocation of Everstream's Equipment by delivering written notice to Everstream identifying the need for such relocation.
- 7.2. Timeframe. After receiving notice, Everstream shall relocate its Equipment to an approved alternative CITY Rights-of-Way or CITY Facilities identified by CITY as soon as practicable, but in no event sooner than ninety (90) days after receipt of such notice, but no more than one hundred and eighty (180) days. Everstream agrees to relocation of Equipment in less than 90 days to respond to emergencies or other similar extraordinary circumstances.
- 7.3. Cost of Relocation. In the event relocation of Equipment is necessitated by construction, repair, maintenance, relocation or elimination of any CITY Rights-of-Way or otherwise necessitated by CITY or a third party, then CITY will use commercial best efforts to provide Everstream access to and use of reasonably comparable alternative ROW locations and/or alternative Facilities, as applicable. The cost and expense of Everstream's relocation shall be borne by Everstream. In the event relocation of Equipment is necessitated by the needs of a third party (other than CITY), the cost and expense of such relocation shall be borne by such other party, and Everstream shall not be required to relocate such Equipment until adequate assurance of payment or reimbursement is delivered to Everstream by such other party
- 7.4. Exclusions. None.
- 7.5. Relocations at Everstream's Request. In the event Everstream desires to relocate any Equipment from one Facility to another, Everstream shall apply to the City. City will use reasonable efforts to accommodate Everstream in accordance with and subject to the terms and conditions of this Agreement.

8. Indemnification

- 8.1. Scope of Indemnification for CITY. Everstream shall indemnify and hold harmless CITY, its elected and appointed officers, its council members, boards, commissions, employees, and agents from any and all injury, claim, demand, judgment, liability, or damage arising out of or resulting from Everstream's negligence in the placement, installation, construction, maintenance, operation and removal of Equipment in CITY's Rights-of-Way or on CITY Facilities or otherwise in the performance of this Agreement. Everstream shall not be obligated to hold harmless or indemnify CITY for any injury, claims, demands, judgments, liabilities or damage to the extent that they are due solely to the gross negligence or intentional and/or willful acts of CITY, or any of its officers, council members, boards, commissions, employees, or agents.
- 8.2. Scope of Indemnification for Everstream. CITY shall indemnify and hold harmless Everstream and its officers, directors, shareholders, employees, and

agents from any and all injury, claim, demand, judgment, liability, or damage arising out of or resulting from any negligence by CITY or its officers, boards, commissions, employees, or agents in connection with this Agreement. CITY shall not be obligated to hold harmless or indemnify Everstream for any injury, claims, demands, judgments, liabilities or damage to the extent that they are due solely to the gross negligence or intentional and/or willful acts of Everstream.

8.3. Excluded Damages. In no event shall either party be liable for any punitive, consequential, incidental, or special damages or lost profits incurred, or alleged to have been incurred, by anyone.

8.4. Notice. Any party seeking indemnification hereunder ("Indemnitee") shall notify the other party ("Indemnitor") within fifteen (15) days of the nature and amount of a claim arising under this Section, and the method and means proposed by the Indemnitee for defending or satisfying such claim.

8.5. Representation. The Indemnitor shall pay for all costs and expenses, including reasonable legal fees, of defense for Indemnitee in any claims or actions subject to indemnification hereunder, provided that so long as the Indemnitor has undertaken and is vigorously pursuing such defense it shall not be responsible for additional legal fees and expenses incurred by the Indemnitor. The Indemnitee shall cooperate and consult with the Indemnitor respecting the defense and satisfaction of such claims, including the selection of and direction to legal counsel, and the Indemnitee shall not pay or settle any such claim without the prior written consent of the Indemnitor, which consent shall not be unreasonably withheld. The Indemnitee will be allowed, at its own expense, to appear and defend or assist Indemnitor in the defense of such claims.

8.6. Breach of Agreement. In the event that any claim, complaint or litigation is brought by either party to this Agreement against the other for breach of this Agreement, or for an interpretation of this Agreement, each party shall bear its own costs, including legal fees and expenses.

9. Insurance

9.1. General Liability Insurance. Everstream shall maintain and keep in effect during the Term of this Agreement, commercial general liability insurance with a combined single limit with respect to each occurrence of not less than \$1,000,000 and \$2,000,000 aggregate, as well as, Auto liability of \$1,000,000 per occurrence and 1,000,000 umbrella liability insuring Everstream (and naming CITY as an additional insured) against loss, damage, cost, expense or liability for any damage to any property or injury, illness or death of any person occurring or arising as a result of the negligence of Everstream in connection with the placement, installation, construction, maintenance, operation and removal of Equipment in CITY 's Rights-of-Way or in connection with any Attachment on CITY Facilities.

9.2. Other Insurance. Everstream shall maintain and keep in effect during the Term of this Agreement, worker's compensation insurance as required by law.

9.3. Proof of Insurance. Everstream shall provide insurance certificates or other reasonable evidence of all insurance coverage required under this Agreement to CITY upon issuance.

10. Security

Not less than ten (10) business days prior to the first Attachment of Everstream Equipment to CITY Facilities or the first installation of Everstream Equipment within, over or under the CITY's ROW, Everstream shall provide CITY with security for the proper removal of such Equipment and restoration of such Facilities or ROW in the form of a bond in the amount of \$100,000.00 as set forth on Exhibit C. The Bond shall conform substantially to Exhibit C attached to this Agreement or otherwise be reasonably acceptable to CITY, and such Bond or a substantially equivalent replacement shall be maintained in effect throughout the term of this Agreement, subject only to reasonable adjustments to the amount to reflect changes in the number of Attachments or in the portion of CITY's ROW occupied by Everstream.

11. Assignment

11.1 Assignment without approval. Everstream shall have the right to assign this Agreement and all rights and obligations accorded Everstream to a wholly-owned subsidiary, a parent entity of Everstream, or to any entity acquiring all or substantially all of the stock or assets of Everstream, without the prior written consent of CITY. In the event Everstream assigns this Agreement to a subsidiary or parent, entity, Everstream shall provide CITY with prior written notice of such assignment.

11.2 Assignment requiring approval. Everstream must obtain the prior written consent of CITY in order to assign this Agreement, or any right or obligation under this Agreement, other than as permitted in Section 11.1. Such consent shall not be unreasonably withheld, conditioned or delayed by CITY.

12. Termination

12.1 Termination by Everstream. Everstream may terminate this Agreement, at its election and without cause, by providing written notice of termination to CITY at least ninety (90) days prior to the effective date of such termination.

12.2 Termination by either party. Either CITY or Everstream may terminate this Agreement for an uncured material breach by the other party. The party asserting a breach must first provide written notice of the existence of a material breach to the breaching party. Such notice shall state the grounds for termination in reasonable detail. The party receiving notice of termination for cause shall have thirty (30) days to cure or commence and vigorously pursue good faith efforts to cure the alleged material breach if such breach cannot reasonably be cured within 30 days.

13. Notices

13.1 Service of Notice. All notices required or permitted to be given to either party by the other party under any provisions of this Agreement shall be in writing. Notice shall be deemed served when delivered by hand or by a private delivery service to the other party's address set forth below during normal business hours. If a Notice is mailed, service is deemed complete upon the earlier of actual delivery or the close of business on the third business day following the date when the Notice is placed in a receptacle regularly maintained by the U.S. Postal Service addressed to the party at the address set forth below with postage pre-paid.

13.2 Notice shall be given to the following:

CITY of WOOD RIVER, ILLINOIS:

Title: _____
Address: _____

With a copy to:

EVERSTREAM GLC HOLDING COMPANY LLC

Title: General Counsel
Address: 1228 Euclid Avenue, Suite 250
Cleveland, OH 44115

14. Validity and Construction of Agreement

14.1 Counterpart Execution. This Agreement may be executed in any number of counterparts, each of which when executed and delivered shall be deemed an original, all of which together shall constitute the same instrument. Execution and delivery may be accomplished by facsimile or other electronic means.

14.2 Severability. If one or more of the provisions in this Agreement are held by an agency or court of competent jurisdiction, in a final, non-appealable order, to be invalid, void, voidable, unenforceable or illegal, such provision shall be deemed severable from the remaining provisions of this Agreement. Such invalid, void, voidable, unenforceable or illegal provision shall not affect the remaining provisions of this Agreement so long as the material purposes of this Agreement can be determined and effected.

14.3 Entire Agreement. This Agreement states the entire agreement between the parties and supersedes all prior agreements and understandings, whether oral or written, between the parties with respect to the subject matter hereof and may not be amended or modified except by a written instrument executed by the parties hereto. This Agreement contains the entire understanding of the parties with respect to the subject matter hereof. No waiver of any right or remedy hereunder

shall be effective unless and until set forth in a writing delivered to the other party, and a waiver, forbearance or other failure to enforce any right or remedy on any given occasion or under any specified circumstance shall not be construed as, or have the effect of, a waiver of such rights or remedies on any other occasion or under any other circumstances.

14.4 Amendment. This Agreement may be amended only by the Parties hereto by an entrustment in writing signed by or on behalf of each of the parties hereto.

14.5 Governing Law. This Agreement shall be governed by and construed in accordance with the laws of the State of Illinois, without reference to its conflicts of laws principles.

15. Force Majeure.

No failure by a party to perform its obligations in accordance with this Agreement shall be deemed a material breach or grounds for termination if such failure to perform occurred as a result of circumstances beyond such party's reasonable control as described below. Further, the time for performance of any duties or obligation of CITY or Everstream shall be extended for the period during which performance was delayed or impeded due to causes beyond such party's control, including but not limited to strikes, lockouts, labor disputes, supply shortages, utility outages, cable dig-up by third party, civil disorders, actions of governmental authorities, actions of civil or military authority, national emergency, insurrection, riots, war, acts of terrorism, acts of God, fire, floods, epidemics, freight embargoes or other causes beyond the reasonable control of the party required to perform an act, the party shall be excused from performing that act for a period equal to the period of the preventing circumstance or delay. If Everstream or CITY claims the existence of a circumstance preventing performance, the party claiming the delay shall notify the other party in writing of that fact within ten (10) days after the beginning of any such circumstance. Economic hardship, misfeasance, or malfeasance of a party's directors, officers, employees, council, officials or agents shall not be considered as a condition beyond the fault or control of the defaulting party.

16. Confidentiality

Non-public information provided by either party to this Agreement, including Network deployment plans and technical and operational details, shall to the extent allowed by law be kept confidential and used only for purposes related to the performance of this Agreement. Both CITY and Everstream shall take reasonable steps to protect confidential information obtained from the other in connection with performance of this Agreement from public disclosure or unauthorized use.

IN WITNESS THEREOF, the parties hereby bind themselves legally to the terms and conditions set forth in this Agreement, as evidenced by the signature of their duly authorized representatives.

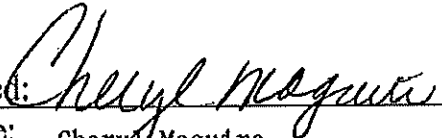
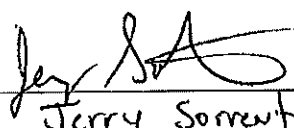
City of Wood River	Everstream GLC Holding Company LLC
Signed: 	Signed: 
Name: Cheryl Maguire	Name: Jerry Sorrentino
Title: Mayor	Title: Director, Field Services
Date: March 30, 2020	Date: 3-17-2020

Exhibit A Everstream Equipment Specifications

The Parties will agree upon the Everstream Equipment Specifications and equipment designs within thirty days of the Effective Date.

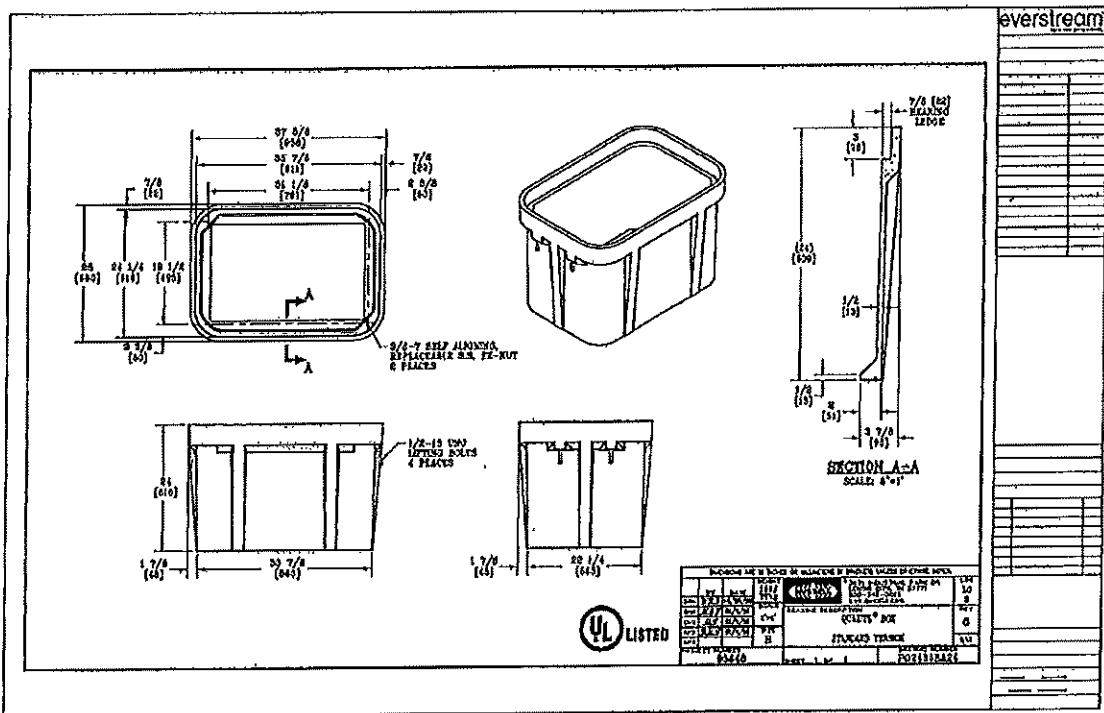
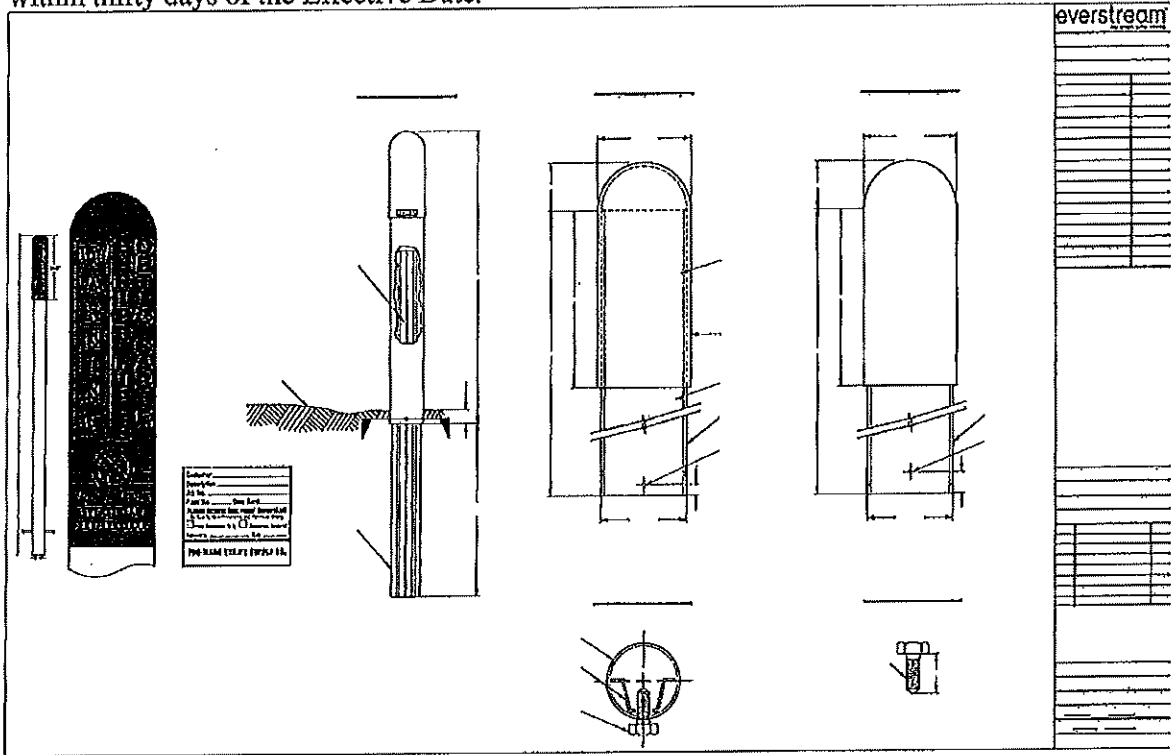


Exhibit B

ROW and Attachment Fees

TELECOMMUNICATIONS ATTACHMENT & RIGHT OF WAY ACCESS	
Deployment Option	ROW Fees
Everstream Attachment of Equipment to Third-Party Owned Pole (e.g. Utility Infrastructure) in ROW	\$1,000.00 per Node Pole, one-time fee
Everstream Attachment of Fiber to Third-Party Owned Pole or Placement of Fiber in Third-Party Owned Conduit in ROW	\$0.50 per linear foot of ROW occupied, one-time fee
Everstream Pole Placement in ROW (subject to credit set forth in Section 2.5)	\$1,500.00 per Pole Placed, one-time fee
Everstream Placement of Fiber in Everstream Owned Conduit in ROW	\$0.50 per linear foot of ROW occupied, one-time fee
Deployment Option	Attachment Fees
Everstream Attachment of Equipment to CITY Owned Facility	\$1,000.00 per Pole, annually for the first year and then shall increase by 3% annually thereafter
Everstream Placement of Fiber in CITY Owned Conduit	\$0.50 per linear foot of conduit occupied, one-time fee

Administrative Fee: \$1,000.00 for the first year of this Agreement and increased 3% per year thereafter.

The foregoing fees shall not be combined.

Exhibit C

Form of Security for Removal & Restoration

Memorandum

To: Mayor, City Council, Steve Palen
CC: Karen Weber
From: Michael Velloff, P.E., Director of Public Services
Date: 9/12/2024
Re: 3-Year Maintenance/Emergency Bids

On 9/10/21 the Maintenance/Emergency Services were bid for Pest Control, Plumbing, and Electrical were opened.

The bids for Pest Control were as follows:

Allied Pest Control Inc.

RATE FOR MONTHLY PEST CONTROL (2 City Buildings)	<u>\$4,500.00</u>
RATE FOR QUARTERLY PEST CONTROL (5 City Buildings)	<u>\$2,480.00</u>
RATE FOR ANNUAL PEST CONTROL (2 City Buildings)	<u>\$225.00</u>
RATE FOR SEASONAL PEST CONTROL (2 concession stands) "	<u>\$600.00</u>
TOTAL PRICE (Annual)	<u>\$7,805.00</u>

Pointe Pest Control

RATE FOR MONTHLY PEST CONTROL (2 City Buildings)	<u>\$3,0600.00</u>
RATE FOR QUARTERLY PEST CONTROL (5 City Buildings)	<u>\$1,760.00</u>
RATE FOR ANNUAL PEST CONTROL (2 City Buildings)	<u>\$150.00</u>
RATE FOR SEASONAL PEST CONTROL (2 concession stands)	<u>\$340.00</u>
TOTAL PRICE (Annual)	<u>\$5,310.00</u>

Rotler Pest Solutions

RATE FOR MONTHLY PEST CONTROL (2 City Buildings)	<u>\$2,520.00</u>
RATE FOR QUARTERLY PEST CONTROL (5 City Buildings)	<u>\$1,880.00</u>
RATE FOR ANNUAL PEST CONTROL (2 City Buildings)	<u>\$200.00</u>
RATE FOR SEASONAL PEST CONTROL (2 concession stands)	<u>\$100.00</u>
TOTAL PRICE (Annual)	<u>\$4,700.00</u>

The apparent low bidder for Pest Control was Rotler Pest Solutions, with a bid of \$4,700.00 annually. This bid reflects a \$2,620.00 increase from the previous contract. The bid amounts seem to reflect industry norms. Therefore, it is my recommendation that the City accept the apparent low bid from Rotler Pest Solutions for pest control services.

11

September 12, 2024

The Bids for Plumbing were as follows:

Haier Plumbing

		<u>Regular</u>	<u>After</u>	<u>Holiday</u>
HOURLY RATE FOR PLUMBING	<u>1st year</u>	\$435.00	\$	\$
	<u>2nd year</u>	\$	\$	\$
	<u>3rd year</u>	\$	\$	\$

List any other fees that may be charged

If fee is not listed here it will not be paid, i.e. filing, processing, etc. letter @ \$81.00/HR, Camera@ \$75.00/HR, Backhoe@\$630.00/HR, Tandem w/Trailer @ \$360.00/HR, Office Staff @ \$40.00/HR, Plumbers Local 553 Monthly fee for on call services \$3,502.00/Month

CONTRACTORS POLICY ON MARK UP OF PARTS OR SUPPLIES? 15%

RESPONSE TIME:

Emergency Calls: 1.5 hr.
 Non-Emergency Calls: 1.5 hr.

GRP/WEGMAN

		<u>Regular</u>	<u>After</u>	<u>Holiday</u>
HOURLY RATE FOR PLUMBING	<u>1st Year</u>	\$125.00	\$187.50	\$250.00 Double Time & Holiday
	<u>2nd Year</u>	\$	\$	\$
	<u>3rd Year</u>	\$	\$	\$

List any other fees that may be charged

If fee is not listed here it will not be paid, i.e. filing, processing, etc. \$40.00 Backflow Filing Fee + 17.19 BSI fee

Description of other Fees: BSI filing fee subject to change annually. 3% annual increase on Labor Rate

CONTRACTOR'S POLICY ON MARK UP OF PARTS OR SUPPLIES?

List price less 15% discount

RESPONSE TIME:

Emergency Calls: 4 hr.
 Non-Emergency Calls: 8 hr.

The apparent low bidder for Plumbing was Grp/Wegman, with a bid as shown above. The City has used Grp/Wegman in the past with good success. Therefore, it is my recommendation that the City accept the bid from Grp/Wegman for Plumbing services.

Memorandum

12

To: Mayor, City Council

CC: Karen Weber

From: Steve Palen, City Manager

Date: 9/12/2024

Re: 3-Year Electric Maintenance/Emergency Bids

The bidders for Electric Maintenance/Emergency services were Grp/Wegman and Camp Electric. Both bid amounts seem to reflect industry norms. The City has used Grp/Wegman in the past with good success. Camp electric is known to be a good company but has not done much work for the City of Wood River. I therefore recommend that the City accept both bids.

I would like electric services which are of a general/simple nature be performed by Camp Electric and the more complex/specialized be performed by Wegman/GRP.

The main reason for this is the familiarity Wegman has with the City and some of its specialized operations. For instance, the water and sewer plants are not areas we can afford for anyone to have "on the job" training with. The cost incurred for a new contractor to get familiar with these operations would likely far outweigh any savings made by the lower hourly rate.

September 12, 2024

The Bids for Electric were as follows:

GRP/Wegman

		<u>Regular</u>	<u>After</u>
HOURLY RATE FOR ELECTRIC	1 st Year	\$127.58	\$191.37
	2 nd Year	\$127.58	\$191.37
	3 rd Year	\$127.58	\$191.37

Specify which type of work requires more than One Person: Any 480=Volt and above

CONTRACTOR'S POLICY ON MARK UP OF PARTS OR SUPPLIES? 15% mark up, Markup for third party rentals is 10%, Markup for material purchase is 15%

RESPONSE TIME:

Emergency Calls: 1 hr
 Non-Emergency Calls: 24 hr

Camp Electric and Engineering

		<u>Regular</u>	<u>After</u>
HOURLY RATE FOR ELECTRIC	1 st Year	\$107.00	\$160.00
	2 nd Year	\$107.00	\$160.00
	3 rd Year	\$107.00	\$160.00

Specify which type of work requires more than One Person: Hazardous location, elevated work, confined spaces, wire pulling and roadway work.

CONTRACTOR'S POLICY ON MARK UP OF PARTS OR SUPPLIES? 10%

RESPONSE TIME:

Emergency Calls: 2 hr
 Non-Emergency Calls: 48 hr

Memorandum

13

To: Mayor, City Council
CC: Karen Weber
From: Steve Palen, City Manager
Date: 9/12/2024
Re: 3-Year Electric Maintenance/Emergency Bids

The bidders for Electric Maintenance/Emergency services were Grp/Wegman and Camp Electric. Both bid amounts seem to reflect industry norms. The City has used Grp/Wegman in the past with good success. Camp electric is known to be a good company but has not done much work for the City of Wood River. I therefore recommend that the City accept both bids.

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The main reason for this is the familiarity Wegman has with the City and some of its specialized operations. For instance, the water and sewer plants are not areas we can afford for anyone to have "on the job" training with. The cost incurred for a new contractor to get familiar with these operations would likely far outweigh any savings made by the lower hourly rate.

September 12, 2024

The Bids for Electric were as follows:

GRP/Wegman

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	3 rd Year	\$127.58	\$191.37

Specify which type of work requires more than One Person: Any 480=Volt and above

CONTRACTOR'S POLICY ON MARK UP OF PARTS OR SUPPLIES? 15% mark up, Markup for third party rentals is 10%, Markup for material purchase is 15%

RESPONSE TIME:

Emergency Calls: 1 hr
 Non-Emergency Calls: 24 hr

Camp Electric and Engineering

		<u>Regular</u>	<u>After</u>
HOURLY RATE FOR ELECTRIC	1 st Year	\$107.00	\$160.00
	2 nd Year	\$107.00	\$160.00
	3 rd Year	\$107.00	\$160.00

Specify which type of work requires more than One Person: Hazardous location, elevated work, confined spaces, wire pulling and roadway work.

CONTRACTOR'S POLICY ON MARK UP OF PARTS OR SUPPLIES? 10%

RESPONSE TIME:

Emergency Calls: 2 hr
 Non-Emergency Calls: 48 hr

SECTION 1.2 - PROPOSAL

Submitted by: CSR construction

FOR THE PROJECT TITLED: "Belk Park Golf Course Golf Cart Path Mill & Overlay"

TO: The Mayor and City Council of the City of Wood River, Illinois

Gentlemen:

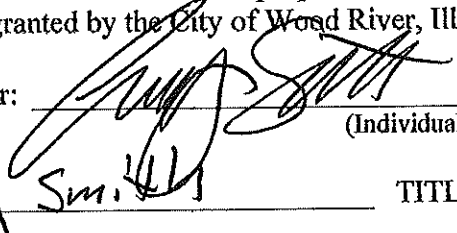
In submitting this proposal, the undersigned declares that the only persons or parties interested in the proposal as principals are those named herein and that the proposal is made without collusion with any other person, firm or corporation.

The undersigned understands and agrees that if this proposal is accepted, he is to furnish and provide all necessary machinery, tools, apparatus, labor and other means of construction; and to do all of the work and furnish all of the materials specified in the contract in the manner and at the time therein prescribed, and in accordance with the requirements set forth.

The undersigned submits herewith his Schedule of Prices covering the work to be performed under this contract; he understands that he must show in the schedule the unit prices and lump sum prices for which he proposes to perform each item of work; and that the extensions and total must be shown or be subject to possible rejection for irregularities.

It shall be understood by the Contractor that he has submitted accurate unit and item prices on his bid for the associated work and that the City reserves the right to delete portions of this contract at the Bidder's unit prices with the associated cost based on bid items and without any adjustment in price for remaining items of work.

I agree to complete the work under this proposal no later than 10/31/24, unless additional time is granted by the City of Wood River, Illinois.

Signature of Bidder: 
(Individual or Corporate Name)

BY: Craig Smith TITLE: OWNER

ADDRESS: 4860 N. Alby Godfrey Rd IL 62035

PHONE: ~~618 779 9919~~ 618 779 9919

SECTION 1.2 – CONTRACT

THIS CONTRACT entered _____, 2024, between THE CITY OF WOOD RIVER, ILLINOIS (City), and CSR (Contractor) WITNESSETH:

In consideration of the mutual agreements herein contained, the parties agree as follows:

- A. The Contractor agrees to furnish all of the labor, material, tools, equipment, freight, apparatus, and other items necessary to perform the work according to the specifications for this project, and to comply with all of the conditions and agreements.
- B. The City agrees to pay the Contractor for his performance according to the payment schedule.
- C. All exhibits attached hereto are made a part hereof by reference, which include all of the items incorporated by reference and items listed in the Contents page of the Specifications, Proposal and Contract Documents, as well as the plans for the project titled: **Belk Park Golf Course Golf Cart Path Mill & Overlay.**
- D. The date for completion of this project is October 31, 2024.

IN WITNESS WHEREOF, the parties have signed this contract on _____, 2024.

CITY OF WOOD RIVER, ILLINOIS (City):

BY: _____ (Mayor)

ATTEST: C (City Clerk)

IF CORPORATION:

CSR Construction (Contractor)

BY: [Signature] (President)

ATTEST: [Signature] (Secretary)

IF PARTNERSHIP:

_____ (Contractor)

_____ (Contractor)

(Partners doing business under the firm name of)

IF PARTNERSHIP:

_____ (Contractor)

Schedule of Prices

Contractor's Name: CSR Construction

Address: 4860 N. Alby
Godfrey IL 62035

Item Number	Items	Unit	Quantity	Unit Price	Total
1.	Golf Cart Path, 2" Mill & Overlay	SQ FT	223,000	.43	95,890. ⁰⁰
2.	Extra Asphalt (Club House), 2" Mill & Overlay	SQ FT	12,000	1.75	21,000. ⁰⁰

Bidder's Total Proposal 116,890.⁰⁰

SECTION 1.2 - PROPOSAL

Submitted by: Stutz Excavating Inc

FOR THE PROJECT TITLED: "Belk Park Golf Course Golf Cart Path Mill & Overlay"

TO: The Mayor and City Council of the City of Wood River, Illinois

Gentlemen:

In submitting this proposal, the undersigned declares that the only persons or parties interested in the proposal as principals are those named herein and that the proposal is made without collusion with any other person, firm or corporation.

The undersigned understands and agrees that if this proposal is accepted, he is to furnish and provide all necessary machinery, tools, apparatus, labor and other means of construction; and to do all of the work and furnish all of the materials specified in the contract in the manner and at the time therein prescribed, and in accordance with the requirements set forth.

The undersigned submits herewith his Schedule of Prices covering the work to be performed under this contract; he understands that he must show in the schedule the unit prices and lump sum prices for which he proposes to perform each item of work; and that the extensions and total must be shown or be subject to possible rejection for irregularities.

It shall be understood by the Contractor that he has submitted accurate unit and item prices on his bid for the associated work and that the City reserves the right to delete portions of this contract at the Bidder's unit prices with the associated cost based on bid items and without any adjustment in price for remaining items of work.

I agree to complete the work under this proposal no later than October 31, 2024, unless additional time is granted by the City of Wood River, Illinois.

Signature of Bidder: Stutz Excavating Inc
(Individual or Corporate Name)

BY: [Signature] TITLE: President

ADDRESS: 3837 Fosterburg Road
Alton IL 62002

PHONE: 618 259-2485

Schedule of Prices

Contractor's Name: _____

Stutz Excavating Inc

Address: 3839 Fosterburg Road

Alton IL 62002

Item Number	Items	Unit	Quantity	Unit Price	Total
1.	Golf Cart Path, 2" Mill & Overlay	SQ FT	223,000	1.85	412,550.00
2.	Extra Asphalt (Club House), 2" Mill & Overlay	SQ FT	12,000	1.75	21,000.00

Bidder's Total Proposal \$ 433,550.00

RESOLUTION NO.

**RESOLUTION APPROVING AND AUTHORIZING THE EXECUTION OF A
GENERAL RELEASE AND SETTLEMENT AGREEMENT WITH MIKE MEYERS**

WHEREAS, the City of Wood River, Madison County, Illinois (hereinafter "City" or "Employer"), is a non-home rule municipality duly established, existing and operating in accordance with the provisions of the Illinois Municipal Code (Section 5/1-1-1 et seq. of Chapter 65 of the Illinois Compiled Statutes); and

WHEREAS, Mike Meyers ("Employee") was employed by Employer as a Union Employee subject to a collective bargaining agreement, with certain retirement benefits provided for in the collective bargaining agreement; and

WHEREAS, Employee has decided to retire from his position, and desires to do so amicably with Employer; and

WHEREAS, Employee has made certain allegations against Employer, which Employer denies; and

WHEREAS, Employee has agreed to once and for all settle, compromise, adjust and dispose of any and all differences, disputes and claims against Employer arising out of or related in any way to Employee's interaction with Employer, in any way pertaining to any damages incurred as a result of, pertaining to or related to anything that occurred before, during or after Employee's employment with Employer, and any other claim Employee, or his heirs may have against Employer, without limitation; and

WHEREAS, City has determined it is in the best interests of public health, safety, general welfare, and economic welfare to approve the General Release and Settlement Agreement with Employee; and

WHEREAS, City finds that the City Manager and/or Mayor should be authorized and directed, on behalf of City, to execute any documents required to approve the General Release and Settlement Agreement with Employee.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Wood River as follows:

Section 1. The foregoing recitals are incorporated herein as findings of the City Council of the City of Wood River, Illinois.

Section 2. The General Release and Settlement Agreement with Employee is approved.

Section 3. In pertinent part, the General Release and Settlement Agreement states:

- a. Employee agrees to retire from City effective October 1, 2024.
- b. Employee shall be entitled to a one-time lump-sum payment of \$37,400.00;
- c. Employee shall be entitled to 204 hours of vacation time (on October 1, 2024), but in no instance shall be entitled to more than what is permitted under the City personnel policy and/or Employee's collective bargaining agreement.
- d. Employee shall be entitled to use his discretion as to how to treat available sick time (on October 1, 2024), but in no instance shall be entitled to more than half of his accumulated sick time, under the City personnel policy and/or Employee's collective bargaining agreement.

Section 4. The City Manager and/or Mayor is authorized and directed, on behalf of the City of Wood River, to execute any documents required to approve the General Release and Settlement Agreement.

Section 5. This Resolution shall be known as Resolution No. _____ and shall be effective upon its passage and approval in accordance with law.

PASSED and APPROVED this 16th day of September, 2024.

MAYOR OF THE CITY OF WOOD RIVER, IL

ATTEST:

CLERK OF THE CITY OF WOOD RIVER, IL

Upon a roll call vote, the following was recorded:

AYES:

NAYS: