

**BOARD OF TRUSTEES MEETING  
TUESDAY, MARCH 7, 2023  
7:00 P.M.  
AGENDA NO. 2023-01**

CALL TO ORDER BY

*Mayor Ronald J. Gardiner*

PLEDGE OF ALLEGIANCE

ROLL CALL BY CLERK

*Sandra M. Washington*

Consideration of and possible actions on any requests for remote participation in the meeting.

PRESENTATION OF MINUTES OF REGULAR BOARD MEETING OF  
February 21, 2023.

TREASURER'S REPORT

Mayor Ronald J. Gardiner

1. Bills Payables March 7, 2023– Corporate \$433,612.17, Sewer and Water \$51,769.51, Federal Forfeiture Fund \$4,400.00, Motor Fuel Tax \$9,722.15, Glenwoodie Golf Course \$17,829.33, TIF Halsted South \$7,739.05,  
**Total All Funds \$525,072.21**
  
2. Payroll as of the date February 24, 2023 – Corporate \$123,831.61, Sewer and Water \$13,575.82, Glenwoodie Golf Course \$8,271.95, Vendor Checks- 2,217.73,  
**OVERTIME: Police \$5,531.71, Sewer & Water \$534.18, Public Works OT \$287.65,  
TOTAL PAYROLL \$154,250.65**

OPEN TO PUBLIC

COMMUNICATIONS  
MAYOR'S OFFICE:

Mayor Ronald J. Gardiner

1. Report
2. Glenwood Lions – Peace Poster Contest
3. Financial Business Consultant.

ATTORNEY'S REPORT

*John F. Donahue*

1. Consideration and approval of an Annexation Agreement for the property commonly known as 1421 Joe Orr Rd. (NE Corner Joe Orr and Cottage Grove)
  
2. Consideration and approval of Zone Board recommendation to zone the parcel at 1421 Joe Orr Rd. as "M" Manufacturing upon annexation.
  
3. Consideration and approval of Plan Commission recommendation to sub-divide the parcel at 1421 Joe Orr Rd. as drawn.
  
4. Consideration and approval of a Redevelopment Agreement (RDA) between the Village of Glenwood and Grasshopper Transportation Inc.

BOARD MEETING AGENDA

March 7, 2023

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VILLAGE ADMINISTRATOR  
Report

*Brian D. Mitchell*

ENGINEER

Dave Schilling

Adoption of Resolution Authorizing the Mayor and Clerk to execute documents for CDBG Grant process for a solar street lighting program.

DEPARTMENTAL REPORTS

*Fire/Building*

Chief Kevin A. Welsh Sr.

Approval to proceed with annexation of nine parcels.

NEW BUSINESS

OLD BUSINESS

ADJOURNMENT

Sincerely,

*Ronald J. Gardiner (CW)*

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Ronald J. Gardiner  
Village President

Posted and distributed 3/3/23.

MINUTES OF THE REGULAR BOARD MEETING  
OF THE PRESIDENT AND BOARD OF TRUSTEES  
OF THE VILLAGE OF GLENWOOD, COOK COUNTY, ILLINOIS  
HELD AT VILLAGE HALL FEBRUARY 21, 2023

Board Meeting was called to order at 7:01 PM by Mayor Ronald J. Gardiner. The audience was led in the Pledge of Allegiance.

**ROLL CALL:** Upon Roll Call by Deputy Clerk **Carolyn D. Williamson**, the following Trustees responded: **Clark, Dawson (The Board will be calling Trustee Dawson shortly on the phone) Hadnott, Hart, Lynch, and Winston**

**REMOTE PARTICIPATION** The Board will come back to remote participation once **Trustee Dawson** is on the phone.

**ALSO IN ATTENDANCE:** **Brian D. Mitchell**, Village Administrator; **John Donahue**, Village Attorney; **Chief Peddycord** Police, Deputy Chief **Kevin A. Welsh Jr**, **Dave Shilling**, Village Engineer, **Phil Robbins**, Glenwoodie Golf Course

**ABSENT:** **Bill Manousopoulos**. Director, Public Works, **Kevin A. Welsh Sr.**

**Motion to Approve the February 21, 2023, Regular Board meeting Minutes. Trustee Hart moved; Second by Trustee Winston to accept the Motion as read.**

**Discussion: None**

**Upon Roll Call: Ayes: 5 Naes: 0 Recues: 0 Absent: 0 Abstain: 0**

**Ayes: Clark, Dawson, Hadnott, Hart, Winston (Lynch stepped away from the bench when voting took place)**

**Naes: 0**

**Recues: 0**

**Absent: 0**

**Abstain: 0**

**Motion Approved: Yes**

**TREASURER'S REPORT:** 1). **Motion to Approve Bills Payable for February 21, 2023, as presented by Mayor Gardiner**  
Bills Payables February 21, 2023– Corporate \$242,257.10, Sewer and Water \$43,673.84, LTBL Motor Fuel Tax \$10,396.90, TIF State Street \$200.00, Glenwoodie Golf Course \$11,008.91, TIF Halsted South \$93,729.75, Tax Increment Finance Fund \$1,700.00, Total All Funds \$402,966.50  
**Trustee Hart moved; Second by Trustee Clark to accept the Motion as read.**

**Discussion:** Trustee Hadnott had concerns regarding the 55,000 that will be given to J Wynsma/Edgar properties per the Class 8 agreement. **Attorney Donahue** states the number Trustee Hadnott has, is not the number created from that PIN (Property Index Number). Trustee Hadnott says the owners of the Plaza are taking more money in than they are paying out to the Village. **Trustee Hadnott** says in his opinion, the numbers do not add up. **Attorney John** invited Trustee Hadnott to meet with him and go over how this Class 8 works.

**Trustee Winston** asks if the agreement can be broken down so that the Board know what they are voting on. He also states if the item is voted yes on the Bills Payables and on the Attorney's Report for the same item will already be approved. He agrees with Trustee Hadnott to vote down the \$55,000 to Edgar Properties.

**Trustee Hart** would also like to pull out the 18,770.00 for the Corporate Attorney fees paid for the month of January. She states the check is missing.

**Trustee Hart noted the following comments to be included in the minutes:**

The VA agreed that he would provide to the Board with the requested fiscal information; monthly bank balances for the last day of the month, with the last four digits of the account numbers for each bank balance provided, and the total amount of revenues received for the month, that was 'NOT' included in the board packet for 2-21-23.

For best practices and to move away from simply keeping the lights-on, or not being able to demonstrate the actual monthly cash flow- the Board's reasonable fiscal request at a minimum will provide the full Board with a quick snapshot related to the monthly revenues verses expenses this requires no specific financial skillset or additional manpower.

On 02-07-03 the board meeting bills payable was off by \$12,494.66, the VA was to provide an update related to the variances to include the internal controls put into place to ensure that checks are paid timely to avoid late and NSF fees this information was also not provided in the Board packet. 02-21-23 agenda- Do we have the current TIF Halsted South balance as of January 31, 2023, since we are paying out \$93,729.75 & still owe \$90,000 to the Vet Clinic & \$278,828.34 to Anytime Fitness/Glensted Clinic. The TIF Halsted South FY'21 Tax Revenues anticipated I believe was \$221,936.97 from the last TIF report we (the Board) received dated 11-28-22. Corporate attorney fees paid for the month of January was \$18,770-What are the details of services provided?

**Trustee Hart** amended her motion to Table this item until after the Attorney's report. **Trustee Clark** seconded the motion.

Upon Roll Call: Ayes: 5 Naes: 0 Recues: 0 Absent: 0 Abstain: 0

Ayes: Clark, Dawson, Hadnott, Hart, Lynch, Winston

Naes: 0

Recues: 0

Absent: 0

Abstain: 0

**Motion Approved:** The item is tabled until after the Attorney's report.

**\*\*REMOTE PARTICIPATION**

The meeting was conducted at Village Hall; **Trustee Winston** made the motion to request remote participation for **Trustee Dawson**; **Trustee Hadnott** second the motion.

Upon Roll Call: Ayes: 5 Naes: 0 Recues: 0 Absent: 0 Abstain: 0

Ayes: Clark, Hadnott, Hart, Lynch, Winston

Naes: 0

Recues: 0

Absent: 0

Abstain: 0

**Motion Approved:** Yes

**Motion to Approve Payroll for February 10, 2023, as presented by Mayor Gardiner.**

Payroll as of the date February 10, 2023 – Corporate \$124,682.00, Sewer and Water \$14,321.00, Glenwoodie Golf Course \$8,218.00, Paid on Call \$24,284.00, Vendor Checks- \$2245.00, OVERTIME: Police \$9,043.00, Sewer & Water \$1,606.00, Public Works OT \$755.00, **TOTAL PAYROLL \$185,153.00**

**Motion to Approve** the Payroll as of the date February 3, 2023,

**Trustee Lynch** moved; **Second by Trustee Hadnott** to accept the Motion as read.

**Discussion:** **Trustee Lynch** had concerns regarding the Vendor Checks being included in the payroll. **VA Mitchell** stated for the payroll to balance, the Vendor Checks must be included.

**Trustee Hart** had a question regarding Police Overtime. She wanted to know was any of the Police Overtime reimbursable. **Chief Peddycord** stated "No." **Trustee Hart** also thanked **Deputy Chief Welsh** and **Sandy Chandler** for their assistance in understanding the Payroll for the Fire Department. She stated the Fire Department, Paid on Call and the Village will now be on the same schedule as the

Village. Lastly, **Trustee Hart** was able to talk with **Sandy Chandler** regarding rounding up the payroll numbers.

**Trustee Winston** had concerns regarding Payroll Paid of Call dollar amount. **Trustee Winston** asked a question regarding Paid on Call salaries. **Trustee Hart** says the payroll salaries are in order. **Trustee Winston** says he cannot follow how the salaries work and this conversation warrants a later discussion.

**Trustee Hart** noted the following comments to be included in the minutes:

**The VA** stated he would investigate and provide a status update regarding how the payroll rounding issues will be resolved to include reversing the fire department part-time employee's payroll not being on the same payroll schedule in alignment with the regular part time employees, which creates a liability (part-timers) are not exempt from the regular payroll internal control practices to remove any real or perceived possibility for deceptive practices all part timers should be clocking in and having their timesheets signed off by their immediate supervisor, rounding should be an exception and not the rule, etc. In the Board's audit management letter from FY'20, page 19, #1 & page 21, #7 pointed out to the Board that accrual of certain employees information is not correct (pay rates) and nonstandard pay gets paid out to employees, however, these hours worked were not formally approved by complying with all applicable laws and audit recommendations to immediately improve payroll internal controls correcting the noted practices will remove any real or perceived possibility for payroll fraud based on the written/observed lack of payroll internal controls.

2-21-23 agenda is the fire paid on-call payment of \$24,284.00 the most current to include all owed payroll? Out of the \$9,043.00 for police overtime is any of this amount reimbursable?

**Upon Roll Call:** Ayes: 6 Naes: 0 Recues: 0 Absent: 0 Abstain: 0

**Ayes:** Clark, Dawson, Hadnott, Hart, Lynch, Winston

**Naes:** 0

**Recues:** 0

**Absent:** 0

**Abstain:** 0

**Motion Approved:** Yes

**OPEN TO THE PUBLIC:**

**Warren Engelberg- Resident of Flossmoor, Illinois**

**Mr. Engelberg** discussed General Motors push to sell one million electric cars by 2023 is not the best transportation for Americans. He suggests Mass Public Transportation is the safest and less pollution. Mass Public Transportation such as trains, planes, buses, are not the most profitable way; however, it is the best way in his opinion. Mr. Engleberg also talked about private pensions. He states money taken out of employee's checks are invested by the employer's investors in stocks, bonds are other alternative investments where it is not clear how much the bonds are worth and how the investments are doing. Mr. Engleberg wanted to make sure everyone is aware of these issues and to govern yourself accordingly.

**Deborah Birmingham- Brookwood Point Resident**

**Ms. Birmingham** has concerns regarding item 1 under the Attorney's report "Approval of Incentive for the Completion of Anytime Fitness/Glensted Clinic. She states if this item is asking for money, she would like the Board to stop and ask themselves where the money is going to come from without a budget. Ms. Birmingham states the Village is constantly paying out; however, they do not know how much there is in the Village's accounts. Next Ms. Birmingham asked the Trustees to get the Village's Taxpayers finances in order before approving incentives.

**Trustee Hart** stated for the record the Village does have the Budget for fiscal year. **Trustee Hadnott** says the 22-23 budget was approved in October of 2022. The Village is behind for the preparation of the budget year 23-24's budget. Lastly Ms. Birmingham

Lastly **Ms. Birmingham** asked if she would like to see more input from the Residents. She says every week the Board votes on items on the agenda. She would like to see what the residents want for this Village. She would also like to see the Trustees come to the Residents and ask what they want to see in the Village.

**COMMUNICATIONS MAYORS OFFICE:**

1. Appointments

**Mayor Gardiner** appointed **Constance Lee** to the Finance Committee. The Board has the resume for Ms. Lee.

**Trustee Dawson** made a motion to appoint **Constance Lee** to the Finance committee.

**Seconded by Trustee Winston** to accept the Motion as read.

**Discussion:** Trustee Winston asked if the Board could get the appointee's resumes before the Board meeting.

**Upon Roll Call:** Ayes: 6 Naes: 0 Recues: 0 Absent: 0 Abstain: 0

**Ayes:** Clark, Dawson, Hadnott, Hart, Lynch, Winston

**Naes:** 0

**Recues:** 0

**Absent:** 0

**Abstain:** 0

**Motion Approved:** Yes

**Mayor Gardiner** appointed **Ernestine Dobbins** to the Economic Development Committee. There is no resume for Ms. Dobbins. She is our former Village Clerk. **Trustee Hadnott** made a motion to appoint **Ernestine Dobbins** to the Economic Development committee.

**Seconded by Trustee Lynch** to accept the Motion as read.

**Discussion:** Trustee Winston asked if the Board could get the appointee's resumes before the Board meeting. He states he knows Ms. Dobbins and know she will do a fine job; however, he would like to follow the procedures better.

**Upon Roll Call:** Ayes: 6 Naes: 0 Recues: 0 Absent: 0 Abstain: 0

**Ayes:** Clark, Dawson, Hadnott, Hart, Lynch, Winston

**Naes:** 0

**Recues:** 0

**Absent:** 0

**Abstain:** 0

**Motion Approved:** Yes

2. Approval of a Resolution acknowledging the Chicago Southland Convention and Visitors Bureau as our Convention and Visitors Bureau of record.

**Discussion:** **Trustee Winston** says the Boad generally get invited to a luncheon and wanted to know what was going on with the Southland Convention Bureau. **Mayor Gardiner** explained this is just a letter to make them our Bureau of record.

**Trustee Clark** moved; **Second by Trustee Winston** to accept the Motion as read.

**Upon Roll Call:** Ayes: 6 Naes: 0 Recues: 0 Absent: 0 Abstain: 0

**Ayes:** Clark, Dawson, Hadnott, Hart, Lynch,

**Naes:** Winston

**Recues:** 0

**Absent:** 0

**Abstain:** 0

**Motion Approved:** Yes

## ATTORNEY'S REPORT

John Donahue

1. Approval of an Ordinance approving the Closing upon the Transfer of Village Owned Properties Pursuant to a Redevelopment Agreement (PIN: 32-04-302-004-0000).

**Discussion:** **Attorney John** this is the lot next to the Aldi's and the Board already approved this ordinance with a Redevelopment Agreement. The closing for this property will be the end of March. The company wants to see a formal document with Board approval.

**Trustee Hart noted the following comments to be included in the minutes:**

What is the exact location and description for the pin # 32-04-302-004- 0000 what property are we transferring at what cost and to who? I was not able to determine from my reading will you please provide clarity with a full description.

#2 reads Anytime Fitness/Glensted clinic and the ordinance reads anytime fitness and good vets building? Is this the same building and owner for #3 the veterinary clinic? The paid tax sheet was attached for #3, but not for #2 is there a reason why it was not included as #3 and the schedule shows that we still owe #2 \$278,828.34 and are paying 4% interest rate permitting late fees to accrue for any payments made after 12-31 why are we carrying over interested rates and paying late interest rates? Clarity would be appreciated to include the current TIF South balance as of January 31, 2023.

**Trustee Hadnott moved; Second by Trustee Lynch to accept the Motion as read.**

**Upon Roll Call:** Ayes: 6 Naes: 0 Recues: 0 Absent: 0 Abstain: 0

**Ayes:** Clark, Dawson, Hadnott, Hart, Lynch, Winston

**Naes:** 0

**Recues:** 0

**Absent:** 0

**Abstain:** 0

**Motion Approved:** Yes

2. Approval of Incentive for the Completion of Anytime Fitness/Glensted Clinic

**Discussion:** **Attorney John** says this item is a previous approved Redevelopment Agreement.

**Trustee Winston** called for Point of Order. He states **Atty John** should advise and not influence the Board one way or another. **Trustee Winston** feels **Atty John** is leading the Board. **Atty John** says in his legal opinion, the Board should follow the previously approved agreement. **Trustee Winston** ask the Board to consider in the future any long term agreement should be evaluated and scrutinized more.

**Trustee Hart-** had concerns that the Village owe more than we have. She wants to discuss with the current Board the ramifications because she feels we should not be paying 4% late fees.

**Trustee Hadnott** had concerns on the amended (RDA) Redevelopment Agreement back in 2018 where one paragraph was revised. Trustee Hadnott states **Atty John** put this type of language in the RDA. He states this agreement was voted on with the previous Board and

**Mayor Gardiner** broke the tie. The RDA consisted of promises made by Ralph Edgar. Trustee Hadnott says Edgar broke promises in several instances of the RDA. Also, Edgar never applied for a Class 8.

**Trustee Hadnott** says homes, banks, apartment buildings have been added to the Plaza and it is still not enough to create TIF dollars. **Trustee Hadnott** summarizes by saying the agreement should have never been honored due to inconsistencies with Ralph Edgar and there was no way this project would create TIF dollars.

**Trustee Hart** asked **Atty John** questions about the Class 8 as it pertains to Anytime Fitness. **Atty John** says the reason Anytime Fitness did not apply for the Class 8 is because of the restrictions from Cook County.

**Trustee Hart** noted the following comments to be included in the minutes:

#2 reads Anytime Fitness/Glensted clinic and the ordinance reads anytime fitness and good vets building? Is this the same building and owner for #3 the veterinary clinic? The paid tax sheet was attached for #3, but not for #2 is there a reason why it was not included as #3 and the schedule shows that we still owe #2 \$278,828.34 and are paying 4% interest rate permitting late fees to accrue for any payments made after 12-31 why are we carrying over interested rates and paying late interest rates? Clarity would be appreciated to include the current TIF South balance as of January 31, 2023.

**Motion to Table Incentive for the Completion of Anytime Fitness/Glensted Clinic**

**Trustee Clark** moved; **Second by Trustee Hadnott** to accept the Motion as read.

**Upon Roll Call:** Ayes: 6 Naes: 0 Recues: 0 Absent: 0 Abstain: 0

**Ayes:** Clark, Hadnott, Hart,

**Naes:** Dawson, Lynch, Winston, \*\*Gardiner

**Recues:** 0

**Absent:** 0

**Abstain:** 0

**Motion :** Motion to table failed.

**\*\*Motion to Approve Incentive for the Completion of Anytime Fitness/Glensted Clinic**

**Trustee Dawson** moved; **No one Seconded the Motion**

**Motion NOT Approved;** Motion died for lack of second.

3. **Approval of Incentive for the Veterinary Clinic**

**Discussion: Attorney John** explained the incentive. He says the work has already been done. **Trustee Winston** asked what was the new agreement that the board approved. **Atty John** says the amount approved for this year is \$10,000.00 and the maximum amount they will receive for the TIF is \$100,000.00.

**Trustee Hadnott** moved; **Second by Trustee Lynch** to accept the Motion as read.

**Trustee Hadnott** have documents on a transfer of funds.

**Upon Roll Call:** Ayes: 5 Naes: 1 Recues: 0 Absent: 0 Abstain: 0

**Ayes:** Clark, Dawson, Hadnott, Hart, Lynch,

**Naes:** 0

**Recues:** 0

**Absent:** Winston

**Abstain:** 0

**Motion Approved:** Yes

**VILLAGE ADMINISTRATOR OFFICE**

Brian D. Mitchell

**VA Mitchell**

- Thanked the Elected Officials who participated in the Ribbon cutting at Dion's Café located at 337 E. Glenwood Lansing Road. **VA Mitchell** states "Let's see our Money where we want to see our growth."
- **VA Mitchell** says he and **Chief and Deputy Chief Welsh** have been looking into a cloud system as it relates to permits. He will bring it back to the Board at the appropriate time.
- The Village is targeted for March to get the Paid-on Call payroll to be the same as the Village's.
- The Village is looking at a program with Enterprise for Lease of Vehicles. The Chief and Deputy Chief and Public Works Director have been looking to see if this Leasing program will work for the Village of Glenwood. The reason this program is being considered now is for the wear and tear on vehicles and high mileage.
- **VA Mitchell** sat in on an Economic Development webinar on this morning. **Trustee Hadnott**, Chief Welsh and Mayor Gardiner participated as well. This webinar had information on retail, restaurants, shopping, malls, and distribution centers.
- Met with Premier Occupational medicine. This is where employees go for testing, injury reports. The other facility takes a long time to get reports back. This facility guarantees the results will come back quickly.
- Anthony from Sikich and VA Mitchell submitted several documents. VA Mitchell is waiting for a reply from Sikich and then it will be assigned to a staff person to complete.
- Last board meeting there was a discussion for a deposit for facility rentals. He spoke with T and T Maintenance and the cost for the extra cleaning will be \$200.00 a week on that Sunday morning.
- Pub Works **Director Manous** is out for medical reasons.
- VA Mitchell will have an HR consultant proposal ready at the next Board Meeting.
- Tomorrow night is our Town Hall meeting at 6:30 p.m. at Glenwoodie Golf Course.
- February 27, 2023, at 6:00 p.m. Zoning and Planning Joint Meetings at the Village Hall
- February 28, 2023, at 6:00 p.m. and 6:30 p.m. Respectively. Economic Development and Finance
- March 8, 2023, Landlord Meeting at 10:00 a.m.

In December of 2022, Heritage came before the Board in regards to equipment for Cloud services needed. The request was to do more investigation. Comparisons are in the packets.

**Trustee Hadnott** asked about the format of the Town Hall Meeting.

**VA Mitchell** says the format will be the Mayor will open up the meeting, followed by VA Mitchell, the Department heads will have presentations and lastly the meeting will be opened up t the Residents and lastly there will be break out groups. .

**Trustee Hart** noted the following comments to be included in the minutes:

Please address the current audit status and budget draft from the department heads that is past due the budget should be on schedule for this fiscal year we have closed 2 fiscal years without a budget it is my professional desire to have the budget completed by May 1, 2023.

1. Approval of Village Hall Server not to exceed \$14,000.00.

**Ron Valdez** of Heritage Technologies addressed the Board.

Mr. Valdez presented his proposal to replace the Police Server and Village Server with the cloud.

**Trustee Winston** had concerns about the hardware (Greencloud) server's price.

**Trustee Dawson** asked questions regarding the Motherboard, Meeting Power requirements, and meeting Ventilation requirements. Mr. Valdez says the issue is the Operating system not the motherboard. Trustee Dawson also says we should table this item to make sure we are compliant with the Server.

**Trustee Hart** says we should table this to the next budget cycle.

**Trustee Dawson** moved; **Second by Trustee Hart** to table this item

**Upon Roll Call:** Ayes: 6 Naes: 0 Recues: 0 Absent: 0 Abstain: 0

**Ayes:** Clark, Dawson, Hadnott, Hart, Lynch, Winston

**Naes:** 0

**Recues:** 0

**Absent:**

**Abstain:** 0

**Motion Approved:** Yes, this item is TABLED.

2. Approval of Police Server not to exceed \$16,000.00.

**Trustee Hart** says we should table this to the next budget cycle.

**Trustee Hadnott** moved; **Second by Trustee Winston** to table this item.

**Upon Roll Call:** Ayes: 6 Naes: 0 Recues: 0 Absent: 0 Abstain: 0

**Ayes:** Clark, Dawson, Hadnott, Hart, Lynch, Winston

**Naes:** 0

**Recues:** 0

**Absent:**

**Abstain:** 0

**Motion Approved:** Yes, this item is TABLED.

## Department Reports

### Fire/Building

Deputy Chief Kevin A. Welsh Jr.

**Trustee Hart** noted the following comments to be included in the minutes:

Clarity is Glenwood fighter Fire Staff providing the transportation or Kurt ambulance staff? Of the inspections was the Nugent condos/café included because of the ongoing complaints of residents/building maintenance non compliance? In the future can the CPR training for the residents also be promoted via all the HOA's? can we the (Board) receive an updated related to the barriers, ongoing challenges, accomplishments pros and cons of the fire department (reorganization) restructure plan approved last fiscal year?

**Public Works**

**Trustee Hart noted the following comments to be included in the minutes:**

Clarity merely provided a list of activities, what positions are they interviewing to fill?

**Glenwoodie Golf**

Phil Robbins

Would have been more useful if the decline was put into context.

**NEW BUSINESS:**

**Trustee Hart noted the following comments to be included in the minutes:**

May I suggest that each Board meeting have a discussion related to finances and that all prior subject topics that were deferred or stated that will be investigated that the following month there is a status for the upcoming month to remove off our plates as well as to track our accomplishments, etc.,

**OLD BUSINESS:**

**Trustee Dawson** says he received calls and well as it being on Facebook there are coyotes in the area. **Mayor Gardiner** says coyotes are a county issue and we currently do not have an Animal Control person. He also stated the Village needs to fill the Animal Control position.

**Trustee Hart noted the following comments to be included in the minutes:**

Status related to the financial plan to get us back on track of accurate fiscal monthly reporting

Status related to the HR work that is needed to include the recommendations for immediate HR policy training and professional development.

Status related to the appraisal report received and next steps.

Status report on the annexing properties pitched (appeal) in January meeting.

Status related to the Ordinance section 22-1106 review/recommendations for a fresh start for the Spring.

Status related to the CiviPlus proposal tabled in January and who is doing the actual reviews and are any municipalities ordinance behind in review or updating as a result of the subject matter being tabled.

Status related to the development proposal for the Glenwood Park Project 394

Confirmation of Tuscan Garden Invoice that was reported to have gone in the mail for 2-1-23

Confirmation of fifth-third loan payment for February 2023

Status report regarding finalizing the new/updated Halsted Plaza plan and fiscal projections for FY 23/24

Status related to follow-up with Nadler Golf Sales to inquire about putting down a deposit to lock in the golf cart pricing to try and save money, since we missed the last saving possibility

Status related to the candy shop project.

Status report related to the fiscal year 2020 audit management letter communication of deficiencies in internal control and other comments to management/presented to the Board for corrective action/implementation.

Demolition status related to the Fire Chief property related to a condemnation order brought to the Boards attention in January

Status related to the senior's/park activities since Spring is around the corner.

2

Are there any fiscal reports that are outstanding to the State or County- Anthony did provided a response to Trustee Hadnott that the GATA report were current, which is great- but that is not an inclusive list of external fiscal reporting requirements on behalf of the Village or is it?

Regular Board Meeting Minutes.  
February 21, 2023  
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**MOTION TO ADJOURN:**

**Trustee Lynch moved; Second by Trustee Hart**

**Upon Roll Call: Ayes: 6 Naes 0: Recues:0 Absent: 0 Abstain: 0**

**Ayes: Clark, Dawson, Hadnott, Hart, Lynch, Winston**

**Naes: 0**

**Recues: 0**

**Absent: 0**

**Abstain: 0**

**Motion Approved: Yes**

**ADJOURNMENT: The February 21, 2023, Meeting adjourned @ 8:15 P.M.**

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**Carolyn D. Williamson, Deputy Clerk**

**Schedule of Bills Recap  
Board Meeting 03/07/2023**

Corporate Schedule of Bills	\$ 380,403.18
American Health Resources	\$ 8,713.92
IPFS	\$ 44,495.07
total bills payable 03/07/2023	\$ 433,612.17
<b>Fund</b>	<b>Disbursements</b>
Corporate	\$ 433,612.17
Sewer & Water	\$ 51,769.51
Federal Forfeiture Fund	\$ 4,400.00
Motor Fuel Tax	\$ 9,722.15
Glenwoodie Golf Course	\$ 17,829.33
TIF HALSTED SOUTH	\$ 7,739.05
<b>TOTAL ALL FUNDS</b>	<b>\$ 525,072.21</b>

Glenwoodie Golf Course	\$ 17,620.51
Lakeshore Beverage (ACH)	\$ 208.82
total bills	\$ 17,829.33

THE PRECEDING LIST OF BILLS PAYABLE WAS REVIEWED AND APPROVED

FOR PAYMENT

APPROVED BY :

DATE \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

ACS FINANCIAL  
03/02/2023 11:13:57 Schedule of Bills by (Fnd/Dpt) VILLAGE OF GLENWOOD  
GL050S-V08.19 COVERPAGE  
GL540R

Report Selection:

RUN GROUP... 030723 COMMENT... BOARD MEETING 03/07/2023

DATA-JE-ID DATA COMMENT  
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W-03072023-502 BOARD MEETING 03/07/2023

Run Instructions:

Jobq Banner Copies Form Printer Hold Space LPI Lines CPI CP SP RT  
L N S 6 066 10

Schedule of Bills by (Fnd/Dpt)  
BY FUND AND DEPT (APL PLN) A/P

VENDOR NAME DESCRIPTION	AMOUNT	ACCOUNT NAME	FUND & ACCOUNT CLAIM	INVOICE	PO#	F/P ID LINE
AAAA STANDARD APPROVAL PLAN CORPORATE FUND		*****				
BALANCE SHEET						
DEARBORN LIFE INSURANCE F014300-2 03/01/2023	799.90	VOLUNTARY EMPLOYEE DED	P 01.000.2119	208267 03012023		P 502 00071
HEALTH EQUITY INC. 02/2023	35.55	VOLUNTARY EMPLOYEE DED	P 01.000.2119	208327 022023		P 502 00100
LICENSES & PERMITS	835.45					
SUNRUN INSTALLATION SERV CANCELLED PERMIT 22090E	290.00	BUILDING & ELECTRICAL PE	01.082.8210	208250 02132023		P 502 00174
ADMINISTRATION	290.00					
ACCURATE EMPLOYMENT SCRE EMPLOYMENT SCREENING	182.44	CONTRACT SERVICES	01.100.9020	208399 AUR2152836		P 502 00002
BLUE CROSS BLUE SHIELD 03/01/2023-04/01/2023	2,292.12	GROUP INSURANCE AND HOSP	01.100.9160	208266 03012023		P 502 00015
03/01/2023-04/01/2023	1,329.76	GROUP INSURANCE AND HOSP	01.100.9160	208266 03012023		P 502 00016
	3,621.88	*VENDOR TOTAL				
C.O.P.S. TESTING SERVICE ONLINE APPS	745.98	POLICE AND FIRE COMMISSI	01.100.9189	208258 107890		P 502 00026
WRITTEN EXAM 4	1,000.00	POLICE AND FIRE COMMISSI	01.100.9189	208259 107891		P 502 00027
PREF. POINTS	250.00	POLICE AND FIRE COMMISSI	01.100.9189	208260 107888		P 502 00024
ONLINE APPS 2	612.72	POLICE AND FIRE COMMISSI	01.100.9189	208261 107889		P 502 00025
	2,608.70	*VENDOR TOTAL				
COM ED 4371043064	52.77	UTILITIES	01.100.9180	208324 02 14.2023		P 502 00047
CURALINC LLC EMPLOYEE ASSISTANCE PROG	504.00	GROUP INSURANCE AND HOSP	01.100.9160	208401 33174		P 502 00070
DEARBORN NATIONAL LIFE 03/01/20223 F014300-1	16.50	GROUP INSURANCE AND HOSP	01.100.9160	208268 03/01/2023		P 502 00072
DONAHUE & ROSE PC WASHLAND	2,000.00	LEGAL SERVICES	01.100.9151	208403 1324		P 502 00083

Schedule of Bills by (Fnd/Dpt)  
BY FUND AND DEPT (APL PLN) A/P

VENDOR NAME DESCRIPTION	AMOUNT	ACCOUNT NAME	FUND & ACCOUNT	CLAIM INVOICE	PO#	F/P ID LINE
AAAA STANDARD APPROVAL PLAN CORPORATE FUND ADMINISTRATION	.....	*****				
DONAHUE & ROSE PC ROCHESTER ROSS	150.00 2,150.00	LEGAL SERVICES *VENDOR TOTAL	01.100.9151	208404 1321		P 502 00081
ELROD FRIEDMAN LLP JANUARY 2023	9,982.00	LEGAL SERVICES	01.100.9151	208262 11330		P 502 00084
MARTIN WHALEN OFFICE SOL PRINTERS	266.09	COMPUTER-PROGRAMS & EQUI	01.100.9634	208243 IN4242557		P 502 00113
PITNEY BOWES STATION INS. SERVICE	640.75	POSTAGE	01.100.9114	208333 1022588259		P 502 00145
ROBINSON ENGINEERING, LTD MISC ENGINEERING	1,527.00	ENGINEER SERVICES	01.100.9685	208245 23020016		P 502 00158
RUNCO OFFICE SUPPLY MANILLA FOLDERS HEADSET USB DRIVES	32.97 25.23 76.47 134.67	OFFICE SUPPLIES OFFICE SUPPLIES OFFICE SUPPLIES *VENDOR TOTAL	01.100.9111 01.100.9111 01.100.9111	208244 896299-0 208248 896153-0 208337 896990-0		P 502 00163 P 502 00162 P 502 00164
SHARK SHREDDING, INC. SHREDDING	33.00	OFFICE SUPPLIES	01.100.9111	208249 60400		P 502 00169
VERIZON WIRELESS 01/14/23-02/13/2023	467.84	TELEPHONE	01.100.9120	208342 9927651206		P 502 00189
WIPFLI LLP #7 4/30/2021 AUDIT	9,000.00 31,187.64	ACCOUNTING SERVICES	01.100.9152	208265 2191004		P 502 00195
PUBLIC WORKS	.....	.....				
A BETTER DOOR & DOCK PW OVERHEAD GARAGE	3,395.00	REPAIR/MAINT MUNICIPAL B	01.300.9430	208398 5224		P 502 00001
AIRGAS NORTH CENTRAL, I CYLINDERS	599.70	REPAIR/MAINT-GEN TOOLS/E	01.300.9425	208308 9994911068		P 502 00008
ALTA CONSTRUCTION EQUIPM SCREW/STEP	380.20	REPAIR & MAINTENANCE-VEH	01.300.9420	208285 SP4/64049		P 502 00010

Schedule of Bills by (Fnd/Dpt)  
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VENDOR NAME DESCRIPTION	AMOUNT	ACCOUNT NAME	FUND & ACCOUNT CLAIM	INVOICE	PO#	F/P ID LINE
AAAA STANDARD APPROVAL PLAN CORPORATE FUND		*****				
PUBLIC WORKS						
BLUE CROSS BLUE SHIELD 03/01/2023-04/01/2023	4,204.89	GROUP INSURANCE AND HOSP	01.300.9160	208266 03012023		P 502 00017
CINTAS PW GARAGE	163.65	PURCHASE-GENERAL TOOLS/E	01.300.9550	208354 513559357		P 502 00034
COM ED 0283059209	807.68	ENERGY STREET LIGHTING	01.300.9221	208294 02062023		P 502 00055
0603011043	60.32	ENERGY STREET LIGHTING	01.300.9221	208309 02022023		P 502 00054
9957046006	55.90	ENERGY STREET LIGHTING	01.300.9221	208311 02 14 2023		P 502 00046
3323042023	151.99	MAINT - MUNICIPAL GROUND	01.300.9441	208317 02 16 2023		P 502 00048
1924139007	46.26	ENERGY STREET LIGHTING	01.300.9221	208320 02152023		P 502 00057
	1,122.15	*VENDOR TOTAL				
COMCAST 8771 40 050 0136801	293.58	UTILITIES	01.300.9180	208325 01272023		P 502 00062
8771 40 050 016326	126.85	UTILITIES	01.300.9180	208326 02082023		P 502 00065
	420.43	*VENDOR TOTAL				
DEARBORN NATIONAL LIFE 03/01/2023 F014300-1	11.50	GROUP INSURANCE AND HOSP	01.300.9160	208268 03/01/2023		P 502 00073
FEECE OIL CO. FUEL	1,016.42	GAS AND OIL	01.300.9210	208263 3955668		P 502 00087
FUEL	629.70	GAS AND OIL	01.300.9210	208406 3957874		P 502 00092
	1,646.12	*VENDOR TOTAL				
GALLAGHER ASPHALT CORP FINAL 22243GE 01	173,034.03	STREET RESURFACING	01.300.9463	208393 21R0365.04		P 502 00095
#2 FINAL 12/5/2022	88,654.68	STREET RESURFACING	01.300.9463	208394 22R0595		P 502 00096
	261,688.71	*VENDOR TOTAL				
HEISEL-JEPPERSON CRIMPER	226.94	REPAIR/MAINT MUNICIPAL B	01.300.9430	208297 805523		P 502 00101
MENARDS WORKLIGHT	89.95	REPAIR & MAINTENANCE-VEH	01.300.9420	208330 49081		P 502 00117
CLIPPER WIRE STRIPPER	27.45	REPAIR & MAINTENANCE-VEH	01.300.9420	208331 49086		P 502 00118
FILE	7.19	REPAIR & MAINTENANCE-VEH	01.300.9420	208358 47958		P 502 00115
HEAVY DUTY CONCENTRATE	4.95	REPAIR/MAINT MUNICIPAL B	01.300.9430	208359 49341		P 502 00119
TAMPER	51.97	REPAIR & MAINTENANCE-VEH	01.300.9420	208360 47514		P 502 00114
WORKLIGHT/HOSE CLAMP	54.81	REPAIR & MAINTENANCE-VEH	01.300.9420	208361 49670		P 502 00122
	236.32	*VENDOR TOTAL				

VENDOR NAME DESCRIPTION	AMOUNT	ACCOUNT NAME	FUND & ACCOUNT CLAIM	INVOICE	PO#	F/P ID LINE
AAAA STANDARD APPROVAL PLAN CORPORATE FUND		*****				
PUBLIC WORKS						
MONARCH AUTO SUPPLY INC. PW OIL CHANGE BATTERY CABLE PW OIL PAN	133.28 52.42 493.99 679.69	REPAIR & MAINTENANCE-VEH REPAIR & MAINTENANCE-VEH REPAIR & MAINTENANCE-VEH *VENDOR TOTAL	01.300.9420 01.300.9420 01.300.9420 01.300.9420	208300 6981-584165 208301 6981-583472 208302 6981-584164		P 502 00129 P 502 00127 P 502 00128
R&R MAINTENANCE FIRE & F 2017 FORD F250 2017 FORD F250	75.38 75.38 150.76	REPAIR & MAINTENANCE-VEH REPAIR & MAINTENANCE-VEH *VENDOR TOTAL	01.300.9420 01.300.9420 01.300.9420	208304 13662 208305 13682		P 502 00147 P 502 00148
RELIANCE SAFETY LANE & S M13, M20 STICKERS	65.00	REPAIR & MAINTENANCE-VEH	01.300.9420	208306 120180		P 502 00153
T & T MAINTENANCE FEBRUARY 2023 SUNDAY 2/19-2/26/2023	3,856.00 400.00 4,256.00	CONTRACT SERVICES CONTRACT SERVICES *VENDOR TOTAL	01.300.9020 01.300.9020 01.300.9020	208270 0039 208415 0040		P 502 00175 P 502 00176
UNIFIRST CORPORATION MATS	152.08	REPAIR/MAINT MUNICIPAL B	01.300.9430	208307 160 0363133		P 502 00186
VERIZON WIRELESS 01/14/23-02/13/2023	330.71	TELEPHONE	01.300.9120	208342 9927651206		P 502 00193
WALLY'S TREE SERVICE 300 BLOCK OF CENTER	600.00	TREE TRIMMING	01.300.9648	208341 02132023		P 502 00194
	280,329.85					
PARKS						
ALLIANCE MECHANICAL SERV GAS LEAK	349.50	REPAIR/MAINT MUNICIPAL B	01.400.9430	208351 1263983		P 502 00009
COM ED 1044646005 2049042008 1044645008 1629813011	23.71 100.53 222.93 380.73	UTILITIES UTILITIES UTILITIES *VENDOR TOTAL	01.400.9180 01.400.9180 01.400.9180 01.400.9180	208313 02172023 208315 02162023 208321 02/15/2023 208322 02.16 2023		P 502 00059 P 502 00058 P 502 00053 P 502 00051
	730.23					

Schedule of Bills by (Fnd/Dpt)  
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VENDOR NAME DESCRIPTION	AMOUNT	ACCOUNT NAME	FUND & ACCOUNT CLAIM	INVOICE	PO#	F/P ID LINE
AAAA STANDARD APPROVAL PLAN CORPORATE FUND		*****				
POLICE						
AT&T MOBILITY 01/01/2023-01/31/2023	135.07	TELEPHONE	01.500.9120	208271 X02082023		P 502 00013
BLUE CROSS BLUE SHIELD 03/01/2023-04/01/2023	31,090.32	GROUP INSURANCE AND HOSP	01.500.9160	208266 03012023		P 502 00019
03/01/2023-04/01/2023	604.05	GROUP INSURANCE AND HOSP	01.500.9160	208266 03012023		P 502 00020
	31,694.37	*VENDOR TOTAL				
CINTAS POLICE CABINET	147.36	OFFICE SUPPLIES	01.500.9111	208272 5143087642		P 502 00037
POLICE CABINET	131.01	OFFICE SUPPLIES	01.500.9111	208366 5147135342		P 502 00038
	278.37	*VENDOR TOTAL				
COMCAST 8771 40 050 0038247	407.34	TELEPHONE	01.500.9120	208273 02092023		P 502 00066
COOK COUNTY BUREAU OF TE 01/01/21-12/31/22	770.09	COMPUTER-PROGRAMS & EQUI	01.500.9634	208274 02092023		P 502 00067
DEARBORN NATIONAL LIFE 03/01/2023 F014300-1	132.00	GROUP INSURANCE AND HOSP	01.500.9160	208268 03/01/2023		P 502 00075
DELTA SONIC CAR WASH JANUARY 2023	66.50	REPAIR & MAINTENANCE-VEH	01.500.9420	208275 INV0002794		P 502 00078
DONAHUE & ROSE PC TRAFFIC PROSECUTION	187.50	LEGAL SERVICES	01.500.9151	208276 1286		P 502 00080
FEECE OIL CO. FUEL	2,706.47	GAS AND OIL	01.500.9210	208263 3955668		P 502 00088
FUEL	1,648.80	GAS AND OIL	01.500.9210	208406 3957874		P 502 00093
	4,355.27	*VENDOR TOTAL				
FIRESTONE 2019 FORD INTERCEPTOR	154.55	REPAIR & MAINTENANCE-VEH	01.500.9420	208367 233102		P 502 00094
HERITAGE TECHNOLOGY SOLU REBUILD PCS	734.37	COMPUTER-PROGRAMS & EQUI	01.500.9634	208277 234077		P 502 00102
MARTIN WHALEN OFFICE SOL PRINTERS	266.09	COMPUTER-PROGRAMS & EQUI	01.500.9634	208243 IN4242557		P 502 00112
MICHAEL F. CARROLL FEBRUARY 2023	218.75	LEGAL SERVICES	01.500.9151	208347 AH-23G02		P 502 00125

Schedule of Bills by (Fnd/Dpt)  
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VENDOR NAME DESCRIPTION	AMOUNT	ACCOUNT NAME	FUND & ACCOUNT CLAIM	INVOICE	PO#	F/P ID LINE
AAAA STANDARD APPROVAL PLAN CORPORATE FUND		*****				
POLICE						
MONARCH AUTO SUPPLY INC. FORD INTERCEPTOR	360.08	REPAIR & MAINTENANCE-VEH	01.500.9420	208279 6981-573367		P 502 00126
MUNICIPAL SYSTEMS LLC MUNC. OFFENSE VIOLATION	200.00	MUNICIPAL SYSTEMS	01.500.9153	208368 MS2023-01-121		P 502 00134
MUNC. OFFENSE SYST	541.67	MUNICIPAL SYSTEMS	01.500.9153	208369 MS-2023-01-120		P 502 00133
	741.67	*VENDOR TOTAL				
PTS						
03/01/2023-03/31/2023	78.00	TELEPHONE	01.500.9120	208370 2101275		P 502 00146
R&R MAINTENANCE FIRE & F 2017 CHEVY TAHOE	424.97	REPAIR & MAINTENANCE-VEH	01.500.9420	208397 13715		P 502 00149
RAY O'HERRON CO., INC. DEPT RANGE & DUTY ARMOR	5,208.00	RANGE USAGE/AMMUNITION	01.500.9508	208392 02232023		P 502 00150
RUNCO OFFICE SUPPLY SUGAR/CREAMER COFFEE SUGAR FOR PD	128.32 30.99 159.31	OFFICE SUPPLIES OFFICE SUPPLIES *VENDOR TOTAL	01.500.9111 01.500.9111	208371 897363-0 208372 897363-1		P 502 00165 P 502 00166
SHAKK SHREDDING, INC. SHREDDING	33.00	OFFICE SUPPLIES	01.500.9111	208249 60400		P 502 00168
SIRCHIE ACQUISITION CO. BARRIER TAPE MICROSCOPY KIT	212.67 48.12 260.79	PURCHASE-GENERAL TOOLS/E PURCHASE-GENERAL TOOLS/E *VENDOR TOTAL	01.500.9550 01.500.9550	208281 0577937-IN 208282 0577889-IN		P 502 00171 P 502 00170
STATE POLICE SERVICES FU	675.72	PERSONNEL TRAINING	01.500.9181	208278 12022022		P 502 00173
TMOBILE USA INC TIMING ADVANCE	25.00	MISCELLANEOUS	01.500.9891	208283 9524268901		P 502 00185
UNIFIRST CORPORATION MATS	150.59	REPAIR/MAINT MUNICIPAL B	01.500.9430	208284 160 0363134		P 502 00187
VERIZON WIRELESS 01/14/23-02/13/2023	114.21	TELEPHONE	01.500.9120	208342 9927651206		P 502 00190
	47,631.61	*****				

Schedule of Bills by (Fnd/Dpt)  
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VENDOR NAME DESCRIPTION	AMOUNT	ACCOUNT NAME	FUND & ACCOUNT CLAIM	INVOICE	PO#	F/P ID LINE
AAAA STANDARD APPROVAL PLAN CORPORATE FUND		*****				
FIRE						
AIR ONE EQUIPMENT, INC METER CALIBRATION	345.00	REPAIR/MAINT-GEN TOOLS/E	01.600.9425	208344 190647		P 502 00006
ANDRES MEDICAL BILLING JANUARY 2023	2,604.14	CONTRACT SERVICES	01.600.9020	208251 022023GMIL		P 502 00011
AUTOZONE STORE 3554 HANDLE REARER	12.37	REPAIR & MAINTENANCE-VEH	01.600.9420	208345 3554030401		P 502 00014
BLUE CROSS BLUE SHIELD 03/01/2023-04/01/2023	3,841.13	GROUP INSURANCE AND HOSP	01.600.9160	208266 03012023		P 502 00021
COMCAST 8771 40 050 0194537	53.28	UTILITIES	01.600.9180	208252 02022023		P 502 00064
8771 40 050 0025038	110.95	UTILITIES	01.600.9180	208346 02 09 2023		P 502 00063
	164.23	*VENDOR TOTAL				
FEECE OIL CO. FUEL	868.18	GAS AND OIL	01.600.9210	208263 3955668		P 502 00086
FUEL	1,155.96	GAS AND OIL	01.600.9210	208405 3957873		P 502 00089
FUEL	632.54	GAS AND OIL	01.600.9210	208406 3957874		P 502 00091
	2,656.68	*VENDOR TOTAL				
LEXIPOL, LLC ANNUAL FIRE PROC	4,991.78	PERSONNEL TRAINING	01.600.9181	208410 INVLEX15144		P 502 00108
MENARDS CLEANING SUPPLIES	169.91	STATION SUPPLIES	01.600.9290	208253 49630		P 502 00121
WALL CLOCK	29.99	MAINTENANCE-STATION #1	01.600.9431	208254 49499		P 502 00120
	199.90	*VENDOR TOTAL				
MICHAEL F. CARROLL FEBRUARY 2023	218.75	LEGAL SERVICES	01.600.9151	208347 AH-23G02		P 502 00124
PIONEER OFFICE FORMS, IN STOP WORK ORDER FORMS	179.70	PRINTING AND ADVERTISING	01.600.9109	208349 95749		P 502 00143
THE COMPLETE AUTOMOTIVE 2013 EXPLORER	820.06	REPAIR & MAINTENANCE-VEH	01.600.9420	208255 7998		P 502 00178
2013 FORD INTERCEPTOR	796.22	REPAIR & MAINTENANCE-VEH	01.600.9420	208256 7995		P 502 00177
2013 EXPLORER	2,510.43	REPAIR & MAINTENANCE-VEH	01.600.9420	208350 8006		P 502 00179
	4,126.71	*VENDOR TOTAL				

VENDOR NAME DESCRIPTION	AMOUNT	ACCOUNT NAME	FUND & ACCOUNT CLAIM	INVOICE	PO#	F/P ID LINE
AAAA STANDARD APPROVAL PLAN CORPORATE FUND		*****				
FIRE						
THIRD DISTRICT FIRE CHIEF 2/9/2023 LUNCHEON 1 PERS	20.00	MABAS EXPENSE	01.600.9423	208257 5120		P 502 00181
VERIZON WIRELESS 01/14/23-02/13/2023	38.01	TELEPHONE	01.600.9120	208342 9927651206		P 502 00191
	19,398.40					
CORPORATE FUND	380,403.18	**TOTAL FUND**				
MOTOR FUEL TAX FUND		*****				
MOTOR FUEL TAX EXPENDITURES						
ILLINOIS DEPT OF TRANS. TRAFFIC SIGNAL TRAFFIC SIGNAL	3,730.50 3,730.50 7,461.00	STREET LIGHTING MAINTENA STREET LIGHTING MAINTENA *VENDOR TOTAL	03.310.9422 03.310.9422	208407 63210 208408 63029		P 502 00104 P 502 00103
THORNCREEK MATERIAL TONS TONS	1,797.29 463.86 2,261.15	STREETS SIDEWALKS & ROAD STREETS SIDEWALKS & ROAD *VENDOR TOTAL	03.310.9460 03.310.9460	208339 25913 208340 25912		P 502 00184 P 502 00183
	9,722.15					
MOTOR FUEL TAX FUND	9,722.15	**TOTAL FUND**				
WATER ACCOUNT		*****				
BALANCE SHEET						
SPRINGVIEW PROPERTY MANA CORRECTED CHECK	454.53	WATER ESCROW DEPOSITS	10.000.2130	208389 02022023		P 502 00172
	454.53					
SEWER & WATER EXPENDITURES						
AIRGAS NORTH CENTRAL, I CYLINDERS	41.48	PURCHASE-GENERAL TOOLS/E	10.110.9550	208352 9994377665		P 502 00007
AT & T 708 757-3861 848 7	265.33	TELEPHONE	10.110.9120	208395 02192023		P 502 00012

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VENDOR NAME DESCRIPTION	AMOUNT	ACCOUNT NAME	FUND & ACCOUNT CLAIM INVOICE	PO#	F/P ID LINE
AAAA STANDARD APPROVAL PLAN WATER ACCOUNT		*****			
SEWER & WATER EXPENDITURES					
BLUE CROSS BLUE SHIELD 03/01/2023-04/01/2023	5,791.42	GROUP INSURANCE AND HOSP	10.110.9160 208266 03012023		P 502 00018
CALUMET CITY PLUMBING 314 EAST CENTER ST	3,807.90	MAINT - MUNICIPAL GROUND	10.110.9441 208400 56624		P 502 00028
CINTAS					
PW GARAGE	105.87	PURCHASE-PERSONNEL EQUIP	10.110.9590 208287 5143087619		P 502 00036
PW GARAGE	70.21	PURCHASE-PERSONNEL EQUIP	10.110.9590 208288 5139465073		P 502 00035
PW GARAGE	144.01	PURCHASE-PERSONNEL EQUIP	10.110.9590 208289 5132296779		P 502 00033
PW GARAGE	121.18	PURCHASE-PERSONNEL EQUIP	10.110.9590 208290 5121187636		P 502 00029
PW GARAGE	88.55	PURCHASE-PERSONNEL EQUIP	10.110.9590 208291 5128356715		P 502 00032
PW GARAGE	78.28	PURCHASE-PERSONNEL EQUIP	10.110.9590 208292 5127217793		P 502 00031
PW GARAGE	195.27	PURCHASE-PERSONNEL EQUIP	10.110.9590 208293 5124294683		P 502 00030
	803.37	*VENDOR TOTAL			
COM ED					
2133346015	119.81	UTILITIES	10.110.9180 208310 02142023		P 502 00056
0691025055	2,602.92	UTILITIES	10.110.9180 208312 02 01 2023		P 502 00044
0553143114	53.70	UTILITIES	10.110.9180 208314 02 17 2023		P 502 00049
0831121030	818.54	UTILITIES	10.110.9180 208316 02 01 2023		P 502 00042
4693040027	70.98	UTILITIES	10.110.9180 208318 02 16 2023		P 502 00043
2133451002	58.72	UTILITIES	10.110.9180 208319 02 16 2023		P 502 00052
7059133039	477.23	UTILITIES	10.110.9180 208323 02 17 2023		P 502 00050
0143096066	67.66	UTILITIES	10.110.9180 208355 02 06 2023		P 502 00045
	4,269.56	*VENDOR TOTAL			
CORE & MAIN METERS	68.76	COMPUTER-PROGRAMS & EQUI	10.110.9634 208295 S304352		P 502 00068
DEARBORN NATIONAL LIFE 03/01/20223 F014300-1	21.50	GROUP INSURANCE AND HOSP	10.110.9160 208268 03/01/2023		P 502 00074
FEECE OIL CO. FUEL	679.48	GAS AND OIL	10.110.9210 208405 3957873		P 502 00090
GALLAGHER MATERIAL CORP COLD PATCH	118.40	MAINT - MUNICIPAL GROUND	10.110.9441 208296 27187		P 502 00097
HAWKINS INC CYLINDERS	70.00	CHEMICALS	10.110.9225 208356 6403120		P 502 00099
ILLINOIS PUBLIC RISK FUN APRIL 2023 WORKERS COMP	15,943.00	WORKERS COMP INSURANCE	10.110.9170 208269 81170		P 502 00106

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VENDOR NAME DESCRIPTION	AMOUNT	ACCOUNT NAME	FUND & ACCOUNT CLAIM	INVOICE	PO#	F/P ID LINE
AAAA STANDARD APPROVAL PLAN WATER ACCOUNT		*****				
SEWER & WATER EXPENDITURES						
INTERSTATE BATTERY OF CH BATTERY	255.95	REPAIR & MAINTENANCE-VEH	10.110.9420	208298 321875		P 502 00107
LYNWOOD TIRE						
2020 SILVERADO	1,780.86	REPAIR & MAINTENANCE-VEH	10.110.9420	208328 RO103106		P 502 00109
2020 CHEVY SILVERADO	353.86	REPAIR & MAINTENANCE-VEH	10.110.9420	208329 RO103126		P 502 00110
	2,134.72	*VENDOR TOTAL				
M.E. SIMPSON COMPANY, IN 737 193RD PLACE	645.00	REPAIR/MAINT - WATER SYS	10.110.9411	208299 40025		P 502 00111
MENARDS SOCKETS/SCREWDRIERS	324.18	REPAIR & MAINTENANCE-VEH	10.110.9420	208357 48479		P 502 00116
NICOR GAS 85-76-12-5999 4	545.36	UTILITIES	10.110.9180	208332 01312023		P 502 00137
31-35-27-1000 3	410.70	UTILITIES	10.110.9180	208391 02232023		P 502 00140
	956.06	*VENDOR TOTAL				
OTIS ELEVATOR COMPANY 03/01/2023-3/31/2023	206.70	REPAIR/MAINT MUNICIPAL B	10.110.9430	208362 100401071268		P 502 00142
PIRTEK SOUTH HOLLAND HYDRAULIC HOSE	104.61	REPAIR & MAINTENANCE-VEH	10.110.9420	208303 SH-T00013777		P 502 00144
RED WING SHOES YUKIS MANO. KOLOSH KYLE BOHN	887.34	PURCHASE-PERSONNEL EQUIP	10.110.9590	208363 20230210030438		P 502 00151
	329.46	PURCHASE-PERSONNEL EQUIP	10.110.9590	208364 491101776		P 502 00152
	1,216.80	*VENDOR TOTAL				
ROBINSON ENGINEERING, LTD WATER MAIN REPLCMT. MWRD REPORTING 2022	5,011.00	ENGINEERING SERVICES	10.110.9685	208264 23020059		P 502 00159
2020 CDBG YOUNG CTR	375.75	ENGINEERING SERVICES	10.110.9685	208334 23020140		P 502 00160
MWRD FLOOD PROT DESIGN	2,181.50	ENGINEERING SERVICES	10.110.9685	208335 23020014		P 502 00156
	3,949.75	ENGINEERING SERVICES	10.110.9685	208414 23020013		P 502 00155
	11,518.00	*VENDOR TOTAL				
ROSE PEST SOLUTIONS QUARTERLY SERVICE	117.00	REPAIR/MAINT MUNICIPAL B	10.110.9430	208336 3260833		P 502 00161
THIRD MILLENNIUM UTILITY BILLING	619.76	CONTRACT SERVICES	10.110.9020	208338 28691		P 502 00182

Schedule of Bills by (Fund/Dpt)  
BY FUND AND DEPT (APL FEN) A/P

VENDOR NAME DESCRIPTION	AMOUNT	ACCOUNT NAME	FUND & ACCOUNT CLAIM	INVOICE	PO#	F/P ID LINE
AAAA STANDARD APPROVAL PLAN WATER ACCOUNT		*****				
SEWER & WATER EXPENDITURES						
USABUEBOOK(HD SUPPLY IN MUCK BOOTS	1,316.00	PURCHASE-PERSONNEL EQUIP	10.110.9590	208365 263682		P 502 00188
WRIGHT CONCRETE RECYCLIN WHEELER CONCRETE DUMP	20.00	REPAIR/MAINT - WATER SYS	10.110.9411	208343 4788		P 502 00196
	51,314.98					
WATER ACCOUNT	51,769.51	**TOTAL FUND**				
FEDERAL FORFEITURE FUND		*****				
FEDERAL FORFEITURE EXPEND						
NORTHWESTERN UNIVERSITY DC WILBANKS STAFF & COM	4,400.00	FORFEITURE FUND EXPENDIT	12.222.9605	208280 02022023		P 502 00141
	4,400.00					
FEDERAL FORFEITURE FUND	4,400.00	**TOTAL FUND**				
GLENWOODIE GOLF COURSE		*****				
GOLF COURSE MAINTENANCE						
BLUE CROSS BLUE SHIELD 03/01/2023-04/01/2023	1,275.77	GROUP INSURANCE AND HOSP	70.771.9160	208266 03012023		P 502 00022
DEARBORN NATIONAL LIFE 03/01/2023 F014300-1	5.50	GROUP INSURANCE AND HOSP	70.771.9160	208268 03/01/2023		P 502 00076
ILLINOIS GAMING BOARD VIDEO GAMING	100.00	LICENSES AND PERMITS	70.771.9699	208409 03012023		P 502 00105
MONARCH AUTO SUPPLY INC. OIL FILTER BATTERY CLEANER HYDRAULIC	119.31 16.99 151.00 287.30	REPAIR & MAINTENANCE-VEH REPAIR & MAINTENANCE-VEH REPAIR & MAINTENANCE-VEH *VENDOR TOTAL	70.771.9420 70.771.9420 70.771.9420	208411 6981-585417 208412 6981-585321 208413 6981-585418		P 502 00131 P 502 00130 P 502 00132
NICOR GAS 00-25-20-2968 1	370.93	UTILITIES	70.771.9180	208387 02222023		P 502 00139

Schedule of Bills by (Fund/Dpt)  
BY FUND AND DEPT (APL PLN) A/P

VENDOR NAME DESCRIPTION	AMOUNT	ACCOUNT NAME	FUND & ACCOUNT CLAIM	INVOICE	FO#	F/P ID LINE
AAAA STANDARD APPROVAL PLAN GLENWOODIE GOLF COURSE		*****				
GOLF COURSE MAINTENANCE						
SHADES OF GREEN TURF SUP SOIL TEST	240.00	LANDSCAPING	70.771.9435	208388 4384		P 502 00167
THE HUNTINGTON NATIONAL TORO GROUNDMASTER	688.79	EQUIPMENT LEASE PAYMENTS	70.771.9838	208416 8188433		P 502 00180
GENERAL & ADMINISTRATIVE	2,968.29					
ACUSHNET COMPANY CART 15 APPAREL RANGE BALLS	176.40 649.55 2,618.00 3,443.95	COGS-SPECIAL ORDERS COGS-SPECIAL ORDERS COURSE/RANGE/SHOP SUPPLI *VENDOR TOTAL	70.773.9707 70.773.9707 70.773.9742	208373 915048679 208374 915019619 208376 02282023		P 502 00005 P 502 00004 P 502 00003
BLUE CROSS BLUE SHIELD 03/01/2023-04/01/2023	1,940.65	GROUP INSURANCE AND HOSP	70.773.9160	208266 03012023		P 502 00023
COM ED 3619096019 0465144003	115.78 1,030.32 1,146.10	UTILITIES UTILITIES *VENDOR TOTAL	70.773.9180 70.773.9180	208379 02 14 2023 208380 02222023		P 502 00041 P 502 00060
COMCAST 8771 40 050 0150208	991.79	UTILITIES	70.773.9180	208378 .02 09 2023		P 502 00061
DEARBORN NATIONAL LIFE 03/01/20223 F014300-1	5.50	GROUP INSURANCE AND HOSP	70.773.9160	208268 03/01/2023		P 502 00077
DMC SECURITY SERVICES IN MONITOR RADIO	82.50	REPAIR/MAINT BUILDINGS	70.773.9430	208382 300415		P 502 00079
MENARDS FLEX HOSE	29.63	COURSE/RANGE/SHOP SUPPLI	70.773.9742	208385 50325		P 502 00123
NADLER GOLF CAR SALES IN CART REPAIR	259.68	REPAIR/MAINT GOLF CARS	70.773.9419	208396 3963496		P 502 00135
NALCO WATER PRETREATMENT QUARTERLY RENTAL	62.91	REPAIR/MAINT-GEN TOOLS/E	70.773.9425	208386 2702806		P 502 00136
VERIZON WIRELESS 01/14/23-02/13/2023	78.20	TELEPHONE	70.773.9120	208342 9927651206		P 502 00192

Schedule of Bills by (Fund/Dpt)  
BY FUND AND DEPT (AFL PLN) A/P

VENDOR NAME DESCRIPTION	AMOUNT	ACCOUNT NAME	FUND & ACCOUNT CLAIM	INVOICE	PO#	F/P ID LINE
AAAA STANDARD APPROVAL PLAN GLENWOODIE GOLF COURSE		*****				
GENERAL & ADMINISTRATIVE	8,040.91					
FOOD AND BEVERAGE						
CLARA'S CATERING	461.70	BANQUET CATERING	70.775.9722	208377 01122023		P 502 00039
VIVIAN BROWN REPASS	5,813.20	BANQUET CATERING	70.775.9722	208390 11292022		P 502 00040
BLOOM TRAIL TURNABOUT	6,274.90	*VENDOR TOTAL				
COZZINI BROS., INC. DELIVERY 2/16/2023	34.00	REPAIR/MAINT-GEN TOOLS/E	70.775.9425	208381 C12680668		P 502 00069
EVIL HORSE BREWING DELIVERY 02/20/2023	220.00	COGS-ALCOHOLIC BEVERAGE	70.775.9738	208383 EHB112473		P 502 00085
GORDON FOOD SERVICE DELIVERY 0/22/2023	82.41	KITCHEN/BAR EQUIPMENT	70.775.9730	208384 766231240		P 502 00098
GLENWOODIE GOLF COURSE	6,611.31					
TIF HALSTED SOUTH	17,620.51	**TOTAL FUND**				
TIF HALSTED SOUTH		*****				
DONAHUE & ROSE PC SOUTH HALSTED TIF	1,050.00	LEGAL SERVICES VILLAGE A	73.730.9151	208402 1322		P 502 00082
NICOR GAS 85-76-12-5999 4	1,076.55	TIF DISTRICT EXPENSES	73.730.9631	208348 02162023		P 502 00138
ROBINSON ENGINEERING LTD HALSTED SOUTH REG FOND GLWD PLAZA REDEVELOP.	1,859.00	ENGINEERING SERVICES	73.730.9685	208246 23020015		P 502 00157
	3,753.50	ENGINEERING SERVICES	73.730.9685	208247 23020012		P 502 00154
	5,612.50	*VENDOR TOTAL				
TIF HALSTED SOUTH	7,739.05					
AAAA	471,654.40	**TOTAL FUND**				
		*TOTAL APPROVAL PLAN				

Schedule of Bills by (Fnd/Dpt)  
BY FUND AND DEPT (APL PLN) A/P

VENDOR NAME DESCRIPTION	AMOUNT	ACCOUNT NAME	FUND & ACCOUNT CLAIM	INVOICE	PO#	F/P ID LINE
REPORT TOTALS:	471,654.40					

RECORDS PRINTED - 000196

ACS FINANCIAL  
03/02/2023 11:13:58

Schedule of Bills by (Fnd/Dpt)

VILLAGE OF GLENWOOD  
GL060S-V08.19 RECAPPAGE  
GL540R

FUND RECAP:

FUND DESCRIPTION	DISBURSEMENTS
01 CORPORATE FUND	380,403.18
03 MOTOR FUEL TAX FUND	9,722.15
10 WATER ACCOUNT	51,769.51
12 FEDERAL FORFEITURE FUND	4,400.00
70 GLENWOODIE GOLF COURSE	17,620.51
73 TIF HALSTED SOUTH	7,739.05
TOTAL ALL FUNDS	471,654.40

BANK RECAP:

BANK NAME	DISBURSEMENTS
BLUE CORPORATE	380,403.18
FED FEDERAL FORFEITURE FUND	4,400.00
GREEN WATER	51,769.51
LTLBL MOTOR FUEL TAX	9,722.15
RED GLENWOODIE GOLF COURSE	17,620.51
TIFS TIF HALSTED SOUTH	7,739.05
TOTAL ALL BANKS	471,654.40

THE PRECEDING LIST OF BILLS PAYABLE WAS REVIEWED AND APPROVED FOR PAYMENT.

DATE ..... APPROVED BY .....

.....

.....

LAKESHORE BEVERAGE

4300 S HALSTED ST  
CHICAGO, IL 60609  
312-337-2337

Thu Feb 09, 2023 7:59 AM

- Sign-up for access to LSB's full catalog, up to date pricing and discounts, invoices and on-line ordering today! BEES app and web-based system allows 24 hour access to all these features! Download at: App store search: myBEES USA or URL: mybeesapp.com

Account: HAD27  
VILLAGE OF GLENWOOD  
GLENWOODIE GOLF COURSE  
19301 S STATE ST  
GLENWOOD, IL 60425  
(708) 758-1212  
OVER-60: 0.00

Invoice#: 100917 PO#: 282023  
License : 1A-0024036 Expires Mar 31, 2023  
Load : 4H70  
Terms : FINTECH  
Driver : H70 - H70 GARCIA, R  
Salesrep: H519 - HEAVENS  
CURRENT: 0.00

ITEM#	QTY	DESCRIPTION	U.P.C.	PRICE	DISC	D.Price	DEP	EXT
11349	2	BUD 24/12 RED BOX	018200113499	22.10	0.00	22.10	0.00	44.20
53349	5	BUD LT 24/12 BLUE BOX	018200533495	22.10	0.00	22.10	0.00	110.50
46029	2	MICH ULTRA GLOSSY	018200967283	21.15	0.00	21.15	0.00	42.30

Cases: 9  
Bottles: 0  
Kegs: 0  
Misc: 0  
Credits: 0

Total Sales	197.00
Total Discount	-0.00
Total Content	197.00
Total Deposit	0.00
Total Credits	0.00
MISC CHARGES SERVICE CHARGE	10.00
MISC CHARGES LIQUOR TAX	1.82
Over/Short	0.00
<b>Invoice Total</b>	<b>208.82</b>

775.9738

PAYMENT TOTALS

PAYMENT TYPE	AMOUNT
--------------	--------

CUSTOMER SIGNATURE :

DRIVER SIGNATURE :

H70 - H70 GARCIA, R

Last Month's Total: \$0.00

**IPFS CORPORATION**  
 P.O. BOX 412086  
 KANSAS CITY, MO 64141-2086  
 PHONE: (866)412-2426 - FAX: (877)242-0685  
 ipfs.com

NOTICE OF PAYMENT DUE		
DATE MAILED	ACCOUNT NUMBER	DUE DATE
02/09/23	ILC-316214	03/01/23

*confirmation #  
18562971*

FOR QUESTIONS, PLEASE CALL: (866)412-2426

**IMPORTANT**

To protect your account please make sure that your payment is made on or before the payment due date shown by 5:00 PM Central Time

MAKE CHECK OR MONEY ORDER PAYABLE to IPFS CORPORATION and return the payment and this notice to the address shown on coupon.

**Go Green!**

Register for eForms today. Instead of paper bills and documents, you'll receive email notices from IPFS Corporation. Visit us at ipfs.com to learn more.

*ACT4  
March 2023*

1-0.1600 00000D9RP9QJ7 1/1 BIN:0 0-305

VILLAGE OF GLENWOOD  
 CAROLYN WILLIAMSON  
 ONE ASSELBORN WAY  
 GLENWOOD, IL 60425

CURRENT BALANCE	PAYMENT DUE
\$400,455.63	\$44,495.07

**PLEASE MAKE ALL PAYMENTS TO ONE OF THE ADDRESSES NOTED BELOW.**

To ensure proper credit, please send the coupon below with your payment and write your account number on your check.

Please see the coupon for the overnight, priority, or other special delivery address. Do not use the P.O. Box address for these services as it may cause a delay in receipt.

**Make payments, view account information or register for eForms at ipfs.com.**  
 First time users please use access code **HR6J3PDB** to register.

DETACH HERE

Written notations on this coupon will NOT be received.  
 To ensure proper credit, include coupon with payment.

PREBIL (10/16) Copyright 2018 IPFS Corporation

VILLAGE OF GLENWOOD  
 CAROLYN WILLIAMSON  
 ONE ASSELBORN WAY  
 GLENWOOD, IL 60425

PAYMENT COUPON		
PAYMENT NO.	ACCOUNT NUMBER	DUE DATE
2	ILC-316214	03/01/23

**For any overnight or priority delivery, please mail to:**  
 IPFS CORPORATION  
 1055 BROADWAY  
 11TH FLOOR  
 KANSAS CITY, MO 64105

PAYMENT DUE: \$44,495.07  
 OUTSTANDING FEES DUE: \$0.00  
 PAST DUE AMOUNT: \$0.00

**PAYMENT DUE:** \$44,495.07

IF RECEIVED AFTER 03/06/23  
 5:00 PM CENTRAL TIME

A LATE FEE WILL APPLY \$2,224.75  
 PLEASE PAY THIS AMOUNT \$46,719.82

MAKE CHECK PAYABLE AND REMIT TO:  
**IPFS CORPORATION**  
**24722 NETWORK PLACE**  
**CHICAGO, IL 60673-1247**

ILC03162141 00046719827

American Health Resources  
 11 North Second Ave.  
 St. Charles, IL 60174  
 1-800-570-3757  
 www.ahr.net

Gap Da # 003071

03/01/23

*ACH  
 March 2023*

**American Health Resources  
 Deposit Advice for Village of Glenwood**

**Due Date 03/31/23**

Village of Glenwood  
 Ms. Carolyn Williamson  
 1 Asselborn Way

Glenwood IL 604251600

Summary	
Premiums	\$8,713.92
Claims reserve balance	\$-27,289.47
Number of employees invoiced	38

**Dept n/a**

Name	Plan	Coverage	Total
Benoit, Joseph	80% Gold Gap	Single	\$168.66
Bohn, Kyle	100% Basic	Family	\$177.22
Brunette, Linda	100% Basic	Emp with Children	\$108.00
Burke, Christopher	80% Gold Gap	Emp with Children	\$251.17
<b>Dept Total:</b>			<b>\$705.05</b>

**Dept COBRA**

Name	Plan	Coverage	Total
Dornan, Douglas	80% Gold Gap	Single	\$168.66
<b>Dept Total:</b>			<b>\$168.66</b>

**Dept n/a**

Name	Plan	Coverage	Total
Conner, Tyrone	80% Gold Gap	Family	\$424.85
Cordell, Diane	80% Gold Gap	Single	\$168.66
Cotton, Zachary	80% Gold Gap	Family	\$424.85
Fisher, Daniel	80% Gold Gap	Single	\$168.66
Gilani, Saahil	100% Basic	Emp with Children	\$74.48
Gonzalez, Adrian	80% Silver	Single	\$146.67
Hausier, AnnMarie	80% Gold Gap	Single	\$168.66
Hudspeth, Kelli	80% Silver	Single	\$146.67
Kolosh, Garrett	100% Basic	Single	\$72.12
Mancusi, Lauren	80% Silver	Single	\$146.67
Manousopoulos, Basilios	80% Silver	Family	\$369.43
Miller, Nathaniel	80% Gold Gap	Single	\$168.66
Morache, Thomas	80% Gold Gap	Family	\$424.85
Oldenburg, Carolyn	80% Silver	Emp with Children	\$218.41
Owens, Patrick	80% Gold Gap	Family	\$424.85
Peddycord, Derek	80% Gold Gap	Family	\$424.85
Perry, Curtis	80% Gold Gap	Family	\$424.85
Presnak, Leslie	100% Basic	Single	\$72.12
Robbins, Phillip	100% Basic	Family	\$177.22
Rodriguez, Jose	100% Basic	Emp with Spouse	\$135.69
Royals, George	80% Gold Gap	Emp with Spouse	\$322.64
Sanchez, Christopher	80% Gold Gap	Emp with Children	\$251.17
Schmidt, Paul	80% Gold Gap	Emp with Spouse	\$322.64
Smith, Matthew	80% Gold Gap	Single	\$168.66
Stone, Donald	80% Gold Gap	Emp with Children	\$251.17
Welsh Sr., Kevin	80% Gold Gap	Single	\$168.66
Welsh, Kevin	100% Basic	Family	\$177.22
White, Glenn	80% Gold Gap	Single	\$168.66

# CASH REQUIREMENTS

**CASH REQUIRED FOR NEGOTIABLE CHECKS &/OR ELECTRONIC FUNDS TRANSFERS (EFT) FOR CHECK DATE 02/24/23: \$131,853.17**

**IMPORTANT COVID-19 INFORMATION:** If you filed IRS Form 7200, please notify your Paychex representative to avoid owing a balance at the end of the quarter and ensure your Form 941 is accurate.

**TRANSACTION SUMMARY**

TOTAL ELECTRONIC FUNDS TRANSFER (EFT)	129,635.44
TOTAL NEGOTIABLE CHECKS	2,217.73
CASH REQUIRED FOR NEGOTIABLE CHECKS &/OR EFT	<b>131,853.17</b>
TOTAL REMAINING DEDUCTIONS / WITHHOLDINGS / LIABILITIES	22,397.48
CASH REQUIRED FOR CHECK DATE 02/24/23	154,250.65

**TRANSACTION DETAIL**

**ELECTRONIC FUNDS TRANSFER - Your financial institution will initiate transfer to Paychex at or after 12:01 A.M. on transaction date.**

TRANS. DATE	BANK NAME	ACCOUNT NUMBER	PRODUCT	DESCRIPTION	BANK DRAFT AMOUNTS & OTHER TOTALS
02/23/23	FIFTH THIRD BANK	xxxxxxxxxxxxxxxx900	Direct Deposit	Net Pay Allocations	89,173.62
02/23/23	FIFTH THIRD BANK	xxxxxxxxxxxxxxxx900	Direct Deposit	Deductions with Direct Deposit	401.91
02/23/23	FIFTH THIRD BANK	xxxxxxxxxxxxxxxx900	Garnishment	Employee Deductions	767.66
02/24/23	FIFTH THIRD BANK	xxxxxxxxxxxxxxxx900	Taxpay®	Employee Withholdings	<b>EFT FOR 02/23/23</b>
				Social Security	8,333.61
				Medicare	1,949.02
				Fed Income Tax	12,730.61
				IL Income Tax	5,557.04
				IN Income Tax	170.00
				IN Lake CO Inc	269.27
				<b>Total Withholdings</b>	<b>29,009.55</b>
				Employer Liabilities	8,333.71
				Social Security	1,948.99
				Medicare	<b>10,282.70</b>
				<b>Total Liabilities</b>	<b>39,292.25</b>
				<b>EFT FOR 02/24/23</b>	<b>39,292.25</b>
				<b>TOTAL EFT</b>	<b>129,635.44</b>

# CASH REQUIREMENTS

**CASH REQUIRED FOR NEGOTIABLE CHECKS &/OR ELECTRONIC FUNDS TRANSFERS (EFT) FOR CHECK DATE 02/24/23: \$131,853.17**

**NEGOTIABLE CHECKS** - Check amounts will be debited when payees cash checks. Funds must be available on check date.

<u>TRANS. DATE</u>	<u>BANK NAME</u>	<u>ACCOUNT NUMBER</u>	<u>PRODUCT</u>	<u>DESCRIPTION</u>	<u>TOTAL</u>
02/24/23	FIFTH THIRD BANK	xxxxxxxxxxxx900	Payroll	Agency/Vendor	2,217.73
<b>TOTAL NEGOTIABLE CHECKS</b>					<b>2,217.73</b>

**REMAINING DEDUCTIONS / WITHHOLDINGS / LIABILITIES** - Paychex does not remit these funds. You must ensure accurate and timely payment of applicable items.

<u>TRANS. DATE</u>	<u>BANK NAME</u>	<u>ACCOUNT NUMBER</u>	<u>PRODUCT</u>	<u>DESCRIPTION</u>	<u>TOTAL</u>
02/24/23	Refer to your records for account information		Payroll	Employee Deductions	1,435.00
				457 EE Pretax	920.00
				457 EE Roth	308.23
				Aflac Pre	144.53
				CL Post Tax	18.68
				CL Pretax	999.78
				Dental	861.17
				Fire Pension	92.70
				Gun Reim	262.32
				Gun Reim @	79.93
				Gun Reimb 2	1,980.48
				IMRF	362.62
				Loan Repayment	119.48
				Loan repayment 2	159.58
				Med FSA EE Pretax	4,844.25
				Medical	32.00
				NCPERS Grp Life	7,761.10
				Pension	427.50
				Union Dues	29.00
				Union Dues PW	161.36
				Vision	773.19
				Vol IMRF	410.45
				Vol Life	96.65
				Working Dues PW	117.48
				pension repay	22,397.48
				<b>Total Deductions</b>	<b>22,397.48</b>
<b>TOTAL REMAINING DEDUCTIONS / WITHHOLDINGS / LIABILITIES</b>					<b>22,397.48</b>

**PAYCHEX WILL MAKE THESE TAX DEPOSIT(S) ON YOUR BEHALF** - This information serves as a record of payment.

<u>DUE DATE</u>	<u>PRODUCT</u>	<u>DESCRIPTION</u>
03/01/23	Taxpay®	FED IT PMT Group
03/01/23	Taxpay®	IL Income Tax
03/20/23	Taxpay®	IN IT PMT Group
		33,295.94
		5,557.04
		898.43

**PAYCHEX**

0943 1205-5196 Village Of Glenwood

# AGENCY AND VENDOR PAYMENT JOURNAL

AGENCY / VENDOR NAME	DESCRIPTION	AGENCY CASE # / VENDOR ACCOUNT #	DEDUCTION AMOUNT	CHECK DATE	CHECK #	THIS PERIOD CHECK AMOUNT
AFLAC		G1940		02/24/23	8440 *	308.23
Colonial Life		E4478624		02/24/23	8442 *	163.21
Construction and General Laborers'		099908		02/24/23	8441 *	96.65
Delta Dental		11047 000 0001 00000		02/24/23	8438 *	999.78
Fidelity Security Life Insurance Co		9789991		02/24/23	8444 *	161.36
Laborers Union Local #681				02/24/23	8443 *	29.00
Metropolitan Alliance of Police				02/24/23	8437 *	427.50
NCPERS Group Life Insurance				02/24/23	8439 *	32.00
VENDOR CHECK TOTAL 8 Transaction(s)						2,217.73
COMPANY TOTAL 8 Transaction(s)						2,217.73

\* - Automated Vendor Payment

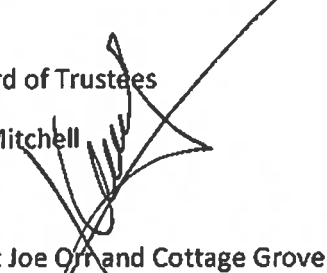
**Village of Glenwood Payroll 2/24/2023**

<b>Employee/Elected Officials</b>		<b>Earnings Totals</b>	<b>Employer Liabilities Social Security MHI</b>	<b>Department Total Earnings</b>	<b>Department Total Employer</b>
<b><u>Elected Officials</u></b>					
Gardiner	Ronald	\$ 961.54	\$ 73.56	\$ 961.54	\$ 73.56
<b><u>Village Administrator</u></b>					
Mitchell	Brian	\$ 4,797.77	\$ 351.92	\$ 4,797.77	\$ 351.92
<b><u>Admin Full Time</u></b>					
Eberle	Suzanne	\$ 1,640.00	\$ 125.46		
Williamson	Carolyn	\$ 2,115.39	\$ 148.41	\$ 3,755.39	\$ 273.87
<b><u>Admin Part Time</u></b>					
Chandler	Sandra	\$ 1,450.21	\$ 110.94	\$ 1,450.21	\$ 110.94
<b><u>Chief of Police</u></b>					
Peddycord	Derek	\$ 4,549.31	\$ 324.35	\$ 4,549.31	\$ 324.35
<b><u>Full Time Police</u></b>					
Allen	Corey	\$ 3,588.40	\$ 250.40		
Burke	Christopher	\$ 4,625.64	\$ 336.75		
Conner	Tyrone	\$ 3,536.46	\$ 245.32		
Cotton	Zachary	\$ 4,094.17	\$ 295.01		
Fisher	Daniel	\$ 3,588.30	\$ 266.28		
Gilani	Saahil	\$ 2,821.38	\$ 215.84		
Gonzalez	Adrian	\$ 2,204.12	\$ 163.66		
Gossage	Jeffrey	\$ 3,937.44	\$ 301.21		
Hausier	Annmarie	\$ 1,442.30	\$ 103.41		
Hudspeth	Kelli	\$ 2,022.78	\$ 148.31		
Mancusi	Lauren	\$ 1,482.86	\$ 106.48		
Miller	Nathaniel	\$ 3,536.46	\$ 261.88		
Morache	Thomas	\$ 4,312.80	\$ 302.38		
Oldenburg	Carolyn	\$ 3,536.46	\$ 259.18		
Owens	Patrick	\$ 4,035.12	\$ 290.13		
Perry	Curtis	\$ 4,527.25	\$ 315.54		
Sanchez	Christopher	\$ 4,094.22	\$ 300.45		
Schmidt	Paul	\$ 4,213.60	\$ 311.73		
Smith	Matthew	\$ 4,296.63	\$ 323.26		
Stone	Donald	\$ 3,536.46	\$ 257.11		
Ver Hagen	Brent	\$ 2,204.12	\$ 150.91		
White	Glenn	\$ 4,105.76	\$ 304.12		
Wilbanks	Kyle	\$ 4,076.92	\$ 291.16		
Willett	Joseph	\$ 4,094.17	\$ 307.73	\$ 83,913.82	\$ 6,108.25
<b><u>Part Time Records Clerks</u></b>					
Foley	Lauren	348.00	26.63		
Nelson	Shirley	354.38	27.11		
Kiousis	Nick	1068.75	81.76	\$ 1,771.13	\$ 135.50
<b><u>Full Time Fire</u></b>					
Welsh	Kevin	\$ 5,009.35	\$ 377.62		
Welsh Jr	Kevin	\$ 4,076.92	\$ 290.01	\$ 9,086.27	\$ 667.63

<b>Building Department</b>					
Woods	Charles	\$ 1,971.32	144.83		
Mathies-Moore	Tiffany	\$ 1,576.92	\$ 115.03	\$ 3,548.24	\$ 259.86
<b>Part Time Fire Secretary</b>					
Eriks	Cynthia	383.25	29.32	\$ 383.25	\$ 29.32
<b>PW Director</b>					
Manousopoulos	Basilios	\$ 3,667.50	\$ 257.80	\$ 3,667.50	\$ 257.80
<b>Public Works</b>					
Benoit	Joseph	2293.43	169.79		
Bohn	Kyle	2157.21	142.55		
Houser	Shalona	1640.00	121.35		
Kolosh	Garrett	2224.59	163.57		
Royals	George	2876.23	207.57		
Strobel Mrs.	Olivia	1986.73	151.99		
Yuknis	Larry	2646.68	178.90	\$ 15,824.87	\$ 1,135.72
<b>Sr Center</b>					
Cameron	Richard	\$ 300.00	\$ 22.95	\$ 300.00	\$ 22.95
<b>Village Totals</b>				<b>\$ 134,009.30</b>	<b>\$ 9,751.67</b>
<b>Glenwoodie Maintenance</b>					
Rodriguez	Jose	\$ 3,055.52	\$ 213.85	\$ 3,055.52	\$ 213.85
<b>Glenwoodie Admin</b>					
Robbins	Phillip	\$ 3,062.15	\$ 192.99		
Kennedy	Michael	607.75	46.49		
Kluck	Scott	465.50	35.61		
Tucker	William	97.50	7.46		
Jones	Clearolie	\$ 250.00	\$ 19.13		
Kullman	Laurel	\$ 202.50	\$ 15.50	\$ 4,685.40	\$ 317.18
<b>Glenwoodie</b>	<b>Glenwoodie</b>			<b>\$ 7,740.92</b>	<b>\$ 531.03</b>
	<b>Total</b>				
		<b>\$ 141,750.22</b>	<b>\$ 10,282.70</b>	<b>\$ 141,750.22</b>	<b>\$ 10,282.70</b>

\$ 141,750.22	Earnings
\$ 10,282.70	SS & MHI Employer portion
\$ 152,032.92	Total
\$ 2,217.73	Vendor Checks
\$ 154,250.65	Grand total on Cash Requirements

DATE: March 2, 2023  
TO: Mayor and Board of Trustees  
THROUGH: Administrator Mitchell  
FROM: Chief Welsh  
SUBJECT: Development at Joe Orr and Cottage Grove



Attached to this memorandum you will find the packet of information for the proposed development for Grasshopper Transportation Inc. Following the checklist of the Economic Development Application packet, they have met with the Mayor, completed the packet, provided all required information and they have gotten favorable recommendations from the Zone Board and the Plan Commission. The Economic Development Committee and the Finance Committee are awaiting one further bit of information at the time of writing this memo and will then send their recommendation if the data is sufficient. I have included the minutes of the various committees and board.

The Zone Board recommends to the Board of Trustees that upon annexation of the subject property, the parcel be designated as "M" Manufacturing District Zoning which would allow the proposed use as a logistics terminal, truck sales and maintenance facility.

The Plan Commission recommends to the Board of Trustees that upon annexation the parcel be subdivided into two parcels to facilitate a phased development and TIF designation.

The Redevelopment Agreement and Annexation Agreement have been crafted to include all of the comments and concerns of all committees as well as staff.

It should be noted that the Village receives 3 to 5 inquiries monthly from various truck industry partners looking to come to town, lay down some stone and start parking trucks. We carefully vet each of these and start with the preface that in order to locate in our town they would need to (at minimum) construct a building and hard surface pave the parking areas with either concrete or asphalt following all building site regulations. The southland is being inundated with this type of development and we must be prudent in our development. Annexation of this parcel will allow for internal control of development. Passing on this will not negate the development it will simply take us out of the control phase!

The consideration before you tonight is to affirm the recommendations of the Zone Board and the Plan Commission as well as approve the Redevelopment Agreement (RDA) and the Annexation Agreement.

**MINUTES OF THE ZONE BOARD OF APPEALS  
MEETING HELD ON  
MONDAY, FEBRUARY 27, 2023  
GLENWOOD VILLAGE HALL  
COUNCIL CHAMBERS**

Meeting called to order by Fire Chief Welsh @ 6:00pm

**Roll Call:** Members Anthony Newsom, Natalie Neuman, Michelle Mosely, Howard Swacker, all responding present.

**Staff in attendance:** Chief Kevin Welsh, Administrator Mitchell, Tiffany Moore

**Others in attendance:** Gene Steinmarch, Trustee Hadnott, Janet Hadnott

Chief Welsh gave an overview of a proposal to purchase the land on the Northeast corner of the intersection of Joe Orr Road and Cottage Grove in unincorporated Bloom Township. This property is currently utilized for agricultural uses and is not within the corporate limits of the Village of Glenwood. The proposal does not include the house that is in the center of the parcel on the Cottage Grove frontage. Chief continued with the presentation.

Gene Steinmarch, representative of Grasshopper Transportation, Inc. presented to the committee for rezoning upon annexation. He explained the plot of land the developers are requesting to develop.

The Board had the following question:

Howard Swacker, how will this development handle fuel leakage?

Containment & emergency plans with contracted clean up company

Natalie Neuman, will the trucks be transporting hazardous materials?

No

Natalie Neuman, who will provide water and sewer?

Village of Glenwood

Chief Welsh and Gene Steinmarch were able to answer the question to the committee's satisfaction.

**Public participation:** Janet Hadnott asked the question about the possibility of pollution from the trucks.

Committee member Howard Swacker asked for a motion to recommend to the Board of Trustees the proposal from Grasshopper Transportation, Inc. approval of the rezoning of the Subject Property to the M Manufacturing District following its annexation to the Village of Glenwood.

Upon roll call

**Ayes:** Howard Swacker, Natalie Neuman, Michelle Mosely, Anthony Newsom

**Naes:** None

**Absent:** Chairman Allan Scampini, William Miller

**Abstain:** None

Motion by Howard Swacker, seconded by Anthony Newsome to adjourn the meeting at 7:00pm.

**MINUTES OF THE PLAN COMMISSON  
MEETING HELD ON  
MONDAY, FEBRUARY 27, 2023  
GLENWOOD VILLAGE HALL  
COUNCIL CHAMBERS**

Meeting called to order by Fire Chief Welsh @ 6:00pm

**Roll Call:** Chairman Larry Williams, Chris Wagner, all responding present.

**Staff in attendance:** Chief Kevin Welsh, Administrator Mitchell, Tiffany Moore

**Others in attendance:** Gene Steinmarch, Trustee Hadnott, Janet Hadnott

Chief Welsh gave an overview of a proposal to purchase the land on the Northeast corner of the intersection of Joe Orr Road and Cottage Grove in unincorporated Bloom Township - Cook County. This property is currently utilized for agricultural uses and is not within the corporate limits of the Village of Glenwood. The proposal does not include the house that is in the center of the parcel on the Cottage Grove frontage. Chief continued with the presentation.

Gene Steinmarch, representative of Grasshopper Transportation, Inc. presented to the committee for approval of a Plat of Subdivision for the subject property known by PIN# 32-14-101-006-0000 and generally located at the northeast corner of Joe Orr Road and Cottage Grove in unincorporated Bloom Township upon its annexation to the Village of Glenwood. The common address of the subject property as shown within the records of the Cook County Assessor and Treasurer is 1421 Joe Orr Road, Chicago Heights, IL 60411.

Chief Welsh and Gene Steinmarch were able to answer the question to the committee's satisfaction.

Plan commission Chairman Larry Williams asked for a motion to recommend to the Board of Trustees the proposal from Grasshopper Transportation, Inc. to approve the subdivision of the Subject Property. Motion and seconded, all present referred to affirm the recommendation following its annexation to the Village of Glenwood.

Upon roll call

**Ayes:** Chairman Larry Williams, Chris Wagner

**Naes:** None

**Absent:** William Miller

**Abstain:** None

Motion by Chris Wager, seconded by Larry Williams to adjourn the meeting at 7:00pm.

**MINUTES OF THE ECONOMIC DEVELOPMENT COMMITTEE  
MEETING HELD ON  
TUESDAY, FEBRUARY 28, 2023  
GLENWOOD VILLAGE HALL  
COUNCIL CHAMBERS**

Meeting called to order by Fire Chief Welsh @ 6:00pm

**Roll Call:** Members Tony Plott, Ernestine Dobbins all responding present.

**Staff in attendance:** Chief Kevin Welsh, Administrator Mitchell, Tiffany Moore

**Public in attendance:** Gene Steinmarch, Trustee Hadnott, Janet Hadnott

Chief Welsh gave an overview of a proposal to purchase the land on the Northeast corner of the intersection of Joe Orr Road and Cottage Grove in unincorporated Bloom Township - Cook County. This property is currently utilized for agricultural uses and is not within the corporate limits of the Village of Glenwood. The proposal does not include the house that is in the center of the parcel on the Cottage Grove frontage. Chief continued with the presentation.

Gene Steinmarch, representative of Grasshopper Transportation, Inc. presented to the committee for reviewing the redevelopment packet and assuring that the company is a "right fit" for Glenwood.

Questions followed and were all answered satisfactorily.

The Board had questions:

Chief Welsh was able to answer the questions to the committee's satisfaction.

Economic Development Committee member Tony Plott motioned with Ernestine Dobbins seconded to recommend to the Board of Trustees to approve this project.

Upon roll call

**Ayes:** Tony Plott, Ernestine Dobbins

**Naes:** None

**Absent:** Terry Clenna, Angela Dixon, Jesse Flowers, Brenda White, Fred Williams

**Abstain:** None

Motion by Tony Plott, seconded by Ernestine Dobbins to adjourn the meeting at 7:00pm

**MINUTES OF THE FINANCE COMMITTEE  
MEETING HELD ON  
TUESDAY, FEBRUARY 28, 2023  
GLENWOOD VILLAGE HALL  
COUNCIL CHAMBERS**

Meeting called to order by Fire Chief Welsh @ 6:00pm

**Roll Call:** Members Michelle Mosley, Administrator Mitchell responded present.

**Staff in attendance:** Chief Kevin Welsh, Tiffany Moore

**Public in attendance:** Gene Steinmarch, Trustee Hadnott, Janet Hadnott

Chief Welsh gave an overview of a proposal to purchase the land on the Northeast corner of the intersection of Joe Orr Road and Cottage Grove in unincorporated Bloom Township - Cook County. This property is currently utilized for agricultural uses and is not within the corporate limits of the Village of Glenwood. The proposal does not include the house that is in the center of the parcel on the Cottage Grove frontage. Chief continued with the presentation.

Gene Steinmarch, representative of Grasshopper Transportation, Inc. presented to the committee the financial impact and incentive for the project while considering the financial viability of the petitioner.

The Board had questions regarding financial stability.

Finance commission member Michelle Mosley motioned with Brian Mitchell seconded to recommend contingent upon supplemental financial response requested.

Upon roll call

**Ayes:** Michelle Mosely, Brian Mitchell

**Naes:** None

**Absent:** Toleda Hart Constance Lee

**Abstain:** None

Motion by Michelle Mosely, seconded by Brian Mitchell to adjourn the meeting at 7:00pm

**MEMO**

Date: 3-2-23

To: Kevin Welsh

From: Gene Steinmarch

Subject: Grasshopper Trans, Inc.

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Kevin –

This memo is in response to questions raised by the Finance Committee re: our meeting Monday evening.

Grasshopper Trans presently does business at a very limited location in Chicago. The company seeks to move to this larger site and new facility in Glenwood, so it can stop outsourcing much of its revenue to third party trucking and repair firms.

Many of the present Grasshopper Trans drivers are independent contractors. Grasshopper's plan for its new facility includes bringing many of their outsourced services in house in order to improve quality and control costs and scheduling. They anticipate at least 20 employees for the mechanic shop area alone.

Similarly, as a retailer, they are not presently paying sales tax. But they pay a significant amount as a customer. They would have to review every repair invoice and find all the taxable parts to determine how much sales tax they pay on these outsourced sales and repairs. The company is presently not a licensed reseller and therefore is not authorized to conduct sales transactions or charge or collect any sales tax. The new facility will allow them to start selling semi trucks and trailers as retailers as well as repairs of semi trucks and trailers to the general public.

Presently, the firm has to use to a "Lease Purchase" program to sell its trucks. This is a disadvantage to Grasshopper for a few reasons. The main reasons are the large financial liability and exposure incurred in purchasing and keeping a considerable amount of equipment with loans and lines of credit.

Also, they are liable for the financing of all trucks "sold" through this program. The titles stay in their name until the trucks are paid for and are frequently returned, without reimbursement and at a loss, when damaged, or incur a major mechanical defect for which the lessee refuses to pay.

**MEMO**  
**Kevin Welsh re: Grasshopper**  
**3/2/23; Page 2**

Grasshopper Trans sold over 40 trucks last year through their in house lease-purchase program. Their marketing department has an average of a dozen inquiries per week for a conventional purchase of a semi truck, which they must turn away. They are unable to provide lending solutions to these potential buyers because they are not a licensed dealer, which they will be in Glenwood.

As to the question about the amount of sales tax presently collected on maintenance and repairs, the firm does not presently have room for a repair facility and are not licensed for resale of parts and equipment. Their entire fleet is serviced by third party vendors which provide full mechanical services including the purchasing and reselling of any parts required when the fleet needs repairs. The applicant will be able to provide this repair and parts service out of the new Glenwood facility for its current owner-operators as well as outside fleets and customers.

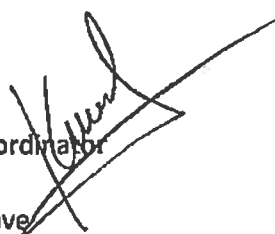
The numbers presented at the meeting on Monday were based on the amount of revenue Grasshopper presently has to outsource to other providers of parts and supplies for its own fleet, as well as the number of inquiries they get every week from potential customers which they can't service.

Based on the projected costs of development, the EAV on the project, utilizing the present multiplier and assuming the County issues a Class 8 designation, is anticipated to be approximately \$950,000 in the stabilized year of operation and of course that is expected to increase in future years. As shown in the tax projection which was submitted, this EAV should result in a tax generation of about \$165,000 annually. At the present time, the entire parcel generates a tax of \$935.

I hope this answers the questions raised at our Monday meeting. If any of the Board members have additional questions, please get them to me as soon as possible, so I can try to reach the correct people to provide the answers.

Thanks again for guiding us through this process.

**DATE:** February 15, 2023  
**TO:** Zone Board of Appeals  
Plan Commission  
Finance Committee  
Economic Development Committee  
**FROM:** Chief Welsh, Economic Development Coordinator  
**SUBJECT:** Development at Joe Orr and Cottage Grove



Attached to this memo is the complete packet of information for the various Commissions, Boards and Committees for consideration.

Grasshopper Transportation Inc. is under contract to purchase the land on the NE corner of the intersection. This property is currently utilized for agricultural uses and is not in the corporate limits of the Village of Glenwood. The proposal does not include the house that is in the center of the parcel on the Cottage Grove frontage.

The Zone Board focus would be on the rezoning of the parcel once it becomes a part of the Village of Glenwood. It currently has agricultural zoning in Cook County and the recommendation is to zone it for "M" Manufacturing District to allow for the intended purpose.

The Plan Commission focus would be considering a Plat of Subdivision for the new parcel so that we can move forward on the initiation of a TIF District and to accommodate the phasing of the project.

The Finance Committee will look at the financial impacts and incentives for the project while considering the financial viability of the petitioner.

The Economic Development Committee is tasked with reviewing the redevelopment packet and assuring that it is the "right fit" for Glenwood.

If you have any questions, or need any further information or clarification, please reach out to me.

**ZONING BOARD OF APPEALS  
VILLAGE OF GLENWOOD**

**AGENDA**

**February 27, 2023 MEETING**

**6:00 P.M.**

**ONE ASSELBORN WAY  
GLENWOOD, IL**

A. Call to Order and Roll Call

B. REZONING UPON ANNEXATION

Consideration and recommendation for the rezoning of the Subject Property known by PIN# 32-14-101-006-0000 and generally located at the northeast corner of Joe Orr Road and Cottage Grove in unincorporated Bloom Township to the M Zoning District upon its annexation to the Village of Glenwood. The common address of the Subject Property as shown within the records of the Cook County Assessor and Treasurer is 1421 Joe Orr Road, Chicago Heights, IL. 60411.

1. Swearing in of witnesses
2. Presentation by applicant
3. Statements by members of public in attendance/examination of witnesses/presentation of additional witnesses
4. Questions and comments by members of zoning board
5. Closing of Public Hearing
6. Additional Discussion by Zoning Board
7. Motion and vote on whether to recommend Village Board approval of the rezoning of the Subject Property to the M Manufacturing District following its annexation to the Village of Glenwood.

C. Adjournment.

Alan Scampini  
Chairman  
Zoning Board of Appeals

**PLAN COMMISSION  
VILLAGE OF GLENWOOD**

**AGENDA**

**February 27, 2023 MEETING  
6:00 P.M.  
ONE ASSELBORN WAY  
GLENWOOD, IL**

A. Call to Order and Roll Call

B. PLAT OF SUBDIVISION

Consideration and recommendation for approval of a Plat of Subdivision for the Subject Property known by PIN# 32-14-101-006-0000 and generally located at the northeast corner of Joe Orr Road and Cottage Grove in unincorporated Bloom Township upon its annexation to the Village of Glenwood. The common address of the Subject Property as shown within the records of the Cook County Assessor and Treasurer is 1421 Joe Orr Road, Chicago Heights, IL. 60411.

1. Swearing in of witnesses
2. Presentation by applicant
3. Statements by members of public in attendance/examination of witnesses/presentation of additional witnesses
4. Questions and comments by members of the Plan Commission
5. Closing of Hearing
6. Additional Discussion by Plan Commission
7. Motion and vote on whether to recommend Village Board approval of the Plat of Subdivision of the Subject Property upon its annexation into the Village of Glenwood.

C. Adjournment.

Plan Commission  
Village of Glenwood

**VILLAGE OF GLENWOOD REQUEST FOR INCENTIVE SUPPORT**

**DATE:** \_\_\_\_\_ **Representative submitting request:** MZW LLC (Rose Dev. Corp., 5871 W. Ogden, Lyons, IL)

**Business Classification** \_\_\_\_\_ **Start Up (include business plan:** \_\_\_\_\_  
**Established or current village business owner:** \_\_\_\_\_ **This proposal is for an existing transit firm,**  
**(include performance date & financial statements):** \_\_\_\_\_ **Grasshopper Trans. Inc., see Website:**  
 \_\_\_\_\_ **https://www.grasshoppertrans.net**

**Name of business requesting support:** GRASSHOPPER TRANS, INC.  
**Amount of incentive being requested:** 50% of Real Estate Tax Increment; \$.01 Retail Sales Tax - Total Request \$267,000 +/-  
**The purpose of this analysis is to determine if the village should offer incentives to** GRASSHOPPER TRANS, INC.

**Business description overview:** GRASSHOPPER TRANS, INC. is a family-owned licensed Illinois transport company, providing a full range of shipping services to the logistics industry. The company has been in business for over 15 years with its offices presently at 2605 S. Indiana Avenue, in Chicago. GTI hires and trains drivers and mechanics, arranges loads for national shipping and delivery. It presently operates 155 trucks (expanding) with 176 drivers and 28 maintenance and administrative employees. At the Glenwood site, it will offer full service maintenance and repair, new and used truck sales, shipping and receiving, and truck parking.

**Provide an outline of how the support will be used by GRASSHOPPER TRANS, INC.** The requested support revenue will be used only Eligible Expenditures under the II. Tax Increment Regulations, including design, testing, engineering, site work and interest expenses.  
**No funding assistance is proposed for construction of the building improvement.**

**In the space below explain the benefit to the village for providing financial support to GRASSHOPPER TRANS, INC.**  
 In the long term the project will provide employment for a large number of on-site mechanics and administrators, as well as local and over-the-road drivers. The village will receive one-half of the Real Estate Tax revenue, as well as all sales tax revenue in excess of 1%.  
**This is Phase 1. The 2nd Phase, which is planned for the near future, should double these benefits to the village.**

Estimated contributions to the local economy:	Year 1	Year 2	Year 3	Year 4	Year 5	Total
Jobs Incl. Drivers & Local Technicians	200	225	250	250	250	
Tax revenue Est. Sales Tax Revenue (total 4%)	\$660,000	\$700,000	\$740,000	\$770,000	\$800,000	\$
Property taxes revenue (Increment over Exist)	\$ 80,000	\$164,000	\$164,000	\$164,000	\$164,000	\$
<b>Projected B2B generated revenue:</b>						
Food/Recreation						\$ -
Gas						\$ -
Utilities						\$ -
<b>Total Est. Village Revenue in Stabilized (3rd) Year</b>			\$ 904,000			\$ -
<b>Village Investment:</b>			\$ 267,000			\$ -

— Stabilized Year

**The following is a brief overview of the business analyzed in this document:**

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**RECOMMENDATION:**

**Incentive support should be considered:** \_\_\_\_\_ **Incentive support should not be considered:** \_\_\_\_\_

**Grasshopper Trans Tax Projection**  
**Joe Orr/Cottage Grove Truck Service Center**

	<u>TIF Analysis</u>	<u>Projection</u>
<b><u>Phase 1</u></b>		
<b><u>Real Estate Tax Projection</u></b>		
<b><u>Class 8 Designation; Glwd. Rate</u></b>	See Analysis Below)	<b><u>Tot. RE Tax</u></b>
Total Ann. R.E. Tax From Project		\$165,135
Less Exist R.E. Tax		<u>\$935</u>
<b>TOTAL Real Estate Tax Increment</b>		<b>\$164,200</b>
<b>50% TIF Rebate to Project</b>		<b>\$82,100</b>
<b><u>Retail Sales Tax Projection (Stab. Yr.)</u></b>		
Truck Repair/Maint. Center		
Taxable Sales: Parts, Fluids, Tires, Etc.	\$2,500,000	
- Sales Tax Share to Project	\$.01/\$1.00	\$25,000
Used Truck/Trailer Sales (Ave. Annual)	\$6,000,000	
- Sales Tax	\$.01/\$1.00	\$60,000
New Truck/Trailer Sales (Ave. Annual)	\$10,000,000	
- Sales Tax	\$.01/\$1.00	<u>\$100,000</u>
<b>TOTAL Retail Sales Tax Avail for incentive</b>		<b>\$185,000</b>
<b>TOTAL ANN. TAX INCREMENT TO PROJECT</b>		<b>\$267,100</b>

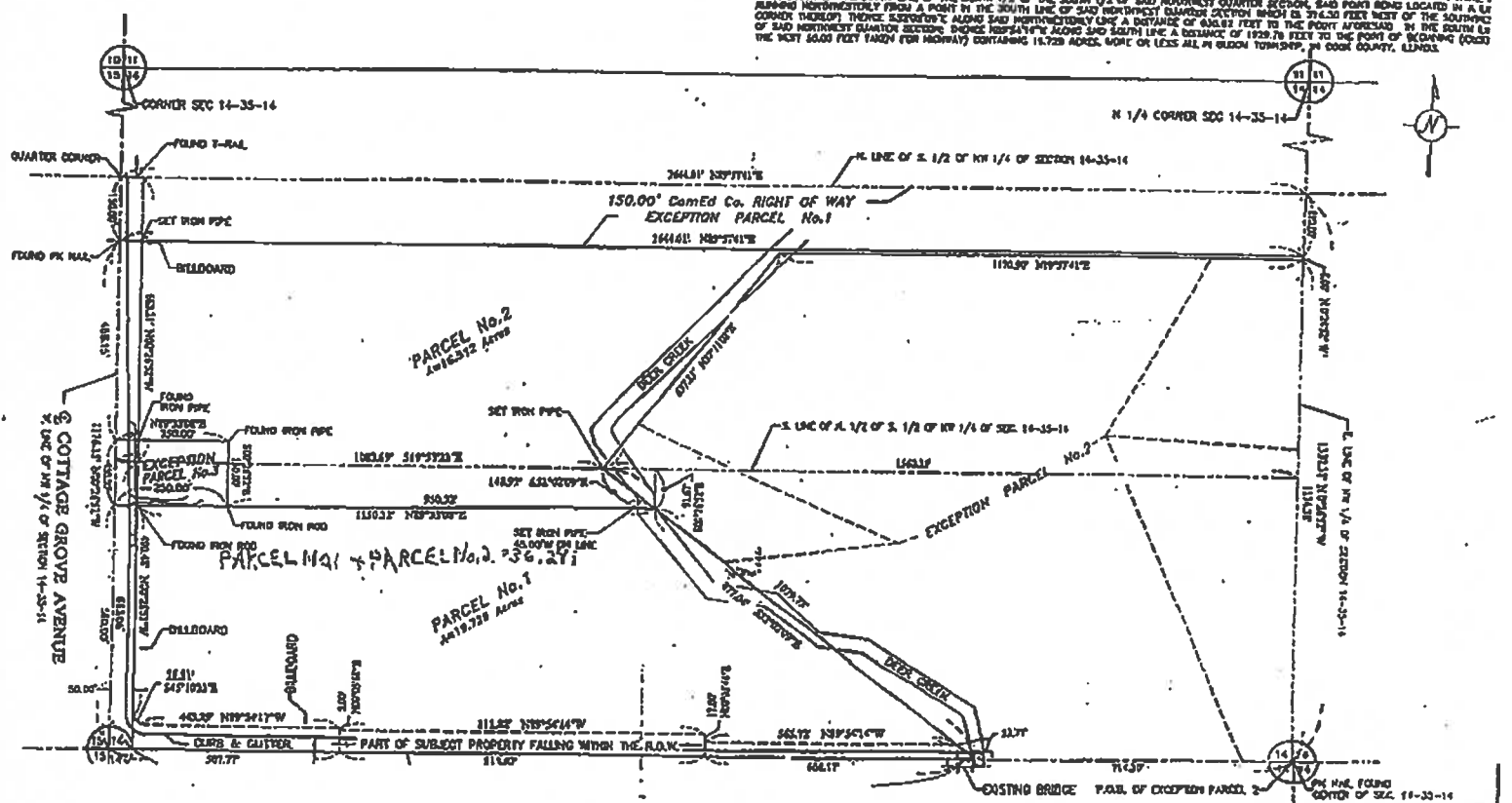
**Calculation of Project Real Estate Tax**

Land Value			\$200,000
Building	17,750 sf	\$100	\$1,775,000
Parking and site improvements	12 ac.	\$90,000	\$1,080,000
Flood Plain	N.A.		<u>\$0</u>
<b>Total</b>			<b>\$3,055,000</b>
Class 8 assessment 10%			\$305,500
Cook County multiplier 2.73			\$834,015
Glenwood R.E. Tax Rate - 19.8%			\$165,135
<b>Total Ann. Real Estate Tax Est. Prom Project</b>			<b>\$165,135</b>

A.M. CABRERA & ASSOCIATES, P.C.  
**PLAT OF SURVEY**

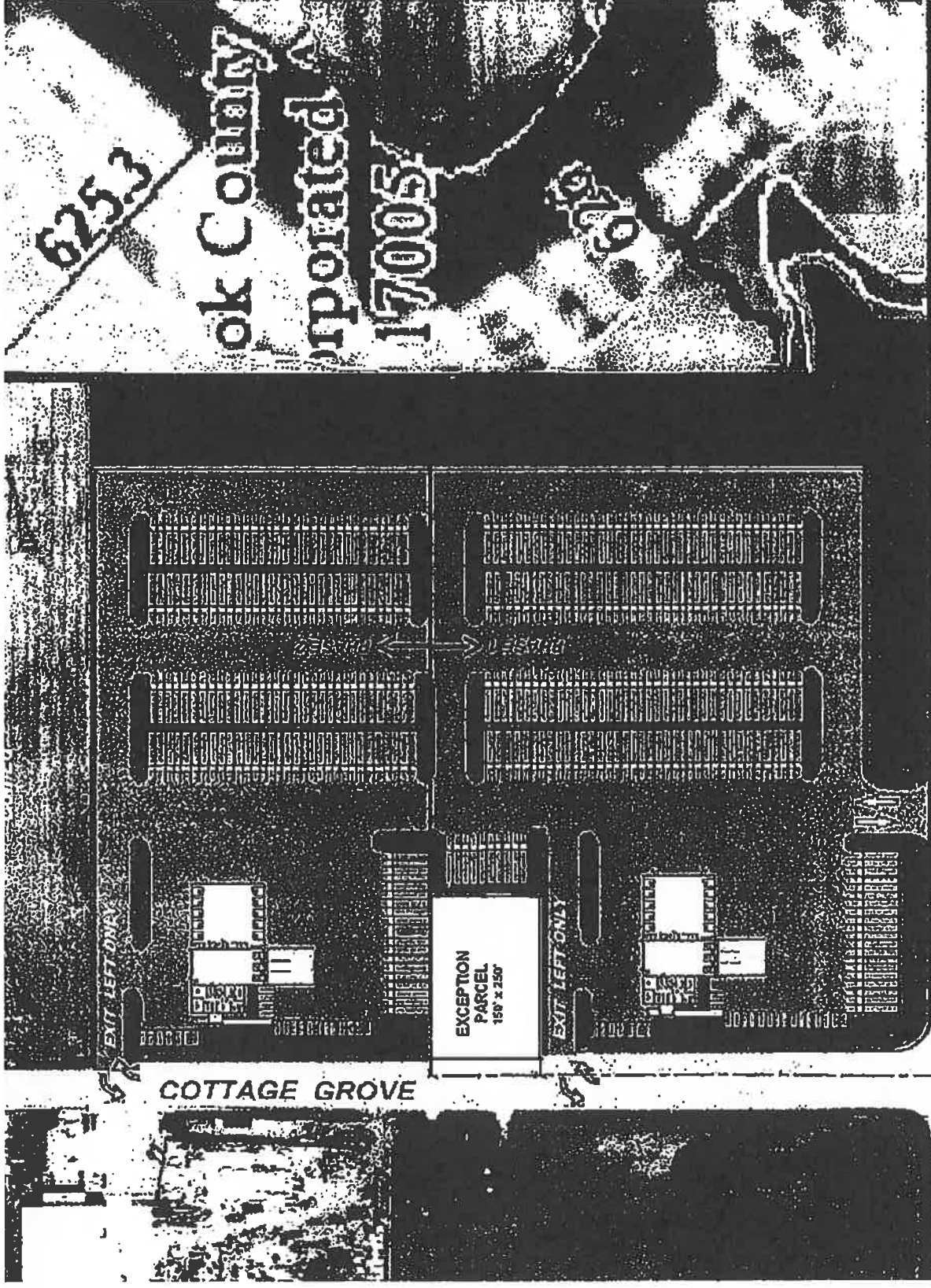
22.11  
 PART OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 14, TOWNSHIP 35 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPTING FROM SAID SOUTH 1/2 OF THE NORTHWEST 1/4 SECTION, THENCE NORTH 72° 31' 30" W ALONG THE WEST LINE OF SAID NORTHWEST 1/4 SECTION A DISTANCE OF 1300.32 FEET TO A POINT WHICH IS 51.67 FEET MORE ON THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTH 1/2 OF SAID NORTHWEST QUARTER SECTION, SAID POINT BEING LOCATED IN A LINE 100 FEET NORTHWESTERLY FROM A POINT IN THE SOUTH LINE OF SAID NORTHWEST QUARTER SECTION WHICH IS 216.20 FEET WEST OF THE SOUTHWEST CORNER THEREOF; THENCE S 37° 52' 00" E ALONG SAID NORTHWESTERLY LINE A DISTANCE OF 830.82 FEET TO THE POINT OF BEGINNING (EXCEPT WEST 50.00 FEET TAKEN FOR HIGHWAY) CONTAINING 18.729 ACRES, MORE OR LESS ALL IN BLOOM TOWNSHIP, IN COOK COUNTY, ILLINOIS.

22.12  
 THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 14, TOWNSHIP 35 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPTING FROM SAID SOUTH 1/2 OF THE NORTHWEST 1/4 SECTION, THENCE NORTH 72° 31' 30" W ALONG THE WEST LINE OF SAID NORTHWEST 1/4 SECTION A DISTANCE OF 1300.32 FEET TO A POINT WHICH IS 51.67 FEET MORE ON THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTH 1/2 OF SAID NORTHWEST QUARTER SECTION, SAID POINT BEING LOCATED IN A LINE 100 FEET NORTHWESTERLY FROM A POINT IN THE SOUTH LINE OF SAID NORTHWEST QUARTER SECTION WHICH IS 216.20 FEET WEST OF THE SOUTHWEST CORNER THEREOF; THENCE S 37° 52' 00" E ALONG SAID NORTHWESTERLY LINE A DISTANCE OF 830.82 FEET TO THE POINT OF BEGINNING (EXCEPT WEST 50.00 FEET TAKEN FOR HIGHWAY) CONTAINING 18.729 ACRES, MORE OR LESS ALL IN BLOOM TOWNSHIP, IN COOK COUNTY, ILLINOIS.



STATE OF ILLINOIS ) SS.  
 COUNTY OF COOK )  
 WE, A.M. CABRERA & ASSOCIATES, P.C., DO HEREBY CERTIFY THAT WE HAVE EXAMINED THE ABOVE DESCRIBED PROPERTY AND BELIEVE THE PLAT HEREON DRAWN TO BE A CORRECT AND TRUE REPRESENTATION OF THE SURVEY.  
 A.M. CABRERA & ASSOCIATES, P.C.  
 ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 2819  
 410 N. WOOD STREET CHICAGO, ILLINOIS 60610  
 M.D. (7)2 00-0000 62 1/2 (7)2 50-700

17-3008



6253

ok County

orporated

17005

619

JOE TORR ROAD

**SITE PLAN**  
 N  
 1" = 200'

**GLENWOOD TRUCKING AND MAINTENANCE CENTER**

- PHASE 1**
- OFFICE & MAINTENANCE BUILDING : 17,744 SF; 26 PARKING SPACES
  - 178 TRUCK PARKING SPACES
- PHASE 2**
- OFFICE & MAINTENANCE BUILDING : 17,744 SF; 24 PARKING SPACES
  - 148 TRUCK PARKING SPACES




**Architects**  
 By  
**Design, PC**  
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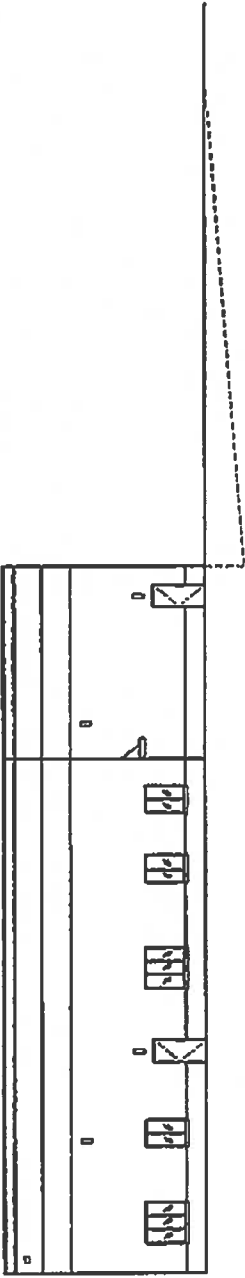
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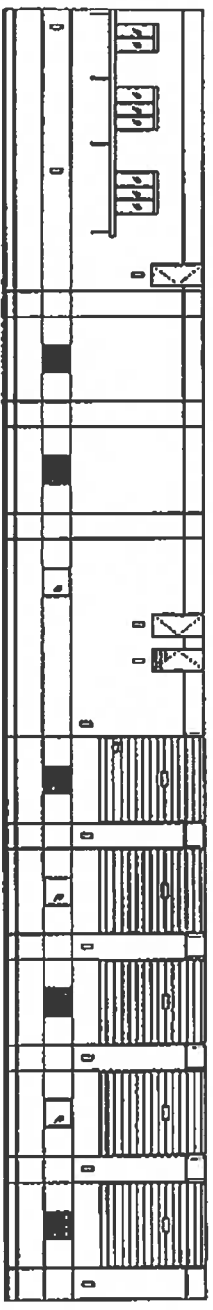
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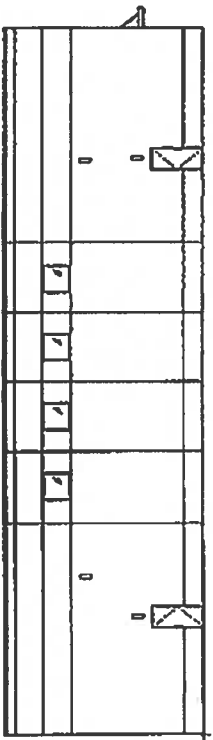
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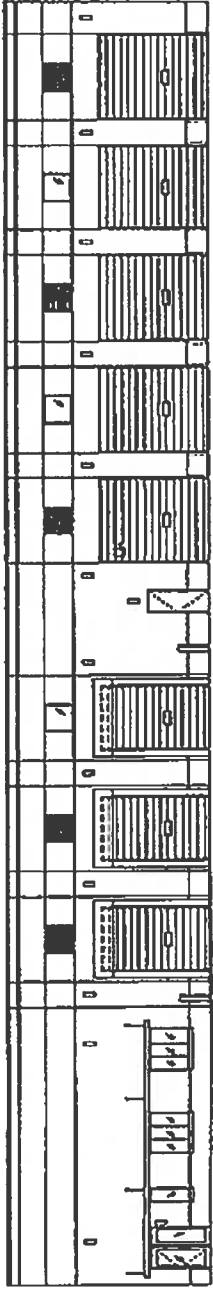
**East Elevation**  
 Scale: 1/8" = 1'-0"



**South Elevation**  
 Scale: 1/8" = 1'-0"



**East Elevation**  
 Scale: 1/8" = 1'-0"



**North Elevation**  
 Scale: 1/8" = 1'-0"

**NOTICE OF PUBLIC HEARING  
GLENWOOD PLAN COMMISSION**

**PUBLIC NOTICE** is hereby given that the Village of Glenwood's Plan Commission shall hold a public hearing at the Glenwood Village Hall, One Asselborn Way, Glenwood, IL. 60425 on February 27, 2023 at 6:00 P.M. to consider a proposed Plat of Subdivision for the Subject Property known by PIN# 32-14-101-006-0000 and generally located at the northeast corner of Joe Orr Road and Cottage Grove in unincorporated Bloom Township to be recorded upon the Subject Property's annexation to the Village of Glenwood. The common address of the Subject Property as shown within the records of the Cook County Assessor and Treasurer is 1421 Joe Orr Road, Chicago Heights, IL. 60411.

Objections and comments, if any, to the proposed Plat of Subdivision for the Subject Property may be made in writing and filed with the Village Clerk of the Village of Glenwood before the hearing or may be made verbally at the hearing. All interested parties are encouraged to attend and shall be allowed to present any comments or testimony to the Plan Commission.

Dated: February 3, 2023.  
Sandra Washington, Village Clerk  
Village of Glenwood

**NOTICE OF PUBLIC HEARING  
GLENWOOD ZONING BOARD OF APPEALS**

PUBLIC NOTICE is hereby given that the Village of Glenwood's Zoning Board of Appeals shall hold a public hearing at the Glenwood Village Hall, One Asselborn Way, Glenwood, IL. 60425 on February 27, 2023 at 6:00 P.M. in order to consider the rezoning of the Subject Property known by PIN# 32-14-101-006-0000 and generally located at the northeast corner of Joe Orr Road and Cottage Grove in unincorporated Bloom Township to the "M" Manufacturing Zoning District upon its annexation to the Village of Glenwood. The common address of the Subject Property as shown within the records of the Cook County Assessor and Treasurer is 1421 Joe Orr Road, Chicago Heights, IL. 60411.

Objections and comments, if any, to the proposed rezoning of the Subject Property upon its annexation to the Village of Glenwood may be made in writing and filed with the Village Clerk of the Village of Glenwood before the hearing or may be made verbally at the hearing. All interested parties are encouraged to attend and shall be allowed to present any comments or testimony as desired to the Plan Commission.

Dated: February 3, 2023.  
Sandra Washington, Village Clerk  
Village of Glenwood

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**REDEVELOPMENT AGREEMENT**

**Between**

**VILLAGE OF GLENWOOD, COOK COUNTY, ILLINOIS**

**And**

---

**Dated as of \_\_\_\_\_**

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## REDEVELOPMENT AGREEMENT

This redevelopment agreement (the "Agreement") is made and entered into as of the \_\_\_\_ day of \_\_\_\_\_ by and between the VILLAGE OF GLENWOOD, an Illinois home rule municipality (the "Village") and \_\_\_\_\_, an Illinois limited liability company with its principal office located at \_\_\_\_\_ (the "Developer"). (The Village and Developer are sometimes hereinafter referred to individually as a "Party" and collectively as the "Parties").

### RECITALS

- A. The Village has, pursuant to the Tax Increment Allocation Redevelopment Act, 65 ILCS 5/11-74.4-1 *et seq.*, as amended (the "Act") the authority to approve redevelopment plans and projects for areas within its jurisdiction designated by the Village as blighted or conservation areas pursuant to the Act.
- B. The Developer is the contract purchaser of the property that is legally described in Exhibit A and shall hereinafter jointly be referred to as the "Subject Property")
- C. The Developer desires to purchase the Subject Property and annex it into the Village of Glenwood pursuant to the terms of the Annexation Agreement attached hereto as Exhibit B and construct a trucking terminal with offices, a truck repair facility and hard surface parking area for trucks, truck trailers and other vehicles on the Subject Property in substantial conformance with the concept plans attached as Exhibit C.
- D. The Village desires to establish a new Tax Increment Financing Redevelopment Project Area pursuant to the Tax Increment Allocation Redevelopment Act, 65 ILCS 5/11-74.4-1 *et seq.* in order to support and incentivize the development of the Subject Property pursuant to the terms as set forth in this Redevelopment Agreement.
- E. The corporate authorities of the Village, after due and careful consideration, have concluded that the redevelopment of the Subject Property will further the growth of the Village, facilitate the redevelopment of the Subject Property, improve the environment of the Village, increase the assessed valuation of real estate situated within the Village; increase the economic activity within the Village; provide jobs to residents of the Village; and otherwise be in the best interests of the Village by furthering health, safety, morals and welfare of its residents and taxpayers.
- F. No shareholder, officer, director, manager, member or employee of Developer is an elected official, officer or employee of the Village.

**NOW, THEREFORE**, in consideration of the foregoing and of the mutual covenants and agreements herein contained and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the Parties do hereby agree as follows:

**ARTICLE I**  
**RECITALS PART OF AGREEMENT**

1.1 **Incorporation of Recitals.** The recitations set forth in the foregoing recitals are material to this Agreement and are hereby incorporated into and made a part of this Agreement as though they were fully set forth in this Article I.

**ARTICLE II**  
**MUTUAL ASSISTANCE**

2.1 **Cooperation.** The Parties agree to take such actions, including the execution and delivery of such documents, instruments, petitions and certifications (and, in the Village's case, the adoption of such ordinances and resolutions), as may be necessary or appropriate, from time to time, to carry out the terms, provisions and intent of this Agreement and to aid and assist each other in carrying out said terms, provisions and intent. Further, the Village agrees that it will not revoke or amend any future ordinances establishing a Tax Increment Financing Redevelopment Project Area pursuant to the Tax Increment Allocation Redevelopment Act, 65 ILCS 5/11-74.4-1 *et.seq.* that includes the Subject Property without the prior written consent of the Developer.

**ARTICLE III**  
**THE REDEVELOPMENT PROJECT**

3.1 **Redevelopment Project.** The "Redevelopment Project" shall be defined as the Developer's acquisition of the ownership of the Subject Property, its annexation to the Village of Glenwood pursuant to the Annexation Agreement attached as Exhibit B and its development in substantial conformance to the plans attached as Exhibit C which shall include an approximately 17,774 square foot trucking office and maintenance center with approximately 26 parking spaces and up to 433 truck parking spaces. The parking surfaces shall be asphalt. All buildings shall be served by Village sanitary sewer along with electric and natural gas utility service.

**ARTICLE IV**  
**CONTINGENCIES**

4.1 **Agreement Contingencies.** This Redevelopment Agreement shall be contingent upon the completion of each and every one of following:

- A. **Annexation Agreement.** The approval and execution of an Annexation Agreement in the form attached s Exhibit B with such other revisions and changes as may be mutually agreed upon by both the Village and the Developer.

- B. Zoning Board of Appeals.** The holding of a properly noticed public hearing by the Village of Glenwood's Zoning Board of Appeals and their recommendation that the Village's Board of Trustees approve zoning for the Subject Property as set forth in the Annexation Agreement executed by both the Village and the Developer after the Subject Properties annexation into the Village of Glenwood.
- C. TIF Report.** The receipt of a report from an independent consultant hired by the Village which concludes that the Subject Property meets the eligibility requirements for the creation of a Tax Increment Financing Redevelopment Project Area pursuant to the Tax Increment Allocation Redevelopment Act, 65 ILCS 5/11-74.4-1 *et seq.* The TIF eligibility report may be contingent upon the recording of a plat subdividing the Subject Property and the annexation of the Subject Property into the Village of Glenwood.
- D. Developer's acquisition of the Subject Property.** The Developer's closing upon and taking ownership and possession of the Subject Property.
- E. Plat of Subdivision.** The Developer's recording of a Plat of Subdivision for the Subject Property after a Public Hearing before the Village's Plan Commission and the Village Board of Trustees approval of the Plat of Subdivision. Because the Subject Property has been farmed, the recording of a Plat Subdividing the Subject Property is necessary for the Subject Property to meet the eligibility requirements for the establishment of Tax Increment Financing Redevelopment Project Area pursuant to the Tax Increment Allocation Redevelopment Act, 65 ILCS 5/11-74.4-1 *et seq.*
- F. Annexation.** Annexation of the Subject Property into the Village of Glenwood pursuant to the Annexation Agreement approved and executed by the Village and the Developer which requires: (1) the Developer's submission of a true and correct Petition requesting voluntary annexation to the Village pursuant to 65 ILCS 5/7-1-8; (2) the Developer's preparation of a Plat of Annexation for recording with the Cook County Recorder's Office; (3) the Village's passage of an Ordinance approving annexation of the Subject Property following the giving of any notices that may be required by law, if any; (4) the recording of the Annexation Ordinance and Plat of Annexation with the Cook County recorder's Office and the Village's passage of an Ordinance zoning the Subject Property as agreed to by the Developer and the Village in the previously executed and approved Annexation Agreement. The annexation of the Subject Property into the Village is a necessary prerequisite to the Village's ability to establish a Tax Increment Financing Redevelopment Project Area pursuant to the Tax Increment Allocation Redevelopment Act, 65 ILCS 5/11-74.4-1 *et seq.*
- G. TIF creation process scheduling.** The Village shall provide the Developer with a schedule identifying the dates and times for the completion of all actions, notices and hearings that are required for the establishment of a Tax Increment Financing District for the Subject Property under the Act which shall include: (1) the establishment of an interested parties registry; (2) the dates for sending out all notices required under the Act; (3) the notification of and the setting of a Joint Review Board hearing on the establishment of a new Tax Increment Financing Redevelopment Project Area for the

Subject Property; and (4) notices and newspaper publications necessary for the conduct of a public hearing before the Village's Board of Trustees on the establishment of a new Tax Increment Financing Redevelopment Project Area for the Subject Property. The Village and the Developer shall coordinate the completion of all the contingencies as set forth in this paragraph so that they can all be timely completed so as not unduly delay the creation of a Tax Increment Redevelopment Project Area for the Subject Property.

**H. Approval of a Tax Increment Redevelopment Project Area.** The Village's approval of the Ordinances to establish a Tax Increment Redevelopment Project Area pursuant to the Act for the Subject Property.

Neither party to this Redevelopment Agreement shall be obligated to the other to complete any of the contingencies set forth in this Article IV including any or all of the contingencies set forth in Section 4.1(A) through (H). At all times, both the Developer and the Village shall have the full authority and discretion to act in their own best interests to decide whether to pursue or approve any of the contingency items set forth in this Article. Under no circumstances shall the Developer or the Village be liable to the other if any one of the contingencies set forth in this Article are not completed. The Developer and the Village shall each be responsible for their own costs incurred in the pursuit of the completion of any of the above contingencies and shall not make any claim against the other for any costs they have incurred if any of the contingencies set forth in this Article IV cannot be met for any reason. In the event, all the contingencies set forth in this Article are not met by \_\_\_\_\_, any party may upon 30 days written notice to the other declare this Redevelopment Agreement null and void.

## **ARTICLE V** **CONSTRUCTION APPROVALS**

**5.1 Plan Approval.** The Developer shall submit to the Village a complete permit application, with all required documentation including engineering, development and other required plans (the "Plans") for the Redevelopment Project to be constructed by the Developer. The Village shall review said application in accordance with all applicable ordinances, codes and regulations, and shall approve the application and Plans or provide a written description of the reasons that the application and/or the Plans have not been approved.

**5.2 Construction Approval.** Prior to commencing any work on the Redevelopment Project, the Developer shall obtain or cause its contractors to obtain all requisite governmental permits and approvals for such work and at such times as are required in accordance with Village ordinances and codes as well as the requirements of any governmental body or agency having any having jurisdiction of any aspect of the Redevelopment Property including the Metropolitan Water Reclamation District. Until such requirements have been satisfied, the Developer or other entity shall have no right to proceed with site preparation or construction, and shall not be entitled to apply for or receive any occupancy permits.

**ARTICLE VI**  
**CONSTRUCTION OF THE REDEVELOPMENT PROJECT**

**6.1 The Redevelopment Project.** In order to further the development of the Subject Property, the Developer shall complete the Redevelopment Project in substantial conformance with the plans as described in Exhibit C and Section 3.1. The Parties agree that in furtherance of the objectives of the Redevelopment Project, the Subject Property shall be developed substantially in accordance with the objectives of the Redevelopment Project as it may be modified or revised from time to time as mutually agreed to by the Parties and as required by law.

**6.2 Construction of Redevelopment Project.** The Developer shall commence construction of the Redevelopment Project no later than promptly after approval by the Village of Developer's Plans and any required MWRD approvals. The Developer agrees to cause construction of the Redevelopment Project to proceed in a timely manner and substantially in accordance with the objectives of the Redevelopment Project as it may be modified or revised from time to time. The Developer shall undertake or cause to be undertaken the Redevelopment Project in accordance with the Plans to be filed with, and approved by, the Village, and any other appropriate governmental or regulatory agency. The Developer shall expeditiously construct or cause to be constructed the Redevelopment Project in a good and workmanlike manner in accordance with all applicable federal, state and local laws, ordinances and regulations. The Developer shall not cause or permit any material deviation from Village approved engineering and construction plans and specifications without the Village's prior consent.

**6.3 Indemnification.** The Developer covenants and agrees to pay, at its expense, any and all claims, damages, demands, expenses, liabilities and losses resulting from the construction and development activities of the Developer, its agents, contractors and subcontractors with respect to the Redevelopment Project and to indemnify and save the Village and its officers, agents, employees, engineers and attorneys (the "Indemnitees") harmless of, from and against such claims, damages, demands, expenses, liabilities and losses. The Developer shall provide satisfactory proof of insurance covering such indemnity of the Village or, if it is self-insured, proof of adequate security for such indemnity.

**6.4 No Liens.** No mechanics' or other liens shall be established against the Redevelopment Project, the Subject Property, or any Village funds in connection with the Redevelopment Project for labor or materials furnished in connection with any acquisition, demolition, site preparation, construction, additions, modifications, improvements, repairs, renewals or replacements so made; provided, however, that the Developer shall not be in default hereunder if mechanics' or other liens are filed or established and the Developer contests in good faith said mechanics' liens. In such event the mechanics' or other liens may remain undischarged and unsatisfied during the period of such contest and any appeal therefrom, Developer shall not be in violation of this Section if the Developer posts a bond or a letter of credit in an amount sufficient to cover any liens, and the Developer sends written notice to the Village advising of the type and amount of the security posted for such liens. In no event, however, shall the Developer allow the

foreclosure of any mechanics' or other liens. The Developer shall pay in full any and all liens for which it is found liable.

**6.5 Agreement to Pay Taxes.** The Developer agrees that it shall pay, or cause to be paid, all real estate tax bills for the Subject Property promptly on or before the due date of such tax bills.

**6.6 Completion of Redevelopment Project.** The Developer agrees to pay any and all costs and expenses necessary for the timely and lien free completion of the Redevelopment Project, even if said costs and expenses exceed the project budget or any amendments thereto, and to indemnify and hold the Village and its officers, elected and appointed, employees, agents and attorneys harmless from and against any and all loss, damage, cost, expense, injury or liability the Village may suffer or incur in connection with the failure of the Developer to complete the Redevelopment Project, and to pay all reasonable attorneys' fees, costs and expenses the Village incurs in enforcing the obligations of the Developer under this Redevelopment Agreement, except to the extent that such claim arises from the Village's negligence, willful misconduct or failure to comply with the terms of this Agreement. The Redevelopment Project shall be completed in all respects by \_\_\_\_\_, subject to force majeure.

**6.7 Village's Right to Monitor and Inspect Redevelopment Project Site.**

In addition to any other rights specified in this Agreement with regard to the construction and maintenance of the Redevelopment Project, the Village shall have the right but not the obligation to inspect the Subject Property for the purpose of monitoring the progress of the Redevelopment Project. During such inspections, which may be made with reasonable advance notice and during normal business hours, Village representatives shall be allowed access to the site as necessary for the Village to determine whether the Redevelopment Project is proceeding in a timely manner and in compliance with all applicable laws, codes, ordinances, plans and regulations, subject to limitations required by safety considerations. The rights set forth herein and the Village's exercise of said rights shall not be construed to relieve the Developer of its separate and independent obligations under this Agreement and under applicable Village codes, regulations and ordinances or as a waiver of any further rights of the Village regarding the construction and maintenance of the Redevelopment Project, including the right to require code compliance and issue stop work orders or violation notices.

**ARTICLE VII  
REIMBURSEMENT OF  
REDEVELOPMENT PROJECT COSTS**

**7.1 Definitions.**

(a) For purposes of this Agreement, "Redevelopment Project Costs" shall mean and include all costs defined as follows:

1. Costs of studies, surveys, development of plans, and specifications, implementation and administration of the redevelopment plan including but not limited to staff and professional service costs for architectural, engineering, legal, financial, planning or other services as allowed by 65 ILCS 5/11-74.4-3(q)(1).
2. Property assembly costs, including but not limited to acquisition of land and other property, real or personal, or rights or interests therein, site preparation, site improvements that serve as an engineered barrier addressing ground level or below ground environmental contamination, including, but not limited to parking lots and other concrete or asphalt barriers, and the clearing and grading of land as allowed by 65 ILCS 5/11-74.4-3(q)(2).
3. Financing costs, including but not limited to all necessary and incidental expenses related to the issuance of obligations and which may include payment of interest on any obligations issued hereunder including interest accruing during the estimated period of construction of any redevelopment project for which such obligations are issued and for not exceeding 36 months thereafter as allowed by 65 ILCS 5/11-74.4-3(q)(6).

The Developer recognizes that by statute, 65 ILCS 5/11-74.4-3(q)(12), the cost of the construction of new privately owned buildings shall not be an eligible redevelopment project cost.

“Eligible Redevelopment Project Costs” are “Redevelopment Project Costs” that have received a Certificate of Eligibility pursuant to Section 7.5.

**7.2 Payment limited to received tax increment revenue; waiver of assessment appeals to PTAB/Circuit Court.**

**(a) THE PARTIES AGREE AND UNDERSTAND THAT THE VILLAGE’S PAYMENT OBLIGATIONS UNDER THIS AGREEMENT SHALL NOT BE A GENERAL OBLIGATION OF THE VILLAGE BUT ONLY LIMITED OBLIGATIONS PAYABLE SOLELY FROM THE TAX INCREMENT REVENUE ACTUALLY RECEIVED BY THE VILLAGE: (1) FROM THE ESTABLISHED TAX INCREMENT REDEVELOPMENT PROJECT AREA FOR PIN 32-14-101-006-0000.**

**(b) Developer recognizes that the tax increment revenue actually received by the Village in a given calendar year will be reduced by property tax refunds received by the Developer in the same calendar year from prior years’ tax appeals pertaining to any portion of the Subject Property, if any. ACCORDINGLY, THE DEVELOPER AGREES THAT IT WILL WAIVE ANY RIGHT TO CHALLENGE, AND NOT IN ANY MANNER CHALLENGE, THE ASSESSED VALUE OF THE SUBJECT PROPERTY OR ANY PORTION THEREOF AS DETERMINED BY THE COOK COUNTY BOARD OF REVIEW FOR ANY TAX ASSESSMENT YEAR UNTIL THE EXPIRATION OF THE REDEVELOPMENT PROJECT AREA IN WHICH THE PROPERTY IS LOCATED. THIS WAIVER INCLUDES ANY RIGHT TO APPEAL OR CHALLENGE THE DETERMINATION OF**

**THE ASSESSED VALUE OF ANY PORTION OF THE SUBJECT PROPERTY AS DETERMINED BY THE COOK COUNTY BOARD OF REVIEW INCLUDING BUT NOT LIMITED TO ANY EXISTING OR FUTURE RIGHT THE DEVELOPER MIGHT OTHERWISE HAVE TO: (1) FILE ANY COMPLAINT OR PROCEEDING BEFORE THE ILLINOIS PROPERTY TAX APPEAL BOARD; OR (2) FILE ANY COMPLAINT OR PROCEEDING IN THE CIRCUIT COURT CHALLENGING THE ASSESSED VALUE OF ANY PORTION OF THE SUBJECT PROPERTY; OR (3) PURSUE ANY OTHER METHOD OR PROCEEDING THAT MAY BE AVAILABLE TO IT TO CHALLENGE THE ASSESSED VALUE OF THE SUBJECT PROPERTY AS DETERMINED BY THE COOK COUNTY BOARD OF REVIEW.**

**7.3 Restriction on assessment appeals to the Cook County Assessor or Board of Review.**

Beginning with tax assessment year 2025 (for tax bills payable in 2026) and for each year thereafter, the Developer, and any successor in interest to the Developer, agrees to waive any right it may have to file an appeal of the assessed value of any portion of the Subject Property with either the Cook County Assessor or the Cook County Board of Review. This waiver, however, shall not apply to tax assessment year 2025 or to any subsequent tax assessment year if any one of the following conditions are met:

1. The assessment appeal is based upon a claimed reduction in the assessed value as a result of the destruction of any portion of a structure located upon any portion of the Subject Property;
2. The assessment appeal is based upon a claimed reduction in the assessed value as a result of the impact of an act of God such as a flood, tornado etc. or the discovery of an environmental hazard on the any portion of the Subject Property;
3. The assessment appeal is based upon a claimed reduction in the assessed value as a result of a governmental declaration of emergency or governmental order, related to an emergency including, but not limited to a health emergency or a pandemic which substantially impacts the ability to conduct operations on the Subject Property;
4. The assessment appeal is based upon a claimed reduction in the assessed value as a result of the temporary or permanent cessation of operations on the Subject Property;
5. The assessment appeal is based upon a claimed reduction in the assessed value as a result of restrictions on the use of the Subject Property caused by construction of new improvements on the Subject Property;
6. The assessed value of the Subject Property is 105% greater than it was for the prior year;

7. The need to establish or maintain the Cook County Class 8 Incentive for the Property; or
8. The assessment appeal is for only that portion of the Subject Property that is no longer included within a Tax Increment Financing District.

Except as restricted in this Section 7.3, nothing contained herein shall prevent the developer from appealing the assessed value of any portion of the subject property to either the Cook County Assessor and/or the Cook County Board of Review.

#### **7.4 Reimbursement of Eligible Redevelopment Costs.**

(a) The Parties acknowledge that the development of the Redevelopment Project for the Subject Property as provided in Exhibit C and the Village approved plans will be assisted in part by the reimbursement of the Developer's Eligible Redevelopment Project Costs, as certified by the Village, pursuant to Section 7.5. Beginning with the calendar year which begins on January 1st after the date the Developer receives an occupancy permit for the Subject Property and for each calendar year thereafter, the Developer, subject to all the payment limitations of this Agreement, shall be reimbursed for the Eligible Redevelopment Project Costs it has expended in the amounts equal to:

(1) 50% of the tax increment revenue actually received by the Village from only the property currently described by PIN 32-14-101-006-0000.

(b) **Maximum Total Payment.** Notwithstanding any other term or provision of this Agreement, the total sum of all payments received by the Developer shall not exceed the total sum of the Developer's Eligible Redevelopment Project Costs. Developer understands that it shall only be reimbursed from the property taxes it actually pays for the Subject Property in the percentage set forth in Section 7.4(a). Developer understands and expects that it will likely not receive the maximum payment amount as described in this Section 7.4(b).

(c) **Maximum Term.** Developer understands and recognizes that no payment can be made, or be due from the Redevelopment Project Area in which the Subject Property is located (PIN: 32-14-101-006-0000) after the Redevelopment Project Area expires pursuant to the Act (December 31, of the year in which the payment of tax increment revenue is made to the Village with respect to property taxes levied in the 23<sup>rd</sup> calendar year after the year in which the ordinances approving the Redevelopment Project Area were adopted).

(d) All the payments due to the Developer pursuant to this Agreement are contingent upon the Developer's continued ownership of the Subject Property, the Developer's operation of the Redevelopment Project on the Subject Property and the timely payment of all property taxes due for the Subject Property.

(e) The Village, in its sole discretion, reserves the right, but does not have the obligation to, advance the reimbursement of any portion of the Developer's unreimbursed Eligible Redevelopment Project Costs.

(f) At no time shall the developer receive any interest on any amounts owed to it under this Agreement.

(g) Developer payments due under this Agreement shall be payable to \_\_\_\_\_.

(i) Payments due the Developer shall be determined and made annually within 60 days after the due date for the 2nd installment tax bill for each year.

#### **7.5 Certification of Redevelopment Project Costs.**

The Developer shall apply for the issuance of a Certificate of Eligibility by submitting to the Village a written request for certification that describes in detail the cost item for which certification is sought (a "Certification Application"). Each Certification Application shall be accompanied by such bills, contracts, canceled checks evidencing payment, lien waivers, engineers and owner certificates or other evidence that the Village shall reasonably require to establish satisfactory completion of the work for which reimbursement is sought, payment of the cost, and that the cost constitutes a Redevelopment Project Cost under the provisions of this Agreement and the TIF Act.

The Village shall have the right to inspect any improvements for which a Certification Application has been submitted and to review the records of Developer and its contractors and sub-contractors which contain information reasonably necessary for the Village to evaluate whether a cost for which reimbursement is sought is a Redevelopment Project Cost and whether there has otherwise been compliance with the terms of this Agreement. Developer, to the maximum extent permitted by law and to the maximum extent that it has the authority to do so, shall cause any person having possession of information relating to a Certification Application to furnish the Village with information which the Village reasonably considers appropriate for its determination as to whether or not the Certification Application shall be approved.

If the Village determines that the costs for which reimbursement is requested in a Certification Application are eligible Redevelopment Project Costs and that there has otherwise been compliance with the provisions of this Agreement, as such provisions pertain to the Certification Application, the Village shall issue a written Certificate of Eligibility for the costs. In the event the Village determines that some, but not all, of the costs described in a Certification Application are eligible Redevelopment Project Costs, the Village shall, proceed to issue a Certificate of Eligibility for that portion of the costs described in the Certification Application which the Village determines constitute Redevelopment Project Costs and send a notice of disapproval as to those costs described in the Certification Application which the Village was unable to determine constitute eligible Redevelopment Project Costs. If the Village refuses to issue a Certificate of Eligibility as to all or a portion of the costs described in a Certification Application, Developer shall have the right to include such costs in a subsequent Certification Application unless the Village issues a determination that the costs cannot constitute Redevelopment Project Cost pursuant to the provisions of this Agreement or pursuant to any applicable law, ordinance, rule or regulation.

The Village shall have thirty-five (35) days after submission of the last required item containing information relating to a Certification Application or the submission of the Certification Application, whichever occurs last, to approve or disapprove a Certification Application and, if the Certification Application is approved, issue a Certificate of Eligibility. If the Certification Application is not approved, the Village shall identify specifically those items that it is not approving and shall issue a Certificate of Eligibility for all other items in the Certification Application.

The issuance of a Certificate of Eligibility by the Village shall not constitute approval of or acceptance of the work for which the cost was incurred that is covered by the Certificate of Eligibility for the purpose of indicating that such work complies with the Village Requirements, including, but not limited to, codes, ordinances and regulations pertaining to the issuance of occupancy permits.

**7.6 Village Accounting.**

The Village shall maintain complete books and records showing deposits to and disbursements from the Special Tax Allocation Fund for the Industrial and Industrial North Redevelopment Project Areas, which books and records shall be deemed complete if kept in accordance with generally accepted accounting principles as applied to Illinois municipalities and in accordance with the provisions of the Act. Such books and records shall be available for examination by the duly authorized officers or agents of the Developer during normal business hours upon request made not less than five (5) business days prior to the date of such examination. The Village shall maintain such books and records throughout the term of this Agreement and for four (4) years thereafter, all subject to the requirements of the Act.

**7.7 Village's Right to Inspect Books and Records.**

The Developer agrees that, up to two years after completion and approval of the Redevelopment Project, the Village, with reasonable advance notice and during normal business hours, shall have the right and authority to review, audit, and copy, from time to time, the Developer's books and records relating to the Redevelopment Project funded by the Village hereunder (including the following, if any: all loan statements, general contractor's sworn statements, general contracts, subcontracts, material purchase orders, waivers of lien, paid receipts and invoices) in order to confirm that reimbursement is being made for Redevelopment Project Costs or other purposes permitted under the Act.

**ARTICLE VIII  
VILLAGE SUPPORT OF A CLASS 8 COOK COUNTY INCENTIVE**

**8.1. Village support for a Class 8.** Upon the Developer's request, the Village agrees to pass a resolution or ordinance supporting the Developer's application for a Cook County Class 8 Property Tax Incentive for the Subject Property owned by the Developer. The Developer understands that a Class 8 property tax incentive must be granted by Cook County; that the Village

has no authority, control or role in the decision to grant or not grant a Class 8 property tax incentive; and that any such Class 8 incentive is subject to all current and future Cook County ordinances, rules and procedures for the granting of such incentives. The Developer represents that it has made all inquiries it deems necessary and pertinent pertaining to its desire to obtain a Cook County Class 8 property tax incentive. and that it accepts all risk that such an incentive may not be granted at all or may not be granted in the form or manner desired by Developer. The Village shall have no liability or responsibility to the Developer (other than its obligation to support the Developer's request for a County Class 8 incentive) or to anyone else if a Cook County Class 8 property tax incentive is not granted. It shall be the Developer's responsibility to apply for the Class 8 incentive. The Developer also agrees that its failure to obtain a Class 8 property tax incentive shall not be a material mistake of fact or a material mistake of law and that such failure shall not in any manner prevent the enforcement of any other Developer obligation or Village obligation set forth in this Agreement.

## **ARTICLE VIX GENERAL PROVISIONS**

### **9.1 Time of Essence.**

Time is of the essence of this Agreement. The Parties will make every reasonable effort to expedite the subject matters hereof and acknowledge that the successful performance of this Agreement requires their continued cooperation.

### **9.2 Default.**

(a) A Party shall be deemed in default under this Agreement (which shall be deemed a breach hereunder) if such Party fails to materially perform, observe or comply with any of its covenants, agreements or obligations hereunder or breaches or violates any of its representations contained in this Agreement.

(b) Before any failure of any Party to this Agreement to perform its obligations under this Agreement shall be deemed to be a breach of this Agreement, the Party claiming such failure shall notify, in writing, the Party alleged to have failed to perform of the alleged failure and shall demand performance. No breach of this Agreement may be found to have occurred if performance has commenced to the reasonable satisfaction of the complaining Party within thirty (30) days of the receipt of such notice. Upon a breach of this Agreement, the non-defaulting Party may terminate this Agreement and may, in any court of competent jurisdiction, by an action or proceeding at law or in equity, secure the specific performance of the covenants and agreements herein contained, or may be awarded damages for failure of performance. Except as otherwise set forth herein, no action taken by a Party pursuant to the provisions of this Section or pursuant to the provisions of any other Section of this Agreement shall be deemed to constitute an election of remedies and all remedies set forth in this Agreement shall be cumulative and non-exclusive of any other remedy either set forth herein or available to any Party at law or in equity.

**9.3 Amendment.** This Agreement, and any exhibits attached hereto, may be amended only by the mutual agreement of the Parties evidenced by a written amendment, by the adoption

of an ordinance, resolution or motion of the Village approving such written amendment, as provided by law, and by the execution of such written amendment by the Parties or their successors in interest.

**9.4 Entire Agreement.** This Agreement sets forth all agreements, understandings and covenants between and among the Parties relative to the matters herein contained. This Agreement supersedes all prior written agreements, negotiations and understandings, written and oral, and shall be deemed a full integration of the entire agreement of the Parties.

**9.5 Severability.** If any provision, covenant, agreement or portion of this Agreement, or its application to any person, entity or property, is held invalid, such invalidity shall not affect the application or validity of any other provisions, covenants, agreements or portions of this Agreement and, to that end, all provisions, covenants, agreements or portions of this Agreement are declared to be severable.

**9.6 Illinois Law.** This Agreement shall be construed its accordance with the laws of the State of Illinois.

**9.7 Notice.** Any notice to be given or served hereunder or under any document or instrument executed pursuant hereto shall be in writing and shall be (i) delivered personally, with a receipt requested therefor; or (ii) sent by telecopy facsimile; or (iii) sent by a nationally recognized overnight courier service; or (iv) delivered by United States registered or certified mail, return receipt requested, postage prepaid. All notices shall be addressed to the Parties at their respective addresses set forth below, and shall be effective (a) upon receipt or refusal if delivered personally or by telecopy facsimile; (b) one (1) business day after depositing with such an overnight courier service or (c) four (4) business days after deposit in the United States mails, if mailed. A Party may change its address for receipt of notices by service of a notice of such change in accordance with this Section. All notices by telecopy facsimile shall be subsequently confirmed by U.S. certified or registered man, return receipt requested. Notice shall be provided as follows:

If to the Village:

Village of Glenwood  
One Asselborn Way  
Glenwood, IL 60425

with a copy to:

John F. Donahue  
Donahue & Rose P.C.  
9501 W. Devon, Suite 702  
Rosemont, IL 60018

If to the Developer:

\_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
with a copy to:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**9.8 Assignment.** The Developer agrees that it shall not sell, assign or otherwise transfer its rights and obligations under this Agreement other than to an entity having common ownership with the Developer without the approval of the Village, which shall not be unreasonably withheld or delayed.

**9.9 Successors and Assigns.** The agreements, undertakings, rights, benefits and privileges set forth in this Agreement shall be binding upon and inure to the benefit of the parties and their respective successors, assigns and legal representatives (including successor Corporate Authorities) as limited by section 9.8.

**9.10 Commencement/Termination** This Agreement shall commence on the date that it is last signed by one of the parties. This Agreement shall terminate, even if the Developer has not received the total maximum payment set forth in Section 7.4(b), upon the earliest of the following to occur: (1) a termination pursuant to Section 4.1; (2) the completion of the Redevelopment Project and the reimbursement of all amounts due the Developer for which a Certificate of Eligibility has been issued by the Village, (3) the expiration of the Redevelopment Project Area in which the Subject Property is located as required by 65 ILCS 5/11-74.4-3.5(a); or (4) upon the termination of this Agreement as result of a default or the operation of any other provision herein. However, the termination of this Agreement shall not have any impact upon the Developer's continued receipt of any Class 8 Cook County incentive that was previously granted by Cook County.

**9.11 Interpretations.** This Agreement has been jointly negotiated by the Parties and shall not be construed against a Party because that Party may have primarily assumed responsibility for the drafting of this Agreement.

**9.12 Exhibits.** All exhibits attached hereto are declared to be a part of this Agreement and are incorporated herein by this reference.

**9.13 Force Majeure.** means any of the following acts or conditions, which are unforeseen, beyond the reasonable control of the Parties and cause (or could reasonably be expected to cause) a delay a Party's performance of its duties or obligations under this Agreement including: (a) acts of God; (b) floods, fires, earthquakes or hurricanes; (c) pandemics or epidemics; (d) war, invasion, hostilities (whether war is declared or not), terrorist threats or acts, riot or other civil disturbance; (e) laws or governmental orders, regulations or acts not in existence or reasonably foreseeable as of the date of this Agreement, or laws or governmental orders.

regulations or acts in existence as of the date of this Agreement which are supplemented, increased, modified or amended after the date of this Agreement in a manner which was not reasonably foreseeable as of the date of this Agreement; or (f) strikes, labor stoppages, slowdowns or lockouts, or disruption to transportation services.

**IN WITNESS WHEREOF**, the Parties have duly executed this Agreement pursuant to all requisite authorizations as of the date first above written.

<p><b>VILLAGE OF GLENWOOD</b> One Asselborn Way Glenwood, IL. 60425</p> <p>By: _____     Ronald Gardiner     Village President</p> <p>Date: _____</p> <p><b>ATTEST</b></p> <p>_____ Sandra Washington Village Clerk Glenwood</p>	<p>_____ _____ _____</p> <p>By: _____     _____     [printed name]</p> <p>Its: _____     [title]</p> <p>Date: _____</p>
--	---

STATE OF ILLINOIS                    )  
  ) ss.  
COUNTY OF COOK                    )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that \_\_\_\_\_, personally known to me to respectively be the \_\_\_\_\_ of \_\_\_\_\_ respectively executed and attested to the forgoing Redevelopment Agreement as the free and voluntary act of \_\_\_\_\_ for the uses and purposes therein set forth.

Given under my hand and official seal and sworn to before me this \_\_\_\_<sup>th</sup> day of \_\_\_\_\_, 2022.

\_\_\_\_\_  
Notary Public

[SEAL]

**EXHIBIT A**

**(Legal Description)**

THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 14, TOWNSHIP 35 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

EXCEPTING FROM SAID SOUTH 1/2, THE NORTH 150.0 FEET THEREOF;

AND ALSO EXCEPTING THEREFROM THAT PART THEREOF DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID NORTHWEST 1/4; RUNNING THENCE WEST ALONG THE SOUTH LINE OF SAID NORTHWEST 1/4, 714.3 FEET; THENCE NORTHWESTERLY 1079.13 FEET TO A POINT IN THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTH 1/2 OF SAID NORTH WEST 1/4, DISTANT 1558.82 WEST OF THE EAST LINE OF SAID NORTHWEST 1/4; THENCE NORTHEASTERLY 637.81 FEET TO A POINT IN A LINE 150 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF THE NORTH 1/2 OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 AND DISTANT 1170.9 FEET WEST OF THE SAID EAST LINE; THENCE EAST ALONG SAID PARALLEL LINE 1170.9 FEET TO SAID EAST LINE; THENCE SOUTH ALONG SAID EAST LINE 1174.38 FEET TO THE PLACE OF BEGINNING.

ALSO EXCEPTING THEREFROM THE FOLLOWING:

COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 14, TOWNSHIP 35 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; THENCE NORTH ON THE WEST LINE OF SAID NORTHWEST 1/4 A DISTANCE OF 560.0 FEET TO THE POINT OF BEGINNING; THENCE EAST ON A LINE AT A RIGHT ANGLE, A DISTANCE OF 250.0 FEET TO A POINT; THENCE NORTH ON A LINE PARALLEL WITH THE WEST LINE OF SAID NORTHWEST 1/4 A DISTANCE OF 150.0 FEET TO A POINT; THENCE WEST ON A LINE A DISTANCE OF 250.0 FEET TO A POINT ON THE WEST LINE OF SAID NORTHWEST 1/4, SAID POINT BEING 150.0 FEET NORTH OF THE POINT OF BEGINNING; THENCE SOUTH ON SAID WEST LINE OF SAID NORTHWEST 1/4 A DISTANCE OF 150.0 FEET TO THE POINT OF BEGINNING, (EXCEPT THE WEST 50.0 FEET TAKEN FOR HIGHWAY), ALL IN BLOOM TOWNSHIP, IN COOK COUNTY, ILLINOIS.

ALSO EXCEPTING THAT PART OF THE LAND TAKEN AND USED FOR COTTAGE GROVE AVENUE AND JOE ORR ROAD.

**PIN: 32-14-101-006-0000**

RESOLUTION NO: 23 - \_\_\_\_\_

NOW, THEREFORE BE IT RESOLVED by the Village President and Board of Trustees of the Village of Glenwood, Illinois as follows:

Section 1. That a Request is hereby made to the County of Cook, Illinois for Community Development Block Grant ("CDBG") funds for Program Year 2023 in the amount of **\$400,000** for the following project:

**Project: Solar Street Lighting on Maple Drive from Chestnut Lane to Cottage Grove Avenue, Tulip Drive from Chestnut Lane to Walnut Lane, Birch Drive from Willow Lane to Walnut Lane, Walnut Lane & Chestnut Lane**

Amount: **\$400,000**

as identified in the Village of Glenwood's CDBG 2023 program year application.

Section 2. That the Village President is hereby authorized to sign the application and various forms contained therein, make all required submissions and do all things necessary to complete application for the funds requested in Section 1 of this Resolution, a copy of which application is on file with the Clerk.

Section 3. That the Village President is hereby authorized to certify that matching funds which have been identified as supporting its projects as set out within its application will be made available upon the approval of the projects by the County of Cook, Illinois or the prorated share thereof.

Dated this 7th day of March, 2023

By: \_\_\_\_\_  
Print Name – Village President                      Sign – Village President

Attest: \_\_\_\_\_  
Print Name – Villager Clerk                      Sign – Village Clerk

{SEAL}



DATE: February 28, 2023  
TO: Mayor and Board of Trustees  
FROM: Chief Welsh  
SUBJECT: Annexation

Pursuant to the direction given by the Board of Trustees at their December 6, 2022 meeting, we sent all nine parcel owners on Glenwood Lansing Road and Cottage Grove Ave. an invitation to meet on February 2, 2023 at 1000 AM in the Council Chambers of the Village Hall. These invitation letters (attached) were sent via certified mail and we followed up with phone calls and then a visit to each property.

NO ONE attended the presentation. Several of the owners are absentee owners, some did not respond at all and one owner identified that they would attend and were interested, but did not show up. The purpose of this meeting was to present the advantages of annexation.

In the two previous sessions with the Board myself and Attorney Donahue have outlined processes to move this forward. We have exhausted all of the voluntary procedures and I will need your direction to proceed to a forced annexation platform.

# VILLAGE OF GLENWOOD

ONE ASSELBORN WAY • GLENWOOD, ILLINOIS 60425

708.753.2400  
708.753.2406 Fax



December 19, 2022

Rojelio Quintero  
723 E Glenwood-Lansing Rd  
Glenwood, IL 60425

Greetings:

Mayor Ronald Gardiner and the Board of Trustees would like to extend an invitation to meet with staff to explore options for annexing your property into the Village of Glenwood.

Your property lies on a gateway to our community, it is surrounded by Glenwood proper and Forest Preserve which allows us to move forward with annexation procedures.

We would like the opportunity to discuss the "pros and cons" to this process such as:

- The ability to connect to village sewer and water mains.
- Increased opportunity in the community
- Rapid Fire/EMS and Police response
- Taxation
- Code Compliance
- Increase Property Value

This informational session will be held on Thursday, February 2, 2023 at 10:00am at the Glenwood Village Hall, One Asselborn Way in the Council Chambers.

Please RSVP to my administrative assistant Cindy, at 708-753-2440 or [ceriks@villageofglenwood.com](mailto:ceriks@villageofglenwood.com).

Yours for a Fire Safe Community,

Kevin A. Welsh  
Fire Chief  
708-753-2440

## INITIAL PARCELS FOR ANNEXATION

<u>PIN</u>	<u>OWNER (2020)</u>	<u>NEW OWNER (2022)</u>
32-03-401-037-0000	ROJELIO QUINTERO 723 E GLNWOOD LNSNG RD GLENWOOD, IL 60425-1929	SAME
32-03-401-038-0000	JOSE ALVEREZ 731 GLENWOOD LASNG RD GLENWOOD, IL 60425	SAME
32-03-401-015-0000	JOSE ALVAREZ 731 GLENWOOD LNSNG RD GLENWOOD, IL 60425-1929	SAME
32-03-401-010-0000	JAMES S OLEKSY 779 E GLENWOOD LANSING GLENWOOD, IL 60425-1929	SAME
32-03-401-016-0000	<del>JUAN ALDAPE</del> 747 E GLENWOOD LANSING RD GLENWOOD, IL 60425 or - 20081 BLACKSTONE AVE - LYNWOOD, IL 60411	DALIA MARTINEZ
32-03-401-017-0000	<del>JUAN J TREJO</del> 755 E GLENWOOD LANSING GLENWOOD, IL 60425-1929	BAUTISTA EDGAR GUZMAN
32-03-401-019-0000	ELISEO ROSALES 52 S COTTAGE GROVE GLENWOOD, IL 60425-1768	SAME
32-03-401-053-0000	<del>HERIBERTO ROSALES</del> 48 S COTTAGE GROVE GLENWOOD, IL 60425-1768	BENIGINO SALAZAR VELIZ
32-03-401-042-0000	ELIASAR ROSALES 42 S COTTAGE GROVE AVE GLENWOOD, IL 60425	SAME