



**AGENDA FOR
CITY COUNCIL MEETING**

Council Chambers

401 E Third Street

Kewanee, Illinois 61443

Closed Meeting Starting at 6:00 p.m.

Open Meeting starting at 7:00 p.m.

Monday, October 22, 2018

Posted by 6:00 p.m., October 19, 2018

1. Call to Order
2. Closed Session pursuant to Section 2(c) (2) of the Open Meetings Act to discuss collective bargaining.
3. Pledge of Allegiance
4. Consent Agenda
 - a. Approval of Minutes
 - b. Payroll
 - c. Staff Reports
5. Presentation of Bills and Claims
6. Citizen Participation
7. Public Hearing pursuant to the requirements of Sections 10 and 20 of the Bond Issuance Notification Act of the State of Illinois, as amended on the plans to issue General Obligation Limited Tax Bonds, Series 2018 in the amount not to exceed \$315,000
8. Business:
 - a. **FY 2018 Audit Presentation** by representatives from CliftonLarsenAllen, LLC.
 - b. **Consideration of a Resolution** awarding the demolition of structures at 807 West 4th St and 842 Birch Place to Ratliff Bros Construction.
 - c. **Discussion** of a TIF application for The Station.
 - d. **Discussion** of a TIF application for NAPA Auto Parts Store.
 - e. **Consideration of a Resolution** authorizing the City Manager to execute renewal documents with Blue Cross Blue Shield for the City's Health Insurance program.
 - f. **Report from the City Engineer** regarding an emergency repair at the South Water Tower.
 - g. **Discussion of a request** from a resident regarding installation of a 1 inch conduit under a city alley for the benefit of the Northeast Park Christmas lighting.
9. Council Communications:
10. Announcements:
11. Adjournment



MEMORANDUM

Date: October 19, 2018
From: Gary Bradley, City Manager
To: Mayor & Council
RE: Council Meeting of **Monday, October 22, 2018**

REGULAR MEETING AT 7:00 P.M.

1. **Enterprise Zone Expansion**— We are continuing the discussions with a utility provider about expansion of the zone boundaries to include another phase of wind farm and are working with Orion to accommodate their request for expansion, as well. The process is expected to go through February, so it will be a recurring item that requires all of the entities (each city/village and the county) to approve the exact same changes.
2. **Economic Development**— International Council of Shopping Centers' Regional Deal Making and Idea Exchange conference was held in Chicago on the 17th and 18th. I attended on the 17th, returning so that I could be available for FOP negotiations on the 18th. The trip was productive and has a good chance of resulting in some growth in the community based on a few of the meetings I had.
3. **Opportunity Zone**— The conference in Decatur on the 10th for the implementation of Opportunity Zones was informative. The regulations that will guide the program have not yet been released, so there is still a fair amount of speculation involved, but DCEO appears eager to hit the ground running with respect to the new program.
4. **Fire Hydrants**— Staff has completed this year's fire hydrant flow testing program. The data gathered has allowed us to identify areas with suspect flows and proactively replace a number of hydrants that were not functional.
5. **Educational Outreach**— Students from the community will be visiting next week. Third graders from the Kewanee district plan to visit us at City Hall on October 24th. The students in kindergarten and first grade will visit Central Field on Friday, October 26th to "touch a truck" and learn about the career opportunities available to them. Seniors from both Kewanee and Wethersfield will have the opportunity to visit a local organization to hear more about potential careers in their field of interest, with a group of those students visiting to learn about careers in local government.

COUNCIL MEETING 18-19 OCTOBER 9, 2018

The City Council met in Council Chambers at 7:00 PM with the Mayor calling the meeting to order and the following answering to roll call:

Andy Koehler	Council Member
Steve Faber	Council Member
Chris Colomer	Council Member
Michael Yaklich	Council Member
Steve Looney	Mayor

News media present was as follows:

Mike Helenthal	Star Courier
Shawn Kernan	WKEI

The Pledge of Allegiance was said.

Mayor Looney asked for a moment of silence for our troops still fighting overseas.

Mayor Looney explained that the next items were placed on the consent agenda and were considered to be routine in nature to be passed as a whole with one vote of the Council. Mayor Looney requested that any member of the Council or the audience wishing to have an item removed from the consent agenda for individual consideration to make the request and the item would be removed and considered following the approval of the remaining consent items. The consent agenda included minutes from the September 24, 2018 Council Meeting, payroll for the pay period ending September 29, 2018 in the amount of \$201,085.76, reports from Community Development, Police Department, and Public Works, a request from Kewanee Historical Society to close a portion of Tremont Street between First St and Central Blvd between 1 and 2:30 pm on October 27, 2018 for a ceremony commemorating Abraham Lincoln's visit to Kewanee and a request from Tavern on Beach for use of the alley to the North of the property from Beach Street to Franklin Street from 11 am to 11 pm on October 27, 2018 for a Halloween entertainment event. The consent agenda items were approved on a motion made by Council Member Yaklich and seconded by Council Member Colomer. Roll call showed 5 ayes, no nays. The motion passed.

Bills submitted for approval totaling \$846,851.12 were approved on a motion made by Council Member Faber and seconded by Council Member Yaklich. Council Member Koehler questioned the payment for PALS cards. Fire Chief Shook explained that the payment was for training on pediatric advanced life support and the corresponding certification cards. Council Member Yaklich asked about relining the sewer on Tenney Street. City Manager Bradley noted that the relining would be complete soon with minimal disruption to traffic. Roll call showed 5 ayes, no nays. The motion passed.

CITIZEN PARTICIPATION

Mayor Looney then asked if anyone wished to speak regarding a non-agenda item. Terry Murphy commented on pictures given to the Council off trash and litter in Berrien Park. He noted that he picked up the trash, but would like to see better patrol of the area to avoid the litter in the future. George Shaw requested police patrol or a STOP sign on South West Street due to fast moving traffic and young children in the area. There being no other requests Mayor Looney moved on to new business.

NEW BUSINESS

The Plan Commission minutes from its meeting held on Thursday, September 27 were accepted on a motion made by Council Member Faber and seconded by Council Member Colomer. Roll call showed 5 ayes, no nays. The motion passed.

Ordinance #3942 authorizing the special use to John Beaman Sr for a multiple family dwelling at 309 East Third Street was approved on a motion made by Council Member Colomer and seconded by Council Member Faber. Council Members commented on the many improvements to the property. Roll call showed 5 ayes, no nays. The motion passed.

The Zoning Board of Appeals minutes from its meeting held on Wednesday, October 3 were accepted on a motion made by Council Member Colomer and seconded by Council Member Faber. Roll call showed 5 ayes, no nays. The motion passed.

Resolution #5126 approving a variance and authorizing an encroachment licensing agreement with St. John Paul II Parish was approved on a motion made by Council Member Colomer and seconded by Council Member Faber. Council Member Yaklich requested that Chief Ainley provide his opinion on the safety of the area in question at the corner of Lexington and First Street. Chief Ainley reported his findings, noting that the intersection has a four-way STOP sign and felt the structure would not cause a safety hazard. Council Member Colomer noted that the children are let out at the West entrance to the school. City Manager Bradley explained, at the request of Council Member Yaklich, that the encroachment license was utilized in 2007 for Edward Jones. City Attorney Raver had reviewed the document and approved it. Roll call showed 5 ayes, no nays. The motion passed.

Ordinance #3943 amending Schedule III of Chapter 78 of the Kewanee City Code regarding Handicapped Parking Spaces establishing handicap accessible on-street parking spaces in the vicinity of the St. Peter's Evangelical Church on S. Grove Street was approved on a motion made by Council Member Koehler and seconded by Council Member Yaklich. Roll call showed 5 ayes, no nays. The motion passed.

Ordinance #3944 authorizing a cable television franchise agreement by and between the City of Kewanee and Comcast of Illinois/Indiana/Ohio LLC was approved on a motion made by Council Member Faber and seconded by Council Member Colomer. City Manager Bradley noted the 10-year term. Roll call showed 5 ayes, no nays. The motion passed.

Resolution #5127 authorizing the execution of an Intergovernmental Agreement with Kewanee Community Unit School District 229 for waiver of sewer charges for water used solely for the irrigation of an athletic field was approved on a motion made by Council Member Faber and seconded by Council Member Colomer. Mayor Looney noted that this agreement was discussed at the previous meeting. Roll call showed 5 ayes, no nays. The motion passed.

City Clerk Edwards then read a proclamation declaring October 7 – 13 as Fire Safety Week. Mayor Looney reminded residents not to forget to change the batteries in the smoke alarms and carbon monoxide detectors.

OTHER BUSINESS

Council Member Faber questioned the status of the heat installation in the pound. Grounds Maintenance Manager Newton reported that the heat would be installed in less than 2 weeks. Council Member Faber also noted several barrels that had been in place in excess of 10 months and a brush pile by the Humane Society that was partly in the road. He also received confirmation from City Manager Bradley that East Prospect Street would be closed on Halloween for trick-or-treating.

Council Member Colomer asked about a neighbor moving a garage and the end structure leaning. Community Development Director Edwards noted that the owner of the garage in question was in the process of applying for a demolition grant.

Council Member Colomer reported to Chief Ainley that he had been approached by a resident about speed on East Prospect Street. Chief Ainley made note of the complaint. Council Member Colomer then noted that he had also been approached by others regarding an optional platform to broadcast the Council Meetings, like Facebook live. He requested staff to review the options, as it may encourage more people to be a part of the community.

Council Member Koehler received information from City Manager Bradley regarding the proposed solar panels East of Great Dane going through the County's approval process. He then noted Advel Court and Stanton Court not getting service of plowed streets, crediting City Manager Bradley for his work to get the ball rolling.

Mayor Looney wished Florence Reed a Happy 101st birthday. He also read the certification notice of the award of the City of Kewanee/Henry County Enterprise Zone.

ANNOUNCEMENTS

City Clerk Edwards announced that the transfer station would be open on Saturday, October 13 from 8 am to noon. City wide cleanup would be held on Saturday, October 27 from 7 am until noon. The tire cleanup event would also take place during the same time frame at Moore Tires. The first 300 tires collected would be free of charge, with a limit of 8 per household. After the 8 tires, or the first 300 the charge would be \$2.50 per tire. Mayor Looney noted that we were always looking for volunteers for that event.

There being no further business, Council Member Faber moved to adjourn the meeting and Council Member Colomer seconded the motion. Roll call showed 5 ayes, no nays. The meeting adjourned at 7:40 PM.

MELINDA EDWARDS, CITY CLERK

DATE APPROVED

City of Kewanee
Targeted Minor Home Repair Program
FY 19 Projects and Expenditures

Name	Street Address	Work Requested	Project Estimate	2019 Expenditures	Contractor
Sue Ostrowski	215 S Tremont St	Replace 2 entry doors, replace storm door, replace 4 windows, remove & re-frame roof over back door/patio area.	\$7,500.00	\$7,500.00	DeReu Construction
Lynette Cruse	107 S Walnut St	Remove old gutter system and replace with new seamless gutter system, Replace rotted wood siding, install steel fascia and soffit. - Carryover from	\$339.50	\$339.50	Astorga Contracting
Betty Dorsey	108 N Vine St	Removal of old porch behind house, remove existing debris, build new 12' x 10' deck with footings, replace and reframe 4 basement windows and exterior basement door, Intall new support for porch roof, install steel roofing and flashing along with gutters on porch. - Carry over from FY 18	\$1,573.71	\$1,573.71	Two Guys Construction
Anton& Michelle Turchi	618 W 5th St	Remove & replace roofing (upper & lower flat roof), sheeting, soffit, gutters, one entry door at rear of house, replace two windows.	\$7,425.00	\$7,425.00	JC Beaman
Chris Shadrick	1131 Rose St	Roof repair, gutters, new siding.	\$7,342.84	\$7,365.77	Home Owner
Penni Russell	217 S Tremont St	Replace 1 double hung window, build wood steps over existing damaged concrete steps on front porch, seal cracks & prep porch for paint, install screen door (special order due to size), replace footing support for front porch, paint back porch, scrape house and paint.	\$7,000.00	\$7,000.00	Murray Bros.

Ruben Palafox	621 W 4th St	Tear off and re-roof flat roof, replace rotted boards and install rubber roofing	\$1,938.00	JC Beaman
Paul Ensley	405 N. Cottage	Tear off and re-roof, seamless gutters, install 5 replacement windows, storm door	\$6,700.00	DeReu Construction
Pam Rosebeck	427 Franklin St	Foundation Repair	\$3,100.00	Hand's Masonry & Concrete Restoration
Brian Elgin	610 W 5th St	Tear off and re-roof, install rubber roofing on flat roof area, add ice barrier per code.	\$5,540.00	JC Beaman
YTD Totals		Approved/Spent	\$48,459.05	\$31,203.98
		Budget	\$75,000.00	
		Remaining Budget	\$26,540.95	

City of Kewanee
Targeted Minor Home Repair Program
FY 18 Projects and Expenditures

Name	Street Address	Work Requested	Project Estimate	2019 Expenditures	Contractor
Tom & Terrie Keefner	338 West Prospect St	Replace sewer line, front porch repair, repair steps, paint house	\$7,500.00	\$7,500.00	Dana Well & Drill
Kendra Bowers	415 Elliott St	Roof, soffitt, fascia, foundation repairs	\$7,500.00	\$7,500.00	Rebuilding Together
Craig Newman	104 S Elm St	Repair Steps, gutters, downspouts, tuckpoint chimney, replace windows	\$7,500.00	\$7,500.00	Rebuilding Together
Betty Dorsey	108 N Vine St	Removal of old porch behind house, remove existing debris, build new 12' x 10' deck with footings, replace and reframe 4 basement windows and exterior basement door, Intall new support for porch roof, install steel roofing and flashing along with gutters on porch.	\$6,303.36	\$245.12	Two Guys Construction

City of Kewanee
Targeted Minor Home Repair Program
FY 18 Projects and Expenditures

Name	Street Address	Work Requested	Project Estimate	2019 Expenditures	Contractor
Wanda Woods	1608 E 7th	Roof	\$5,512.09	\$5,512.09	Home Owner
Lynette Cruse	107 S Walnut St	Remove old gutter system and replace with new seamless gutter system, Replace rotted wood siding, install steel fascia and soffit.	\$7,080.00	\$1,963.64	Astorga Contracting
Linda DeLeon	402 W Oak	Replace sewer line, front porch repair, repair steps, paint house	\$4,675.00	\$4,675.00	S Dana Construction
YTD Totals				\$29,975.73	

City of Kewanee
Façade Improvement Program
FY 19 Projects and Expenditures

Name	Street Address	Work Requested	Project Costs	City Reimbursement 2019 Expenditures
Hype	213 W Third St	Tuck Pointing and Paint exterior, door and window replacements	\$21,766.80	\$10,000.00
Kewanee Historical Society	211 N Chestnut St	Tuck pointing and Paint exterior	\$9,315.00	\$4,657.50
Spets Brothers	102 W Third St	Paint exterior, install new awnings, install new doors.	\$33,320.00	\$10,000.00
Breedlove's	123 W Second St	Replace existing shake shingles on existing awning	\$6,000.00	\$3,000.00

Totals

\$70,401.80 \$27,657.50



MEMORANDUM

SEPTEMBER 2018 WATER LOSS REPORT

DATE: October 3, 2018

TO: Gary and Rod

FROM: Dale 

Attached are the charts and worksheets for the September 2018 water loss report. **Our water loss for the month was 29.9%.** This is up a little from last month. Our YTD 2018 is at 28.6% , a few points above our 2017 year end low of around 25%. We continue to tread slightly upward for the year.

City of Kewanee, Illinois

CHART A

SEPTEMBER 2018 Water Audit Data

Finished Water Produced vs Billed & Accounted For Water-MG/Month

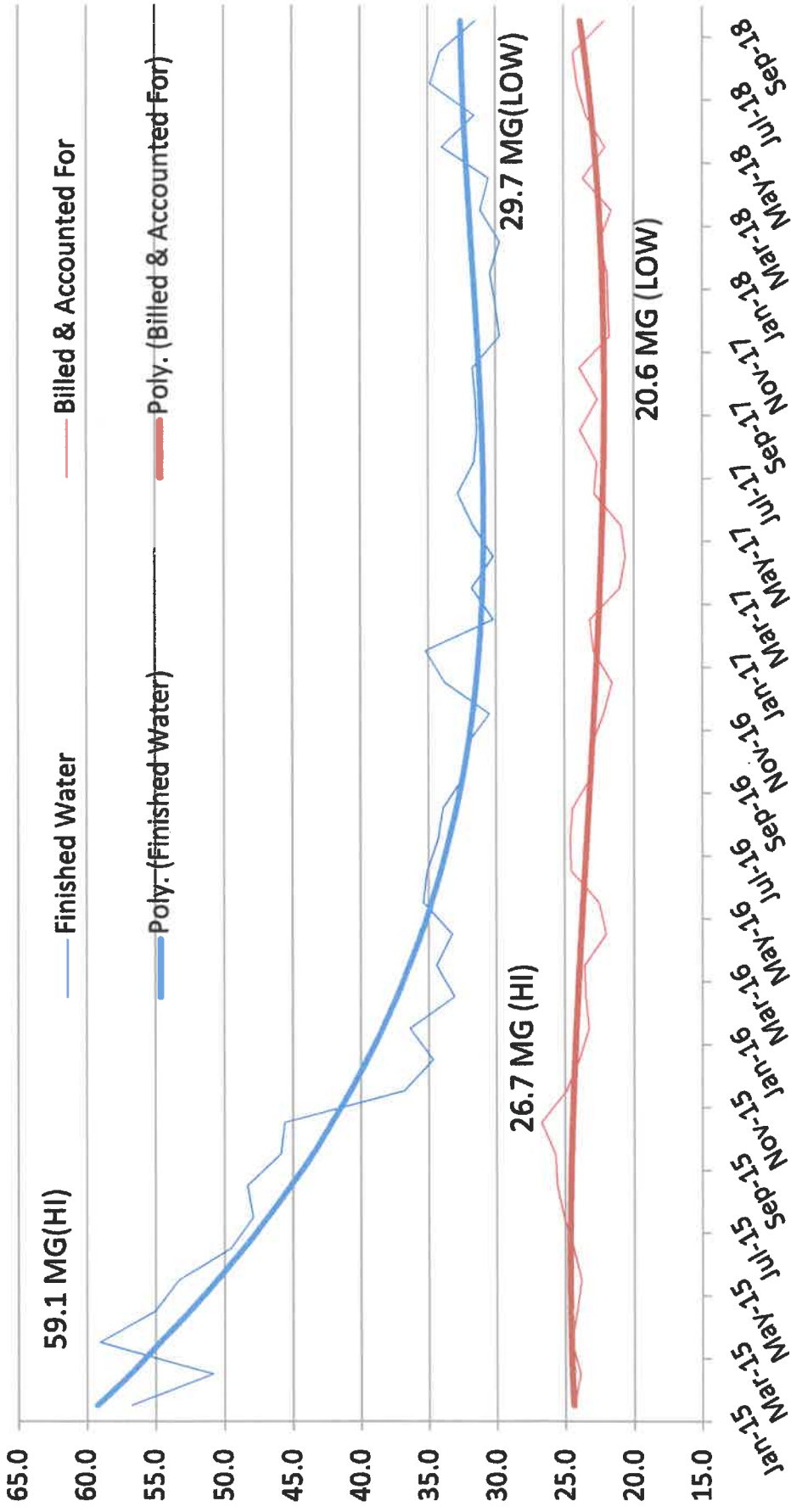
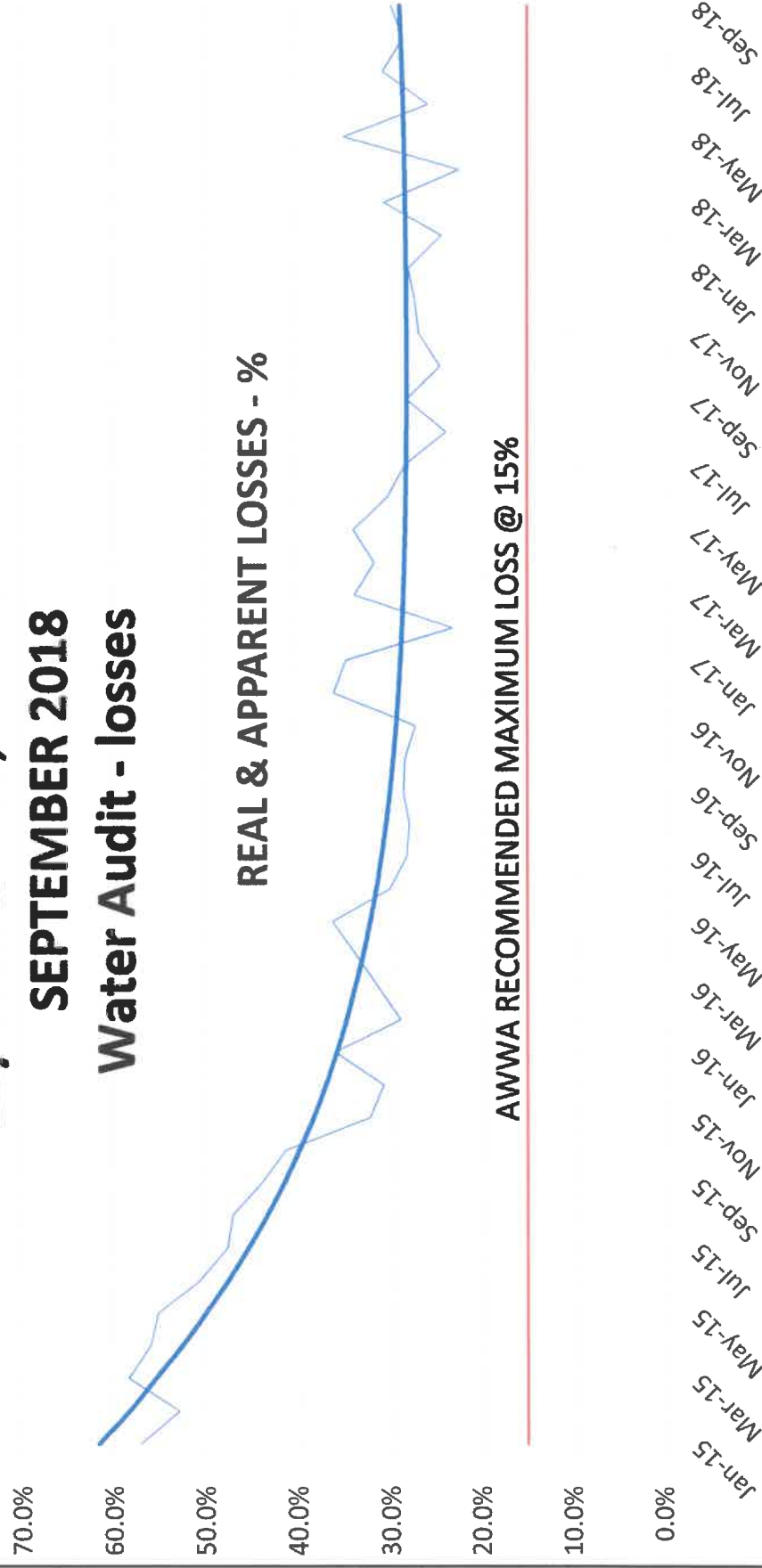


CHART B

City of Kewanee, Illinois

SEPTEMBER 2018

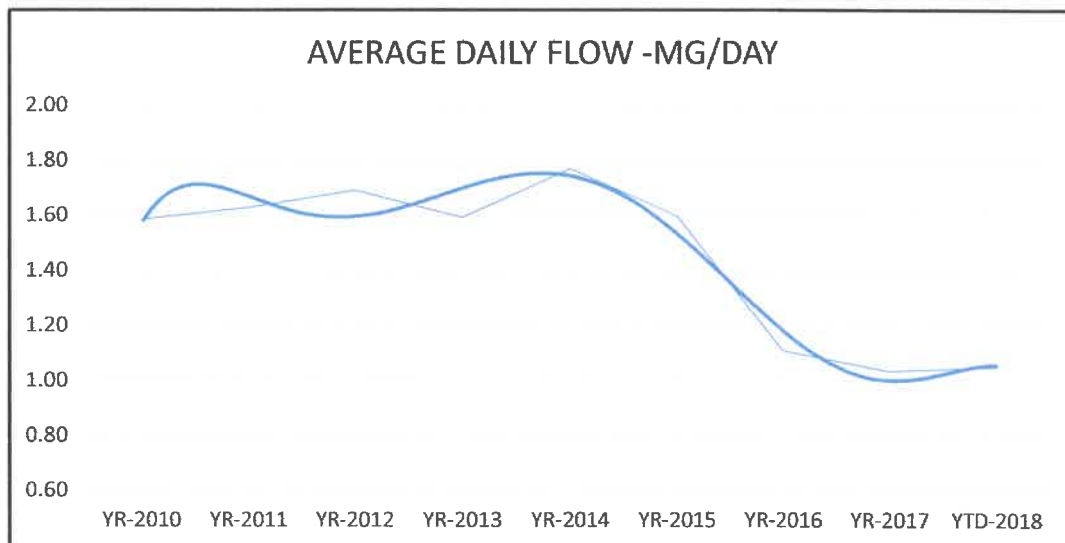
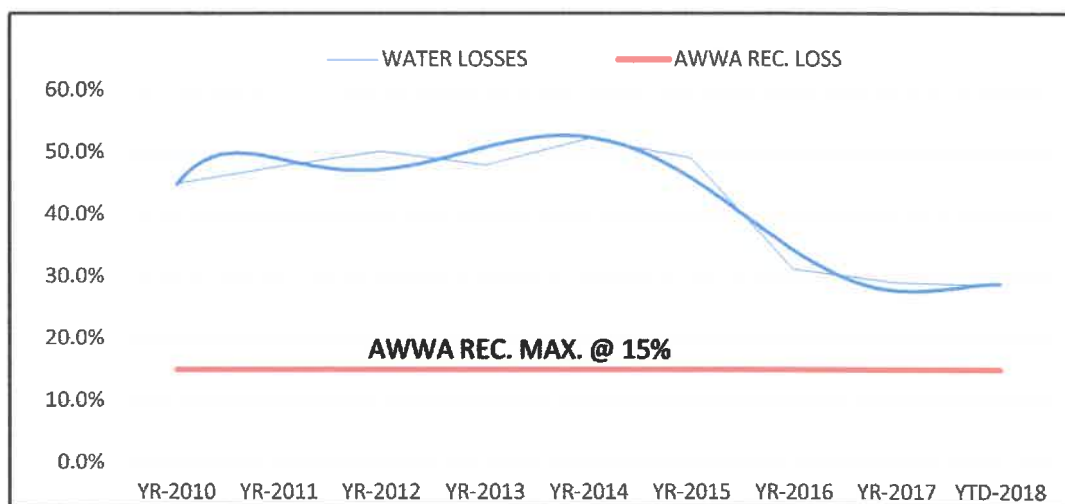
Water Audit - losses



CITY OF KEWANEE, ILLINOIS WATER AUDIT DATA

MONTHLY AVERAGES / YEAR - MG

YEAR	RAW WATER	FINISHED WATER	ADF MG/DAY	AMOUNT BILLED	WWTP USEAGE	CITY OTHER	TOTAL ACC.FOR	LOSS %	AWWA MAX %
YR-2010	57.6	48.3	1.59	24.4	2	0.13	26.5	45.1%	15.0%
YR-2011	58.5	49.6	1.63	23.8	2	0.13	25.9	47.7%	15.0%
YR-2012	61	51.5	1.69	23.5	2	0.13	25.6	50.2%	15.0%
YR-2013	57.1	48.5	1.59	23.1	2	0.13	25.2	48.0%	15.0%
YR-2014	67.6	53.9	1.77	23.6	2	0.13	25.7	52.3%	15.0%
YR-2015	59.9	48.7	1.60	22.6	1.98	0.18	24.8	49.1%	15.0%
YR-2016	42.1	33.7	1.11	21.9	1.17	0.17	23.2	31.2%	15.0%
YR-2017	38.9	31.5	1.04	21.7	0.35	0.30	22.3	29.1%	15.0%
YTD-2018 THROUGH SEPTEMBER 2018	41.7	32.0	1.05	22.3	0.15	0.40	22.83	28.6%	15.0%



CITY OF KEWANEE, ILLINOIS WATER AUDIT DATA

MONTHLY FLOWS / LOSSES

MONTH	RAW WATER	FINISHED WATER	AVERAGE DAILY FLOW MG / DAY	NOTES:	AMOUNT BILLED	WWTP USEAGE	CITY OTHER	TOTAL ACC.FOR	LOSS %	AWWA MAX %
Jan-15	68.44	56.8	1.83		22.24	2	0.13	24.4	57.1%	15.0%
Feb-15	63.13	50.9	1.82		22	1.81	0.13	23.9	52.9%	15.0%
Mar-15	72.87	59.1	1.90		22.13	2.28	0.13	24.5	58.4%	15.0%
Apr-15	66.66	55.1	1.84		21.85	2.2	0.13	24.2	56.1%	15.0%
May-15	66.11	53.3	1.72		21.62	2.1	0.13	23.9	55.3%	15.0%
Jun-15	62.19	49.5	1.65		22.19	2.1	0.13	24.4	50.7%	15.0%
Jul-15	59.4	47.9	1.55		22.82	2.14	0.13	25.1	47.7%	15.0%
Aug-15	58.93	48.4	1.56		23.31	2.14	0.13	25.6	47.1%	15.0%
Sep-15	55.8	45.9	1.53		23.51	2.07	0.13	25.7	44.0%	15.0%
Oct-15	56.1	45.6	1.47		24.64	1.96	0.13	26.7	41.4%	15.0%
Nov-15	45.4	36.8	1.23		22.38	1.8	0.73	24.9	32.3%	15.0%
Dec-15	43.2	34.7	1.12		22.67	1.2	0.13	24.0	30.8%	15.0%
Jan-16	45.3	36.4	1.17		21.15	2	0.13	23.3	36.0%	15.0%
Feb-16	41.1	33.1	1.14		22.21	1.18	0.13	23.5	28.9%	15.0%
Mar-16	42.7	34.4	1.11		22.16	1.02	0.42	23.6	31.4%	15.0%
Apr-16	43.2	33.3	1.11		20.82	1.06	0.13	22.0	33.8%	15.0%
May-16	44.4	35.4	1.14		21	1.4	0.13	22.5	36.4%	15.0%
Jun-16	44.3	35.1	1.17		23.11	1.29	0.13	24.5	30.1%	15.0%
Jul-16	42.4	34.3	1.11		23.15	1.33	0.13	24.6	28.3%	15.0%
Aug-16	40.5	33.9	1.09		23.12	1.18	0.13	24.4	27.9%	15.0%
Sep-16	39.1	32.4	1.08		21.95	1.05	0.13	23.1	28.6%	15.0%
Oct-16	41.6	32.2	1.04		22.03	0.88	0.13	23.0	28.4%	15.0%
Nov-16	37.8	30.5	1.02		21.41	0.64	0.13	22.2	27.3%	15.0%
Dec-16	42.4	33.8	1.09		20.21	1.02	0.33	21.6	36.2%	15.0%
Jan-17	44	35.2	1.14		21.64	1.16	0.13	22.9	34.9%	15.0%
Feb-17	37.3	30.2	1.08		22.4	0.65	0.13	23.2	23.2%	15.0%
Mar-17	38.9	31.8	1.03		20.09	0.72	0.197	21.0	33.9%	15.0%
Apr-17	36.7	30.2	1.01		20	0.47	0.13	20.6	31.8%	15.0%
May-17	39.1	31.7	1.02	Vehicle hits FH,	20.22	0.2	0.49	20.9	34.0%	15.0%
Jun-17	38.8	32.8	1.09		21.9	0.167	0.78	22.8	30.3%	15.0%
Jul-17	38.9	31.6	1.02		21.93	0.157	0.54	22.6	28.4%	15.0%
Aug-17	38.5	31.4	1.01		23.14	0.17	0.57	23.9	23.9%	15.0%
Sep-17	39.1	31.5	1.05		22.33	0.15	0.13	22.6	28.2%	15.0%
Oct-17	37.9	31.7	1.02		23.66	0.12	0.13	23.9	24.6%	15.0%
Nov-17	38.9	29.7	0.96	FH Flow Testing/Flushing	21.4	0.12	0.19	21.7	26.9%	15.0%
Dec-17	38.3	30.0	0.97	FH Flow Testing/Flushing	21.59	0.09	0.13	21.8	27.3%	15.0%
Jan-18	42.4	30.4	0.98	"FREEZE" LEAKS (1)	21.59	0.155	0.13	21.9	28.0%	15.0%
Feb-18	36.8	29.7	1.06	Leaks cont.	22.16	0.15	0.13	22.4	24.4%	15.0%
Mar-18	37.9	31.1	1.00		21.3	0.15	0.13	21.6	30.7%	15.0%
Apr-18	41	30.5	1.02		23.26	0.21	0.17	23.6	22.5%	15.0%
May-18	44.2	34.0	1.10		21.09	0.11	0.84	22.0	35.1%	15.0%
Jun-18	42.01	31.6	1.05		22.59	0.15	0.67	23.4	25.9%	15.0%
Jul-18	45.09	34.8	1.12		23.35	0.15	0.58	24.1	30.9%	15.0%
Aug-18	44.41	34.1	1.10	Est. WWTP/City Other	23.62	0.15	0.58	24.4	28.6%	15.0%
Sep-18	41.3	31.5	1.05	Est. WWTP/City Other	21.57	0.1	0.4	22.1	29.9%	15.0%
Oct-18										
Nov-18										
Dec-18										

NOTES: (1) Extreme cold weather in January, -20, caused fireline pipe to freeze and burst 1/6 at old Bo-Mag bldg and other leaks in City
Amount of water lost from known and fixed leaks from 1/2 - 1/19/18 = 3.71 MG; Finished Water Amount Adjusted for this.



FINANCE & ADMINISTRATIVE SERVICES

SEPTEMBER 2018

Water Bill Payments Processed

At counter	1070
By mail	343
By dropbox	619
At bank	<u>78</u>
Total Water Bill Payments	2110

Other Payments	217
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Total Payments Processed	2327
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Customer Contacts (non-payment)

By phone	1342
At counter	480
Work orders written	<u>305</u>
Total Customer Contacts	2127

Misc Requests/Employee Contacts

By phone or in-person	551
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PSN Payments	338
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SYS DATE:10/19/18

CITY OF KEWANEE
A / P W A R R A N T L I S T
REGISTER # 175
Friday October 19, 2018

SYS TIME:12:49

[NW1]

DATE: 10/19/18

PAGE 1

PAYABLE TO INV NO	G/L NUMBER	DESCRIPTION	AMOUNT	DISTR
01 LEXISNEXIS RISK SOLUTIONS 138173420180930	01-21-549	CONTRACT FEE	88.50	88.50
01 ADVANCED BUSINESS SYSTEMS INC INV110965	01-11-512	COPIER MAINT CONTRACT	168.65	168.65
01 AEP ENERGY D100118 D100118 D100118 D100118 D100118	01-11-571 51-93-571 52-93-571 58-36-571 62-45-571	TRAFFIC SIGNALS & SIRENS WATER PLANTS & WELLS WWTP & LIFT STATIONS CEMETERY ELECTRIC MUN BLDGS ELECTRIC	34690.11 	501.16 16475.33 13788.13 39.41 3886.08
01 AG VIEW FS INC 47010834	52-93-586	TRUCK LIME & SPREADING	755.63	755.63
01 AIRGAS MID AMERICA 9080874671 9956533206 9956613418	01-22-612 51-93-512 01-22-612	OXYGEN USP MEDICAL PROPANE TANK RENTAL OXYGEN CYLINDER RENT	200.61 	57.40 38.00 105.21
01 ALEXIS FIRE EQUIP CO 0063137-IN	01-22-830	HYDRANT WRENCHES	132.26	132.26
01 ALTORFER INC PC020541274 PC240127096	62-45-612 62-45-612	OIL OIL TEST KITS	270.58 	33.33 237.25
01 AMEREN ILLINOIS D100918 D100918 D100918 D100918 D100918 D100918 D100918 D100918	01-11-571 01-52-571 51-93-571 52-93-571 54-54-571 58-36-571 62-45-571 62-45-571	ST LIGHTS & SIGNALS PARKS - ELECTRICITY WTP & WELLS-ELECTRIC WWTP & LIFT STS-ELECTRIC FR PARK-ELECTRICITY CEMETERY-ELECTRICITY MUN BLDGS-ELECTRICITY	24036.99 	6647.97 30.06 7482.42 6791.78 349.60 124.87 2610.29
01 ANDERSON, GRANT 18-30E	01-22-562	TRAVEL-MEAL REIMBS	103.77	103.77
01 AUTOMOTIVE ELECTRIC OF KEWANEE 67517 67547	62-45-513 62-45-830	CHARGE A/C & STARTER FLEET BATTERY CHARGER	358.30 	209.60 148.70
01 AUTO ZONE 2644108845 2644109985 2644146848 2644150971 2644157326 2644193023 2644211040	62-45-613 62-45-613 62-45-613 62-45-613 62-45-613 62-45-613 62-45-652	REVERSED CREDIT MEMO RETURNED PARTS RETURNED PARTS DUAL FAN ASSEMBLY RETURNED PARTS RETURNED PARTS WINDSHIELD WASHER	171.03 	25.15 7.49- 1.89- 168.54 2.89- 13.38- 2.99
01 B & B PRINTING 22158 22158 22158	01-11-553 02-61-553 51-42-553	CITY NEWLETTER CITY NEWLETTER CITY NEWLETTER	2768.53 	779.78 433.21 173.28

SYS DATE:10/19/18

CITY OF KEWANEE
A / P W A R R A N T L I S T
REGISTER # 175
Friday October 19, 2018

SYS TIME:12:49
[NW1]

DATE: 10/19/18

PAGE 2

PAYABLE TO INV NO	G/L NUMBER	DESCRIPTION	AMOUNT	DISTR
22158	52-43-553	CITY NEWLETTER		173.28
22158	57-44-553	CITY NEWLETTER		173.28
22158	01-11-551	CITY NEWLETTER/POSTAGE		466.06
22158	02-61-551	CITY NEWLETTER/POSTAGE		258.93
22158	51-42-551	CITY NEWLETTER/POSTAGE		103.57
22158	52-43-551	CITY NEWLETTER/POSTAGE		103.57
22158	57-44-551	CITY NEWLETTER/POSTAGE		103.57
01 B & B LAWN EQUIPMENT & CYCLERY			710.72	
206542	62-45-612	CARBURETOR PARTS		93.95
206719	58-36-612	FILTERS & FILLER CAP		532.79
207014	58-36-612	HYPER-OIL - TORO'S		83.98
01 BEA OF ILLINOIS			895.50	
2187728	51-93-512	WELL#1 RADIO/ANTENNA		323.15
2187729	51-93-512	TROUBLESHOOT WELL#3		572.35
01 KERRY D ANDERSON			482.60	
14660	14-11-591	LIAB INS CLAIM-1101 WESTERN		482.60
01 BOCK INC			54894.42	
55A	51-93-515	WTP-CONTRACT PAYMENT		14676.42
55A	52-93-515	WWTP-CONTRACT PAYMENT		40218.00
01 BRADLEY, GARY			286.40	
18-36E	02-61-564	EZ/EC DEV MTGS-MILEAGE		286.40
01 BREEDLOVE'S SPORTING GOODS			1679.95	
34959	01-22-471	UNIFORM ALLOWANCES		1679.95
01 BREEDLOVE'S SPORTING GOODS			3000.00	
D101818	02-61-930.1	FACADE IMPROV GRANT		3000.00
01 CLIFTONLARSONALLEN LLP			2600.00	
1916278	11-13-531	PROG BILLING-FY18 AUDIT		2600.00
01 COLWELL, BRENT			200.00	
179546	01-65-549	ELECTRICAL INSPECTION		50.00
179547	01-65-549	ELECTRICAL INSPECTION		25.00
179548	01-65-549	ELECTRICAL INSPECTION		25.00
179549	01-65-549	ELECTRICAL INSPECTION		50.00
179550	01-65-549	ELECTRICAL INSPECTION		50.00
01 IDOIT - COMMUNICATIONS REVOLVI			316.70	
T1903731	01-21-552	LEADS LINE		316.70
01 COMCAST CABLE			84.90	
D092618PW	51-42-537	INTERNET - PW BLDG		42.45
D092618PW	62-45-537	INTERNET - PW BLDG		42.45
01 CORE & MAIN LP			427.40	
J433144	51-42-615	GASKETS		108.40
J476057	52-43-615	GASKETS		7.00
J506504	51-42-615	PE WATER TUBING		312.00
01 CULLIGAN OF KEWANEE			72.12	
D100718	52-93-652	WATER-WWTP LAB		72.12
01 DINGES FIRE COMPANY			57.09	
50706	01-22-471	FORNEY-UNIFORM ALLOWANCE		57.09
01 ELECTRO-MECHANICAL RESOURCES I			1817.94	

SYS DATE:10/19/18

CITY OF KEWANEE
A / P W A R R A N T L I S T
REGISTER # 175
Friday October 19, 2018

SYS TIME:12:49
[NW1]

DATE: 10/19/18

PAGE 3

PAYABLE TO INV NO	G/L NUMBER	DESCRIPTION	AMOUNT	DISTR
31962R	52-93-512	REPAIR 25HP MOTOR		571.60
31963R	52-93-512	REPAIR 25HP MOTOR		571.60
31964R	52-93-512	REPAIR ROBUSHI BLOWER		337.37
31965R	52-93-512	REPAIR ROBUSHI BLOWER		337.37
01 FARM KING OF KEWANEE			35.64	
784366	01-41-614	SIGN KIT NUTS & BOLTS		17.80
784479	62-45-613	KEYS		4.38
785208	52-93-619	ELECTRICAL SUPPLIES		4.78
785509	52-93-619	CEMENT & PRIMER		8.68
01 FRIENDS OF THE ANIMALS			1333.33	
628659	01-21-539	SEMI-MONTHLY CONTRACT		1333.33
01 GALESBURG ELECTRIC			61.27	
409576	52-93-512	WWTP-CORD CONNECTOR		61.27
01 GRIFFITH, JAMES			652.00	
D101218	01-41-617	SIDEWALK REPLACEMENT		652.00
01 GUSTAFSON FORD			254.63	
5668	62-45-613	BEARINGS		29.91
5688	62-45-613	FILTERS		31.20
5712	62-45-513	DOOR MOULDING		51.88
5730	62-45-613	HUB ASSEMBLY & NUT		141.64
01 HAMILTON, ANGELA			53.98	
D082018	01-11-471	CLOTHING ALLOWANCE		53.98
01 HAYES, RAY JR			210.00	
5574	52-43-515	PUSH SPOILS @ XFER ST		210.00
01 HILLSIDE FLORIST			107.75	
13199	01-21-929	PLANT - HOSTETLER		107.75
01 HUBER TECHNOLOGY, INC			480.00	
CD10017155	52-93-512	BAGGER MAGAZINES		480.00
01 IL ASSOC OF CHIEFS OF POLICE			220.00	
2512	01-21-561	ANNUAL MBRSHIP DUES		220.00
01 IMEG CORPORATION			20322.50	
18000781.00-9	31-71-532	EAST ST FAU/ENGINEERING		20322.50
01 IMPACT NETWORKING			176.91	
1237060	01-11-512	COPIER MAINT CONTRACT		176.91
01 INTERSTATE BATTERY SYSTEMS OF			229.90	
10124494	62-45-613	2 BATTERIES		229.90
01 JACKSON'S COLLISION REPAIR			376.73	
1399	14-11-591	LIAB INS CLAIM-VANHYTE		376.73
01 JOHN C BEAMAN			7425.00	
D101818	02-61-930.6	TMHR-618 W FIFTH ST		7425.00
01 JOHNSON, RODNEY D			157.97	
D100518	01-41-473	CLOTHING ALLOWANCE		157.97
01 JOHN DEERE FINANCIAL			406.06	
895705	01-52-612	CHAIN LOOP		32.95
896921	58-36-652	TRIMMER HEADS		49.90
900457	58-36-652	CEMETERY-GAS CAN		34.95
903442	01-52-612	CHAINS		120.42

SYS DATE:10/19/18

CITY OF KEWANEE
A / P W A R R A N T L I S T
REGISTER # 175
Friday October 19, 2018

SYS TIME:12:49
[NW1]

DATE: 10/19/18

PAGE 4

PAYABLE TO INV NO	G/L NUMBER	DESCRIPTION	AMOUNT	DISTR
903443	58-36-612	KNOB		5.46
905049	58-36-612	KNOB & SPINDLE		213.17
906132	01-52-612	SPINDLE & OIL		156.43
CM905049	58-36-612	RETURNED SPINDLE		207.22-
01 KEY EQUIPMENT & SUPPLY CO			375.79	
154573	62-45-612	SWEEPER BEARINGS		375.79
01 KNOX COUNTY LANDFILL			43034.42	
D093018	57-44-573	SOLID WASTE DISPOSAL		43034.42
01 LAMCO			3800.00	
733868	01-41-581	REMOVE 3 TREES/STUMPS		3800.00
01 LOCIS			382.50	
40067	01-11-651	W2 & 1099 FORMS		54.64
40067	01-21-651	W2 & 1099 FORMS		54.65
40067	01-22-651	W2 & 1099 FORMS		54.65
40067	01-41-651	W2 & 1099 FORMS		54.64
40067	51-42-651	W2 & 1099 FORMS		54.64
40067	57-44-651	W2 & 1099 FORMS		54.64
40067	58-36-651	W2 & 1099 FORMS		54.64
01 MARTIN EQUIPMENT OF ILLINOIS I			42.40	
368713	62-45-612	LOADER - SWITCH		42.40
01 MCI MEGA PREFERRED			135.47	
D100118	01-21-552	TELEPHONE-POLICE		83.01
D100118	01-11-552	TELEPHONE-F&A		17.74
D100118	01-41-552	TELEPHONE-PW		24.29
D100118	01-22-552	TELEPHONE-FIRE		1.96
D100118	54-54-552	TELEPHONE-FR PK		1.08
D100118	58-36-552	TELEPHONE-CEMETERY		1.92
D100118	52-93-552	TELEPHONE-WWTP		2.92
D100118	62-45-552	TELEPHONE-FLEET		2.55
01 MED-TECH RESOURCE LLC			734.50	
94966	01-22-830	STRUCTURAL FIRE GLOVES		310.50
95076	01-22-612	ELECTRODES		212.00
95201	01-22-612	NITRILE GLOVES		94.65
95208	01-22-612	PEDIATRIC BOARD		117.35
01 MENARD'S			1490.44	
10135	52-93-656	WEED KILLER/WASP SPRAY		15.60
10174A	62-45-651	FLEET-OFFICE SUPS		4.81
10266	51-93-619	PLUMBING PARTS		25.04
10268	58-36-652	CEMETERY-OPER SUPS		12.58
10268	01-21-539	POUND-DOOR HARDWARE		22.92
10532	52-93-512	SUMP PUMPS		398.00
10532	52-93-619	WWTP-MAINT SUPS		14.18
10546	62-45-613	FLEET-VEHICLE SUPS		34.24
10548	01-52-652	PARKS-OPER SUPS		38.97
10548	01-21-539	POUND-DOOR HARDWARE		15.56
10570A	01-41-614	MAINT SUPS-STREET		22.98
10743	52-93-619	WWTP-MAINT SUPS		29.92

SYS DATE:10/19/18

CITY OF KEWANEE
A / P W A R R A N T L I S T
REGISTER # 175
Friday October 19, 2018

SYS TIME:12:49
[NW1]

DATE: 10/19/18

PAGE 5

PAYABLE TO INV NO	G/L NUMBER	DESCRIPTION	AMOUNT	DISTR
10895	52-93-619	WWTP-MAINT SUPS		83.88
10906	52-93-619	20A GFCI		16.99
10934	01-21-539	CITY POUND SUPPLIES		101.13
10998	01-21-539	CITY POUND SUPPLIES		37.37
10998	62-45-830	HAND TRUCK		23.99
11013	52-93-654	WWTP-JANITORIAL SUPS		78.28
11073	51-93-619	WTP-MAINT SUPS		9.97
9797	52-43-830	MANHOLE LADDERS		430.65
9838	52-93-652	RAGS & SUPER GLUE		73.38
01 MICHLIG ENERGY LTD			7611.38	
6562911	58-36-655	CEMETERY-GASOLINE		402.04
7256133	58-36-655	CEMETERY-GASOLINE		492.35
7340913	58-36-655	CEMETERY-GASOLINE		476.43
7340946	58-36-655	CEMETERY-DIESEL		433.77
9/18-DS	01-41-655	DIESEL - PW		851.07
9/18-DS	51-42-655	DIESEL - WATER		106.38
9/18-DS	57-44-655	DIESEL - SANITATION		1104.85
9/18-DS	01-22-655	DIESEL - FIRE		216.94
9/18-GS	01-41-655	GASOLINE - PW		329.95
9/18-GS	51-42-655	GASOLINE - WATER		735.00
9/18-GS	52-43-655	GASOLINE - SEWER		221.41
9/18-GS	52-93-655	GASOLINE - WWTP		73.95
9/18-GS	01-22-655	GASOLINE - FIRE		60.64
9/18-GS	01-21-655	GASOLINE - POLICE		1936.13
9/18-GS	52-43-655	GASOLINE - ENGINEERING		22.28
9/18-GS	01-65-655	GASOLINE - COMM DEV		148.19
01 MIDWEST WHEEL COMPANIES INC			67.48	
1337673-01	62-45-613	BULBS		11.50
1355625-00	62-45-613	TURN LAMP		55.98
01 MOORE TIRES KEWANEE			50.38	
K12919	01-52-512	TIRE REPAIR		14.96
K13260	01-52-512	TIRE REPAIR		17.96
K13286	01-52-512	TIRE REPAIR		17.46
01 O'REILLY AUTOMOTIVE STORES, IN			212.48	
1143-296064	52-93-619	WWTP-MAINT SUPS		73.33
1143-297203	62-45-613	LIMITED SLIP ADDITIVE		14.98
1143-297641	62-45-830	OIL BARREL REGULATOR		64.99
1143-298022	62-45-613	SIGNAL LIGHT		59.18
01 OFFICE SPECIALISTS INC			1090.71	
1025549-0	38-71-611	CITY HALL SUPPLIES		29.17
1025583-0	38-71-611	CITY HALL SUPPLIES		41.50
1026876-0	01-11-537	SPAM FILTER RENEWAL		839.00
1027140-0	01-22-654	FIRE-JANITORIAL SUPS		60.55
1027680-0	01-65-652	PAPER CARD STOCK		31.98
1027680-0	01-11-651	OFFICE SUPPLIES		44.26
1027680-0	51-42-651	OFFICE SUPPLIES		44.25
01 OFFICE MACHINE CONSULTANTS INC			16.41	

SYS DATE:10/19/18

CITY OF KEWANEE
A / P W A R R A N T L I S T
REGISTER # 175
Friday October 19, 2018

SYS TIME:12:49
[NW1]

DATE: 10/19/18

PAGE 6

PAYABLE TO INV NO	G/L NUMBER	DESCRIPTION	AMOUNT	DISTR
IN154800	01-22-537	COPIER MONTHLY MAINT		16.41
01 OSBORNE, BRADLEY D101518	57-44-473	CLOTHING/BOOT ALLOWANCE	187.49	187.49
01 PANTHER UNIFORMS INC 21388	01-22-471	SHOOK-UNIFORM ALLOWANCE	819.60	101.00
21388	01-22-471	INITIAL UNIFORM BADGES		136.00
21388	01-22-159.7	FOREIGN FIRE-HAT BADGES		89.00
21399	01-22-471	CLARK-UNIFORM ALLOWANCE		188.85
21405	01-22-471	SHOOK-UNIFORM ALLOWANCE		304.75
01 PDC LABORATORIES INC 19341177	51-93-542	WATER TESTING	414.00	270.00
19341385	51-93-542	WATER TESTING		108.00
19341926	51-93-542	FLUORIDE TESTING		36.00
01 PUBLIC SAFETY CENTER INC 5828060	01-22-612	MEDICAL SUPPLIES	86.80	86.80
01 RAILROAD MANAGEMENT COMPANY II 378986	51-42-532	ANNUAL LICENSE FEE	235.41	235.41
01 RATLIFF BROS & CO 15065	52-93-512	WWTP-CRANE WORK	700.00	700.00
01 REDIGER, MICHAEL J D100418	01-22-471	UNIFORM ALLOWANCE	98.00	98.00
01 S&S INDUSTRIAL SUPPLY 4760783 RI	62-45-612	BATTERY HARDWARE	99.12	38.34
4764386 RI	62-45-613	WIRE LOOM		16.63
4764386 RI	62-45-652	FLOOR SQUEEGE		24.69
4771796 RI	62-45-613	FUSES		19.46
01 S. DANA CONSTRUCTION D100218A	52-43-515	SEWER LATERAL REPAIR	2935.00	1435.00
D100218B	52-43-515	INSTALL SEWER CLEANOUT		760.00
D100218C	52-43-515	INSTALL SEWER CLEANOUT		740.00
01 S. HARRIS UNIFORMS 111280	01-22-471	HORN-UNIFORM ALLOWANCE	50.00	50.00
01 SPRINGFIELD ELECTRIC S5849210.001	38-71-611	BULBS	74.88	74.88
01 SULLIVAN DOOR COMPANY 63326	01-22-511	DOOR LOGIC BOARD	336.91	336.91
01 SUPREME RADIO COMMUNICATIONS I 168074	01-21-556	RADIO MICROPHONE	71.07	71.07
01 TERRY D. HALL D101818	01-21-539	CITY POUND FENCE	1840.00	1840.00
01 TRUCK COUNTRY OF IOWA X106343768:01	62-45-613	FENDER LAMP	447.27	63.18
X106344061:01	62-45-613	TENSIONER & BELT		194.91
X106345191:01	62-45-613	WATER PUMP KIT		189.18
01 UNIFORM DEN INC 97858	01-22-471	HORRIE-UNIFORM ALLOWANCE	164.90	164.90
01 U.S. POSTAL SERVICE			4500.00	

SYS DATE:10/19/18

CITY OF KEWANEE
A / P W A R R A N T L I S T
REGISTER # 175
Friday October 19, 2018

SYS TIME:12:49
[NW1]

DATE: 10/19/18

PAGE 7

PAYABLE TO INV NO	G/L NUMBER	DESCRIPTION	AMOUNT	DISTR
D100118	51-42-551	PERMIT POSTAGE ACCOUNT		1500.00
D100118	52-43-551	PERMIT POSTAGE ACCOUNT		1500.00
D100118	57-44-551	PERMIT POSTAGE ACCOUNT		1500.00
01 STATE BANK OF TOULON - VISA			4314.11	
D100118CITY	01-21-562	TRAVEL EXPS-PARKING		68.00
D100118CITY	01-21-655	AUTOMOTIVE FUEL		20.07
D100118GB	01-11-537	1 ADOBE SUBSCRIPTION		53.11
D100118GB	01-11-562	IML-MEAL EXPENSES		126.92
D100118GB	02-61-564	ICSC CONFERENCE REG		95.00
D100118KE	01-65-561	DUES & PUBLICATIONS		126.00
D100118KE	01-65-563	CODE TRAINING MATERIALS		387.20
D100118KN	58-36-655	TRIMMER GAS		16.50
D100118KS	01-22-563	TESTING FEE		40.00
D100118KS	01-22-562	TRAVEL EXPS-LODGING		379.68
D100118KS	01-22-652	GENERATOR FUEL		15.03
D100118ME	01-11-562	IML-LODGING EXPS (3)		1845.54
D100118ME	01-11-562	IML-MEAL EXPS & TAXI		32.86
D100118PCD	58-36-655	TRIMMER GAS		33.03
D100118RJ	01-41-561	MEMBERSHIP DUES		12.99
D100118RJ	01-41-929	MEETING/MEAL EXPS		10.09
D100118RJ	57-44-563	SANITATION-TRAINING		43.94
D100118RJ	51-42-563	ILAWWA TRAINING		150.00
D100118RJ	01-41-473	JOHNSON-BOOT ALLOWANCE		117.40
D100118RJ	01-41-563	APWA TRAINING		100.00
D100118RJ	51-42-563	IRWA TRAINING		380.00
D100118RJ	01-41-652	JANITORIAL SUPPLIES		6.74
D100118RJ	51-42-652	JANITORIAL SUPPLIES		6.74
D100118RJ	52-43-652	JANITORIAL SUPPLIES		6.73
D100118RJ	57-44-652	JANITORIAL SUPPLIES		6.73
D100118TA	01-21-651	FAX TONER		38.98
D100118VK	62-45-830	TIRE SENSOR TOOL		31.17
D100118VK	62-45-612	HOT PATCH BOX PARTS		51.69
D100118WR	01-21-563	WEBCAM & MICROPHONE		111.97
01 WACO PRODUCTS INC			840.00	
17622	52-93-512	GEARBOX ASSEMBLY		840.00
01 WALZ LABEL & MAILING SYSTEMS			180.00	
6173 A	01-11-512	POSTAGE MACHINE LEASE		180.00
** TOTAL CHECKS TO BE ISSUED			241213.29	

SYS DATE:10/19/18

CITY OF KEWANEE
A / P W A R R A N T L I S T
REGISTER # 175
Friday October 19,2018

SYS TIME:12:49
[NW1]

DATE: 10/19/18

PAGE 8

FUND INV NO	G/L NUMBER	DESCRIPTION	AMOUNT	DISTR
GENERAL FUND			31208.47	
ECONOMIC DEVELOPMENT			11498.54	
AUDIT FUND			2600.00	
INSURANCE FUND			859.33	
NHR SALES TAX INFRASTRUCTURE IMP			20322.50	
CAPITAL MAINTENANCE/MUN. BLDG.			145.55	
WATER FUND			43968.80	
SEWER FUND			72008.68	
FRANCIS PARK			350.68	
SANITATION			46208.92	
CEMETERY FUND			2800.57	
CENTRAL MAINTENANCE			9241.25	
*** GRAND TOTAL ***			241213.29	
TOTAL FOR REGULAR CHECKS:			239,879.96	
TOTAL FOR DIRECT PAY VENDORS:			1,333.33	

SYS DATE:10/19/18

CITY OF KEWANEE
A / P W A R R A N T L I S T
Friday October 19,2018

SYS TIME:12:49

[NW1]

DATE: 10/19/18

PAGE 9

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A/P MANUAL CHECK POSTING LIST
POSTINGS FROM ALL CHECK REGISTRATION RUNS(NR) SINCE LAST CHECK VOUCHER RUN(NCR)

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PAYABLE TO REG#	INV NO	CHECK DATE G/L NUMBER	CHECK NO DESCRIPTION	AMOUNT	DISTR
01 BANKERS LIFE & CASUALTY CO		10/09/18	127A	176.25	
353 DOS041818		01-22-929	REFUND INS PAYMENT		89.69
353 DOS052718		01-22-929	REFUND INS PAYMENT		86.56
01 BLUE CROSS BLUE SHIELD OF ILLI		10/18/18	128	87.73	
353 R091318		01-22-929	REFUND OVERPAYMENT		87.73
01 PEOPLES NATIONAL BANK		10/15/18	54962	296355.23	
353 D092018		47-84-710	BOND PAYMENT-PRINCIPAL		291920.00
353 D092018		47-84-720	BOND PAYMENT-INTEREST		4435.23
01 PROFESSIONAL BILLING SERVICES		10/18/18	129	1469.60	
353 SEPT 2018		01-22-579	BILLING CHARGES-9/18		1469.60
** TOTAL MANUAL CHECKS REGISTERED				298088.81	

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REPORT SUMMARY

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CASH FUND	CHECKS TO BE ISSUED	REGISTERED MANUAL	TOTAL
01	241213.29	298088.81	539302.10
TOTAL CASH	241213.29	298088.81	539302.10

DISTR FUND	CHECKS TO BE ISSUED	REGISTERED MANUAL	TOTAL
01	31208.47	1733.58	32942.05
02	11498.54	.00	11498.54
11	2600.00	.00	2600.00
14	859.33	.00	859.33
31	20322.50	.00	20322.50
38	145.55	.00	145.55
47	.00	296355.23	296355.23
51	43968.80	.00	43968.80
52	72008.68	.00	72008.68
54	350.68	.00	350.68
57	46208.92	.00	46208.92

SYS DATE:10/19/18

CITY OF KEWANEE
A / P W A R R A N T L I S T
Friday October 19,2018

SYS TIME:12:49

[NW1]

DATE: 10/19/18

PAGE 10

=====

A/P MANUAL CHECK POSTING LIST
POSTINGS FROM ALL CHECK REGISTRATION RUNS(NR) SINCE LAST CHECK VOUCHER RUN(NCR)

=====

PAYABLE TO	CHECK DATE	CHECK NO	AMOUNT	
REG# INV NO	G/L NUMBER	DESCRIPTION		DISTR

=====

DISTR	CHECKS TO	REGISTERED	
FUND	BE ISSUED	MANUAL	TOTAL
58	2800.57	.00	2800.57
62	9241.25	.00	9241.25
	-----	-----	-----
TOTAL DISTR	241213.29	298088.81	539302.10

=====

**Minutes of the Public Hearing
City of Kewanee
Henry County, Illinois
October 22, 2018**

The Public Hearing was called to order at 7:00 p.m. held in the Council Chambers of the City of Kewanee, Henry County, Illinois (the "City"), 401 East Third Street, Kewanee, Illinois regarding a plan to issue not to exceed \$315,000 in aggregate principal amount of the City's General Obligation Limited Tax Bonds, Series 2018 (the "Bonds").

Steven Looney, Mayor, as Hearing Officer read the following statement:

Good evening, ladies and gentlemen. This hearing will come to order. Let the record reflect that this is a public hearing being held pursuant to the requirements of Sections 10 and 20 of the Bond Issue Notification Act of the State of Illinois, as amended. Notice of this hearing was published on October 10, 2018, in the Star Courier, a newspaper of general circulation in the City. This is a hearing regarding a plan to issue not to exceed \$315,000 in aggregate principal amount of the City's General Obligation Limited Tax Bonds, Series 2018 (the "Bonds"). The proceeds of the Bonds will be used to (i) pay debt service on the City's outstanding alternate revenue source bonds payable from non-referendum bond proceeds and (ii) pay certain costs of issuance of the Bonds.

The Bonds will be issued by the City in accordance with the provisions of Section 15 of the Local Government Debt Reform Act of the State of Illinois, as amended, and shall constitute a general obligation of the City, payable from (i) ad valorem taxes of the City for which its full faith and credit have been irrevocably pledged, unlimited as to rate or amount., and (ii) such other funds of the City lawfully available and annually appropriated for such purpose.

This public hearing is required by Sections 10 and 20 of the Bond Issue Notification Act of the State of Illinois, as amended. At the time and place set for the public hearing, residents, taxpayers and other interested persons will be given the opportunity to express their views for or against the proposed plan of financing, the issuance of the Bonds and the purpose of the issuance of the Bonds.

The Hearing Officer asked if there was anyone who wished to submit written comments.
[Please insert comments here] _____

_____. The Hearing Officer asked all residents, taxpayers or other interested persons attending the hearing and desiring an opportunity to express their views for or against the proposed Bonds, to please stand so that they may have an opportunity to make those comments or statements. [Please insert comments here] _____

_____.

The Hearing Officer concluded the public hearing regarding a plan to issue not to exceed \$315,000 in aggregate principal amount of the City's General Obligation Limited Tax Bonds, Series 2018.

Let the Record further reflect this public hearing was concluded at the hour of _____ p.m., October 22, 2018.

Respectfully Submitted,

By: _____
Steven Looney, Mayor

CITY OF KEWANEE CITY COUNCIL AGENDA ITEM		
MEETING DATE	October 22, 2018	
RESOLUTION OR ORDINANCE NUMBER	N/A	
AGENDA TITLE	Presentation and Acceptance of the Fiscal Year 2017-2018 Municipal Audit	
REQUESTING DEPARTMENT	Administration	
PRESENTER	Lindsey Samp & Brian Mateas, CliftonLarsonAllen LLP	
FISCAL INFORMATION	Cost as recommended:	N/A
	Budget Line Item:	N/A
	Balance Available	N/A
	New Appropriation Required:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
PURPOSE	Provides overview of the City's annual audit for Fiscal Year 2017-2018 (May 1, 2017 through April 30, 2018).	
BACKGROUND	Per state statutes, the City contracts with CliftonLarsonAllen LLP to conduct an independent audit of the City's financial statements of the governmental and business-type activities of the City, as well as our internal control systems that help to ensure the stewardship of public funds. The audit identified deficiencies in internal controls that in the opinion of the auditor constitute a material weakness. A management response letter addressing the deficiencies raised in the internal control portion of the audit will be provided.	
SPECIAL NOTES	N/A	

ANALYSIS	N/A
PUBLIC INFORMATION PROCESS	N/A
BOARD OR COMMISSION RECOMMENDATION	N/A
STAFF RECOMMENDATION	Staff recommends acceptance.
PROCUREMENT POLICY VERIFICATION	N/A
REFERENCE DOCUMENTS ATTACHED	FY 2017-2018 Audit

City of Kewanee, Illinois

April 30, 2018

Audit Report Presentation

Adam Pulley, CPA, Principal

Financial Statement Highlights

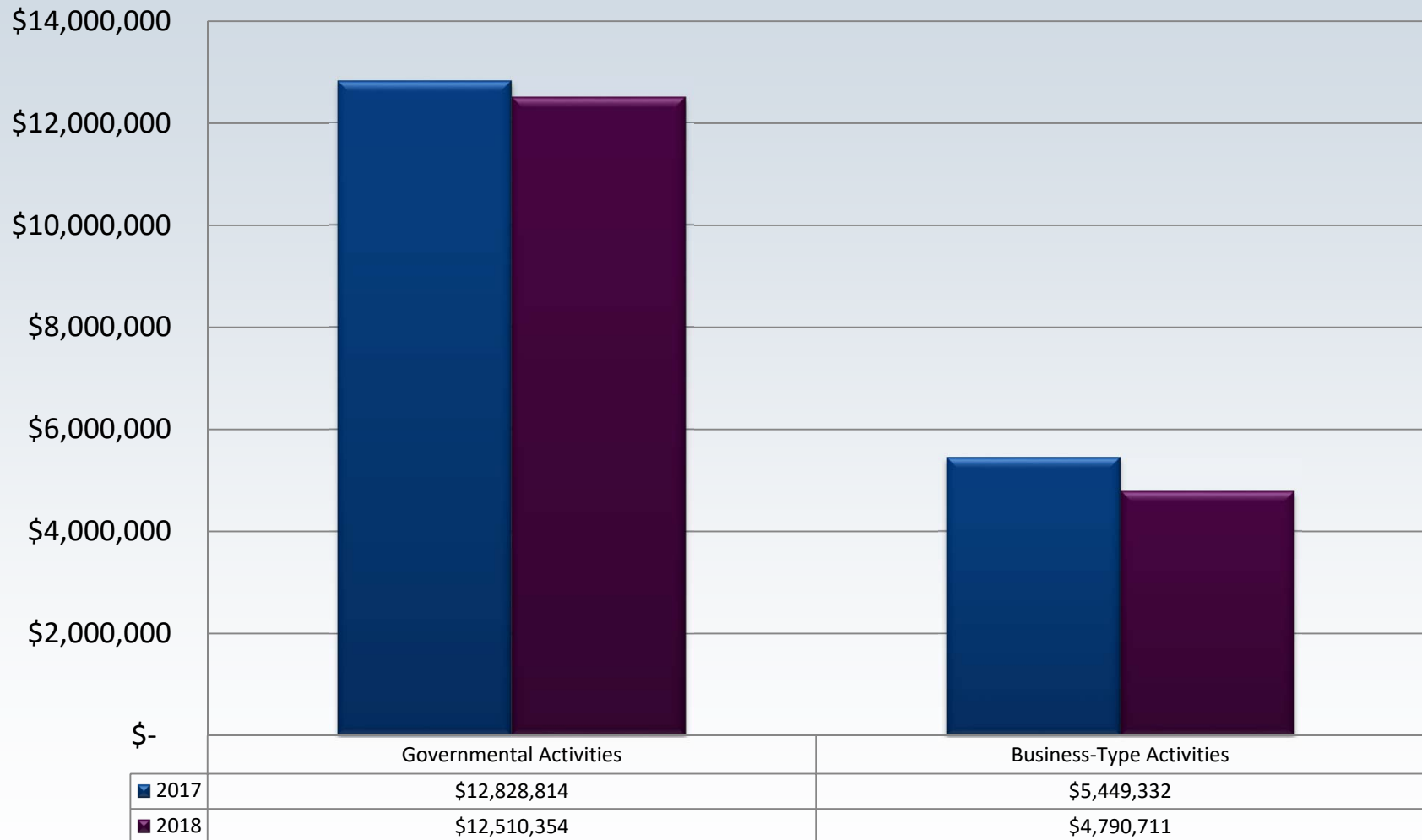
Highlights for FY 2018:

- Pages 2 to 4 – Audit report, clean unmodified opinion on the cash basis for all opinion units except the Aggregate Remaining Fund Information (adverse opinion)
- Page 5 – Government-wide statements
 - Total change in net position of (\$977,081) in FY18 and (\$1,622,475) in FY17
 - Governmental Activities decreased (\$318,460)
 - Business-Type Activities decreased (\$658,621)
- Pages 8 to 22 - Footnotes
 - Note 5 – Bonds and Loans Payable, pg 13 – new issuance for revenue bonds of \$292k and repayments of debt of \$1.6m

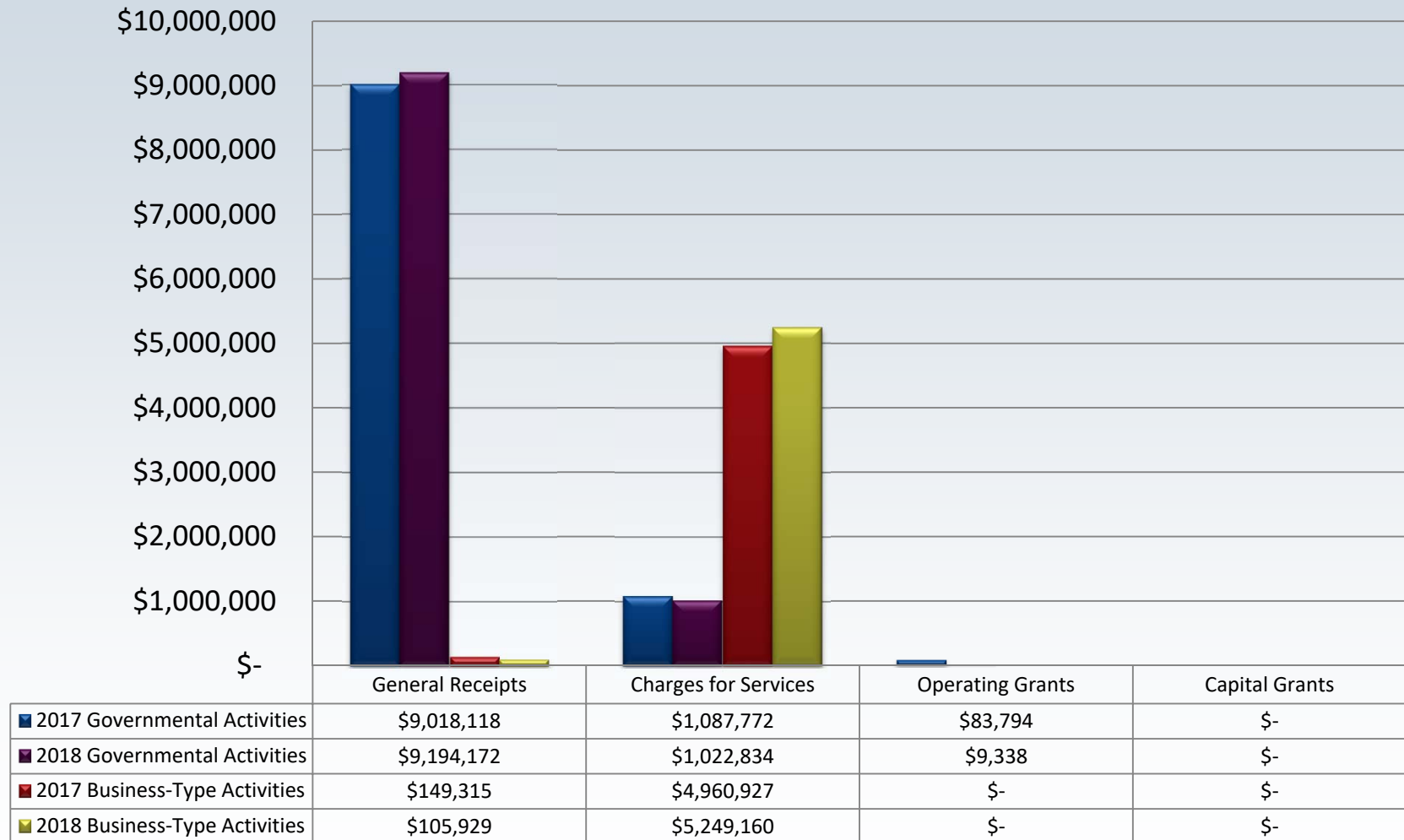
Financial Statement Highlights - Continued

- Pages 23 to 34 - Other Financial Information
 - Combining and individual schedules of cash transactions
- TIF Report issued – No instances of non-compliance came to our attention

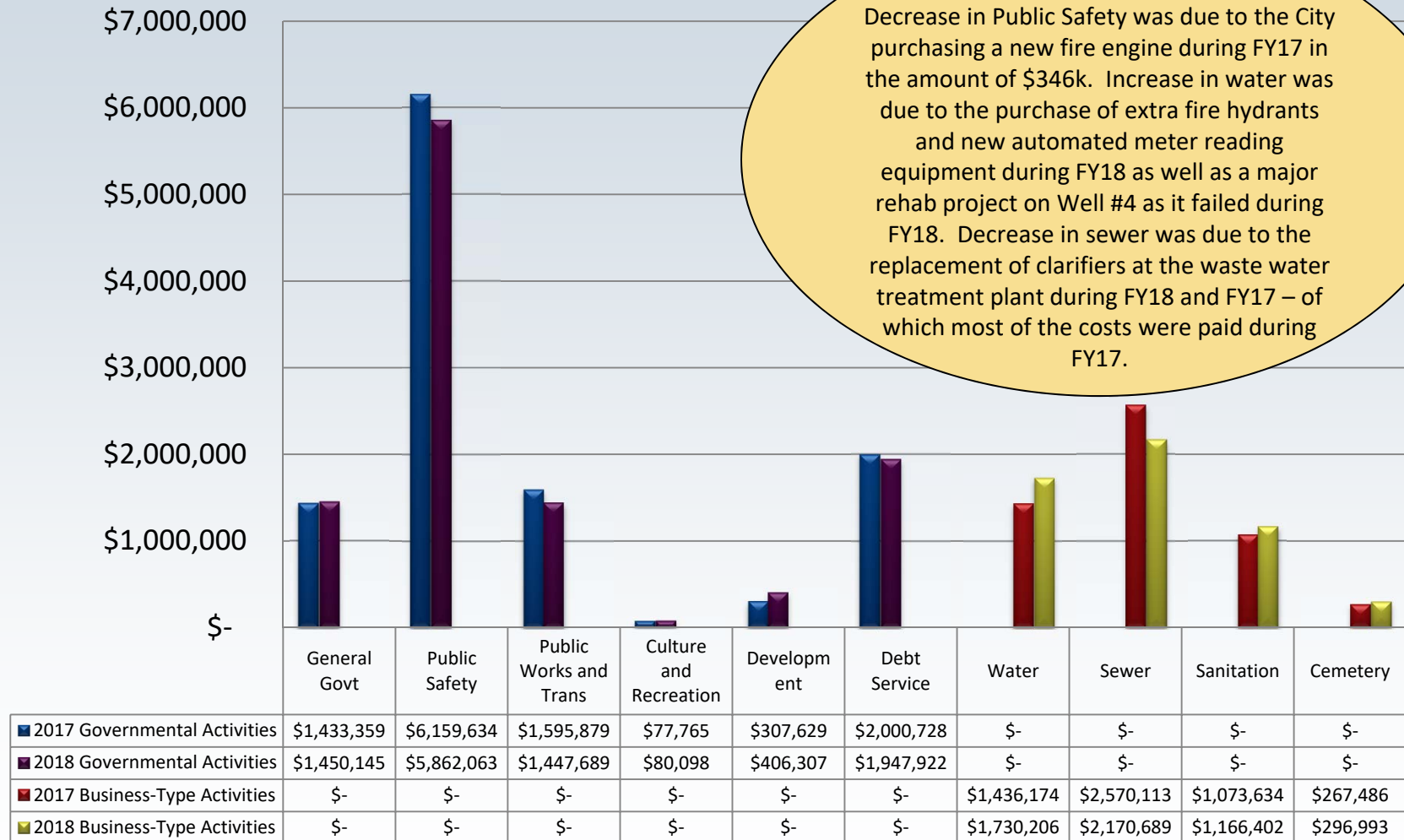
Cash and Cash Equivalents



Receipts (excludes transfer activity)



Disbursements (excludes transfer activity)



Required Communications (Governance Letter)

Area	Comments
Significant accounting policies	<ul style="list-style-type: none">• No new accounting policies were adopted during fiscal year 2018
Significant accounting estimates	<ul style="list-style-type: none">• No significant accounting estimates by management (few needed on cash basis)
Corrected and uncorrected misstatements	<ul style="list-style-type: none">• There were adjustments required related to the adjusting of cash balances and beginning net position.• There were no uncorrected misstatements.
Disagreements with management	<ul style="list-style-type: none">• No disagreements with management on financial accounting and reporting matters, auditing procedures, or other matters
Difficulties encountered in performing the audit	<ul style="list-style-type: none">• No difficulties encountered during the audit

Required Communications (Internal Control Letter)

Area	Comments
Material weakness	<ul style="list-style-type: none">Financial statement preparation and audit adjustments
Material weakness	<ul style="list-style-type: none">Payroll bank account was not properly reconciled throughout the fiscal year
Significant deficiency	<ul style="list-style-type: none">Negative cash balance in several funds as a result of pooled bank account
Other item	<ul style="list-style-type: none">Substantial amount of interfund transfer activity, some of which would be better classified as receipts and disbursements

Questions?

CLA can help!

- Outsourcing
- Telecommunications Efficiency Service
- IT Vulnerability Assessment

Adam Pulley, CPA

Principal

adam.pulley@claconnect.com

Lindsey Samp, CPA

Manager

lindsey.samp@claconnect.com

CITY OF KEWANEE CITY COUNCIL AGENDA ITEM		
MEETING DATE	October 22, 2018	
RESOLUTION OR ORDINANCE NUMBER	Resolution #5128	
AGENDA TITLE	Consideration of a resolution awarding contracts for demolition of 2 fast-track properties. 807 W 4 th St & 842 Birch Pl	
REQUESTING DEPARTMENT	Community Development	
PRESENTER	Keith Edwards, Director of Community Development	
FISCAL INFORMATION	Cost as recommended:	\$12,600.00
	Budget Line Item:	01-65-595
	Balance Available	\$36,062.00
	New Appropriation Required:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
PURPOSE	To award demolition contract to Ratliff Bros. & Co. Inc. for buildings at 807 W 4 th St & 842 Birch Pl.	
BACKGROUND	Inspections of the property and buildings located at 807 W 4 th St & 842 Birch Pl. provided enough evidence to execute the Fast-Track (NON-JUDICIAL) Demolition pursuant to 65 ILCS 5/11-31-1(e). As result of this Non-Judicial Demolition Process, the Director of Community Development has acquired the right to demolish the all buildings located at 807 W 4 th St & 842 Birch Pl. A Request For Proposal was drafted and published with a bid due date of October 11, 2018. Bidders were requested to present their bids on each property individually and also one bid for both properties bundled together as one all-inclusive bid for consideration.	
SPECIAL NOTES	\$2400.00 of the bid from Ratliff Bros will be charged to 01-65-617 Sidewalk maintenance for replacement of the sidewalk at 807 W 4 th St.	

ANALYSIS

Three firms presented bids with all firms submitting bundled bids as requested. The bids were received and opened by the City Clerk on October 11, 2018.

Bids received were as follows:

Individual Bid Cost Analysis

Contractor	Dana Construction	Ratliff Bros ****	Oak Grove Landscaping Inc.
Address			
842 Birch Pl	\$3,900	\$0	\$9,710
807 W 4th St	\$8,250	\$0	\$14,810
Individual Total	\$12,150	\$0	\$24,520

Bundled Bid Cost Analysis

Contractor	Dana Construction	Ratliff Bros	Oak Grove Landscaping Inc.
Bundled Bid For Both Properties.	\$12,050	\$12,600	\$24,520
Bundled \$ Discount compared to Individual Total	\$100	\$0	\$0
Bundled % Discount compared to Individual Total	0.82%	0.00%	0.00%

Low Bid Cost Analysis

Address	Contractor	Bid
842 Birch Pl	Dana Construction	\$3,900
807 W 4th St	Dana Construction	\$8,250
Total		\$12,150

****Ratliff Bros submitted only a bundled bid.

This first table shows all of the individual bids while the second table shows the bundled bids.

The third table shows the price incurred if the city takes the two lowest bids on each property.

	<p>With consideration to the difference between the lowest bundled bid price (second table) and the low bid cost analysis (third table).... And with consideration to the number of demo bids awarded to Dana Construction vs the number of bids awarded to Ratliff Bros., and making an effort to keep good working relationships with local businesses, staff recommends awarding the bid for 807 W 4th St and 842 Birch Pl to Ratliff Bros.</p> <p>Other items for consideration for awarding the bid to Ratliff Bros.</p> <p>The latest demo project awarded to Dana Construction was 1022 N East St. The contract for 1022 N East St was signed on 8/22/18 and was to be completed by 9/11/18. As of 10/16/18, the demo at 1022 N East St was still not completed.</p> <p>Staff has received complaints concerning the condition of property located at 107 N Boss St (the old Boss mfg. building).</p> <p>Staff would like to pursue this case without concern for time needed for a City demo project. Staff recommends suspending further demo projects to Dana Construction until the property at 107 N Boss St is in compliance with City Ordinances.</p>
PUBLIC INFORMATION PROCESS	<p>All legal processes required pursuant to 65 ILCS 5/11-31-1(e) to obtain the right for demolition were followed.</p> <p>Notice for the Request For Proposal was published in the Star Courier.</p>
BOARD OR COMMISSION RECOMMENDATION	N/A
STAFF RECOMMENDATION	Staff recommends passing the resolution.
PROCUREMENT POLICY VERIFICATION	RFP published & mailed.
REFERENCE DOCUMENTS ATTACHED	<p>Scope of work for 807 W 4th St & 842 Birch Pl.</p> <p>Copies of submitted bids.</p> <p>Bid Cost Analysis spreadsheet.</p>

RESOLUTION NO. 5128

A RESOLUTION TO AWARD DEMOLITION WORK AT 807 WEST FOURTH ST AND 842 BIRCH PLACE. TO RATLIFF BROS. CO. INC., AND DECLARING THAT THIS RESOLUTION SHALL BE IN FULL FORCE IMMEDIATELY.

WHEREAS, The City of Kewanee acquired the right to demolish the buildings located at 807 W 4th St & 842 Birch Pl. pursuant to 65 ILCS 5/11-31-1(e) Fast-Track (NON-JUDICIAL) Demolition; and,

WHEREAS, The Kewanee City Council finds it in the best interest of the City to remove the dilapidated buildings located on the land at 807 W 4th St & 842 Birch Pl.; and,

WHEREAS, City of Kewanee staff advertised for, and solicited, sealed lump sum bids for demolition of the buildings, and related work at 807 W 4th St & 842 Birch Pl. in Kewanee; and,

WHEREAS, Three firms submitted bids, and they were opened by the City Clerk at 10:00 a.m., on March 8, 2018; and,

WHEREAS, The bids received were:

Bundled Bid Cost Analysis

Contractor	Dana Construction	Ratliff Bros	Oak Grove Landscaping Inc.
Bundled Bid For Both Properties.	\$12,050	\$12,600	\$24,520
Bundled \$ Discount compared to Individual Total	\$100	\$0	\$0
Bundled % Discount compared to Individual Total	0.82%	0.00%	0.00%

WHEREAS, City staff has recommended that the demolition work at 807 W 4th St. & 842 Birch Pl., be awarded to Ratliff Bros. Co. Inc.

NOW THEREFORE BE IT RESOLVED, BY THE COUNCIL OF THE CITY OF KEWANEE THAT:

Section 1 The bid of Ratliff Bros. Co. Inc. of Kewanee as shown above, is hereby accepted, and the City Manager is authorized to sign the necessary documents in order to have Ratliff Bros. Co. Inc. complete the demolition and related work at 807 W 4th St. & 842 Birch Pl., in full compliance with the project documents prepared by City of Kewanee staff, and all applicable rules and regulations.

Section 2 This Resolution shall be in full force and effect immediately upon its passage and approval as provided by law.

Adopted by the Council of the City of Kewanee, Illinois this 22nd day of October 2018.

ATTEST:

Melinda Edwards, City Clerk

Steve Looney, Mayor

RECORD OF THE VOTE	Yes	No	Abstain	Absent
Mayor Steve Looney				
Council Member Andrew Koehler				
Council Member Chris Colomer				
Council Member Steve Faber				
Council Member Michael Yaklich				



Community Development Department
401 E Third St
Kewanee, IL. 61443

Everything You Need

Phone 309-852-2611, Ext. 222
Fax 309-856-6001

Bid Cost Analysis

Individual Bid Cost Analysis

Contractor	Dana Construction	Rattliff Bros ****	Oak Grove Landscaping Inc.	
Address				
842 Birch Pl	\$3,900	\$0	\$9,710	
807 W 4th St	\$8,250	\$0	\$14,810	
Individual Total	\$12,150	\$0	\$24,520	

Bundled Bid Cost Analysis

Contractor	Dana Construction	Rattliff Bros	Oak Grove Landscaping Inc.	
Bundled Bid For Both Properties.	\$12,050	\$12,600	\$24,520	
Bundled \$ Discount compared to Individual Total	\$100	\$0	\$0	
Bundled % Discount compared to Individual Total	0.82%	0.00%	0.00%	

Low Bid Cost Analysis

Address	Contractor	Bid
842 Birch Pl	Dana Construction	\$3,900
807 W 4th St	Dana Construction	\$8,250
Total		\$12,150

**** Rottliff Bros submitted only a Bundled Bid.

This bid cost analysis shows all bid information received for the demolitions being considered.

The second table shows all of the bundled bids that were submitted.

The third table shows the lowest bid for each individual property.

CITY OF KEWANEE CITY COUNCIL AGENDA ITEM		
MEETING DATE	October 22, 2018	
RESOLUTION OR ORDINANCE NUMBER	Discussion only	
AGENDA TITLE	Discussion of Station TIF Application	
REQUESTING DEPARTMENT	Administration	
PRESENTER	Gary Bradley, City Manager	
FISCAL INFORMATION	Cost as recommended:	N/A
	Budget Line Item:	N/A
	Balance Available	N/A
	New Appropriation Required:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
PURPOSE	Discussion of TIF Application for building rehabilitation the Station (Formerly Station House).	
BACKGROUND	<p>Andrew and Rita Speck will be operating the business at the site of the former Station House. Their estimate for TIF eligible improvements is approximately \$9,000. The business will not generate new revenues over what was generated in the past, but will help to preserve them. Revenue retained is as important as gained, but the improvements will not generate significant new property taxes. Our TIF Attorney at Jacob & Klein is reviewing the application, which sufficient eligible project costs. Because the improvements to the building are minor and will not generate significant additional TIF revenues, the contract being developed is more in line with those put together for Jackson Peck and the Wanees Theater.</p>	

SPECIAL NOTES	N/A
ANALYSIS	Building improvements will be under \$10,000 and will not generate a significant increase in assessed valuation, thus the forgivable loan approach is recommended.
PUBLIC INFORMATION PROCESS	N/A
BOARD OR COMMISSION RECOMMENDATION	N/A
STAFF RECOMMENDATION	N/A
PROCUREMENT POLICY VERIFICATION	N/A
REFERENCE DOCUMENTS ATTACHED	TIF Application



TAX INCREMENT FINANCING (TIF) DISTRICT

APPLICATION FOR TIF BENEFITS RELATING TO PRIVATE (TIF) ELIGIBLE REDEVELOPMENT PROJECT COSTS

Pursuant to Section (65ILCS 5/11-74.4-4(b)) of the Tax Increment Allocation Redevelopment Act (65 ILCS 5/11-74.4 *et. seq.*), municipalities may make and enter into contracts with private developers to induce redevelopment projects which are necessary or incidental to the implementation and furtherance of its redevelopment plan and project. Municipalities may also, under certain conditions, incur project redevelopment cost and reimburse developers who incur redevelopment project costs which are authorized by a redevelopment agreement (65 ILCS 5/11-74.4-4(j)).

Private developers seeing reimbursement of TIF eligible redevelopment project costs are required by the municipality to complete this application allowing the municipality to adequately determine the developer's eligibility for assistance from the TIF District.

**Instructions: Complete each section and return via fax (309) 856-6001 or U. S. Mail or in person to:
City of Kewanee, 401 E. Third Street, Kewanee, IL 61443**

PART 1: DEVELOPER INFORMATION

Developer Legal/Business Name: The STATION Date: 10-10-18

Business type: ☐ Sole Proprietorship ☐ Partnership ☒ Corporation (State of Charter: IL)

☐ Other (please describe): _____

Developer's Contact Information:

Name Rita Speck Title owner

Address 1307 W. Baller

City Peoria State IL Zip Code 61606

Daytime Phone 309-4536700 Mobile _____

Fax _____ Email SPECK4193@gmail.com

PART 2: PROJECT INFORMATION

TIF District Name Downtown TIF

Project Name The STATION rehab

Anticipated Start Date ASAP Anticipated Completion Date 2 wks

Project Description moving walls upgrading some plumbing -
relocating equipment replacing some flooring
painting indoor door. replacing bathroom divider (mens room)

Project is classified as: ☐ Industrial ☒ Commercial ☐ Residential Fix outside fence

adding plumbing
for another hands. n/s



Project Street Address 300 W. Third St.

Parcel(s) Relating to the above described project:

1. Property Identification Number (PIN) _____
Is this property within the TIF Boundary (or proposed boundary)? ☒ Yes or ☐ No
Date property acquired: _____
2. Property Identification Number (PIN) _____
Is this property within the TIF Boundary (or proposed boundary)? ☐ Yes or ☐ No
Date property acquired: _____
3. Property Identification Number (PIN) _____
Is this property within the TIF Boundary (or proposed boundary)? ☐ Yes or ☐ No
Date property acquired: _____

(Please list any additional parcels on separate sheet and attach)

IF RESIDENTIAL: what is the expected absorption rate or “build-out” for the project?

PHASE 1: Number of lots = _____ @ \$ _____ per lot		
Calendar Year	Number of Homes or Units	Avg. Fair Market Value (House and Lot)

PHASE 2: Number of lots = _____ @ \$ _____ per lot		
Calendar Year	Number of Homes or Units	Avg. Fair Market Value (House and Lot)

(please describe additional phases on separate sheet and attach)

FOR ENTIRE PROJECT:

Total Projected Investment \$ _____ *(Land and Real Estate Improvements Only)*

Total Number of Jobs Created: 20-25 Number of Jobs FTE: 18

Current annual retail sales (if applicable – commercial projects only) \$ 700, NA

Projected (new) annual retail sales generated by this project \$ 700,000.00



PART 3: ESTIMATED TIF ELIGIBLE PROJECT COSTS

Property Assembly Costs:	<i>Phase 1:</i>	<i>Phase 2:</i>
1. Land and buildings (acquisition costs)	\$ _____	\$ _____
2. Site preparation, clearing and grading	\$ _____	\$ _____
3. Demolition	\$ _____	\$ _____
 Professional Fees:		
1. Planning, engineering, architectural	\$ _____	\$ _____
2. Legal	\$ _____	\$ _____
3. Accounting/financial	\$ _____	\$ _____
4. Marketing (land only)	\$ _____	\$ _____
5. Other professional fees	\$ _____	\$ _____
Job training and retraining services	\$ _____	\$ _____
Rehabilitation or renovation	\$ <u>9,000</u>	\$ _____
Public infrastructure improvements (Water, sewer, drainage, sidewalks, curb, etc.)	\$ _____	\$ _____
Utilities extension	\$ _____	\$ _____
 Interest Buy-Down:		
Principal \$ _____ @ _____ % per annum		
for _____ years = Estimated Interest Expense x 30%..	\$ _____	\$ _____
 Miscellaneous/Other (please specify):		
1. _____	\$ _____	\$ _____
2. _____	\$ _____	\$ _____
3. _____	\$ _____	\$ _____
TOTAL ESTIMATED ELIGIBLE COSTS	\$ _____	\$ _____

Additional Notes/Comments: _____

(please describe estimated eligible project costs for additional phases on separate sheet and attach)



PART 4: DECLARATIONS

City of Kewanee

Pursuant to the TIF Act, the City of Kewanee has the authority to make and enter into all contracts with property owners, developers, tenants, overlapping taxing bodies, and others necessary or incidental to the implementation and furtherance of its redevelopment plan and project. Furthermore, the City of Kewanee may incur project redevelopment costs and reimburse developers who incur redevelopment project costs authorized by a redevelopment agreement; provided, however, that on and after the effective date of the amendatory Act of the 91st General Assembly, no municipality shall incur redevelopment project costs *(except for planning costs and any other eligible costs authorized by municipal ordinance or resolution that are subsequently included in the redevelopment plan for the area and are incurred by the municipality after the ordinance or resolution is adopted)* that are not consistent with the program for accomplishing the objectives of the redevelopment plan as included in that plan and approved by the municipality until the municipality has amended the redevelopment plan as provided elsewhere in the Act.

City's TIF Attorneys and/or Consultants

The City's TIF Attorneys and/or Consultants will rely on information and assumptions contained in the foregoing material to prepare financial projections relating to this project and the potential benefits of tax increment financing. They will not undertake an independent investigation to verify any of the information or material contained herein. No warranty, express or implied, as to the accuracy of the materials and information contained herein or the results projected in any presentation is made by the City's TIF Consultants or Attorneys, its officers or employers. The City's TIF Consultants and Attorneys specifically disclaim the accuracy of the formulas and calculations used to project potential TIF benefits and have no obligation to investigate or update, recalculate or revise the calculations. The material presented to the TIF Consultants and Attorneys, based on information provided herein, is subject to risks, trends, and uncertainties that could cause actual events to differ materially from those presented. Those persons providing information contained in this Application for Reimbursement of TIF Eligible Project Costs have represented to the City's TIF Consultants and Attorneys that, as of the date it was provided, the information was accurate to the best of their knowledge. Any person viewing, reviewing or utilizing the financial projections or other presentations based on the information contained in this Application should do so subject to all of the foregoing limitations and shall conduct independent investigation to verify assumptions and calculations presented by the City's TIF Consultants and Attorneys. By acceptance and use of any presentation created from the information contained herein, the user accepts all of the foregoing limitations and releases the City's TIF Consultants and Attorneys from any liability in connection therewith.

Private Developer

The Private Developer hereby asserts that this redevelopment project would not be completed without the use of tax increment financing.

The undersigned further certifies and warrants that to the best of his/her knowledge the information contained in the Application for Reimbursement of Private TIF Eligible Redevelopment Project Costs is true, correct and complete.

Bob Speck, owner, 10-10-18
Private Developer Title Date

Office Use Only:

Date received: _____ By _____

CITY OF KEWANEE CITY COUNCIL AGENDA ITEM		
MEETING DATE	October 22, 2018	
RESOLUTION OR ORDINANCE NUMBER	Discussion only	
AGENDA TITLE	Discussion of NAPA TIF Application	
REQUESTING DEPARTMENT	Administration	
PRESENTER	Gary Bradley, City Manager	
FISCAL INFORMATION	Cost as recommended:	N/A
	Budget Line Item:	N/A
	Balance Available	N/A
	New Appropriation Required:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
PURPOSE	Discussion of TIF Application for building rehabilitation and site preparation for the future NAPA store on Main Street.	
BACKGROUND	Brek Looshas completed the TIF Incentive application for the rehabilitation of the building that formerly housed U-Haul. Our TIF Attorney at Jacob & Klein is reviewing the application, which sufficient eligible project costs. Because the improvements to the building are substantial and it will generate additional retail sales taxes, the contract being developed is more in line with those put together for IHMVCU, Cerno's, and Save-A-Lot.	
SPECIAL NOTES	N/A	

ANALYSIS	Building improvements will be in the neighborhood of \$400,000, which should generate a significant increase in assessed valuation, thus a higher amount of TIF revenues available for reimbursement of eligible expenses.
PUBLIC INFORMATION PROCESS	N/A
BOARD OR COMMISSION RECOMMENDATION	N/A
STAFF RECOMMENDATION	N/A
PROCUREMENT POLICY VERIFICATION	N/A
REFERENCE DOCUMENTS ATTACHED	TIF Application



TAX INCREMENT FINANCING (TIF) DISTRICT

APPLICATION FOR TIF BENEFITS RELATING TO PRIVATE (TIF) ELIGIBLE REDEVELOPMENT PROJECT COSTS

Pursuant to Section (65ILCS 5/11-74.4-4(b)) of the Tax Increment Allocation Redevelopment Act (65 ILCS 5/11-74.4 *et. seq.*), municipalities may make and enter into contracts with private developers to induce redevelopment projects which are necessary or incidental to the implementation and furtherance of its redevelopment plan and project. Municipalities may also, under certain conditions, incur project redevelopment cost and reimburse developers who incur redevelopment project costs which are authorized by a redevelopment agreement (65 ILCS 5/11-74.4-4(j)).

Private developers seeing reimbursement of TIF eligible redevelopment project costs are required by the municipality to complete this application allowing the municipality to adequately determine the developer's eligibility for assistance from the TIF District.

**Instructions: Complete each section and return via fax (309) 856-6001 or U. S. Mail or in person to:
City of Kewanee, 401 E. Third Street, Kewanee, IL 61443**

PART 1: DEVELOPER INFORMATION

Developer Legal/Business Name: L+L Properties of Sterling, LLC Date: 9-4-18

Business type: ☐ Sole Proprietorship ☐ Partnership ☒ Corporation (State of Charter: IL -)

☐ Other (please describe): _____

Developer's Contact Information:

Name Breck Loos Title President

Address 218 N. 3rd St.

City Sterling State IL. Zip Code 61081

Daytime Phone 815-625-0731 Mobile 815-590-7148

Fax _____ Email _____

PART 2: PROJECT INFORMATION

TIF District Name _____

Project Name _____

Anticipated Start Date 9-17-18 Anticipated Completion Date 12-1-18

Project Description Complete Remodel of Existing Tool Time Building with Additional Parking on south Side - Requesting City Assistance to Resurface Alley on North Side

Project is classified as: ☐ Industrial ☒ Commercial ☐ Residential



Project Street Address 221 S. Main St. Kewanee, IL 61443

Parcel(s) Relating to the above described project:

1. Property Identification Number (PIN) 20-33-328-012
 Is this property within the TIF Boundary (or proposed boundary)? ☒ Yes or ☐ No
 Date property acquired: _____
2. Property Identification Number (PIN) _____
 Is this property within the TIF Boundary (or proposed boundary)? ☐ Yes or ☐ No
 Date property acquired: _____
3. Property Identification Number (PIN) _____
 Is this property within the TIF Boundary (or proposed boundary)? ☐ Yes or ☐ No
 Date property acquired: _____

(Please list any additional parcels on separate sheet and attach)

IF RESIDENTIAL: what is the expected absorption rate or "build-out" for the project?

PHASE 1: Number of lots =		@ \$	per lot
Calendar Year	Number of Homes or Units	Avg. Fair Market Value (House and Lot)	

PHASE 2: Number of lots =		@ \$	per lot
Calendar Year	Number of Homes or Units	Avg. Fair Market Value (House and Lot)	

(please describe additional phases on separate sheet and attach)

FOR ENTIRE PROJECT:

Total Projected Investment \$ 400,000 (Land and Real Estate Improvements Only)

Total Number of Jobs Created: 8 Number of Jobs FTE: 4-6

Current annual retail sales (if applicable – commercial projects only) \$ 0

Projected (new) annual retail sales generated by this project . 300,000 Retail \$ 1,000,000 Total Sales



PART 3: ESTIMATED TIF ELIGIBLE PROJECT COSTS

Property Assembly Costs:	<i>Phase 1:</i>	<i>Phase 2:</i>
1. Land and buildings (acquisition costs)	\$ <u>110,000</u>	\$ _____
2. Site preparation, clearing and grading	\$ <u>3,000 10,000</u>	\$ _____
3. Demolition	\$ <u>3,000</u>	\$ _____
 Professional Fees:		
1. Planning, engineering, architectural	\$ <u>1,000</u>	\$ _____
2. Legal	\$ <u>2,500</u>	\$ _____
3. Accounting/financial	\$ _____	\$ _____
4. Marketing (land only)	\$ _____	\$ _____
5. Other professional fees	\$ _____	\$ _____
Job training and retraining services	\$ _____	\$ _____
Rehabilitation or renovation	\$ <u>300,000</u>	\$ _____
Public infrastructure improvements (Water, sewer, drainage, sidewalks, curb, etc.)	\$ _____	\$ _____
Utilities extension	\$ _____	\$ _____
 Interest Buy-Down:		
Principal \$ _____ @ _____ % per annum		
for _____ years = Estimated Interest Expense x 30%..	\$ _____	\$ _____
 Miscellaneous/Other (please specify):		
1. _____	\$ _____	\$ _____
2. _____	\$ _____	\$ _____
3. _____	\$ _____	\$ _____
TOTAL ESTIMATED ELIGIBLE COSTS	\$ <u>454,500</u>	\$ _____

Additional Notes/Comments: _____

(please describe estimated eligible project costs for additional phases on separate sheet and attach)



PART 4: DECLARATIONS

City of Kewanee

Pursuant to the TIF Act, the City of Kewanee has the authority to make and enter into all contracts with property owners, developers, tenants, overlapping taxing bodies, and others necessary or incidental to the implementation and furtherance of its redevelopment plan and project. Furthermore, the City of Kewanee may incur project redevelopment costs and reimburse developers who incur redevelopment project costs authorized by a redevelopment agreement; provided, however, that on and after the effective date of the amendatory Act of the 91st General Assembly, no municipality shall incur redevelopment project costs *(except for planning costs and any other eligible costs authorized by municipal ordinance or resolution that are subsequently included in the redevelopment plan for the area and are incurred by the municipality after the ordinance or resolution is adopted)* that are not consistent with the program for accomplishing the objectives of the redevelopment plan as included in that plan and approved by the municipality until the municipality has amended the redevelopment plan as provided elsewhere in the Act.

City's TIF Attorneys and/or Consultants

The City's TIF Attorneys and/or Consultants will rely on information and assumptions contained in the foregoing material to prepare financial projections relating to this project and the potential benefits of tax increment financing. They will not undertake an independent investigation to verify any of the information or material contained herein. No warranty, express or implied, as to the accuracy of the materials and information contained herein or the results projected in any presentation is made by the City's TIF Consultants or Attorneys, its officers or employers. The City's TIF Consultants and Attorneys specifically disclaim the accuracy of the formulas and calculations used to project potential TIF benefits and have no obligation to investigate or update, recalculate or revise the calculations. The material presented to the TIF Consultants and Attorneys, based on information provided herein, is subject to risks, trends, and uncertainties that could cause actual events to differ materially from those presented. Those persons providing information contained in this Application for Reimbursement of TIF Eligible Project Costs have represented to the City's TIF Consultants and Attorneys that, as of the date it was provided, the information was accurate to the best of their knowledge. Any person viewing, reviewing or utilizing the financial projections or other presentations based on the information contained in this Application should do so subject to all of the foregoing limitations and shall conduct independent investigation to verify assumptions and calculations presented by the City's TIF Consultants and Attorneys. By acceptance and use of any presentation created from the information contained herein, the user accepts all of the foregoing limitations and releases the City's TIF Consultants and Attorneys from any liability in connection therewith.

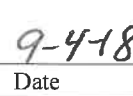
Private Developer

The Private Developer hereby asserts that this redevelopment project would not be completed without the use of tax increment financing.

The undersigned further certifies and warrants that to the best of his/her knowledge the information contained in the Application for Reimbursement of Private TIF Eligible Redevelopment Project Costs is true, correct and complete.


Private Developer

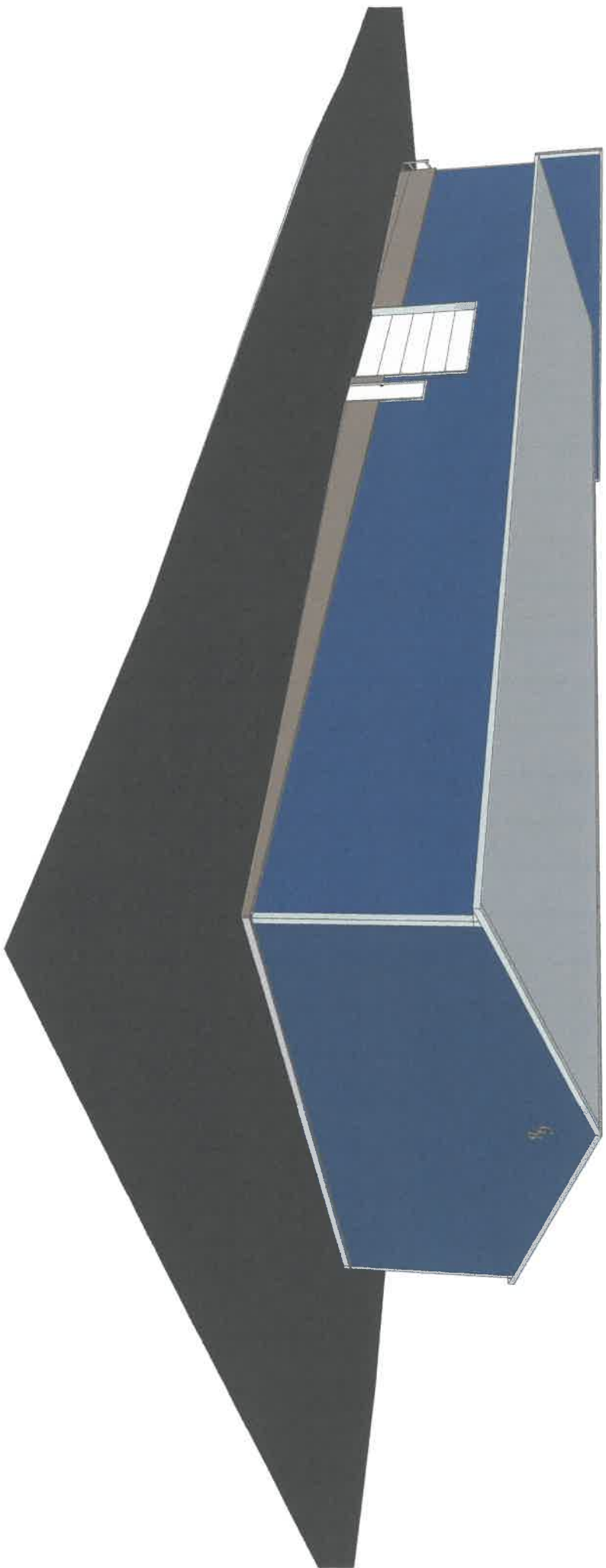

Title

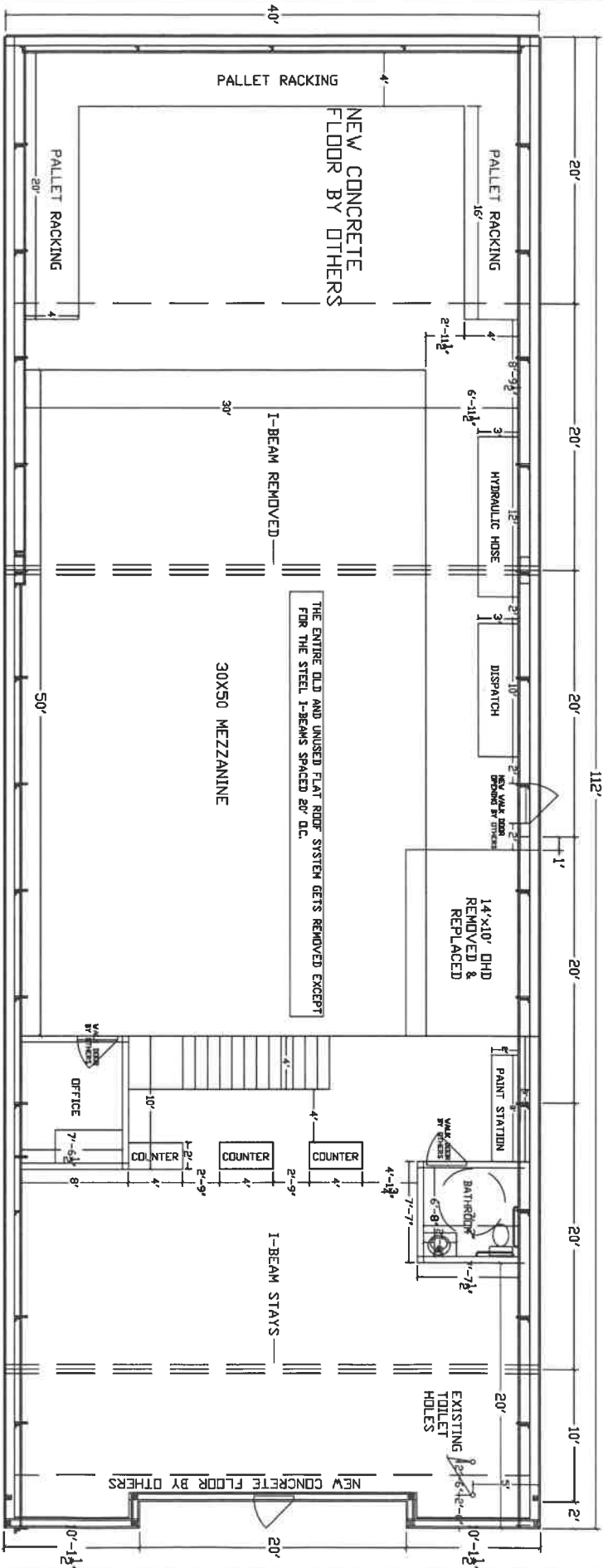

Date

Office Use Only:

Date received: _____ By _____







2088 250TH ST. WASHINGTON, IA

SHEET: 1 OF 5

DATE: 10-1-18

CITY OF KEWANEE CITY COUNCIL AGENDA ITEM		
MEETING DATE	October 22, 2018	
RESOLUTION OR ORDINANCE NUMBER	Resolution #5129	
AGENDA TITLE	Consideration of a Resolution authorizing the City Manager to execute documents for the renewal of the self funded insurance plan with Blue Cross Blue Shield of Illinois	
REQUESTING DEPARTMENT	Administration	
PRESENTER	Melinda Edwards, City Clerk	
FISCAL INFORMATION	Cost as recommended:	\$268,972.80
	Budget Line Item:	74-14-451 & 74-14-452
	Balance Available	\$350,000.00
	New Appropriation Required:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
PURPOSE	Authorizes the City Manager to execute documents for the renewal of the self-funded insurance plan with Blue Cross Blue Shield of Illinois.	
BACKGROUND	In 2014 the City switched to Blue Cross Blue Shield of Illinois (BCBS) for processing our health insurance claims. The savings have been significant.	
SPECIAL NOTES	N/A	

ANALYSIS	Blue Cross Blue Shield continues to provide a substantial savings in the amount of paid claims due to the discount offered within the BCBS PPO Network. The renewal rates offered for the administrative fees will be lower than 2018 due to a larger prescription credit saving the city just under \$7,000. With the lower administrative fees and the discount in the PPO network, continuing with BCBS will be a good value for the City.
PUBLIC INFORMATION PROCESS	N/A
BOARD OR COMMISSION RECOMMENDATION	N/A
STAFF RECOMMENDATION	Staff recommends approval.
REFERENCE DOCUMENTS ATTACHED	Renewal paperwork.

RESOLUTION NO. 5129

A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE DOCUMENTS FOR THE RENEWAL OF A SELF-FUNDED INSURANCE PLAN WITH BLUE CROSS BLUE SHIELD OF ILLINOIS FOR THE PLAN YEAR 2019, AND DECLARING THAT THIS RESOLUTION SHALL BE IN FULL FORCE IMMEDIATELY.

WHEREAS, The City of Kewanee provides health insurance benefits as a means of remaining competitive in the marketplace in its efforts to attract and retain a qualified workforce to provide services to our customers; and,

WHEREAS, In order to contain costs and to assist City staff with the increasing volume of federal and state regulatory requirements in the health care field, the City of Kewanee engaged the services of Cottingham & Butler as health insurance consultants charged with reviewing coverage options and ensuring compliance with the various laws and regulations; and,

WHEREAS, Blue Cross Blue Shield continues to provide a substantial savings in the amount of paid claims due to the discount offered within the Blue Cross Blue Shield PPO Network; and,

WHEREAS, The City Council finds it to be in the best interests of the organization to accept the recommendation of staff and Cottingham & Butler to enter into renewal agreements with Blue Cross Blue Shield of Illinois for the recommended health care plan.

NOW THEREFORE BE IT RESOLVED, BY THE KEWANEE CITY COUNCIL, IN COUNCIL ASSEMBLED, AS FOLLOWS:

Section 1 The City Manager, or designee, is hereby authorized to execute any and all documents necessary to renew the City of Kewanee self-funded employee health care plan with Blue Cross Blue Shield of Illinois.

Section 2 This Resolution shall be in full force and effect immediately upon its passage and approval as provided by law.

Adopted by the Council of the City of Kewanee, Illinois this 22nd day of October, 2018.

ATTEST:

Melinda Edwards, City Clerk

Steve Looney, Mayor

RECORD OF THE VOTE	Yes	No	Abstain	Absent
Mayor Steve Looney				
Council Member Michael Yaklich				
Council Member Andrew Koehler				
Council Member Steve Faber				
Council Member Colomer				

CITY OF KEWANEE CITY COUNCIL AGENDA ITEM		
MEETING DATE	October 22, 2018	
RESOLUTION OR ORDINANCE NUMBER	Discussion only.	
AGENDA TITLE	Discussion regarding a request to install a conduit under the city alley behind 300 E 10 th St for the benefit of the Northeast Park Christmas lights.	
REQUESTING DEPARTMENT	Community Development	
PRESENTER	Keith Edwards, Director of Community Development	
FISCAL INFORMATION	Cost as recommended:	N/A
	Budget Line Item:	N/A
	Balance Available	N/A
	New Appropriation Required:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
PURPOSE	A resident is requesting to install a 1 inch conduit under the city alley behind his residence at 300 E 10 th St to supply additional power to the Christmas display at Northeast Park.	
BACKGROUND	The resident plans to install the conduit at a depth of 18 inches, which is code, and will have two "J" boxes installed (one on their property and one on the park's property). The resident plans to run a heavy duty drop cord through the conduit for use during the display period and will remove the cord after the display at the park is removed.	
SPECIAL NOTES	N/A	
ANALYSIS	N/A	

PUBLIC INFORMATION PROCESS	This discussion
BOARD OR COMMISSION RECOMMENDATION	N/A
STAFF RECOMMENDATION	Staff is requesting discussion and recommendation from the Council.
PROCUREMENT POLICY VERIFICATION	N/A
REFERENCE DOCUMENTS ATTACHED	N/A