



City of Peru



David R. Bartley
City Clerk

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AGENDA

REGULAR CITY COUNCIL MEETING

MONDAY, OCTOBER 11, 2021

RESIDENTS ARE WELCOME TO WATCH THE MEETINGS VIA FACEBOOK LIVE AT
(<https://www.facebook.com/peru.illinois>)
QUESTIONS CAN BE PRESENTED USING THE COMMENT FUNCTION OR EMAILED TO
DBARTLEY@PERU.IL.US

ROLL CALL

7:00 P.M.

PLEDGE OF ALLEGIANCE

PUBLIC COMMENT

PRESENTATION

MINUTES/FINANCIAL REPORTS/ACTIVITY REPORTS

REGULAR MEETING MINUTES OF SEPTEMBER 27, 2021

CITY CLERK'S REPORT OF CASH RECEIVED FOR AUGUST 2021

BUILDING PERMITS REPORT-3RD QUARTER

COMMITTEE REPORTS

1. **FINANCE COMMITTEE**

DISBURSEMENTS for October 13, 2021

2. **PUBLIC SERVICES COMMITTEE**

Motion to approve purchase of four light standards from Revere Electric Supply in the amount of \$45,080 (Peoria Street/Plank Road)

Motion to approve quote from Sportsfields Inc. in the amount of \$33,250.00 for field improvements at Veteran's Park

3. POLICE AND FIRE COMMITTEE

REPORT OF CITY ATTORNEY/ORDINANCES AND RESOLUTION

AN ORDINANCE APPROVING AND ACCEPTING THE DEDICATION OF LAND FROM LYLE EITEN (Part of 3575 East Road aka Meridian Road)

AN ORDINANCE AUTHORIZING ACCEPTANCE OF AN EASEMENT FROM LYLE EITEN (Bureau County PIN: 18-12-400-003)

AN ORDINANCE AUTHORIZING THE EXECUTION AND ACCEPTANCE OF AN EASEMENT FROM THE CITY OF PERU, ILLINOIS (1511 4th Street)

AN ORDINANCE APPROVING AN UPDATED EXHIBIT "A" TO THE INTERGOVERNMENTAL AGREEMENT OF THE "ILLINOIS VALLEY REGIONAL DISPATCH" ENTERED INTO BY THE CITY OF PERU, ILLINOIS, AS AN ORIGINAL MEMBER, RELATIVE TO PAYMENT OF AN AMENDED SCHEDULE OF IVRD FEES, CHARGES AND COSTS

AN ORDINANCE GRANTING AN ADMINISTRATIVE VARIANCE UNDER THE ZONING ORDINANCE OF THE CITY OF PERU, IL, AS SOUGHT BY THE PETITION OF MARK SCHNEIDER CONCERNING PROPERTY LOCATED AT 2103 CRESCENT DRIVE, PERU, IL

AN ORDINANCE APPROVING LAND LEASE AGREEMENT WITH KCD AIR, LLC

AN ORDINANCE APPROVING AMENDMENT TO LAND LEASE AGREEMENT WITH MARQUIS AVIATION, INC

AN ORDINANCE APPROVING DEVELOPMENT AGREEMENT WITH MARQUIS, INC.

A RESOLUTION AMENDING THE CITY'S POLICY FOR EMERGENCY PAID SICK LEAVE FOR COVID-19

PROCLAMATIONS

UNFINISHED BUSINESS

NEW BUSINESS

Motion of "Acknowledgment and Consent to assignment of TIF Redevelopment Agreement between GPT Peru Owner, LLC and Clemenceau Logistics Assets LLC"

PETITIONS AND COMMUNICATIONS

ITEM NO. 1 *Communication from Kristin Kennedy requesting permission to hold a wedding at Baker Lake on August 27, 2022 (roughly 50-60 people)*

MAYOR'S NOTES

PUBLIC COMMENT

CLOSED SESSION

ADJOURNMENT

CITY OF PERU REGULAR COUNCIL MEETING SEPTEMBER 27, 2021

A regular meeting of the Peru City Council was called to order by Mayor Ken Kolowski in the Peru City Council Chambers on Monday, September 27, 2021, at 7:004 p.m. Deputy City Clerk Stephanie Piscia called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Waldorf and Buffo present; Aldermen Sapienza and Lukosus absent; Mayor Kolowski present.

All joined in the Pledge of Allegiance to the Flag of the United States of America.

PUBLIC COMMENT

PRESENTATION

Kim Reese, Director of Human Resources reported on the City of Peru Health & Wellness Committee Golf Outing on September 11th to benefit Cops 4 Cancer. Ms. Reese reported the outing was hosted at Senica's Oak Ridge Golf Course and was a huge success, including 100 golfers and ultimately raising \$12,571 (100% of the proceeds) that was presented to Cops 4 Cancer. Ms. Reese, on behalf of the Health & Wellness Committee thanked the golfers, 41 organizations and local businesses that were outing sponsors, and the additional 21 local businesses and restaurants that donated items to be used as prizes. Ms. Reese stated their generosity and support are greatly appreciated. Ms. Reese also thanked the Health & Wellness Committee Members: Kim Reese, Crystal Smith, Adam Thorson, Dave Bartley, Justin Miller, Sara Balt, Ryan Shevlin, Sarah Raymond, Michelle Wagner, Blake Frund and Ali Coutre, the Additional Volunteers that aren't on the committee but spent their day volunteering at the outing: Mayor Kolowski, Ann Riva, Melissa Carruthers, Tracy Mitchell, Carmen Shevlin, Rachel Colby, Mallory Olsen and Julia Graham and last but not least, the C4C Members that volunteered at the outing: Betty Glynn, Rick Piscia, Terry Guisti, Dave Lawson and Peru Police Chief Bob Pyszka. These individuals put a lot of effort and work into making this event possible and so successful.

Ms. Reese presented a check in the amount of \$12,571.00 to Cops for Cancer Board Members (in attendance) Betty Glynn, Rick Piscia, Bob Pyszka, Adam Conness and Dave Lawson.

Mayor Kolowski thanked Ms. Reese for her efforts.

MINUTES/FINANCIAL REPORTS/ACTIVITY REPORTS

Mayor Kolowski presented the Regular Meeting Minutes of September 13, 2021; Treasure's Report for August 2021 and Peru Police Department Monthly Report for August 2021. Alderman Waldorf made a motion the minutes and reports be received and placed on file. Alderman Payton seconded the motion; motion carried.

FINANCE AND SAFETY COMMITTEE

Alderman Buffo presented the following disbursements for payment on September 29, 2021:

<u>FUND NAME</u>	<u>TOTAL EXPENSES</u>
General Fund	\$878,529.15
Insurance Fund	73,828.55
Motor Fuel	320,821.08
Utility Fund	2,510,420.06
Airport Fund	<u>2,564.15</u>

CITY OF PERU REGULAR COUNCIL MEETING SEPTEMBER 27, 2021

Total

\$3,786,162.99

Alderman Buffo made a motion the disbursements be received, placed on file and the bills be paid in the usual manner. Alderman Payton seconded the motion. Deputy Clerk Stephanie Piscia called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Waldorf and Buffo voting aye; Aldermen Sapienza and Lukosus absent; motion carried.

PUBLIC SERVICES COMMITTEE

Alderman Waldorf made a motion to seek bids for 1 aught high voltage Okonite wire for extending our power out to Eiten Ag. Eric Carls, Director of Zoning and Engineering stated this motion is necessary due to expansion. Alderman Ballard seconded the motion. Deputy Clerk Stephanie Piscia called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Waldorf and Buffo voting aye; Aldermen Sapienza and Lukosus absent; motion carried.

Alderman Ballard made a motion to extend farm lease with John Lamps for the May Rd/Halm Farm property. Alderman Waldorf seconded the motion. Deputy Clerk Stephanie Piscia called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Waldorf and Buffo voting aye; Aldermen Sapienza and Lukosus absent; motion carried.

Alderman Tieman made a motion to approve proposal from Peru Greenhouse for purchase and installation of 38 shade trees at \$300.00 each for a total of \$11,400.00. Alderman Payton seconded the motion. Deputy Clerk Stephanie Piscia called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Waldorf and Buffo voting aye; Aldermen Sapienza and Lukosus absent; motion carried.

Alderman Ballard made a motion to approve proposal from Peru Greenhouse for purchase and installation of 5 shade trees (4"-5" caliper) at \$1,000.00 each for a total of \$5,000.00. Alderman Waldorf seconded the motion. Deputy Clerk Stephanie Piscia called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Waldorf and Buffo voting aye; Aldermen Sapienza and Lukosus absent; motion carried.

Alderman Edgcomb made a motion to execute an IDOT Highway Permit for sidewalk improvements along Rte. 6 on the west end of town. Alderman Waldorf seconded the motion. Deputy Clerk Stephanie Piscia called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Waldorf and Buffo voting aye; Aldermen Sapienza and Lukosus absent; motion carried.

Alderman Edgcomb presented a proposed resolution entitled:

RESOLUTION NO. 2021-20

RESOLUTION AUTHORIZING SIDEWALK IMPROVEMENTS ALONG RTE. 6 ON THE WEST END OF TOWN

Alderman Sapienza made a motion the resolution be adopted as written and read. Alderman Tieman seconded the motion. Deputy Clerk Stephanie Piscia called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Waldorf and Buffo voting aye; Aldermen Sapienza and Lukosus absent; motion carried.

POLICE AND FIRE COMMITTEE

Alderman Buffo made a motion to approve purchase of administrative squad car. Alderman Tieman

CITY OF PERU REGULAR COUNCIL MEETING SEPTEMBER 27, 2021

seconded the motion. Deputy Clerk Stephanie Piscia called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Waldorf and Buffo voting aye; Aldermen Sapienza and Lukosus absent; motion carried.

REPORT OF CITY ATTORNEY/ORDINANCES AND RESOLUTIONS

Corporate Counsel Scott Schweickert presented a proposed ordinance entitled:

ORDINANCE NO. 6582

AN ORDINANCE AUTHORIZING ACCEPTANCE OF AN EASMENT FROM PERU ENTERPRISES, INC.

Alderman Waldorf made a motion the ordinance be adopted as written and read. Alderman Payton seconded the motion. Deputy Clerk Stephanie Piscia called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Waldorf and Buffo voting aye; Aldermen Sapienza and Lukosus absent; motion carried.

PROCLAMATIONS

UNFINISHED BUSINESS

NEW BUSINESS

Alderman Waldorf made a motion to seek candidates for Public Works mechanic. Kim Reese, Director of Human Resources reported the need for a mechanic is to fill a retirement vacancy.

PETITIONS AND COMMUNICATIONS

Deputy Clerk Stephanie Piscia presented a petition from David and Mary Kruswicki requesting a variance and special use for property located at 1415 Walnut Street, Peru, IL. Alderman Buffo made a motion the petition be received, placed on file and referred to Planning/Zoning Commission for review and recommendation. Alderman Edgcomb seconded the motion; motion granted.

Deputy Clerk Stephanie Piscia presented a petition from Ron and Amy Marini requesting a variance for property located at 1415 Walnut Street, Peru, IL. Alderman Edgcomb made a motion the petition be received, placed on file and referred to Planning/Zoning Commission for review and recommendation. Alderman Payton seconded the motion; motion granted.

Deputy Clerk Stephanie Piscia presented a communication from Kacie Glade requesting permission to hold a disc golf tournament at Baker Lake on October 24th. Alderman Payton made a motion the communication be received, placed on file and permission granted. Alderman Edgcomb seconded the motion; motion carried.

Deputy Clerk Stephanie Piscia presented a communication from The Zonta Club of LaSalle-Peru Area would like to request permission to again hang the purple ribbons at the Municipal Buildings for October which is Domestic Violence Awareness Month. We would put them up on Sept. 30 and remove them on Nov. 1. Alderman Buffo made a motion the communication be received, placed on file and permission granted. Alderman Edgcomb seconded the motion; motion carried

CITY OF PERU REGULAR COUNCIL MEETING SEPTEMBER 27, 2021

MAYOR'S NOTES

Mayor Kolowski thanked Kim Reese, Director of Human Resource for a great all-around effort on the golf outing.

Mayor Kolowski reminded the Council of the LP Homecoming Parade on Wednesday.

Adam Thorson, Director of Parks, Recreation and Special Events reported he will be posting the Halloween events for October 30th from 2pm to 4pm.

PUBLIC COMMENT

CLOSED SESSION

ADJOURNMENT

Alderman Buffo made a motion that the meeting be adjourned. Alderman Edgcomb seconded the motion and motion carried. Meeting adjourned at 7:24 p.m.

CITY CLERK'S REPORT OF CASH RECEIVED
AUG 2021

GENERAL FUND

Road & Bridge property tax	29,651.53	
Municipal sales tax-May sales	716,300.53	
HRT-Parkside-May sales	205,679.38	
HRT-Infrastructure-May sales	205,679.38	
Use tax	28,624.38	
Telecommunications tax	12,224.97	
Personal Property Replacement tax	6,984.29	
State Income tax	76,564.92	
Cannabis use tax	1,076.55	
Video gaming municipal share-April	34,972.25	
Motel tax	69,066.07	
Health insurance reimbursements	2,218.32	
Miscellaneous licenses	100.00	
Contractor licenses	400.00	
Police fines/copies/misc	960.87	
Circuit Court fines	2,936.18	
Adjudication fines	2,946.90	
Police false alarms	50.00	
Fire Department service calls	660.00	
AT&T franchise-monthly	755.55	
Qtly Comcast Franchise	46,930.76	
Utility Fund franchise-monthly	141,666.67	
Building Permits	2,240.66	
Inspection fees	175.00	
Engineering Reviews	15,237.70	
Filing fee	200.00	
Vacant Property Registration	1,000.00	
Telecomm tower rent	3,858.09	
Key Outdoor-sign rent	550.00	
Cemetery lots	2,400.00	
Burial permits	4,000.00	
Cemetery niche	400.00	
Splash pad shelter fees	80.00	
WLPO-4th of July Sponsor	1,350.00	
Taste of the IL Valley-vendors/sponsors	7,861.00	
Taste of the IL Valley-50/50	9,100.00	
IVAR Donations	53.00	
CSO donation to celebration fund	100.00	
Cops4Cancer Golf sponsors	1,450.00	
Catholic War Veterans-Police Station Donation	1,000.00	
IVRD accounting	1,000.00	
State of IL-highway safety grant	46,149.10	
<i>Total General Fund</i>		<u>\$ 1,684,654.05</u>

CITY CLERK'S REPORT OF CASH RECEIVED
AUG 2021

POLICE DRUG ENFORCE/IMPOUND/EQUIP FUND

Drug fine/forfeiture income	30.71	
Impound fees	1,000.00	
Other revenue	<u>2,003.31</u>	
<i>Total Police Drug/Impound Fund</i>		<u>\$ 3,034.02</u>

INSURANCE FUND

General Fund-flexpay PR deductions	2,976.12	
Utility Fund-HRA reimbursements	4,783.29	
General Fund-HRA reimbursements	1,551.34	
Utility Fund-June funding	28,829.60	
General Fund-June funding	<u>88,754.77</u>	
		<u>\$ 126,895.12</u>

GARBAGE FUND

Utility receipts	<u>268,604.09</u>	
<i>Total Garbage Fund</i>		<u>\$ 268,604.09</u>

MOTOR FUEL TAX FUND

St of IL-May MFT allotment	19,891.93	
St of IL-Renewal Funds	14,366.50	
St of IL-High Growth	<u>-</u>	
<i>Total Motor Fuel Tax Fund</i>		<u>\$ 34,258.43</u>

PERU INDUSTRIAL PARK TIF

Property taxes	<u>36,389.28</u>	
<i>Total Peru Industrial Park TIF</i>		<u>\$ 36,389.28</u>

NORTH PERU TIF

Property taxes	<u>8,737.22</u>	
<i>Total North Peru TIF</i>		<u>\$ 8,737.22</u>

PERU DOWNTOWN TIF

Property taxes	<u>11,790.19</u>	
<i>Total Peru Downtown TIF</i>		<u>\$ 11,790.19</u>

CITY CLERK'S REPORT OF CASH RECEIVED
AUG 2021

UTILITY FUND

Utility receipts	3,215,585.00	
Reconnect fees	-	
NSF fees	-	
Fiber optic rent	3,989.98	
Scrap metal	-	
Accident damages	4,271.57	
Water meter/supplies	1,985.25	
Sale of loads of water	96.00	
Wastewater analysis	1,118.50	
IDOT-traffic signal maint reimb	-	
	<u> </u>	\$ 3,227,046.30

Total Electric Fund

GUARANTEED DEPOSIT FUND

Electric utility deposits	10,250.00	
Water utility deposits	1,320.00	
	<u> </u>	\$ 11,570.00

Total Guaranteed Deposit Fund

LANDFILL FUND

Utility receipts	3,022.97	
Chipper accounts receivable	1,380.00	
	<u> </u>	\$ 4,402.97

Total Landfill Fund

AIRPORT OPERATIONS

Hangar rentals	401.05	
Land leases	6,100.00	
Midwest Avtech-flowage fees	1,247.15	
Federal Grant-Cares Act	795.25	
	<u> </u>	\$ 8,543.45

Total Airport Operations Fund

TOTAL ALL FUNDS

\$ 5,425,925.12

David R Bartley, City Clerk



City of Peru



Tyler Dobrich
Building Inspector

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To: Mayor Ken Kolowski
City Attorney Scott Schweickert
City Clerk Dave Bartley
Peru City Council Members

From: Tyler Dobrich
Building & Zoning Officer

Subject: Building Permits - Third Quarter Report 2021

Date: October 11, 2021

Attached for your information is the building permit report. There were sixty-five (65) building permits issued during the Third Quarter period ending September 30, 2021.

The total construction costs permitted were \$3,771,895.56. Permit fees in the amount of \$13,939.94 were charged and collected. Inspection and other fees of \$5,683.02 were collected.

For the same period in 2020 there were a total of ninety (90) permits issued. The total construction costs for the same period were \$4,613,266.64.

Accordingly, I have deposited the total collected fees of \$19,622.96 with the City Clerk for the Third Quarter 2021 Building Permits.

Respectfully Submitted,

Tyler Dobrich
Building & Zoning Inspector

3RD QUARTER 2021

APPLICANT	DATE	PERMIT NUMBER	CODE	PERMIT TO CONSTRUCT	PROJECT LOCATION	ESTIMATED FAIR MARKET VALUE	PERMIT FEE	INSP. FEE	OTHER	H2O FEE
Paul Gambiani	7/1/2021	21B109	16	Driveway	2507 4th St	\$ 2,500.00	\$ 25.00	N/A	N/A	N/A
Mark Wooley/Shooting Park Baptist Church	7/29/2021	21B110	11	Sign	4281 Shooting Park Rd	\$ 14,990.00	\$ 44.97	N/A	N/A	N/A
Lindsey Olivero-Gong	7/29/2021	21B111	17	Fence	2523 Rock St	\$ 3,500.00	\$ 25.00	N/A	N/A	N/A
Lance Siebert	7/7/2021	21B112	5	Deck Replacement	1708 4th St	\$ 9,749.00	\$ 25.00	\$ 50.00	N/A	N/A
Mike Zukowsky	7/26/2021	21B113	17	Fence	2013 Main	\$ 7,200.00	\$ 25.00	N/A	N/A	N/A
Pioneer Project MGMT	7/29/2021	21C01	16	Roof	515 7th St	\$ 8,958.60	\$ 25.00	N/A	N/A	N/A
Ameren	7/29/2021	21C02	18	Utility	206 Shooting park Rd	\$ -		N/A	N/A	N/A
O'Reilly Auto	7/29/2021	21C03	16	HVAC Units	941 Wenzel Rd	\$ 13,030.81	\$ 39.09	N/A	N/A	N/A
JH Building Products	7/23/2021	21C05	16	17 Unyrite Drive	Roof	\$ 79,698.00	\$ 237.00	N/A	N/A	N/A
Mike Credi	7/29/2021	21C06	17	Fence	906 33rd St	\$ 9,800.00	\$ 25.00	N/A	N/A	N/A
Ameren	7/12/2021	21C08	18	Utility	734 26th St			N/A	N/A	N/A
Roeliff Loveland	8/6/2021	21C09	7	shed	2509 Pearl			N/A	N/A	N/A
Michael Schmitt	7/19/2021	21C10	17	Fence	2400 11th Street	\$ 5,000.00	\$ 25.00	N/A	N/A	N/A
CBD	8/3/2021	21C11	11	Sign	512 5th St	\$ 10,000.00	\$ 25.00	N/A	N/A	N/A
Ameren	7/16/2021	21C12	18	Utility	4 Point Blvd	\$ -		N/A	N/A	N/A
Bruce Korte	7/26/2021	21C13	17	Fence	14 10th st	\$ 6,000.00	\$ 25.00	N/A	N/A	N/A
Mike Ziel	7/23/2021	21C14	17	Fence	1709 Church	\$ 3,000.00	\$ 25.00	N/A	N/A	N/A
Denise Washilewski	8/6/2021	21C15	17	fence	1524 Calhoun	\$ 11,000.00	\$ 33.00	N/A	N/A	N/A
Carole Newman	8/4/2021	21C16	17	Fence	1810 12th St	\$ 3,900.00	\$ 25.00	N/A	N/A	N/A
Kristyn & Glen Peterson	8/3/2021	21C17	17	Fence	7 Ashland Ct	\$ 8,500.00	\$ 25.00	N/A	N/A	N/A
Ronald Dettore	8/3/2021	21C18	17	Fence	1816 13th St	\$ 6,700.00	\$ 25.00	N/A	N/A	N/A
Ameren	7/21/2021	21C19	18	Utility	1002 Shooting Park Rd	\$ -		N/A	N/A	N/A
James Brady	7/23/2021	21C20	1	New Home Construction	3 Pointe Boulevard	\$ 900,000.00	\$ 2,700.00	200	\$ 100.00	\$ 710.00
Doug Cass	8/3/2021	21C21	5	Pool & Pool House	930 34th St	\$ 150,000.00	\$ 450.00	N/a	\$ 100.00	N/A
DeWayne Cronkright	8/3/2021	21C22	9	Restaurant	1501 38th St	\$ 325,000.00	\$ 975.00	150	N/A	\$ 710.00
Lyle & Casey Eiten-Eiten Ag Solutions	8/3/2021	21C23	9	Feed & Seed Warehouse with offices	6131 Plank Rd	\$ 470,385.00	\$ 1,244.38	1611.15	N/A	N/A
Target	7/28/2021	21C24	9	Parking Lot Improvements	4370 Venture Dr.	\$ 60,000.00	\$ 180.00	N/A	N/A	N/A

Fiat River Group	8/13/2021	21C25	9	Expand Restrooms to meet building occupancy	4800 Industrial Dr	\$	53,000.00	\$240.00		N/A	N/A
AT&T	7/29/2021	21C26	18	Utility	901 Wenzel Rd	\$	5,000.00	\$0.00	N/A	N/A	N/A
Ameren	7/29/2021	21C27	18	Utility	Plank Road	\$	-	\$0.00	N/A	N/A	N/A
Joe & Missy Clancy	8/6/2021	21C29	16	Roof	1616 Shooting Park Road	\$	17,429.00	\$52.29	N/A	N/A	N/A
HyVee	8/11/2021	21C30	11	Signs	1651 Midtown Rd	\$	9,000.00	\$25.00	N/a	N/A	N/A
Simply Modern Homes	8/27/2021	21C31	1	New Home Construction	Lot 16-The Pointe	\$	250,000.00	\$750.00	N/a	N/A	\$ 830.00
Carol Zellmer	9/23/2021	21C32	11	Signs	11 Westclox Ave	\$	3,500.00	\$25.00	N/A	N/A	N/A
Sherwood Burbridge	8/20/2021	21C33	5	Inground Pool	2904 Marquette Rd	\$	50,000.00	\$150.00	N/A	N/A	N/A
Greg Yuvan	8/27/2021	21C35	16	Replace driveway	2409 2nd Street	\$	8,400.00	\$25.00	n/a	N/A	N/A
James Brady	8/20/2021	21C36	4	Detached Garage	3 Pointe Boulevard	\$	188,000.00	\$564.00	N/A	N/A	N/A
Donna Destri	9/21/2021	21C38	17	Fence	2024 14th St	\$	5,050.00	\$25.00	N/a	N/A	N/A
Frank Taylor	8/25/2021	21C39	3	Addition	3031 Parkside Dr	\$	54,500.00	\$288.50	125	N/A	N/A
Ameren	8/19/2021	21C40	18	Utility	1814 26th Street	\$	-			N/A	N/A
Petsmart	9/10/2021	21C41	9	Taking over existing fire alarm monitoring, adding Bosch Radio #28063325	5243 Rt 251	\$	1,150.15	\$25.00	N/A	N/A	N/A
Target	9/24/2021	21C42	9	Head Relocate Raise sprinkler piping in OPU Storage	4370 Venture Dr.	\$	23,623.00	\$70.87	N/a	N/A	N/A
AT&T Midwest	9/23/2021	21C43	18	Utility	1608 36th Street	\$	15,000.00	-	N/A	N/A	N/A
Craig Antkowiak	9/13/2021	21C45	5	Above Ground Pool and New Roof	1834 Pike	\$	10,000.00	\$25.00	N/A	N/A	N/A
Comcast	8/27/2021	21C46	18	Utility	4239 Venture Drive		-	-	N/A	N/A	N/A
Cindy Kohr	8/31/2021	21C48	3	Remodel	206 Shooting Park Road	\$	80,000.00	\$240.00	\$50.00	N/A	N/A
Rey Limberg	9/7/2021	21C49	17	Fence	1014 Plain St	\$	3,200.00	\$2,500.00	N/a	N/A	N/A
Riewaldt Inc. C/O Art Riewaldt	10/6/2021	21C50	16	Parking Lot Alterations	1501 38th St-Jimmy Johns	\$	79,582.00	\$238.74		\$ 721.87	N/A
Abby Kotecki	9/24/221	21C51	17	Fence	1875 Sycamore St	\$	10,000.00	\$25.00		N/A	N/A
HyVee	9/24/2021	21C52	9	Exterior Addition	1651 Midtown Rd	\$	550,000.00	\$1,650.00	125	N/A	N/A
Mackenzie Borio & Evan Marini	9/24/2021	21C53	17	Fence/driveway	2201 Meadowlawn Lane	\$	3,500.00	\$25.00		N/A	N/A
Stacie Mertes	10/6/2021	21C54	17	Fence	1825 Shooting Pk Rd	\$	6,000.00	\$25.00		N/A	N/A
Steve Diemer	10/6/2021	21C55	16	Basketball Court	2429 2nd St	\$	5,000.00	\$25.00		N/A	N/A
Comcast	9/9/2021	21C56	18	Utility	4800 Industrial Drive		-	-	N/A	N/A	N/A
Comcast	9/9/2021	21C57	18	Utility	4350 Mahoney Drive		-	-	N/A	N/A	N/A
Angie Spielman	9/15/2021	21C58	17	Fence	2612 Plum	\$	5,000.00	\$25.00	N/a	N/A	N/A

Comcast	9/8/2021	21C59	18	Utility	1802 26th				N/A	N/A	N/A
Rachel Reff / Matthew Reynolds	9/23/2021	21C60	16	Driveway	802 25th St	\$ 3,500.00	\$25.00	N	N/A	N/A	N/A
Illinois Valley YMCA	10/6/2021	21C61	16	Roof	300 Walnut Drive	\$ 110,300.00	\$330.90		N/A	N/A	N/A
Home Depot	9/29/2021	21C63	9	Restroom Reno	4242 Venture Dr	\$ 90,400.00	\$271.20	200	N/A	N/A	N/A
Sara Jean Bunch Dalton	10/6/2020	21C64	17	Fence	2206 Twin Oak Road	\$ 10,000.00	\$25.00		N/A	N/A	N/A
Nick Curtain	9/23/2021	21C65	5	Pool	2021 Melba Place	\$ 5,000.00	\$15.00		N/A	N/A	N/A
Ameren	9/24/2021	21C66	18	Utility	3 Pointe Blvd				N/A	N/A	N/A
Ruth Anne Schneider	9/24/2021	21C67	17	Fence/replace Existing	933 28th St	\$ 7,850.00	\$25.00	N/A	N/A	N/A	N/A
						\$ 3,771,895.56	\$ 13,939.94	\$ 2,511.15	\$ 921.87	\$ 2,250.00	

Permit Report by Type and Costs for Year 2021

Permits Per Quarter

Construction Costs Per Quarter

Construction Type	Code Ref #	1st "A"	2nd "B"	3rd "C"	4th "D"	Total		1st "A"	2nd "B"	3rd "C"	4th "D"	Total
House	1		1	2		3			\$ 460,000.00	\$ 1,150,000.00		\$ 1,610,000.00
Duplex	2					0						\$ -
Home Add/Remodel	3	5	1	2		8		\$ 120,191.00	\$ 10,800.00	\$ 134,500.00		\$ 265,491.00
Garage	4	2	2	1		5		\$ 52,000.00	\$ 39,605.00	\$ 188,000.00		\$ 279,605.00
Pool/Deck	5	1	9	6		16		\$ 125,000.00	\$ 109,034.66	\$ 224,749.00		\$ 458,783.66
Porch	6		2			2			\$ 11,100.00			\$ 11,100.00
Storage Shed	7	3	7	1		11		\$ 4,945.00	\$ 21,286.00	\$ -		\$ 26,231.00
New Commercial	8		2			2			\$ 335,000.00			\$ 335,000.00
Add/Renovate Commercial	9	6	8	8		22		\$ 91,000.00	\$ 3,507,919.30	\$ 1,573,558.15		\$ 5,172,477.45
Demolition	10	1	1			2		\$ 6,500.00	\$ 600.00			\$ 7,100.00
Signs	11	3	7	4		3		\$ 12,028.00	\$ 86,778.00	\$ 37,490.00		\$ 136,296.00
New Industrial	12					0						\$ -
Add/Renovate Industrial	13	1				1		\$ 463,600.00				\$ 463,600.00
Storage/Warehouse	14					0						\$ -
Site Development	15					0						\$ -
Misc./Special	16	2	21	10		33		\$ 15,500.00	\$ 342,170.01	\$ 328,398.41		\$ 686,068.42
Fences	17	6	38	18		62		\$ 35,050.00	\$ 153,500.00	\$ 115,200.00		\$ 303,750.00
Telecom	18	6	4	13		23		\$ 5,000.00		\$ 20,000.00		\$ 25,000.00
Totals		36	103	65	0	204		\$ 930,814.00	\$ 5,077,792.97	\$ 3,771,895.56	\$ -	\$ 9,780,502.53

Total Fees Collected by Quarter

Quarter	Permit Fees	Insp Fee	H2O Fee	Other
1st Quarter	\$ 2,887.30	\$ 150.00		
2nd Quarter	\$ 16,006.11	\$ 1,450.00	\$ 1,205.00	
3rd Quarter	\$ 13,939.94	\$ 2,511.15	\$ 2,250.00	\$ 921.87
4th Quarter				
Total	\$ 32,833.35	\$ 4,111.15	\$ 3,455.00	\$ 921.87

City of Peru Disbursements to be Paid 10/13/2021
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FUND	FUND NAME	
10	General Fund	1,135,300.61
15	Insurance Fund	24,357.61
21	Garbage Fund	70,647.46
60	Utility Fund	590,305.22
80	Landfill Fund	270.00
85	Airport Fund	170.00
		<hr/>
		\$ 1,821,050.90
		<hr/>

VENDOR	ACCOUNT	DETAIL	AMOUNT	FUND	DEPARTMENT	ACCOUNT DESCRIPTION
PERU POLICE DEPT	10 -4-00-54-33	6/22 DEBT RCVRY-IMPND	220.00	GENERAL	NA	ADJUDICATION FINES
PERU POLICE DEPT	10 -4-00-54-33	7/27 DEBT RCVRY-IMPND	155.00	GENERAL	NA	ADJUDICATION FINES
PERU POLICE DEPT	10 -4-00-54-33	8/10 DEBT RCVRY-IMPND	213.90	GENERAL	NA	ADJUDICATION FINES
VERIZON WIRELESS	10 -5-11-92900	815-780-0170 KOLOWSKI	62.81	GENERAL	MAYOR'S OFFICE	MISCELLANEOUS EXP
INSURANCE FUND	10 -5-12-45110	CLERK	1,432.85	GENERAL	CLERK'S OFFICE	GROUP INSURANCE
QUADIENT INC	10 -5-12-56000	PSTG METER REFILL	500.00	GENERAL	CLERK'S OFFICE	POSTAGE
QUADIENT INC	10 -5-12-56000	PSTG METER REFILL	500.00	GENERAL	CLERK'S OFFICE	POSTAGE
US BANK EQUIPMENT FINAN	10 -5-12-59900	COPIER LEASE DUE 10/15	214.43	GENERAL	CLERK'S OFFICE	CONTRACTUAL SERVICE
QUILL CORPORATION	10 -5-12-65200	OFFICE SUPPLIES	152.03	GENERAL	CLERK'S OFFICE	OPERATING SUPPLIES
QUILL CORPORATION	10 -5-12-65200	OFFICE SUPPLIES	104.98	GENERAL	CLERK'S OFFICE	OPERATING SUPPLIES
VERIZON WIRELESS	10 -5-12-92900	815-200-2945 PUB SVCS	71.20	GENERAL	CLERK'S OFFICE	MISCELLANEOUS EXP
VERIZON WIRELESS	10 -5-12-92900	815-200-5094 PISCIA	72.81	GENERAL	CLERK'S OFFICE	MISCELLANEOUS EXP
VERIZON WIRELESS	10 -5-12-92900	815-228-1449 BARTLEY	72.57	GENERAL	CLERK'S OFFICE	MISCELLANEOUS EXP
INSURANCE FUND	10 -5-14-45110	ENGINEER	4,918.35	GENERAL	CITY ENGINEER	GROUP INSURANCE
MARCO, INC	10 -5-14-56400	ENGINEER CANON	423.20	GENERAL	CITY ENGINEER	MAINTENANCE AGREEMENTS
QUILL CORPORATION	10 -5-14-65200	OFFICE SUPPLIES	23.16	GENERAL	CITY ENGINEER	OPERATING SUPPLIES
QUILL CORPORATION	10 -5-14-65200	OFFICE SUPPLIES	246.86	GENERAL	CITY ENGINEER	OPERATING SUPPLIES
VERIZON WIRELESS	10 -5-14-65200	WIFI-ENGINEER	76.02	GENERAL	CITY ENGINEER	OPERATING SUPPLIES
AMAZON CAPITAL SERVICES	10 -5-14-65200	OFFICE SUPPLIES	90.87	GENERAL	CITY ENGINEER	OPERATING SUPPLIES
AMAZON CAPITAL SERVICES	10 -5-14-65200	PHONE CASE/PROTECTOR	18.98	GENERAL	CITY ENGINEER	OPERATING SUPPLIES
US BANK VOYAGER FLEET S	10 -5-14-65500	FUEL-ENGINEER	167.65	GENERAL	CITY ENGINEER	FUEL & OIL VEHICLES
VERIZON WIRELESS	10 -5-14-92900	815-228-9981 ENGINEER	71.02	GENERAL	CITY ENGINEER	MISCELLANEOUS EXP

VENDOR	ACCOUNT	DETAIL	AMOUNT	FUND	DEPARTMENT	ACCOUNT DESCRIPTION
VERIZON WIRELESS	10 -5-14-92900	815-830-1239 BLDG INSP	71.02	GENERAL	CITY ENGINEER	MISCELLANEOUS EXP
VERIZON WIRELESS	10 -5-14-92900	815-993-1511 ZBOROWSKI	72.57	GENERAL	CITY ENGINEER	MISCELLANEOUS EXP
INSURANCE FUND	10 -5-15-45110	RETIREEES	8,887.80	GENERAL	ADMINISTRATIVE	GROUP INSURANCE
INSURANCE FUND	10 -5-15-45181	9/30-GF	1,146.18	GENERAL	ADMINISTRATIVE	KBA-HRA FUND REQUESTS
INTERNAL REVENUE SERVIC	10 -5-15-48000	Q3 2020 941 RETURN ADJ DUE	3,283.43	GENERAL	ADMINISTRATIVE	FFCRA REFUNDS
INTERNAL REVENUE SERVIC	10 -5-15-48000	Q42020 941 RETURN ADJ DUE	71,097.92	GENERAL	ADMINISTRATIVE	FFCRA REFUNDS
HR GREEN	10 -5-15-53100	SPORTS COMPLEX-HORN	1,508.00	GENERAL	ADMINISTRATIVE	ENGINEERING EXPENSE
BOB PYSZKA	10 -5-15-55520	IML CONF-PYSZKA	720.79	GENERAL	ADMINISTRATIVE	IML MEETING EXPENSE
DAVE BARTLEY	10 -5-15-55520	IML CONF-BARTLEY	130.37	GENERAL	ADMINISTRATIVE	IML MEETING EXPENSE
JEFF BALLARD	10 -5-15-55520	IML CONF-BALLARD	107.52	GENERAL	ADMINISTRATIVE	IML MEETING EXPENSE
AARON BUFFO	10 -5-15-55520	IML CONF-BUFFO	72.90	GENERAL	ADMINISTRATIVE	IML MEETING EXPENSE
BOB TIEMAN	10 -5-15-55520	IML CONF-TIEMAN	1,427.72	GENERAL	ADMINISTRATIVE	IML MEETING EXPENSE
LASALLE PUBLISHING	10 -5-15-56200	SEP21 ADS	2,530.00	GENERAL	ADMINISTRATIVE	PUBLISHING/ADVERTISING
LASALLE PUBLISHING	10 -5-15-56200	HEARING 10.13.21	204.32	GENERAL	ADMINISTRATIVE	PUBLISHING/ADVERTISING
LASALLE PUBLISHING	10 -5-15-56200	QUIK TRIP PETN	799.35	GENERAL	ADMINISTRATIVE	PUBLISHING/ADVERTISING
SHAW MEDIA	10 -5-15-56200	SEP ADS	812.06	GENERAL	ADMINISTRATIVE	PUBLISHING/ADVERTISING
CINTAS CORP #396	10 -5-15-59900	CITY HALL/FIRE MATS	59.45	GENERAL	ADMINISTRATIVE	CONTRACTUAL SERVICE
QUILL CORPORATION	10 -5-15-65200	HAND SANITIZER	47.98	GENERAL	ADMINISTRATIVE	OPERATING SUPPLIES
QUILL CORPORATION	10 -5-15-65200	OFFICE SUPPLIES	88.94	GENERAL	ADMINISTRATIVE	OPERATING SUPPLIES
VERIZON WIRELESS	10 -5-15-65200	WIFI-ADMIN	76.04	GENERAL	ADMINISTRATIVE	OPERATING SUPPLIES
COMCAST	10 -5-15-65200	EOC CABLE TO 10/22	130.35	GENERAL	ADMINISTRATIVE	OPERATING SUPPLIES
STONE JUG BARBEQUE	10 -5-15-91000	SHOP AND WIN	100.00	GENERAL	ADMINISTRATIVE	ECONOMIC DEVELOPMENT

VENDOR	ACCOUNT	DETAIL	AMOUNT	FUND	DEPARTMENT	ACCOUNT DESCRIPTION
OVAL WACKER CONSULTING	10 -5-15-91000	OCT21 CONSULTANT	3,333.00	GENERAL	ADMINISTRATIVE	ECONOMIC DEVELOPMENT
FLO'S ON PULASKI	10 -5-15-91000	SHOP AND WIN	100.00	GENERAL	ADMINISTRATIVE	ECONOMIC DEVELOPMENT
JALAPENOS RESTAURANT	10 -5-15-91000	SHOP AND WIN	100.00	GENERAL	ADMINISTRATIVE	ECONOMIC DEVELOPMENT
VERIZON WIRELESS	10 -5-15-92900	815-326-9307 FINANCE OFFICER	71.02	GENERAL	ADMINISTRATIVE	MISCELLANEOUS EXPENSE
VERIZON WIRELESS	10 -5-15-92900	815-681-8600 RECR DIR	71.02	GENERAL	ADMINISTRATIVE	MISCELLANEOUS EXPENSE
VERIZON WIRELESS	10 -5-15-92900	779-601-8091 ROUNDS	43.87	GENERAL	ADMINISTRATIVE	MISCELLANEOUS EXPENSE
VERIZON WIRELESS	10 -5-15-92900	815-200-5047 REESE	72.81	GENERAL	ADMINISTRATIVE	MISCELLANEOUS EXPENSE
VERIZON WIRELESS	10 -5-15-92900	815-200-5058 THORSON	72.81	GENERAL	ADMINISTRATIVE	MISCELLANEOUS EXPENSE
PETTY CASH	10 -5-15-94000	C4C (CHECKS) GOLF OUTING	200.00	GENERAL	ADMINISTRATIVE	DONATIONS
COPS 4 CANCER	10 -5-15-94000	CHARITY GOLF OUTING	12,371.10	GENERAL	ADMINISTRATIVE	DONATIONS
INSURANCE FUND	10 -5-16-45110	POLICE	46,753.56	GENERAL	POLICE	GROUP INSURANCE
PERU POLICE PENSION FUN	10 -5-16-46400	OCT21 CONTRIBUTION	83,333.33	GENERAL	POLICE	PPNS CONTRB/PPRT
GALLS, AN ARAMARK CO. L	10 -5-16-47100	RAYMOND CA	37.85	GENERAL	POLICE	CLOTHING ALLOWANCE
ROBERT PYSZKA	10 -5-16-47100	PYSZKA CA	52.48	GENERAL	POLICE	CLOTHING ALLOWANCE
MICHELLE WAGNER	10 -5-16-47100	WAGNER CA	148.33	GENERAL	POLICE	CLOTHING ALLOWANCE
AMAZON CAPITAL SERVICES	10 -5-16-47100	ANDERSON CA	306.88	GENERAL	POLICE	CLOTHING ALLOWANCE
LOCKER ROOM	10 -5-16-47110	ETSCHEID POLOS	76.50	GENERAL	POLICE	OTHER UNIFORM
CLEARVIEW WINDOW CLEANI	10 -5-16-51100	WINDOW CLEANING SVC	530.00	GENERAL	POLICE	R&M/BUILDINGS
POMP'S TIRE SERVICE	10 -5-16-51300	PPD 49 TIRES RPR	578.88	GENERAL	POLICE	R&M/VEHICLES
POMP'S TIRE SERVICE	10 -5-16-51300	PPD 23 TIRE RPR	31.80	GENERAL	POLICE	R&M/VEHICLES
POMP'S TIRE SERVICE	10 -5-16-51300	PPD 46 TIRE RPR	26.50	GENERAL	POLICE	R&M/VEHICLES
FLEET SAFETY SUPPLY	10 -5-16-51300	PPD36&45 LED INSTLL	4,799.96	GENERAL	POLICE	R&M/VEHICLES

VENDOR	ACCOUNT	DETAIL	AMOUNT	FUND	DEPARTMENT	ACCOUNT DESCRIPTION
SCHIMMER INC	10 -5-16-51300	PPD39 MNTNCE	515.95	GENERAL	POLICE	R&M/VEHICLES
SCHIMMER INC	10 -5-16-51300	PPD24 MNTNCE	835.43	GENERAL	POLICE	R&M/VEHICLES
SCHIMMER INC	10 -5-16-51300	PPD44 MNTNCE	55.56	GENERAL	POLICE	R&M/VEHICLES
SCHIMMER INC	10 -5-16-51300	PPD49 MNTNCE	248.10	GENERAL	POLICE	R&M/VEHICLES
SCHIMMER INC	10 -5-16-51300	PPD38 MNTNCE	93.71	GENERAL	POLICE	R&M/VEHICLES
SCHIMMER INC	10 -5-16-51300	PPD47 MNTNCE	55.56	GENERAL	POLICE	R&M/VEHICLES
SCHIMMER INC	10 -5-16-51300	PPD23 MNTNCE	121.93	GENERAL	POLICE	R&M/VEHICLES
SCHIMMER INC	10 -5-16-51300	PPD32 MNTNCE	64.59	GENERAL	POLICE	R&M/VEHICLES
SCHOLLE BODY SHOP	10 -5-16-51300	SQUAD 23 TOW	175.00	GENERAL	POLICE	R&M/VEHICLES
CORONET DODGE TOYOTA	10 -5-16-51300	PPD36 MNTNCE	105.30	GENERAL	POLICE	R&M/VEHICLES
IL SECRETARY OF STATE	10 -5-16-51300	PPD 11 TITLE/REGISTRATION	301.00	GENERAL	POLICE	R&M/VEHICLES
LAW ENFORCEMENT RECORDS	10 -5-16-55300	2022 MEMBRSHIP	40.00	GENERAL	POLICE	PROFESSIONAL DUES
CENTRAL IL POLICE TRAINING	10 -5-16-55500	SINES TUITION	495.00	GENERAL	POLICE	MEETINGS/EDUC & SAFETY EXP
VERIZON WIRELESS	10 -5-16-56100	POLC WIRELESS TO 9/20	453.88	GENERAL	POLICE	TELEPHONE
COMCAST BUSINESS	10 -5-16-56100	POLC INTERNET TO 9/15	710.00	GENERAL	POLICE	TELEPHONE
COMCAST BUSINESS	10 -5-16-56100	POLC PHONE TO 9/15	403.31	GENERAL	POLICE	TELEPHONE
ARAMARK UNIFORM SERVICE	10 -5-16-59900	POL-MAT SVC	34.83	GENERAL	POLICE	CONTRACTUAL SERVICE
DEBO ACE HARDWARE	10 -5-16-65200	SUPPLIES	227.17	GENERAL	POLICE	OPERATING SUPPLIES
MENARDS	10 -5-16-65200	BANQUET TABLES	179.98	GENERAL	POLICE	OPERATING SUPPLIES
CAPITAL ONE/WALMART	10 -5-16-65200	POLC SUPPLIES	153.22	GENERAL	POLICE	OPERATING SUPPLIES
QUILL CORPORATION	10 -5-16-65200	RETURN POSTED IN DUPLICATE	50.99	GENERAL	POLICE	OPERATING SUPPLIES
QUILL CORPORATION	10 -5-16-65200	OFFICE SUPPLIES	68.99	GENERAL	POLICE	OPERATING SUPPLIES

VENDOR	ACCOUNT	DETAIL	AMOUNT	FUND	DEPARTMENT	ACCOUNT DESCRIPTION
QUILL CORPORATION	10 -5-16-65200	OFFICE SUPPLIES	186.41	GENERAL	POLICE	OPERATING SUPPLIES
QUILL CORPORATION	10 -5-16-65200	OFFICE SUPPLIES	70.74	GENERAL	POLICE	OPERATING SUPPLIES
QUILL CORPORATION	10 -5-16-65200	OFFICE SUPPLIES	48.99	GENERAL	POLICE	OPERATING SUPPLIES
QUILL CORPORATION	10 -5-16-65200	OFFICE SUPPLIES	131.71	GENERAL	POLICE	OPERATING SUPPLIES
SUPER IMPRINT SOLUTIONS	10 -5-16-65200	USB DRIVES	569.00	GENERAL	POLICE	OPERATING SUPPLIES
AMAZON CAPITAL SERVICES	10 -5-16-65200	COMPUTER SUPPLIES	414.15	GENERAL	POLICE	OPERATING SUPPLIES
MATTHEW PETERS	10 -5-16-65220	HOME DEPOT-K9 REIMB	135.84	GENERAL	POLICE	SPECIAL PROGRAMS EXPENSE
US BANK VOYAGER FLEET S	10 -5-16-65500	FUEL-POLICE	5,454.26	GENERAL	POLICE	FUEL & OIL VEHICLES
TRANSUNION RISK AND ALT	10 -5-16-68400	TLO	75.00	GENERAL	POLICE	COMPUTER SOFTWARE
JEFF PERRY BUICK GMC IN	10 -5-16-88400	SQUAD 11-2021 NISSAN ALTIMA	28,533.60	GENERAL	POLICE	NEW EQUIPMENT/VEHICLES
LEOPARDO COMPANIES INC	10 -5-16-89500	POLICE STATION-PAY APP18	206,161.00	GENERAL	POLICE	POLICE STATION
INSURANCE FUND	10 -5-17-45110	FIRE	9,401.23	GENERAL	FIRE	GROUP INSURANCE
PERU FIREFIGHTERS PENSI	10 -5-17-46400	OCT21 CONTRIBUTION	12,500.00	GENERAL	FIRE	FIRE PENS/PPRT CONTRIB
SCBAS INC	10 -5-17-51200	HANDWHEEL KIT	81.95	GENERAL	FIRE	R&M/EQUIPMENT
SCHMIDT SALES AND SERVI	10 -5-17-51200	EQUIP RPR	58.38	GENERAL	FIRE	R&M/EQUIPMENT
CIT TRUCKS-PERU 2650	10 -5-17-51300	302 MNTNCE	9.41	GENERAL	FIRE	R&M/VEHICLES
HALM'S MOTOR SERVICE	10 -5-17-51300	TIRE SUPPLIES	30.96	GENERAL	FIRE	R&M/VEHICLES
CUMMINS SALES & SERVICE	10 -5-17-51300	T370 MNTNCE	805.26	GENERAL	FIRE	R&M/VEHICLES
CUMMINS SALES & SERVICE	10 -5-17-51300	325 MNTNCE	754.33	GENERAL	FIRE	R&M/VEHICLES
KITTILSON'S GARAGE	10 -5-17-51300	317 MNTNCE	4,824.60	GENERAL	FIRE	R&M/VEHICLES
FIRE APPARATUS INDEPEND	10 -5-17-51300	ANN PUMP SVC TEST	700.00	GENERAL	FIRE	R&M/VEHICLES
VERIZON WIRELESS	10 -5-17-56100	815-712-2165 FIRE DEPT1	71.02	GENERAL	FIRE	TELEPHONE

VENDOR	ACCOUNT	DETAIL	AMOUNT	FUND	DEPARTMENT	ACCOUNT DESCRIPTION
VERIZON WIRELESS	10 -5-17-56100	815-712-2166 FIRE DEPT2	71.02	GENERAL	FIRE	TELEPHONE
VERIZON WIRELESS	10 -5-17-56100	FIRE WIRELESS TO 9/20	218.88	GENERAL	FIRE	TELEPHONE
CINTAS CORP #396	10 -5-17-59900	CITY HALL/FIRE MATS	25.77	GENERAL	FIRE	CONTRACTUAL SERVICE
CINTAS CORP #396	10 -5-17-59900	FIRE-MAT SVC	25.77	GENERAL	FIRE	CONTRACTUAL SERVICE
COMCAST CABLE	10 -5-17-59900	OCT21 CABLE	75.40	GENERAL	FIRE	CONTRACTUAL SERVICE
DEBO ACE HARDWARE	10 -5-17-65200	SUPPLIES	459.72	GENERAL	FIRE	OPERATING SUPPLIES
US BANK VOYAGER FLEET S	10 -5-17-65500	FUEL-FIRE	1,327.18	GENERAL	FIRE	FUEL & OIL VEHICLES
IL VALLEY EXCAVATING IN	10 -5-17-92900	I80 & 251 ACCIDENT CLEANUP	5,377.00	GENERAL	FIRE	MISCELLANEOUS EXP
INSURANCE FUND	10 -5-19-45110	STREET	5,417.04	GENERAL	STREET	GROUP INSURANCE
CHAPMAN'S MECHANICAL	10 -5-19-51100	TRAP REINSTALL	121.96	GENERAL	STREET	R&M/BUILDINGS
MARTIN EQUIPMENT OF IL	10 -5-19-51200	U501 BATTERY	289.72	GENERAL	STREET	R&M/EQUIPMENT
KING TIRE	10 -5-19-51200	822 TIRE RPR	30.00	GENERAL	STREET	R&M/EQUIPMENT
HALM'S MOTOR SERVICE	10 -5-19-51300	AIR GUAGE/FILTER WRENCH	110.97	GENERAL	STREET	R&M/VEHICLES
KING TIRE	10 -5-19-51300	D306 TIRES	141.50	GENERAL	STREET	R&M/VEHICLES
KING TIRE	10 -5-19-51300	TIRE DISPOSAL	168.00	GENERAL	STREET	R&M/VEHICLES
MIDWEST WHEEL COMPANIES	10 -5-19-51300	PARTS	489.16	GENERAL	STREET	R&M/VEHICLES
MIDWEST WHEEL COMPANIES	10 -5-19-51300	PARTS	285.88	GENERAL	STREET	R&M/VEHICLES
ADVANCED ASPHALT CO	10 -5-19-51400	SURFACE MIX	231.00	GENERAL	STREET	R&M/STREETS
MERTEL GRAVEL CO	10 -5-19-51400	SAND	1,048.36	GENERAL	STREET	R&M/STREETS
MERTEL GRAVEL CO	10 -5-19-51400	SAND/GRAVEL	1,151.01	GENERAL	STREET	R&M/STREETS
MERTEL GRAVEL CO	10 -5-19-51400	CONCRETE	94.00	GENERAL	STREET	R&M/STREETS
MERTEL GRAVEL CO	10 -5-19-51400	GRAVEL	1,536.16	GENERAL	STREET	R&M/STREETS

VENDOR	ACCOUNT	DETAIL	AMOUNT	FUND	DEPARTMENT	ACCOUNT DESCRIPTION
MERTEL GRAVEL CO	10 -5-19-51400	GRAVEL	210.32	GENERAL	STREET	R&M/STREETS
ADVANCED ASPHALT CO	10 -5-19-51434	MIDTOWN RD-PAY7	260,920.88	GENERAL	STREET	STREET MAINT PROJECT
KLEIN THORPE &JENKINS L	10 -5-19-53200	AUG21 LEGAL	1,296.00	GENERAL	STREET	LEGAL FEES
VERIZON WIRELESS	10 -5-19-56100	815-200-2897 PUB SVCS	71.02	GENERAL	STREET	TELEPHONE
COMCAST BUSINESS	10 -5-19-56100	PW OCT21 PHONE	511.24	GENERAL	STREET	TELEPHONE
MICHAEL TODD & CO INC	10 -5-19-61200	STREET SIGNS	168.44	GENERAL	STREET	SIGNS
MICHAEL TODD & CO INC	10 -5-19-61200	STREET SIGNS	168.44	GENERAL	STREET	SIGNS
MICHAEL TODD & CO INC	10 -5-19-61200	TRAFFIC SIGNS	2,156.30	GENERAL	STREET	SIGNS
DEBO ACE HARDWARE	10 -5-19-65200	SUPPLIES	1,810.43	GENERAL	STREET	OPERATING SUPPLIES
FASTENAL CO	10 -5-19-65200	SUPPLIES	124.62	GENERAL	STREET	OPERATING SUPPLIES
LAWSON PRODUCTS INC	10 -5-19-65200	SHOP SUPPLIES	326.51	GENERAL	STREET	OPERATING SUPPLIES
AIRGAS USA, LLC-NORTH D	10 -5-19-65200	PROPANE	54.37	GENERAL	STREET	OPERATING SUPPLIES
DRESBACH DIST CO	10 -5-19-65200	PAPER TOWELS	29.95	GENERAL	STREET	OPERATING SUPPLIES
AMAZON CAPITAL SERVICES	10 -5-19-65200	SAFETY VEST	9.95	GENERAL	STREET	OPERATING SUPPLIES
US BANK VOYAGER FLEET S	10 -5-19-65500	FUEL-STREETS	818.76	GENERAL	STREET	FUEL & OIL VEHICLES
ARNESON OIL COMPANY	10 -5-19-65500	DIESEL FUEL	323.28	GENERAL	STREET	FUEL & OIL VEHICLES
ARNESON OIL COMPANY	10 -5-19-65500	DIESEL FUEL	1,156.79	GENERAL	STREET	FUEL & OIL VEHICLES
ARNESON OIL COMPANY	10 -5-19-65500	DIESEL FUEL	1,884.87	GENERAL	STREET	FUEL & OIL VEHICLES
DEERE CREDIT INC	10 -5-19-72370	LEASE/PURCHASE 10/20	132.71	GENERAL	STREET	INT-JOHN DEERE CREDIT
DEERE CREDIT INC	10 -5-19-88400	LEASE/PURCHASE 10/20	3,731.22	GENERAL	STREET	NEW EQUIPMENT/VEHICLES
VERIZON WIRELESS	10 -5-19-92900	815-228-1827 GARAGE	66.00	GENERAL	STREET	MISCELLANEOUS EXP
MENARDS	10 -5-22-57500	MULCH-CALHOUN ST	33.15	GENERAL	BUILDINGS & GROUNDS	LANDSCAPING

VENDOR	ACCOUNT	DETAIL	AMOUNT	FUND	DEPARTMENT	ACCOUNT DESCRIPTION
PERU GREEN HOUSES	10 -5-22-57500	FERTILIZER	300.00	GENERAL	BUILDINGS & GROUNDS	LANDSCAPING
PERU GREEN HOUSES	10 -5-22-57500	WATERING POTS	1,699.50	GENERAL	BUILDINGS & GROUNDS	LANDSCAPING
PERU GREEN HOUSES	10 -5-22-57500	POTS-PHASE 2	5,139.00	GENERAL	BUILDINGS & GROUNDS	LANDSCAPING
CONNIE BERG	10 -5-22-59900	CLEAN 9/25;10/2	250.00	GENERAL	BUILDINGS & GROUNDS	CONTRACTUAL SERVICE
DEBO ACE HARDWARE	10 -5-22-65200	CLEANING SUPPLIES	6.59	GENERAL	BUILDINGS & GROUNDS	OPERATING SUPPLIES
IL VALLEY EXCAVATING IN	10 -5-22-89990	RESIDENTIAL DEMOS	45,940.00	GENERAL	BUILDINGS & GROUNDS	DEMOLITION
PETTY CASH	10 -5-22-92900	WALGREENS PYSZKA PHOTO	4.16	GENERAL	BUILDINGS & GROUNDS	MISCELLANEOUS EXP
INSURANCE FUND	10 -5-23-45110	PARKS	3,223.21	GENERAL	PARKS	GROUP INSURANCE
MENARDS	10 -5-23-51100	3 SHELFs	382.00	GENERAL	PARKS	R&M/BUILDINGS
IL VALLEY EXCAVATING IN	10 -5-23-51200	SPLASH PAD MNTCE	845.25	UTILITY	NA	EXCISE TAX
HALM'S MOTOR SERVICE	10 -5-23-51300	OIL	22.24	UTILITY	NA	GRANT REALLOCATE
BEACON ATHLETICS	10 -5-23-51700	FIELD SUPPLIES	274.00	UTILITY	NA	MISCELLANEOUS
MARINE BIOCHEMISTS	10 -5-23-59900	MB SVC AGREEMENT	558.35	GENERAL	PARKS	CONTRACTUAL SERVICE
DEBO ACE HARDWARE	10 -5-23-65200	SUPPLIES	345.69	GENERAL	PARKS	OPERATING SUPPLIES
MENARDS	10 -5-23-65200	SUPPLIES	577.87	GENERAL	PARKS	OPERATING SUPPLIES
DRESBACH DIST CO	10 -5-23-65200	RESTROOM SUPPLIES	94.95	GENERAL	PARKS	OPERATING SUPPLIES
DRESBACH DIST CO	10 -5-23-65200	RESTROOM SUPPLIES	62.45	GENERAL	PARKS	OPERATING SUPPLIES
BSN SPORTS	10 -5-23-65200	RAIN BIRD SPRNKLr	130.00	GENERAL	PARKS	OPERATING SUPPLIES
GRAINCO FS INC	10 -5-23-65200	ANTIFREEZE	1,237.50	GENERAL	PARKS	OPERATING SUPPLIES
GRAINCO FS INC	10 -5-23-65200	ANTIFREEZE SPLASH PAD	1,168.75	GENERAL	PARKS	OPERATING SUPPLIES
STARVED ROCK MEDIA	10 -5-23-65210	TASTE WEB BANNERS	150.00	GENERAL	PARKS	EVENTS/PROGRAMS
STARVED ROCK MEDIA	10 -5-23-65210	TASTE SOCIAL POSTS	300.00	GENERAL	PARKS	EVENTS/PROGRAMS

VENDOR	ACCOUNT	DETAIL	AMOUNT	FUND	DEPARTMENT	ACCOUNT DESCRIPTION
STARVED ROCK MEDIA	10 -5-23-65210	TASTE SPONSORSHIP ADS	72.00	GENERAL	PARKS	EVENTS/PROGRAMS
STARVED ROCK MEDIA	10 -5-23-65210	TASTE ADS	648.00	GENERAL	PARKS	EVENTS/PROGRAMS
TEANNA CATTANI	10 -5-23-65210	TASTE-FACE PAINTING	500.00	GENERAL	PARKS	EVENTS/PROGRAMS
GREG LARSEN	10 -5-23-65210	TASTE-FACE PAINTING	500.00	GENERAL	PARKS	EVENTS/PROGRAMS
US BANK VOYAGER FLEET S	10 -5-23-65500	FUEL CHARGES-PARKS	679.66	GENERAL	PARKS	FUEL & OIL VEHICLES
INSURANCE FUND	10 -5-24-45110	CEMETERY	4,070.78	GENERAL	CEMETERY	GROUP INSURANCE
DEBO ACE HARDWARE	10 -5-24-65200	SUPPLIES	282.19	GENERAL	CEMETERY	OPERATING SUPPLIES
INSURANCE FUND	10 -5-25-45110	GARAGE	3,041.40	GENERAL	CITY GARAGE	GROUP INSURANCE
INSURANCE FUND	10 -5-26-45110	FINANCE	1,695.14	GENERAL	FINANCE	GROUP INSURANCE
VERIZON WIRELESS	10 -5-26-65200	WIFI-ROUNDS	38.01	GENERAL	FINANCE	OPERATING SUPPLIES
DEBO ACE HARDWARE	10 -5-26-92000	GOLF OUTING SUPPLIES	55.91	GENERAL	FINANCE	HEALTH&WELLNESS
PETTY CASH	10 -5-26-92000	USPS GOLF OUTING SHIPPING	11.10	GENERAL	FINANCE	HEALTH&WELLNESS
HYGIENIC INSTITUTE OF L	10 -5-29-52801	OCT21 CONTRIBUTION	959.00	GENERAL	HEALTH & WELFARE	HYGIENIC INSTITUTE
PERU VOLUNTEER AMBULANC	10 -5-29-52802	OCT21 SERVICES	6,333.86	GENERAL	HEALTH & WELFARE	AMBULANCE CONTRACT
IL VALLEY REGIONAL DISP	10 -5-29-52803	NOV21 PER CAPITA	16,695.00	GENERAL	HEALTH & WELFARE	IVRD PER CAPITA CONTRIB
KEY BENEFITS ADMINISTRA	15 -5-15-45100	9/23 MED REQ	12,380.17	INSURANCE	ADMINISTRATIVE	HEALTH CLAIMS
KEY BENEFITS ADMINISTRA	15 -5-15-45100	9/30 MEDICAL REQ	10,322.55	INSURANCE	ADMINISTRATIVE	HEALTH CLAIMS
KEY BENEFITS ADMINISTRA	15 -5-15-45150	9/30 HRA REQ	1,654.89	INSURANCE	ADMINISTRATIVE	HRA CLAIMS
REPUBLIC SERVICES	21 -5-90-57060	OCT21 SCAVENGER	70,647.46	GARBAGE	OPERATING EXPENSES	SCAVENGER CONTRACT
INSURANCE FUND	60 -5-12-45110	WS/LT CLERK	1,608.55	UTILITY	CLERK'S OFFICE	GROUP INSURANCE
INSURANCE FUND	60 -5-15-45110	WS ADMIN	12,543.96	UTILITY	ADMINISTRATIVE	GROUP INSURANCE
INSURANCE FUND	60 -5-15-45110	LT UTIL-ADMIN	16,109.94	UTILITY	ADMINISTRATIVE	GROUP INSURANCE

VENDOR	ACCOUNT	DETAIL	AMOUNT	FUND	DEPARTMENT	ACCOUNT DESCRIPTION
INSURANCE FUND	60 -5-15-45181	9/15 HRA-UTIL	508.71	UTILITY	ADMINISTRATIVE	KBA-HRA FUND REQUESTS
JUSTIN NAMBO	60 -5-15-47100	NAMBO CA	109.60	UTILITY	ADMINISTRATIVE	CLOTHING ALLOWANCE
CINTAS CORP #396	60 -5-15-47200	PW UNIFORM/MATS	481.32	UTILITY	ADMINISTRATIVE	UNIFORM SERVICE
CINTAS CORP #396	60 -5-15-47200	ELEC UNIFORM/MATS	441.70	UTILITY	ADMINISTRATIVE	UNIFORM SERVICE
CINTAS CORP #396	60 -5-15-47200	ELEC UNIFORM/MATS	441.70	UTILITY	ADMINISTRATIVE	UNIFORM SERVICE
CINTAS CORP #396	60 -5-15-47200	PW UNIFORM/MATS	481.32	UTILITY	ADMINISTRATIVE	UNIFORM SERVICE
KLEIN THORPE & JENKINS L	60 -5-15-53200	AUG21 LEGAL	459.00	UTILITY	ADMINISTRATIVE	LEGAL FEES
DAVE NEWTON	60 -5-15-55500	CDL LICENSE	60.00	UTILITY	ADMINISTRATIVE	EDUCATION/MEETINGS
MARK KRAMER	60 -5-15-55900	MILEAGE	33.04	UTILITY	ADMINISTRATIVE	TRAVEL/MILEAGE
CLARA FERRARI	60 -5-15-55900	MILEAGE	14.00	UTILITY	ADMINISTRATIVE	TRAVEL/MILEAGE
VERIZON WIRELESS	60 -5-15-56100	ELEC WIRELESS TO 9/15	463.78	UTILITY	ADMINISTRATIVE	TELEPHONE
CINTAS CORP #396	60 -5-15-59900	PW UNIFORM/MATS	191.74	UTILITY	ADMINISTRATIVE	CONTRACTUAL SERVICES
CINTAS CORP #396	60 -5-15-59900	ELEC UNIFORM/MATS	143.38	UTILITY	ADMINISTRATIVE	CONTRACTUAL SERVICES
CINTAS CORP #396	60 -5-15-59900	ELEC UNIFORM/MATS	149.78	UTILITY	ADMINISTRATIVE	CONTRACTUAL SERVICES
CINTAS CORP #396	60 -5-15-59900	PW UNIFORM/MATS	266.40	UTILITY	ADMINISTRATIVE	CONTRACTUAL SERVICES
QUILL CORPORATION	60 -5-15-65200	OFFICE SUPPLIES	33.28	UTILITY	ADMINISTRATIVE	OPERATING SUPPLIES
GENERAL FUND	60 -5-15-99200	OCT2021 FRANCHISE	141,666.67	UTILITY	ADMINISTRATIVE	FRANCHISE FEE
HIGH VOLTAGE EQUIP DIAG	60 -5-61-51200	DIAGNOSTIC TESTING	4,935.50	UTILITY	POWER & GENERATION	R&M/EQUIPMENT
DEBO ACE HARDWARE	60 -5-61-65200	SUPPLIES	453.27	UTILITY	POWER & GENERATION	OPERATING SUPPLIES
MCMASTER-CARR	60 -5-61-65200	LIGHT BULBS	88.84	UTILITY	POWER & GENERATION	OPERATING SUPPLIES
NORTHERN PARTNERS COOPE	60 -5-61-65600	DIESEL FOR PLANK RD	12,955.00	UTILITY	POWER & GENERATION	FUEL OIL
NORTHERN PARTNERS COOPE	60 -5-61-65600	DIESEL FOR PERU RAIL	10,364.00	UTILITY	POWER & GENERATION	FUEL OIL

VENDOR	ACCOUNT	DETAIL	AMOUNT	FUND	DEPARTMENT	ACCOUNT DESCRIPTION
AIRGAS USA, LLC-NORTH D	60 -5-62-51200	ACETYLENE	138.37	UTILITY	DISTRIBUTION SYSTEM	R&M/EQUIPMENT
SPRINGFIELD ELECTRIC	60 -5-62-51290	DISTR SUPPLIES	615.02	UTILITY	DISTRIBUTION SYSTEM	R&M/DIST EQUIP/LINES/SVCS
SPRINGFIELD ELECTRIC	60 -5-62-51290	DISTR SUPPLIES	25.00	UTILITY	DISTRIBUTION SYSTEM	R&M/DIST EQUIP/LINES/SVCS
SPRINGFIELD ELECTRIC	60 -5-62-51290	DISTR SUPPLIES	60.52	UTILITY	DISTRIBUTION SYSTEM	R&M/DIST EQUIP/LINES/SVCS
SPRINGFIELD ELECTRIC	60 -5-62-51290	FUSES	135.60	UTILITY	DISTRIBUTION SYSTEM	R&M/DIST EQUIP/LINES/SVCS
SPRINGFIELD ELECTRIC	60 -5-62-51290	DISTR SUPPLIES	10.74	UTILITY	DISTRIBUTION SYSTEM	R&M/DIST EQUIP/LINES/SVCS
ANIXTER INC	60 -5-62-51290	"1"" SCH 40"	5,800.00	UTILITY	DISTRIBUTION SYSTEM	R&M/DIST EQUIP/LINES/SVCS
ANIXTER INC	60 -5-62-51290	CONNECTORS	585.00	UTILITY	DISTRIBUTION SYSTEM	R&M/DIST EQUIP/LINES/SVCS
ANIXTER INC	60 -5-62-51290	FUSES	220.00	UTILITY	DISTRIBUTION SYSTEM	R&M/DIST EQUIP/LINES/SVCS
ANIXTER INC	60 -5-62-51290	ALL WEATHER QUICK SET	460.80	UTILITY	DISTRIBUTION SYSTEM	R&M/DIST EQUIP/LINES/SVCS
ANIXTER INC	60 -5-62-51290	DISTR SUPPLIES	2,354.50	UTILITY	DISTRIBUTION SYSTEM	R&M/DIST EQUIP/LINES/SVCS
ANIXTER INC	60 -5-62-51290	DISTR SUPPLIES	23,637.50	UTILITY	DISTRIBUTION SYSTEM	R&M/DIST EQUIP/LINES/SVCS
ANIXTER INC	60 -5-62-51290	CHARGE CORD	87.00	UTILITY	DISTRIBUTION SYSTEM	R&M/DIST EQUIP/LINES/SVCS
ANIXTER INC	60 -5-62-51290	WIRE	2,660.00	UTILITY	DISTRIBUTION SYSTEM	R&M/DIST EQUIP/LINES/SVCS
ANIXTER INC	60 -5-62-51290	COUPLINGS	80.00	UTILITY	DISTRIBUTION SYSTEM	R&M/DIST EQUIP/LINES/SVCS
ANIXTER INC	60 -5-62-51290	COUPLING PVC	402.00	UTILITY	DISTRIBUTION SYSTEM	R&M/DIST EQUIP/LINES/SVCS
FASTENAL CO	60 -5-62-65200	SUPPLIES	103.90	UTILITY	DISTRIBUTION SYSTEM	OPERATING SUPPLIES
FASTENAL CO	60 -5-62-65200	SUPPLIES	21.96	UTILITY	DISTRIBUTION SYSTEM	OPERATING SUPPLIES
FASTENAL CO	60 -5-62-65200	SUPPLIES	16.55	UTILITY	DISTRIBUTION SYSTEM	OPERATING SUPPLIES
ANIXTER INC	60 -5-62-65300	WRENCH	165.00	UTILITY	DISTRIBUTION SYSTEM	SMALL TOOLS
ANIXTER INC	60 -5-63-51200	DISTR SUPPLIES	2,454.48	UTILITY	STREET LIGHTING	R&M/EQUIPMENT
DEBO ACE HARDWARE	60 -5-64-65200	SUPPLIES	210.54	UTILITY	HYDROELECTRIC PLANT	OPERATING SUPPLIES

VENDOR	ACCOUNT	DETAIL	AMOUNT	FUND	DEPARTMENT	ACCOUNT DESCRIPTION
IL VALLEY EXCAVATING IN	60 -5-72-51100	QTRLY MNTNCE FOR TEST	1,520.50	UTILITY	WATER TREATMENT	R&M BUILDINGS
HALM'S MOTOR SERVICE	60 -5-72-51200	TIRE REPAIR	31.98	UTILITY	WATER TREATMENT	R&M EQUIPMENT
TEST INC.	60 -5-72-52804	WATER & WWTP CONTRACT	23,331.63	UTILITY	WATER TREATMENT	WS/WWTP SERVICE CONTRACT
TEST INC.	60 -5-72-53850	NANOCHEM PT ANALYSIS	556.75	UTILITY	WATER TREATMENT	ANALYSIS PRETREATMENT
TEST INC.	60 -5-72-53850	NANOCHEM PT ANALYSIS	24.00	UTILITY	WATER TREATMENT	ANALYSIS PRETREATMENT
COMPASS MINERALS	60 -5-72-61300	SALT	3,181.84	UTILITY	WATER TREATMENT	SALT
COMPASS MINERALS	60 -5-72-61300	SALT	3,098.76	UTILITY	WATER TREATMENT	SALT
MIDWEST SALT	60 -5-72-61300	SALT	2,645.56	UTILITY	WATER TREATMENT	SALT
MIDWEST SALT	60 -5-72-61300	SALT	2,827.83	UTILITY	WATER TREATMENT	SALT
MIDWEST SALT	60 -5-72-61300	SALT	2,762.04	UTILITY	WATER TREATMENT	SALT
MIDWEST SALT	60 -5-72-61300	SALT	2,757.72	UTILITY	WATER TREATMENT	SALT
VIKING CHEMICAL COMPANY	60 -5-72-61800	DRUM REFUND	(2,550.00)	UTILITY	WATER TREATMENT	CHLORINE
VIKING CHEMICAL COMPANY	60 -5-72-61800	CHLORINE	1,583.18	UTILITY	WATER TREATMENT	CHLORINE
VIKING CHEMICAL COMPANY	60 -5-72-61800	CHLORINE	1,515.25	UTILITY	WATER TREATMENT	CHLORINE
HAWKINS, INC	60 -5-72-62000	SODIUM THIOSULFATE	785.44	UTILITY	WATER TREATMENT	CHEM FOR PH/IRON CONTROL
DEBO ACE HARDWARE	60 -5-72-65200	SUPPLIES	63.68	UTILITY	WATER TREATMENT	OPERATING SUPPLIES
COLUMBIA PIPE & SUPPLY	60 -5-72-65200	PVC PIPE	18.58	UTILITY	WATER TREATMENT	OPERATING SUPPLIES
COLUMBIA PIPE & SUPPLY	60 -5-72-65200	PVC PIPE	15.88	UTILITY	WATER TREATMENT	OPERATING SUPPLIES
USA BLUEBOOK	60 -5-72-65200	PVC	45.79	UTILITY	WATER TREATMENT	OPERATING SUPPLIES
CORE&MAIN	60 -5-72-65200	DIST SUPPLIES	242.00	UTILITY	WATER TREATMENT	OPERATING SUPPLIES
MENARDS	60 -5-73-51520	DRILLBIT	83.94	UTILITY	WATER DISTRIBUTION	R&M/WATER MAINS
MENARDS	60 -5-73-51520	DRILLBIT	89.99	UTILITY	WATER DISTRIBUTION	R&M/WATER MAINS

VENDOR	ACCOUNT	DETAIL	AMOUNT	FUND	DEPARTMENT	ACCOUNT DESCRIPTION
MENARDS	60 -5-73-51520	DIST SUPPLIES	256.72	UTILITY	WATER DISTRIBUTION	R&M/WATER MAINS
UTILITY EQUIPMENT CO	60 -5-73-52000	SEWER SUPPLIES	1,042.00	UTILITY	WATER DISTRIBUTION	R&M SEWERS
UTILITY EQUIPMENT CO	60 -5-73-52000	SEWER SUPPLIES	153.40	UTILITY	WATER DISTRIBUTION	R&M SEWERS
UTILITY EQUIPMENT CO	60 -5-73-52000	WATER SVCS	112.00	UTILITY	WATER DISTRIBUTION	R&M SEWERS
UTILITY EQUIPMENT CO	60 -5-73-52000	WATER SVCS	680.00	UTILITY	WATER DISTRIBUTION	R&M SEWERS
UTILITY EQUIPMENT CO	60 -5-73-52000	SEWER SUPPLIES	249.00	UTILITY	WATER DISTRIBUTION	R&M SEWERS
PABIAN ENTERPRISES LLC	60 -5-73-52940	30TH ST LIFT STATION	8,784.24	UTILITY	WATER DISTRIBUTION	R&M LIFT STATIONS
JOHNSON CONTROLS SECURI	60 -5-73-52940	4438 HOLLERICH-QTRLY	276.68	UTILITY	WATER DISTRIBUTION	R&M LIFT STATIONS
JOHNSON CONTROLS SECURI	60 -5-73-52940	5350 DONLAR-QTRLY	476.98	UTILITY	WATER DISTRIBUTION	R&M LIFT STATIONS
MIDWEST METER INC	60 -5-73-52960	METER COUPLNG	568.17	UTILITY	WATER DISTRIBUTION	R&M METERS
VERIZON WIRELESS	60 -5-73-56100	FLOWMETER TO 9/15	7.02	UTILITY	WATER DISTRIBUTION	TELEPHONE
JOHNSON CONTROLS SECURI	60 -5-73-59900	MAY RD-ANNUAL	1,527.46	UTILITY	WATER DISTRIBUTION	CONTRACTUAL SERVICE
DEBO ACE HARDWARE	60 -5-73-65200	SUPPLIES	1,171.44	UTILITY	WATER DISTRIBUTION	OPERATING SUPPLIES
MENARDS	60 -5-73-65200	SUPPLIES	102.90	UTILITY	WATER DISTRIBUTION	OPERATING SUPPLIES
MENARDS	60 -5-73-65200	SHOP SUPPLIES	18.96	UTILITY	WATER DISTRIBUTION	OPERATING SUPPLIES
UNITED RENTALS (NORTH A	60 -5-73-65200	SAFETY VESTS	25.38	UTILITY	WATER DISTRIBUTION	OPERATING SUPPLIES
IL VALLEY EXCAVATING IN	60 -5-74-51100	QTRLY MNTNCE FOR TEST	8,901.50	UTILITY	WATER DISPOSAL PLANT	R&M BUILDINGS
IL VALLEY EXCAVATING IN	60 -5-74-51200	QTRLY MNTNCE FOR TEST	448.50	UTILITY	WATER DISPOSAL PLANT	R&M EQUIPMENT
REPUBLIC SERVICES	60 -5-74-65010	SEPT21 SLUDGE DISPOSAL	12,187.02	UTILITY	WATER DISPOSAL PLANT	SLUDGE REMOVAL
DEBO ACE HARDWARE	60 -5-74-65200	SUPPLIES	690.05	UTILITY	WATER DISPOSAL PLANT	OPERATING SUPPLIES
COLUMBIA PIPE & SUPPLY	60 -5-74-65200	PVC PIPE	56.17	UTILITY	WATER DISPOSAL PLANT	OPERATING SUPPLIES
HALM'S MOTOR SERVICE	60 -5-75-51300	E102 NEW	25.98	UTILITY	TRUCKS & VEHICLES	R&M/VEHICLES

VENDOR	ACCOUNT	DETAIL	AMOUNT	FUND	DEPARTMENT	ACCOUNT DESCRIPTION
TEREX SERVICES	60 -5-75-51300	E701 MNTNCE	1,300.00	UTILITY	TRUCKS & VEHICLES	R&M/VEHICLES
ALUMITANK INC	60 -5-75-51300	D314 MNTNCE	868.02	UTILITY	TRUCKS & VEHICLES	R&M/VEHICLES
US BANK VOYAGER FLEET S	60 -5-75-65500	SEPT21 FUEL-ELEC	1,333.16	UTILITY	TRUCKS & VEHICLES	FUEL & OIL VEHICLES
US BANK VOYAGER FLEET S	60 -5-75-65500	SEPT21 FUEL-WATER	1,296.79	UTILITY	TRUCKS & VEHICLES	FUEL & OIL VEHICLES
JOHN POHAR & SONS, INC	60 -5-77-88405	THE POINTE UTILITIES-APP4	50,000.00	UTILITY	PLANT & EQUIPMENT	NEW WATER MAIN
SPRINGFIELD ELECTRIC	60 -5-77-88865	STREET LIGHT WIRE	404.94	UTILITY	PLANT & EQUIPMENT	N PEORIA LIGHTING
SPRINGFIELD ELECTRIC	60 -5-77-88865	FUSE HOLDERS	357.90	UTILITY	PLANT & EQUIPMENT	N PEORIA LIGHTING
SPRINGFIELD ELECTRIC	60 -5-77-88865	FUSES	423.20	UTILITY	PLANT & EQUIPMENT	N PEORIA LIGHTING
ADVANCED SANITATION	80 -5-90-65200	PORTABLE TOILET RENTALS	270.00	LANDFILL	OPERATING EXPENSES	OPERATING SUPPLIES
DAN MITCHELL	85 -4-00-40-35	HANGAR RENT OVERPAY	170.00	AIRPORT	NA	HANGAR RENT

TOTAL 1,404,768.70

City of Peru Payroll Totals

GENERAL FUND

10 ELECTED OFFICIALS	7,463.98
12 CLERK'S OFFICE	2,277.87
14 ENGINEER	15,447.54
15 ADMINISTRATIVE	1,089.44
16 POLICE	93,633.22
17 FIRE	22,529.31
19 STREET	24,117.28
22 BUILDINGS & GROUNDS	69.97
23 PARKS	7,775.59
24 CEMETERY	7,040.61
25 CITY GARAGE	6,358.78
26 FINANCE, HR, & IT	21,800.27
10 TOTAL GENERAL FUND	<u>209,603.86</u>

UTILITY FUND

12 CLERK'S OFFICE	6,364.55
15 ADMINISTRATIVE	2,014.88
61 POWER & GENERATION	7,360.21
62 DISTRIBUTION SYSTEM	30,046.60
64 HYDROELECTRIC PLANT	4,557.38
72 WATER TREATMENT	0.00
73 WATER DISTRIBUTION	21,751.09
60 TOTAL UTILITY FUND	<u>72,094.71</u>

TOTAL \$ 281,698.57

CITY OF PERU
DISBURSEMENTS FOR PAYMENT OCTOBER 13, 2021
PAYMENTS BY WIRE

60 UTILITY FUND

HEARTLAND BNK INT/RSRV	TRANSF AREA 4&6 LOAN	19,194.00
HEARTLAND BNK INT/RSRV	TRANSF 2021 REF GO BONDS	20,193.80
HEARTLAND BNK INT/RSRV	TRANSF 2017 GO BONDS	<u>95,195.83</u>
TOTAL \$		<u>134,583.63</u>

ORDINANCE NO. _____

**AN ORDINANCE APPROVING AND ACCEPTING
THE DEDICATION OF LAND FROM LYLE EITEN
(Part of 3575 East Road aka Meridian Road)**

WHEREAS, Lyle Eiten is the owner of certain real estate generally located east of Plank Road and north of 1660 N. Avenue in the City of Peru, Bureau County, Illinois, PIN: 18-12-400-003 ("Property"); and

WHEREAS, Part of a public roadway commonly known as 3575 East Road, also commonly known as Meridian Road, is located upon the eastern boundary of the Property; and

WHEREAS, Lyle Eiten desires to dedicate a portion of said Property, as described and depicted on the Right of Way Dedication Plat attached hereto and incorporated herein, to the City of Peru, an Illinois home rule municipal corporation ("City"), for all public roadway and right-of-way purposes including, without limitation, above-ground and underground utilities except no overhead electric transmission lines other than the one aerial pole shown on the Plat; and

WHEREAS, the City Council finds and determines that the dedication is in the best interests of the City and its residents and acceptance of the same is appropriate.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PERU, LASALLE AND BUREAU COUNTY, ILLINOIS, A HOME RULE MUNICIPALITY, AS FOLLOWS:

SECTION 1: The City Council finds as facts the recitals hereinbefore set forth.

SECTION 2: The dedication of land described and depicted in the attached Right of Way Dedication Plat to the City of Peru for all public roadway and right-of-way purposes including, without limitation, above-ground and underground utilities except no overhead electric

transmission lines other than the one aerial pole shown on the Plat, is hereby approved and accepted.

SECTION 3: This Ordinance shall be in full force and effect immediately from and after its passage and approval as provided by law.

PRESENTED, PASSED, AND ADOPTED at a regular meeting of the City Council of the City of Peru, Illinois, by an aye and nay roll call vote, with ____ voting aye, ____ voting nay, ____ absent, and Mayor Kolowski ____ voting ____, which meeting was held on the 11th day of October, 2021.

APPROVED: October 11, 2021

Ken Kolowski, Mayor

(CORPORATE SEAL)

ATTEST:

David R. Bartley
City Clerk


<u>Aldermen</u>	<u>Aye</u>	<u>Nay</u>	<u>Absent</u>
Ballard			
Tieman			
Payton			
Edgcomb			
Waldorf			
Sapienza			
Lukosus			
Buffo			

RIGHT OF WAY DEDICATION PLAT
FOR
PART OF THE SOUTHEAST 1/4 OF SECTION 12,
T. 16 N., R. 11 E., 4th P.M.
BUREAU COUNTY, ILLINOIS
SEPTEMBER, 2021

LYLE A. EITEN

TOTAL HOLDING	=	7.50 AC.	[326,700 SQ. FT.] ±
TOTAL AREA DEDICATED	=	0.86 AC.	[37,463 SQ. FT.] ±
AREA IN EXISTING R.O.W.	=	0.74 AC.	[32,044 SQ. FT.] ±
NET AREA REQ'D	=	0.12 AC.	[5,419 SQ. FT.] ±
REMAINDER	=	6.64 AC.	[289,237 SQ. FT.] ±

LEGEND

-  BOUNDARY OF PROPERTY
 TO BE DEDICATED TO THE
 CITY OF PERU

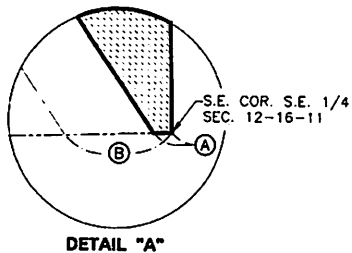
 --- EXISTING RIGHT OF WAY
 (BUREAU COUNTY HIGHWAY 13)
 - - - - - SECTION LINE
 - - - - - CENTERLINE

P.O.B. POINT OF BEGINNING

P.O.C. POINT OF COMMENCEMENT

DISTANCE OR BEARING MEASURED

(##) DISTANCE OR BEARING BY DEED



DETAIL "A"

BUREAU COUNTY RIGHT OF WAY FOR
ROADWAY PURPOSES ONLY PER
DEDICATION DATED JULY 23, 1947
AND RECORDED JULY 24, 1947 IN
BOOK 297 PAGES 359-360 IN THE
BUREAU COUNTY RECORDER'S
OFFICE. DEDICATION WAS MADE BY
AUGUST C. FELTON AND MARIE J.
FELTON TO THE PEOPLE OF THE
STATE OF ILLINOIS ACTING BY AND
THROUGH THE DEPARTMENT OF
PUBLIC WORKS AND BUILDINGS

1600 NORTH AVENUE (PUBLIC ROAD)

- SOUTH LINE S.E. 1/4
SEC. 12-16-11

— **P.O.C.**
N.E. CORNER S.E. 1/4
SEC. 12-16-11

P.O.B. (P)

3575 EAST ROAD


- (A) S 88°15'06" W (S 88°12'00" W)
9.92'
- (B) S 88°15'06" W (S 88°12'00" W)
57.37'
- (C) N 34°17'46" W
118.06'
- (D) N 55°42'14" E
40.44'
- (E) N 88°13'36" E
40.00'

— APPROXIMATE LOCATION OF
PROPOSED AERIAL POLE

— S.E. COR. S.E. 1/4
SEC. 12-16-11

GRAPHIC SCALE

0 100 200



(IN FEET)

PAGE 1 OF 2
EITEN PROPERTY
M8820.00/Y5

[illegible]

PLAT OF DEDICATION TO THE CITY OF PERU

OWNER'S CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF LaSalle) SS

I, Lyle A. Eiten, do hereby certify that I am the sole record owner of the property described herein and as said record owner, do hereby consent to the dedication of said property to the City of Peru for all public roadway and right-of-way purposes including, without limitation, above-ground and underground utilities except no overhead electric transmission lines other than the one aerial pole as shown on the plat.

Dated this 29th day of September, A.D., 2021.

BY: _____

Lyle A. Eiten

OWNER NOTARY CERTIFICATE

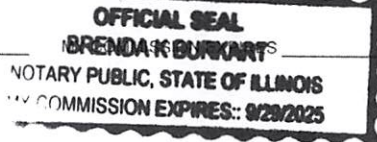
STATE OF ILLINOIS)
COUNTY OF LaSalle) SS

I, Brenda K Burkart, a notary public in and for the county in the state aforesaid, do hereby certify that Lyle A. Eiten, personally known by me to be the same person whose name is subscribed to the foregoing certificate, did appear before me this day in person and acknowledged that they are the owner of the property described and, as such, signed and delivered the said instrument as their own free and voluntary acts for the uses and purposes therein set forth.

Given under my hand and notarial seal this 29th day of September, A.D., 2021.

BY: _____

NOTARY PUBLIC



MAYOR & CITY COUNCIL CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF LASALLE) SS

Approved and accepted by the Mayor and City Council of the City of Peru, LaSalle County, Illinois, at a public meeting held this _____ day of _____, A.D., _____.

BY: _____

MAYOR

ATTEST: _____

CITY CLERK

LEGAL DESCRIPTION OF DEDICATION

Part of the Southeast Quarter of Section 12 lying Northeast of the center of County Highway 13 in Township 16 North, Range 11 East of the Fourth Principal Meridian, Bureau County, Illinois. More particularly bounded and described as follows and bearings are for the purpose of description only:

Commencing at a mag nail at the Northeast Corner of the Southeast Quarter of said Section 12; thence South 01° 26' 16" East along the East Line of the Southeast Quarter of said Section 12, a distance of 1735.26 feet to the Point of Beginning; thence continuing South 01° 26' 16" East along said East line, a distance of 922.50 feet to an iron rod at the Southeast Corner of the Southeast Quarter of said Section 12; thence South 88° 15' 06" West along the South Line of the Southeast Quarter of said Section 12, a distance of 9.92 feet; thence North 34° 17' 46" West 118.06 feet; thence North 55° 42' 14" East 40.44 feet; thence North 01° 26' 16" West 801.20 feet to the North Line of property described in Document No. 2021R01867 recorded on May 3, 2021 in the Bureau County Recorder's Office; thence North 88° 13' 36" East along said North Line, a distance of 40.00 feet to the Point of Beginning.

PIN 18-12-400-003

SURVEYOR'S CERTIFICATE

I, Michael S. Richetta, Illinois Professional Land Surveyor, do hereby certify that I have surveyed the lands herein shown and that the above plat is a true and correct representation of said survey and conforms to the Illinois Plat Act, Section 1(b)(6).

Dated at Peru, Illinois this 29th day of SEPTEMBER, A.D., 2021.

BY: _____

Michael S. Richetta
Illinois Professional Land Surveyor No. 035-003788
Chamlin & Associates, Inc.
Expiration Date : 11/30/2022

BUREAU COUNTY CLERK'S CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF BUREAU) SS

I, the undersigned, as County Clerk of Bureau County, Illinois, do hereby certify that there are no delinquent general taxes, no unpaid or forfeited taxes, and no redeemable tax sales against any of the land depicted hereon. I further certify that I have received all statutory fees in connection with the plat depicted hereon.

Given under my hand and seal of the County Clerk at Princeton, Illinois, this _____ day of _____, A.D., _____.

BUREAU COUNTY CLERK

ORDINANCE NO. _____

**AN ORDINANCE AUTHORIZING ACCEPTANCE OF AN EASEMENT
FROM LYLE EITEN.**

(Bureau County PIN: 18-12-400-003)

WHEREAS, on March 29, 2021, the City Council of the City of Peru, an Illinois home rule municipal corporation (“City”), duly passed Ordinance No. 6542 authorizing the execution of Annexation Agreement with Lyle Eiten to annex certain real estate generally located east of Plank Road and north of 1660 N. Avenue in Bureau County, Illinois (“Property”); and

WHEREAS, on March 29, 2021, the City Council duly passed Ordinance No. 6543 annexing the Property to the City, and said Ordinance and Annexation Plat was recorded with the Bureau County Recorder on April 12, 2021 as Doc. No. 2021R01520; and

WHEREAS, pursuant to said Annexation Agreement with Lyle Eiten, City agreed to extend City water and electric utilities to the Property; and

WHEREAS, there is a need for a utility easement from Lyle Eiten to extend City water and electric utilities to the Property, and Lyle Eiten has agreed to provide the requested easement (“Easement”) to the City; and

WHEREAS, the acquisition of the Easement is a matter pertaining to the government and affairs of the City, is for a proper public purpose, and is in the best interests of the health, safety, and welfare of the City.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PERU, LASALLE AND BUREAU COUNTY, ILLINOIS, A HOME RULE MUNICIPALITY, AS FOLLOWS:

SECTION 1: The Mayor, for and on behalf of the City, is hereby authorized and directed to execute and accept, and the City Clerk, for and on behalf of the City, is hereby authorized and directed to attest, the Easement from Lyle Eiten a copy of which is attached hereto and incorporated herein.

SECTION 2: This Ordinance shall be effective immediately from and after its passage and approval.

PRESENTED, PASSED, AND ADOPTED at a regular meeting of the City Council of the City of Peru, Illinois, by an aye and nay roll call vote, with ____ voting aye, ____ voting nay, ____ absent, and Mayor Kolowski ____ voting ____, which meeting was held on the 11th day of October, 2021.

APPROVED: October 11, 2021

Ken Kolowski, Mayor

(CORPORATE SEAL)

ATTEST:

David R. Bartley
City Clerk

<u>Aldermen</u>	<u>Aye</u>	<u>Nay</u>	<u>Absent</u>
Ballard			
Tieman			
Payton			
Edgcomb			
Waldorf			
Sapienza			
Lukosus			
Buffo			

EASEMENT

PIN: 18-12-400-003

This space reserved for Recorder's use only.

GRANTOR, LYLE A. EITEN (hereinafter "Grantor"), for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations, receipt of which is hereby acknowledged, do hereby grant, bargain, sell and convey to the **CITY OF PERU**, an Illinois home rule municipal corporation, its successors, permittees, and assigns (hereinafter "Grantee"), the following perpetual rights and easements:

- (a) To construct, operate, repair, maintain, patrol, inspect, relocate, reconstruct, and remove from time to time water mains and lines, sanitary sewers, storm sewers and any and all manholes, tiles, pipes, connections, catch basins, fire hydrants, buffalo boxes and, without limitation, such other installations as may be required or may be deemed necessary by Grantee for water, sanitary and/or storm sewer purposes; and
- (b) To construct, operate, repair, maintain, patrol, inspect, relocate, reconstruct, and remove from time to time, electric transmission, distribution, and communication lines and systems other than overhead electric transmission lines, including cables, conduits, conductors, grounds, drains, fiberoptic cables, conduits and, without limitation, such other installations as may be required or may be deemed necessary by Grantee for electric and communication service purposes;

in, over, under, across, along, and upon the real estate described and depicted in the Easement Plat attached hereto as "Exhibit A" (hereinafter "Easement Tract"), except that Grantee shall not construct overhead electric transmission lines upon the Easement Tract, and subject to existing roadways and rights-of-way.

The aforesaid perpetual rights and easements are granted together with the right (i) to use adjacent roads, streets, and alleys for such purposes and to use reasonable working space adjacent to said Easement Tract during construction or maintenance of said utility systems; (ii) to control the growth of any vegetation, trees, shrubs, or saplings on the Easement Tract; and (iii) to clear and remove, without any liability whatsoever to Grantee, any obstacles on the Easement Tract which interfere or threaten to interfere with the safe and proper construction, operation, and maintenance of any said utility systems on the Easement Tract, or which create hazardous conditions, and to keep the Easement Tract clear of such obstacles and obstructions. Grantee shall have the right to clear and remove any such obstacles, but not the obligation to do so.

Grantor reserves the right to make any use of the Easement Tract so long as such use does not interfere with the rights herein granted or create a hazardous condition, except that Grantor shall make no excavations on the Easement Tract without the prior written consent of the Grantee, and then only in such manner as will not disturb or interfere with the Grantee's facilities located therein.

This Easement shall run with the land and shall be binding upon the parties hereto, their respective heirs, successors, administrators, and assigns.

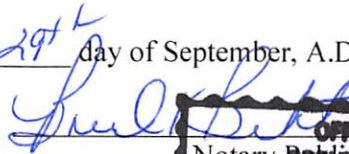
WITNESS the hand and seal of the Grantor this 29th day of September, A.D., 2021.


Lyle A. Eiten

STATE OF ILLINOIS)
) SS
COUNTY OF LaSalle)

I, a Notary Public, in and for said County, in the State aforesaid, do hereby certify that Lyle A. Eiten, personally known to me to be the same person whose name are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 29th day of September, A.D., 2021.





ACCEPTANCE

The above and foregoing Easement is accepted by the City of Peru, Illinois, pursuant to direction of its City Council, this _____ day of _____, 2021.

**CITY OF PERU, an Illinois
Home-Rule Municipal Corporation**

BY: _____
Ken Kolowski, Mayor

(CORPORATE SEAL)

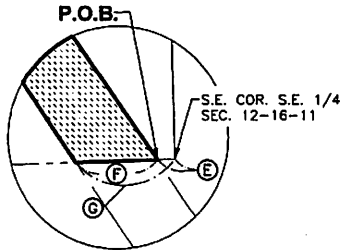
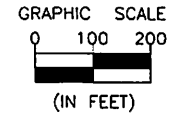
ATTEST:

David R. Bartley, City Clerk

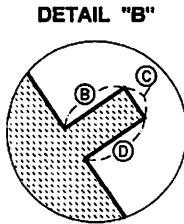
**This Instrument Prepared By
and Return To:
Schweickert Law Group, LLC
2101 Marquette Road
Peru, IL 61354
TEL (815) 223-0177
FAX (815) 223-8449**

EASEMENT PLAT

FOR
PART OF THE SOUTHEAST 1/4 OF SECTION 12,
T. 16 N., R. 11 E., 4th P.M.
BUREAU COUNTY, ILLINOIS
SEPTEMBER, 2021



DETAIL "A"



DETAIL "B"

LEGEND

	PROPOSED UTILITY EASEMENT
	EXISTING RIGHT OF WAY (BUREAU COUNTY HIGHWAY 13)
	SECTION LINE
	CENTERLINE
	BOUNDARY OF PROPERTY
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCEMENT
# #	DISTANCE OR BEARING MEASURED
(# #)	DISTANCE OR BEARING BY DEED

LEGAL DESCRIPTION

Part of the Southeast Quarter of Section 12 lying Northeast of the center of County Highway 13 in Township 16 North, Range 11 East of the Fourth Principal Meridian, Bureau County, Illinois, more particularly bounded and described as follows and bearings are for the purpose of description only:

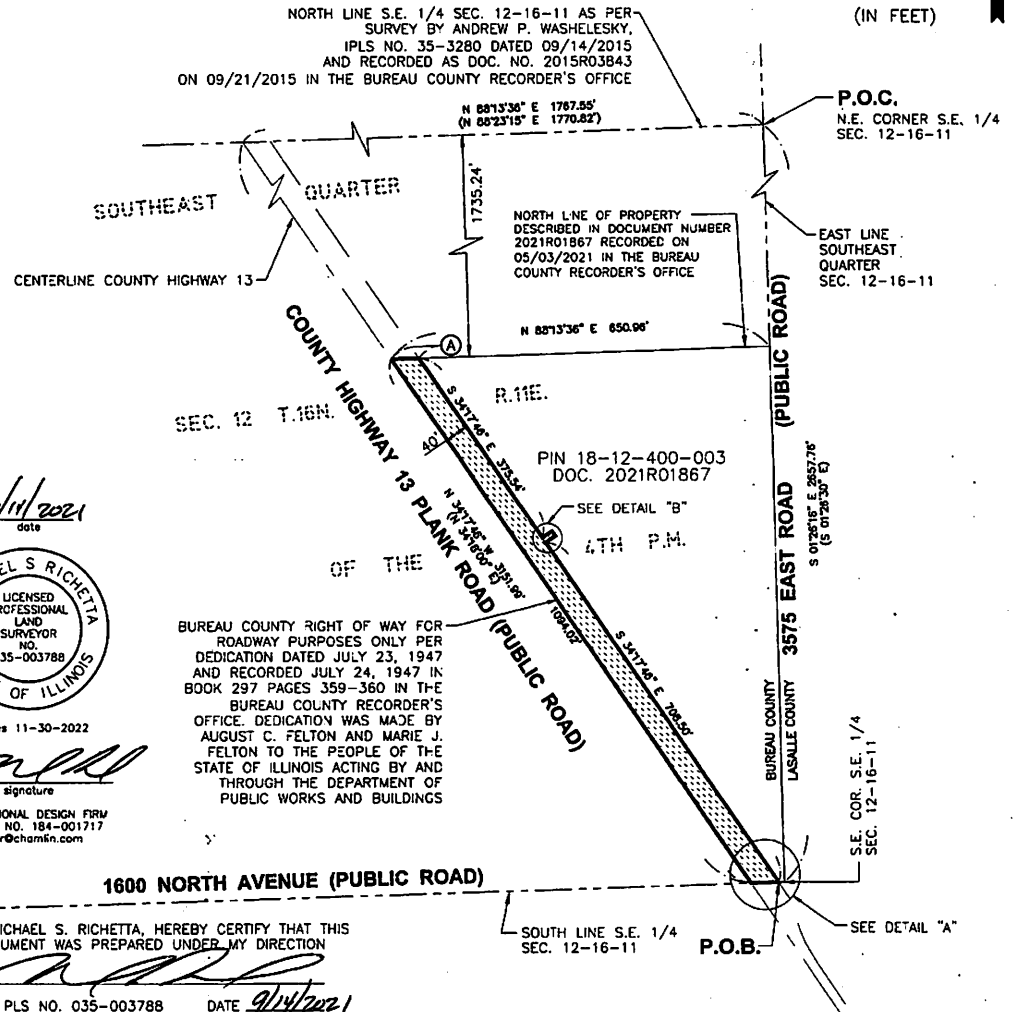
Commencing at a mag nail at the Northeast Corner of the Southeast Quarter of said Section 12; thence South 01° 26' 16" East along the East Line of the Southeast Quarter of said Section 12, a distance of 2,657.76 feet to an iron rod at the Southeast Corner of the Southeast Quarter of said Section 12; thence South 88° 15' 06" West along the South Line of the Southeast Quarter of said Section 12, a distance of 9.92 feet to the Point of Beginning; thence continuing South 88° 15' 06" West along the South Line of the Southeast Quarter of said Section 12, a distance of 47.45 feet to the center of said County Highway 13; thence North 34° 17' 46" West along said centerline, a distance of 1,094.02 feet to the North Line of property described in Document No. 2021R01867 recorded on May 3, 2021 in the Bureau County Recorder's Office; thence North 88° 13' 36" East along said North Line, a distance of 47.44 feet; thence South 34° 17' 46" East on a line parallel to said center of County Highway 13, a distance of 10.00 feet; thence South 55° 42' 14" West, a distance of 20.00 feet; thence South 34° 17' 46" East on a line parallel to said center of County Highway 13, a distance of 708.50 feet to the Point of Beginning.

(A)	N 88°13'36" E	47.44'
(B)	N 55°42'14" E	20.00'
(C)	S 34°17'46" E	10.00'
(D)	S 55°42'14" W	20.00'
(E)	S 88°15'06" W (S 88°12'00" W)	9.92'
(F)	S 88°15'06" W (S 88°12'00" W)	47.45'
(G)	S 88°15'06" W (S 88°12'00" W)	57.37'



signature
PROFESSIONAL DESIGN FIRM
LICENSE NO. 184-001717
miker@chamkn.com

I, MICHAEL S. RICHETTA, HEREBY CERTIFY THAT THIS DOCUMENT WAS PREPARED UNDER MY DIRECTION
ILL. PLS NO. 035-003788 DATE 9/14/2021



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EXHIBIT

ORDINANCE NO. _____

**AN ORDINANCE AUTHORIZING THE EXECUTION AND ACCEPTANCE OF AN
EASEMENT FROM THE CITY OF PERU, ILLINOIS
(1511 4th Street)**

WHEREAS, the City of Peru, an Illinois home rule municipal corporation (hereinafter “City”), proposes infrastructure improvements to the City Fire Department and Illinois Valley Regional Dispatch Center; and

WHEREAS, there is a need for a utility easement from the City to make said infrastructure improvements, and City has agreed to provide the requested easement (hereinafter “Easement”); and

WHEREAS, the acquisition of the Easement is a matter pertaining to the government and affairs of the City, is for a proper public purpose, and is in the best interests of the health, safety, and welfare of the City.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PERU, LASALLE COUNTY, ILLINOIS, A HOME RULE MUNICIPALITY, AS FOLLOWS:

SECTION 1: The Mayor, for and on behalf of the City, is hereby authorized and directed to execute and accept, and the City Clerk, for and on behalf of the City, is hereby authorized and directed to attest, the Easement from City, a copy of which is attached hereto and incorporated herein.

SECTION 2: This Ordinance shall be effective immediately from and after its passage and approval.

PRESENTED, PASSED, AND ADOPTED at a regular meeting of the City Council of the City of Peru, Illinois, by an aye and nay roll call vote, with ____ voting aye, ____ voting nay, ____ absent, and Mayor Kolowski ____ voting ____, which meeting was held on the 11th day of October, 2021.

APPROVED: October 11, 2021

Ken Kolowski, Mayor

(CORPORATE SEAL)

ATTEST:

David R. Bartley
City Clerk

<u>Aldermen</u>	<u>Aye</u>	<u>Nay</u>	<u>Absent</u>
Ballard			
Tieman			
Payton			
Edgcomb			
Waldorf			
Sapienza			
Lukosus			
Buffo			

UTILITY EASEMENT

Address: 1511 4th Street
Peru, IL 61354

PIN: 17-17-431-008

This space reserved for Recorder's use only.

GRANTOR, CITY OF PERU, an Illinois home rule municipal corporation (hereinafter "Grantor"), for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations, receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey to the **CITY OF PERU**, an Illinois home rule municipal corporation, its successors, permittees, and assigns (hereinafter "Grantee"), the following perpetual rights and easements in, over, under across, along, and upon the real estate easement described and depicted in Exhibit A attached hereto and incorporated herein (hereinafter "Easement Tract"):

To construct, operate, repair, maintain, patrol, inspect, relocate, reconstruct, and remove from time to time, electric transmission, distribution, and communication lines and systems, including cables, conduits, conductors, grounds, drains, fiber optic cables, and conduits, and other equipment appurtenant thereto as may be required or may be deemed necessary by Grantee for electrical system purposes.

The aforesaid perpetual rights and easements are granted together with the right (i) to use reasonable working space adjacent to said Easement Tract during construction or maintenance of said utility system. and (ii) to clear and remove, without any liability to Grantee, any obstacles on the Easement Tract which interfere or threaten to interfere with the safe and proper construction, operation, and maintenance of said utility system on the Easement Tract, or which create hazardous conditions, and to keep the Easement Tract clear of such obstacles and obstructions. Grantee shall have the right to clear and remove any such obstacles, but not the obligation to do so.

Grantor reserves the right to make any use of the Easement Tract so long as such use does not interfere with the rights herein granted or create a hazardous condition, except that Grantor shall make no excavations on the Easement Tract without the prior written consent of the Grantee, and then only in such manner as will not disturb or interfere with the Grantee's facilities located thereon, nor shall Grantors place buildings or structures on the Easement Tract.

Grantor hereby releases and waives all rights under and by virtue of the homestead exemption laws of the State of Illinois. This Easement shall run with the land and shall be binding upon the parties hereto, their respective heirs, successors, administrators, and assigns.

WITNESS the hand and seal of the Grantor this ____ day of _____, A.D., 2021.

GRANTOR:

CITY OF PERU, an Illinois home rule
municipal corporation

By: _____

Ken Kolowski, Mayor

CORPORATE SEAL)

ATTEST:

David R. Bartley, City Clerk

STATE OF ILLINOIS)
) SS
COUNTY OF LASALLE)

I, a Notary Public, in and for said County, in the State aforesaid, do hereby certify that Ken Kolowski, personally known to me to be the Mayor of the City of Peru, an Illinois home rule municipal corporation, and David Bartley, personally known to me to be the City Clerk of said City of Peru, whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such Mayor and City Clerk, they signed and delivered the said instrument of writing as Mayor and City Clerk of said City of Peru, Illinois and caused the corporate seal of said City to be affixed thereto, pursuant to authority given by the City Council of said City, as their free and voluntary act, and as the free and voluntary act and deed of said City, for the uses and purposes therein set forth.

Given under my hand and notarial seal this ____ day of _____, A.D., 2021.

Notary Public

ACCEPTANCE

The above and foregoing Easement is accepted by the City of Peru, Illinois, pursuant to direction of its City Council, this _____ day of _____, 2021.

CITY OF PERU, an Illinois home
rule municipal corporation

By: _____

Ken Kolowski, Mayor

(CORPORATE SEAL)

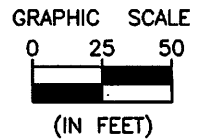
ATTEST:

David R. Bartley, City Clerk

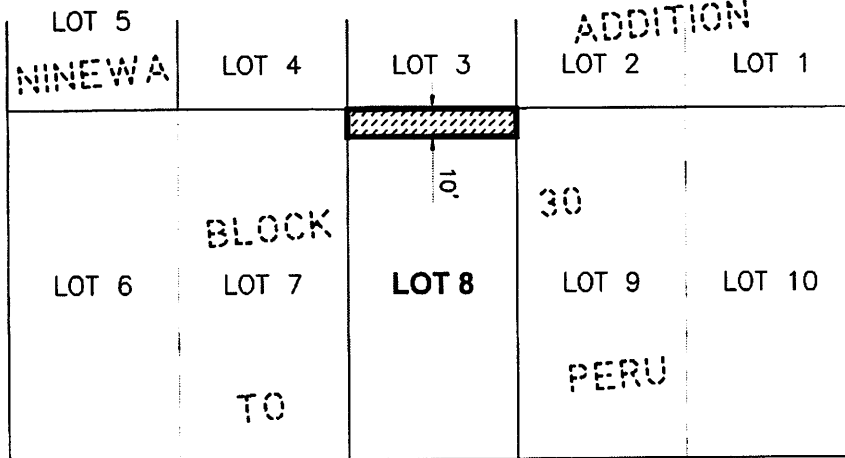
This Instrument Prepared By and Return To:
Schweickert Law Group, LLC
2101 Marquette Road
Peru, IL 61354
TEL (815) 223-0177
FAX (815) 223-8449

EASEMENT PLAT FOR

PUBLIC UTILITY EASEMENT
LOT 8 IN BLOCK 30 IN NINEWA ADDITION
TO THE TOWN (NOW CITY) OF PERU
LASALLE COUNTY, ILLINOIS
SEPTEMBER, 2021



GRANT STREET



WEST STREET

4TH STREET U.S. ROUTE 6

LEGEND

 PUBLIC UTILITY EASEMENT LINE
 LOT LINE



PERU MORRIS
OTTAWA MENDOTA
ILLINOIS



LEGAL DESCRIPTION

THE NORTH 10.00 FEET OF LOT EIGHT (8) IN BLOCK THIRTY (30) IN NINEWA ADDITION TO PERU, SITUATE IN THE CITY OF PERU, IN LASALLE COUNTY, ILLINOIS.

I, MICHAEL W. SOENKSEN, HEREBY CERTIFY THAT THIS DOCUMENT WAS PREPARED UNDER MY DIRECTION



ILL. PLS NO. 035-003209

DATE 9-17-2021

EXHIBIT

A

tabbles

ORDINANCE NO. _____

AN ORDINANCE APPROVING AN UPDATED EXHIBIT “A” TO THE INTERGOVERNMENTAL AGREEMENT OF THE “ILLINOIS VALLEY REGIONAL DISPATCH” ENTERED INTO BY THE CITY OF PERU, ILLINOIS, AS AN ORIGINAL MEMBER, RELATIVE TO PAYMENT OF AN AMENDED SCHEDULE OF IVRD FEES, CHARGES AND COSTS

WHEREAS, in 2016, the “Illinois Valley Regional Dispatch”, an Illinois public agency, (also referred to as “IVRD”), was established pursuant to the adoption of an intergovernmental agreement entitled, “INTERGOVERNMENTAL AGREEMENT ENTERED INTO BY THE CITY OF LA SALLE, THE CITY OF MENDOTA, THE CITY OF OGLESBY, AND THE CITY OF PERU TO ESTABLISH AN INTERGOVERNMENTAL COOPERATIVE VENTURE KNOWN AS THE “ILLINOIS VALLEY REGIONAL DISPATCH” FOR THE OPERATION AND MAINTENANCE OF A COMBINED DISPATCH AND COMMUNICATION SYSTEM” (the “IVRD IGA”), for the purpose of creating, operating, maintaining and upgrading of a centralized, combined emergency services dispatch and communication system and related public safety answering point that includes 9-1-1 services and wireless E-911 services (the “Dispatch and Communication System” or “System” or the “IVRD PSAP”); and

WHEREAS, the City of La Salle, the City of Mendota, the City of Oglesby and the City of Peru are referred to as the “Original Members” of the IVRD; and

WHEREAS, pursuant to the applicable provisions of the IVRD IGA (Sections 1.4.7, 1.5, 6.3 and 14.1) and the adoption of a 2021 IVRD Ordinance, the Board of Directors of the IVRD have approved amendments to the initial versions of Exhibit “A” - Schedules of IVRD Fees, Charges And Costs payable by the active Original Members and the active Associate Members. The City’s version of the updated Exhibit “A” is described below and attached to this Ordinance as **Exhibit “1”** and made a part hereof:

- A. Updated Exhibit “A”- Schedule of IVRD Fees, Charges and Costs Payable by Associate Member City of Peru.

WHEREAS, the Updated Exhibit “A” - Schedules of IVRD Fees, Charges and Costs contains the respective annual dollar amounts of the Services Fee Schedule (or Participation Fees) payable by the City for the following time periods:

- A. September 1, 2021 to August 31, 2022;
- B. September 1, 2022 to August 31, 2023;
- C. September 1, 2023 to August 31, 2024;
- D. September 1, 2024 to August 31, 2025;
- E. September 1, 2025 to August 31, 2026; and

WHEREAS, in order to continue to participate in the IVRD and receive the services of the IVRD Dispatch and Communication System, the Corporate Authorities of the City are required to vote in favor of the attached Updated Exhibit “A” - Schedules of IVRD Fees, Charges And Costs by approving this Ordinance. The attached Updated Exhibit “A” - Schedules of IVRD Fees, Charges And Costs will be automatically incorporated by reference into the IVRD IGA, as a mutually agreed to written amendment to the IVRD IGA, upon approval of this Ordinance by the Corporate Authorities of the City; and

WHEREAS, the Corporate Authorities of the City of Peru find that it is in the City’s best interests to approve the attached Updated Exhibit “A” - Schedules of IVRD Fees, Charges And Costs. The Corporate Authorities of the City are authorized, under the applicable provisions of Article VII, Section 10 of the 1970 Illinois Constitution, the Intergovernmental Cooperation Act (5 ILCS 220) and the applicable provisions of the Emergency Telephone System Act (50 ILCS 750), Fire Protection District Act (70 ILCS 705) and the Illinois Municipal Code (65 ILCS 5/), the Prepaid Wireless 9-1-1 Surcharge Act (50 ILCS 753), the Department of State Police Law (20 ILCS 2605-52 (Office of Statewide 9-1-1 Administrator)) and the applicable provisions of the Illinois Administrative Code (83 Ill. Admin. Code. § 725.200(i)) to approve and enter into the attached Updated Exhibit “A” - Schedules of IVRD Fees, Charges and Costs.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PERU, LASALLE AND BUREAU COUNTY, ILLINOIS, A HOME RULE MUNICIPALITY, AS FOLLOWS:

SECTION 1: Each Whereas paragraph above is incorporated by reference into this Section 1 and made a part hereof as material and operative provisions of this Ordinance.

SECTION 2: The Corporate Authorities of the City of Peru, LaSalle and Bureau County, Illinois approve of the attached document entitled “Updated Exhibit “A”- Schedule of IVRD Fees, Charges and Costs Payable by Original Member City of Peru”, a copy of which is attached hereto as **Exhibit “1”** and made a part hereof. The Corporate Authorities also authorize and approve the appropriation and transmittal of the financial payments to the IVRD that come due under the IVRD

IGA, as amended by the Updated Exhibit “A”- Schedule of IVRD Fees, Charges and Costs, and further authorize and direct the City officials and City staff to take all actions as are necessary to comply with the City’s applicable obligations under the IVRD IGA, as amended.

SECTION 3: The Corporate Authorities also authorize and direct the Mayor and City Clerk, or their designees, to execute this Ordinance and such other documents as are necessary to fulfill all of the City’s applicable obligations under the IVRD IGA, as amended. The City Clerk shall transmit a certified copy of this Ordinance to the IVRD Board of Directors within ten (10) calendar days of approval of this Ordinance.

SECTION 4: This Ordinance shall be in full force and effect from and after its passage, approval and publication as provided by State law.

PRESENTED, PASSED, AND ADOPTED at a regular meeting of the City Council of the City of Peru, Illinois, by an aye and nay roll call vote, with ____ voting aye, ____ voting nay, ____ absent, and Mayor Kolowski ____ voting ____, which meeting was held on the 11th day of October, 2021.

APPROVED: October 11, 2021

Ken Kolowski, Mayor

(CORPORATE SEAL)

ATTEST:

David R. Bartley
City Clerk

<u>Aldermen</u>	<u>Aye</u>	<u>Nay</u>	<u>Absent</u>
Ballard			
Tieman			
Payton			
Edgcomb			
Waldorf			
Sapienza			
Lukosus			
Buffo			

Exhibit “1”

Updated Exhibit “A”

**Schedule of IVRD Fees, Charges and Costs Payable by
Original Member City of Peru**

Annual Service Fee Schedule:

• September 1, 2021 to August 31, 2022:	\$214,743.20
• September 1, 2022 to August 31, 2023:	\$222,758.96
• September 1, 2023 to August 31, 2024:	\$230,675.76
• September 1, 2024 to August 31, 2025:	\$238,691.52
• September 1, 2025 to August 31, 2026:	\$246,608.32

Annual Service Fee (or Participation Fees) is payable in monthly installments on the last day of each month.

NOTE: The above Schedule of Fees, Charges and Costs is not an exhaustive list of fees, charges and costs that may be assessed on an Original Member. Pursuant to the IVRD IGA, the Board of the IVRD, in its discretion and based on information provided by the Treasurer or any IVRD financial consultant, has the authority to impose additional or supplemental fees, charges and costs on any Original Member in order to operate, maintain and upgrade the IVRD Dispatch and Communication System and employ adequate personnel to operate the System.

This Updated Exhibit “A” was approved by the Corporate Authorities of the City of Peru, LaSalle County, Illinois by passage of Ordinance No. _____ on _____, 2021, and further approved by the Board of Directors of the IVRD by passage of Ordinance No. _____ on _____, 2021.

This Updated Exhibit “A” is incorporated by reference into the “INTERGOVERNMENTAL AGREEMENT ENTERED INTO BY THE CITY OF LA SALLE, THE CITY OF MENDOTA, THE CITY OF OGLESBY, AND THE CITY OF PERU TO ESTABLISH AN INTERGOVERNMENTAL COOPERATIVE VENTURE KNOWN AS THE “ILLINOIS VALLEY REGIONAL DISPATCH” FOR THE OPERATION AND MAINTENANCE OF A COMBINED DISPATCH AND COMMUNICATION SYSTEM” (the “IVRD IGA”).

ORDINANCE NO. _____

**AN ORDINANCE GRANTING AN ADMINISTRATIVE
VARIANCE UNDER THE ZONING ORDINANCE OF THE
CITY OF PERU, IL, AS SOUGHT BY THE PETITION OF
MARK SCHNEIDER CONCERNING PROPERTY
LOCATED AT 2103 CRESCENT DRIVE, PERU, IL**

WHEREAS, Mark Schneider (hereinafter "Petitioner") has applied for an administrative variance for property generally located at 2103 Crescent Drive, Peru, IL, legally described as follows:

Lot Thirteen (13) in St. John's First Addition to Peru, Illinois, excepting the underlying coal and mining rights and subject to the restrictive covenants pertaining to said real estate; subject also to the easement for right-of-way granted to the City of Peru and public utility companies as shown on the recorded Plat of said Addition.

PIN: 17-08-414-012 (hereinafter "Property"); and

WHEREAS, Petitioner seeks an administrative variance from Section 7.02(d)(3)i. of the Zoning Ordinance to increase the width of a residential driveway for a single vehicle garage from not more than (18'), to not more than twenty four feet (24'); and

WHEREAS, the owner of contiguous real estate to the Property has filed an approval with the Zoning Office stating he has no objection to the requested administrative variance; and

WHEREAS, the City's Planning/Zoning Commission Chairperson, Engineer, Building Inspector and both aldermen of the Ward in which the Property is located have approved the requested administrative variance.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PERU, LASALLE COUNTY, ILLINOIS, A HOME RULE MUNICIPALITY, AS FOLLOWS:

SECTION 1: The Property is hereby granted an administrative variance to increase the width of a residential driveway for a single vehicle garage from not more than (18'), as restricted under Section 7.02(d)(3)i., to not more than twenty four feet (24').

Nothing contained in this Ordinance shall preempt any private covenants and restrictions which may be applicable to the Property.

SECTION 2: This Ordinance shall be effective immediately from and after its passage and approval.

PRESENTED, PASSED, AND ADOPTED at a regular meeting of the City Council of the City of Peru, Illinois, by an aye and nay roll call vote, with ____ voting aye, ____ voting nay, ____ absent, and Mayor Kolowski ____ voting ____, which meeting was held on the 11th day of October, 2021.

APPROVED: October 11, 2021

Ken Kolowski, Mayor

(CORPORATE SEAL)

ATTEST:

David R. Bartley
City Clerk

<u>Aldermen</u>	<u>Aye</u>	<u>Nay</u>	<u>Absent</u>
Ballard			
Tieman			
Payton			
Edgcomb			
Waldorf			
Sapienza			
Lukosus			
Buffo			

**CITY OF PERU
COUNTY OF LA SALLE
STATE OF ILLINOIS**

ORDINANCE NO. _____

**AN ORDINANCE AUTHORIZING THE EXECUTION OF A
LAND LEASE AGREEMENT**

by and between

THE CITY OF PERU, LA SALLE COUNTY, ILLINOIS

and

KCD AIR, LLC

**ADOPTED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF PERU,
LASALLE COUNTY, ILLINOIS ON THE 11TH DAY OF OCTOBER, 2021.**

ORDINANCE NO. _____

**AN ORDINANCE AUTHORIZING THE EXECUTION OF A
LAND LEASE AGREEMENT
by and between
THE CITY OF PERU, LA SALLE COUNTY, ILLINOIS
and
KCD AIR, LLC**

WHEREAS, the City of Peru is a home-rule municipality in accordance with the Constitution of the State of Illinois of 1970; and

WHEREAS, KCD Air, LLC, and Illinois limited liability company, desires to lease a certain parcel of land, owned by the City of Peru, which is presently vacant and unimproved and located at the Illinois Valley Regional Airport in Peru, Illinois; and

WHEREAS, KCD Air, LLC desires to construct an aviation hangar building on the parcel of land; and

WHEREAS, the City Council of the City of Peru, LaSalle County, Illinois, (the “City”), after full consideration, has determined that the request be granted provided the attached Land Lease Agreement is entered into.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF PERU, LASALLE COUNTY, ILLINOIS, AS FOLLOWS:

SECTION 1: The attached Land Lease Agreement with the City of Peru, (*Exhibit A*) is hereby approved.

SECTION 2: The Mayor and City Clerk are authorized to enter into such Agreement.

SECTION 3: That this Ordinance is adopted pursuant to the home-rule authority of the City and shall be in full force and effect after its passage and approval.

[Remainder Left Blank]

PRESENTED, PASSED, AND ADOPTED at a regular meeting of the City Council of the City of Peru, Illinois, a Home-Rule Municipality, by an Aye and Nay roll call vote, with _____ voting aye, _____ voting nay, _____ absent, and Mayor Kolowski not voting, which meeting was held on the 11th day of October, A.D., 2021.

APPROVED: October 11, 2021

Ken Kolowski, Mayor

(CORPORATE SEAL)

ATTEST:

David R. Bartley, Jr., City Clerk

ALDERMEN	AYES	NAYS	ABSENT
Ballard, Jeff			
Tieman, Bob			
Payton, Tom			
Edgecomb, Jason			
Waldorf, David			
Sapienza, Mike			
Lukosus, Jim			
Buffo, Aaron			

Exhibits to Ordinance No. _____:

Exhibit "A" – Land Lease Agreement – KCD Air, LLC

Space above for recording information

LAND LEASE AGREEMENT

between

CITY of PERU, an Illinois home rule municipal corporation

and

KCD AIR, LLC, an Illinois limited liability company

Dated _____, 2021

City of Peru
Attn: Ken Kolowski, Mayor
P.O. Box 299
Peru, IL 61354

Common Address: Illinois Valley Regional Airport
c/o City of Peru
P.O. Box 299
Peru, IL 61354

THIS LAND LEASE AGREEMENT (“Lease”) is entered into as of this _____ day of _____, 2021 by and between the **City of Peru**, an Illinois home-rule municipal corporation (the “City”), and **KCD Air LLC**, an Illinois limited liability company (the “Lessee”), under the following circumstances:

Recital:

A. Lessee desires to lease the land described on **Exhibit A** attached hereto and made a part hereof, which is presently vacant and unimproved (the “Land”) and located at Illinois Valley Regional Airport in Peru, Illinois (the “Airport”);

B. Lessee desires to construct an aviation hangar building on the Land at its sole expense; and

C. City is willing to enter into such a Lease with Lessee on the terms and conditions contained herein.

NOW, THEREFORE, in consideration of the covenants contained herein and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties hereby agree as follows:

1. **Demise.** City hereby leases to Lessee, and Lessee hereby accepts, the Land during the Term (as hereinafter defined) on the terms and conditions contained herein.

2. **Term.** The term of this Lease shall commence the date such is approved by the City and shall continue for a period of forty (40) years expiring on December 31, 2061. The Lessee shall have the option to extend this Lease for an additional term of twenty (20) years. Lessee shall advise the City of its exercise of the option to extend no more than one (1) year, nor less than ninety (90) days, prior to the expiration of the then current Lease term.

Should the Lessee fail to begin construction of a hanger building within twelve (12) months of the beginning of the lease Term, this lease shall terminate and the land use will revert to the City.

3. **Rent.** Commencing on the day Lessee receives its building permit from the City, and throughout the remainder of the Term of this Lease and any extensions of this Lease, Lessee shall pay upon commencement of the Lease Term and on or before January 1st of each successive year of the Lease Term to City annual ground rent, at the rate of **\$0.32** cents per square foot per year for the first year of the Term. The first-year payment is **\$1,843.20** for 5760 square feet (72’x80’) as depicted and described on the attached Lease Plat as **Exhibit B**. (RENT SUBJECT TO CHANGE BASED ON ACTUAL SQUARE FOOTAGE OF PLAT AND CURRENT RATE AS OF DATE.) It shall be pro-rated for the first-year as of the date of the issuance of the building permit. Subsequent annual ground rent charged by the City shall be adjusted annually on January 1st of each year during the Term of this Lease and any extensions of this Lease, with the first adjustment taking place on January 1, 2023. The adjustment shall be based on the prior twelve-month period of the Consumer Price Index for Chicago, IL. The ground rent will either remain the same as the previous year, or it will increase or decrease, according to the CPI.

4. Improvements. Lessee shall, at its sole cost and expense, construct on the Land an aviation hangar building with related infrastructure improvements only in accordance with the plans and specifications prepared by an independent third-party twenty-one (21) days prior to construction and otherwise only as approved in writing by City, which approval may be withheld in its reasonable discretion collectively (the “Improvements”). If the City fails to approve the plans and specifications as submitted within twenty-one (21) days Lessee shall have the option to immediately terminate this Lease.

Lessee represents and warrants to City that the Improvements will be designed by a licensed architect or engineer in accordance with all applicable laws, codes, ordinances, rules and regulations. Lessee shall cause the Improvements to be constructed in accordance with all applicable laws, codes, ordinances, rules and regulations.

Lessee shall be solely responsible for obtaining, at its expense, any and all construction and building permits, and City shall cooperate with Lessee with respect to such items. City shall, at no cost to the Lessee, install utility lines to the meter on the described Land, for City owned utilities only (water, sanitary sewer lines, and electric). Lessee shall be responsible for installation of all other utilities. Lessee shall procure hookup of all water, sanitary sewer, electric, and other service to the Improvements at its sole expense.

City shall also reimburse Lessee up to the sum of Ten Thousand and No/100ths Dollars (\$10,000.00) for construction of the concrete apron and culvert for connection to the T-Hangar pavement upon receipt of satisfactory evidence of payment and completion. Future maintenance of the apron and culvert shall be the responsibility of the Lessee.

Lessee shall comply with all federal, state, and local laws, and rules and regulations in the construction of all Improvements. Lessee shall indemnify and hold harmless the City, and all City elected or appointed officials, officers, employees, agents, representatives, engineers, consultants and attorneys (collectively, the “City Indemnified Parties”, from any and all claims that may be asserted against the City Indemnified Parties or one or more of them, in direct connection with the non-compliance of any State, Local, or Federal law or administrative rule or regulation relating to the construction of Improvements. This obligation to indemnify and hold harmless obligates Lessee to defend any such claim and/or action, pay any liabilities and/or penalties imposed, and pay all defense costs of City, including but not limited to the reasonable attorney fees of City.

5. Use. Lessee shall comply with all Rules and Regulations made and adopted by the CITY from time to time relating to its tenants at the airport, provided that any such future Rules and Regulations do not materially interfere with, or infringe upon, Lessee’s right to use, possess, and enjoy the Land and Improvements as otherwise provided herein. Lessee may use the premises for any legal purpose, provided however, that Lessee is required to regularly house at least one airworthy aircraft or at least one aircraft that is in active stages of repair, assembly or reassembly in the hangar.

Lessee shall procure and maintain all licenses and permits legally necessary for the operation of Lessee’s business and send a copy of each said licenses and permits to City upon written request by City.

Lessee shall be entitled to the non-exclusive use in common with City and other parties of automobile parking spaces at the Airport. Vehicles shall be parked only in designated parking areas.

6. Ownership. During the Term of this Lease, the Improvements (other than ramps and taxiways constructed by City) shall be the property of Lessee, subject, however, to ownership of the Land by City. All taxiways, ramps, aprons and other necessary appurtenances installed on or adjacent to the Land by City shall be the sole property of City and use thereof shall be controlled by City. Lessee shall have the right to the nonexclusive use of such appurtenances, subject to the provisions of this Lease. Any other improvements installed on the Land, which are funded by federal, state or City funds, shall also be the property of City.

7. Taxes. Lessee shall pay, when due, all Taxes (as hereinafter defined) during the Term of this Lease. The term "Taxes" as used herein shall mean all real estate taxes and assessments, whether they be general or special (but not including income or franchise taxes or any other taxes imposed upon or measured by City's income or profits, except as provided herein), and utility taxes levied or assessed upon or with respect to any part of the Land and Improvements.

Should the State of Illinois, or any political subdivision thereof, or any other governmental authority having jurisdiction over any part of the Land or the Improvements: (a) impose a tax, assessment, charge, or fee in place or partly in place of any Taxes, or by way of substitution for any of the foregoing described Taxes, all such taxes, assessments, charges or fees shall be deemed to constitute Taxes hereunder.

Notwithstanding the foregoing, Taxes shall not include any inheritance, estate, succession, transfer, gift or capital stock tax or franchise or net income tax applicable to businesses generally. Lessee shall have the right to contest or appeal the Taxes in good faith and with due diligence, at its sole expense, at no expense to City and without any prejudice to City's rights, title or interest in the Land or the Improvements. If applicable, at the end of the Term, Taxes shall be prorated as reasonably determined by City. Lessee shall, at its expense, promptly pay all fees and licenses due in connection with the Land and Improvements.

8. Sublease and Assignment.

a) **City Consent Requirements.** Notwithstanding anything to the contrary contained herein, Lessee shall be permitted to merely store aircraft or other personal property on behalf of other parties at the Land and the Improvements without the consent of City, and such storage shall not be subject to the restrictions on assignment and subletting contained herein. Any sublease, assignment or other agreement between Lessee and another party involving the use or occupancy of any part of the Land and the Improvements for more than merely storage, including, without limitation, the conduct of any business or occupation at the Land and the Improvements by such other party, as shall be reasonably determined by City, shall be subject to the restrictions on assignment and subletting contained herein.

Except as provided in Section 19 of this Lease, Lessee shall not be permitted, without the prior written consent of City in each instance, which consent shall not be unreasonably withheld, to (i) assign, transfer, mortgage, pledge or encumber this Lease or any interest under it, (ii) Lease

the Improvements or sublet the Land and the Improvements or any part thereof, without the consent of City as long as the term of any such Lease or sublease expires on or before the end of the Term of this Lease, (iii) allow to exist or occur any transfer of or lien upon this Lease or Lessee's interest herein or (iv) permit the use or occupancy of the Land and the Improvements or any part thereof for any purpose not expressly permitted or by anyone other than Lessee and Lessee's employees, agents and invitees.

In no event shall this Lease be assigned or assignable by voluntary or involuntary bankruptcy proceedings or otherwise, except as provided by law, and in no event shall this Lease or any rights or privileges hereunder be an asset of Lessee under any bankruptcy, insolvency or reorganization proceedings, except as provided by law. Any of the foregoing performed or attempted in violation of the provisions of this Lease shall be null and void.

b) Release of Liability. Assignment, subletting, use, occupancy, transfer or encumbrance by Lessee shall operate to relieve Lessee from any covenant or obligation hereunder.

c) Lease Assumption. Sublessee Attornment. If Lessee shall assign this Lease, the assignee shall expressly assume all of the obligations of Lessee hereunder in a written instrument provided by City and delivered to City not later than ten (10) days prior to the effective date of the assignment. If Lessee shall Lease any part of the Improvements or sublease any part of the Land, Lessee shall obtain and furnish to City, not later than ten (10) days prior to the effective date of such Lease or sublease, as the case may be, and in form reasonably satisfactory to City, the written agreement of such Lessee or Sublessee, as the case may be, to the effect that the Lessee or Sublessee, as the case may be, shall attorn to City, at City's option and written request.

9. Default. Lessee shall be in default under this Lease ("Default") under the following circumstances:

a) Failure by Lessee to pay any rent when due, if such failure continues for thirty (30) days after written notice to Lessee of such failure; or

b) Lessee fails to fulfill any other obligation hereunder and such failure continues for thirty (30) days after written notice thereof by City to Lessee; or

c) Any lender of Lessee shall have the right to cure any default of Lessee hereunder as provided herein.

10. Remedies. In the event of a Default, City shall have the right to pursue any and all legal and equitable remedies against Lessee available under applicable law without any additional notice to Lessee, except for termination of this Lease.

City shall have the right to terminate this Lease in the event of a Default. If City gives Lessee a second written notice of such Default (the first written notice being the one given under Section 9 above) and Lessee fails to cure such Default within an additional thirty (30) day period. Lessee shall have no additional rights to cure its Default after the expiration of such additional thirty (30) day period.

In the event that Lessee fails to cure such Default within such additional thirty (30) day period, City may exercise its right to terminate this Lease by giving a third (3rd) written notice to Lessee at any time within ninety (90) days after the expiration of such additional thirty (30) day period and such termination of this Lease shall be deemed effective immediately upon such third (3rd) written notice.

Upon such termination of this Lease, the Term shall be deemed expired, with the exception of Lessee's right to remove Lessee's hangar and any other improvements pursuant to Section 12. City shall have ownership of, and all right, title and interest in and to, the Land free and clear of all security interests, mortgages, liens and encumbrances and Lessee shall have no ownership of, or any other right, title or interest in or to, the Land. In the event of such termination of this Lease, City shall remain entitled to pursue any and all legal and equitable remedies against Lessee available under applicable law.

11. Interest and Late Charge. Except as otherwise specifically provided in this Lease, all amounts owed by Lessee to City pursuant to any provision of this Lease shall be paid by Lessee within thirty (30) days after City's written demand, and all such amounts (including, without limitation, all rent) shall bear interest from the date due until paid at the annual rate equal to five (5) percentage points in excess of the rate of interest announced from time to time by Northern Trust Bank, or its successor, as its "prime rate" or "corporate base rate," changing as and when such rate changes, unless a lesser rate shall then be the maximum rate permissible by law with respect thereto, in which event such lesser rate shall be charged.

In the event of a failure to pay rent when due hereunder and the continuation of such failure for thirty (30) days after written notice thereof from the City, Lessee shall pay a late charge to City together with such payment of rent in an amount equal to five percent (5.0%) of the amount of the rent payment. Such late charge shall be in addition to the interest charge provided above and any remedies of the City provided hereunder or under applicable law and shall not constitute liquidated damages.

12. Maintenance and Repairs. Lessee shall keep and maintain the Land and all Improvements of any kind, which may be erected, installed or made thereon by Lessee in good and substantial repair and condition, including the exterior condition thereof, and shall make all necessary repairs and alterations thereto. Lessee shall assume all responsibility for the installation and maintenance of any fuel or oil (or any other material deemed hazardous by the Environmental Protection Agency) storage facility on the airport that is for the sole use of the Lessee. Maintenance includes, but is not limited to, any and all environmental clean-ups of the site and/or removal of the facility. Lessee agrees to hold harmless from any responsibility or expense, the City for any maintenance of the facilities during the Lease (except as provided in Section 35). Lessee shall provide proper containers for trash and garbage and shall keep the Land free and clear of rubbish, debris and litter at all times. Lessee shall also maintain all aprons, ramps and taxiways that are constructed by Lessee and are for the exclusive use of Lessee, its sublessees, guests and invitees. Lessee shall keep mowed and in a slightly condition all landscaping and grass areas within the leased Land. Lessee shall be responsible for payment of all electric, telephone, water, natural gas, and other public utility services used on the Land during the Lease.

13. Surrender. Upon the cancellation or termination of this Lease or any extension or renewal thereof for any reason, Lessee shall have right to remove the hangar and any other property owned by Lessee from the Land. Upon removal of said hangar, Lessee shall also remove all trash and debris from the Land. Lessee shall cleanup site and restore it to the condition it was in before Lessee's occupancy. If Lessee does not complete such removal within ninety (90) days at the end of the Lease, then such Improvements shall revert to City ownership upon City's option.

14. Holding Over. If Lessee retains possession of the Land and the improvements or any part thereof after the termination of the Lease by lapse of time or otherwise or after the earlier termination of Lessee's right of possession, Lessee shall be deemed to be a tenant at sufferance, Lessee shall pay to City one-twelfth (1/12th) of the amount of the annual rent then in effect as shall be reasonably determined by City for each portion of any month during which Lessee shall retain possession of the Land and the Improvements or any portion thereof after such termination.

In addition to and without limiting any other rights and remedies which City may have on account of such holding over by Lessee, Lessee shall pay to City all reasonable direct damages suffered by City on account of such holding over by Lessee. The provisions of this Section 14 shall not be deemed to limit or constitute a waiver of the right of City to evict Lessee as provided herein or at law.

15. Insurance.

a) Lessee's Insurance. Lessee shall carry insurance during the entire Term, and any extensions, (and prior thereto, to the extent hereinafter provided) insuring Lessee and City as additional named insured. Lessee shall maintain the following coverages in the following amounts, provided that any changes required by City in the following coverages or amounts shall be consistent with the coverages and/or amounts of insurance required of Lessee of other similar Land and Improvements in Peru, Illinois. Said insurance shall be with a company or companies satisfactory to City and shall include City's officers, agents, employees, invitees, licensees, from loss on account of each and every claim or demand arising out of alleged wrongful or negligent acts or omissions on the part of Lessee, its agents, employee, invitees, contractors, or licensees.

b) During the Term, and any extensions, and at any time prior to the Term when Lessee is causing any work to be done on the Land, public liability insurance with the broad form comprehensive liability endorsement, and comprehensive automobile liability insurance covering all owned, non-owned and hired automobiles of Lessee, including the loading and unloading of any automobile, each in an amount not less than Three Million Dollars (\$3,000,000) combined single limit per occurrence.

Upon City's request, Lessee shall, prior to the commencement of the Term and from time-to-time during the Term, and any extensions, (and in the case of the aforesaid public liability insurance and "all risk" physical damage insurance, prior to commencement of construction of the subject work), furnish to City, copies of policies or certificates evidencing the foregoing insurance coverages.

c) City's Insurance. City shall not be required to maintain any insurance with respect to the Land or the Improvements hereunder.

16. Waiver and Indemnity.

a) General Waiver. In addition to and without limiting or being limited by any other releases or waivers of claims in this Lease, to the extent not prohibited by law, City, or any of its officers, Mayor, aldermen, agents, consultants, contractors or employees, shall not be liable, and Lessee hereby waives and releases them from any liability, for any injury to or death of any person or injury or damage to or theft, robbery, pilferage, loss or loss of the use of any property, sustained by Lessee or by other persons arising out of or relating to the Land or the improvements becoming out of repair, or due to the happening of any accident or event in or about any part of the Land or the Improvements, or due to any act or neglect of any other person; provided however, that Lessee does not waive or release City, or any of its officers, Mayor, aldermen, agents, consultants, contractors or employees, from liability for their respective negligence or willful misconduct which causes any injury to or death of any person.

b) Special Waivers. In addition to and without limiting or being limited by any other releases or waivers of claims in this Lease, to the extent not prohibited by law, and also notwithstanding that City may or does establish security controls or regulations from time to time, Lessee further agrees that all personal property in or upon the Land or the Improvements shall be at the risk of Lessee only, and that City, or any of its officers, Mayor, aldermen, agents, consultants, contractors or employees, shall not be liable, and Lessee hereby waives and releases them from any liability, for any injury or damage thereto or theft, robbery, pilferage, loss or loss of the use thereof, unless such injury or damage thereto was caused by the negligence or willful misconduct of the City, or any of its officers, Mayor, aldermen, agents, consultants, contractors or employees.

Lessee acknowledges and agrees that the terms and conditions of this Lease are fair and reasonable, that this Lease represents an arm's length transaction between City and Lessee, that City has not favored Lessee over other tenants of Peru Municipal Airport nor discriminated against Lessee with respect to other tenants of Peru Municipal Airport and that Lessee has been represented by competent legal counsel in connection with this Lease. Lessee hereby waives and forever releases and discharges City from and against any and all of its claims, actions, liabilities, damages, losses and expenses arising or accruing prior to the date hereof with respect to this Lease.

Lessee acknowledges and agrees that this Lease represents an arm's length transaction between City and Lessee, that Lessee has been represented by legal counsel in connection with this Lease.

c) Indemnity. In addition to and without limiting or being limited by any other indemnity in this Lease, but rather in confirmation and furtherance thereof, Lessee agrees to indemnify, defend by counsel reasonably acceptable to City and hold City, and its officers, Mayor, aldermen, agents, consultants, licensees, contractors and/or employees, harmless of, from and against any and all losses, damages, liabilities, claims, liens, costs and expenses including court costs and reasonable attorneys' fees and expenses, in connection with injury to or death of any person or injury or damage

to or theft, robbery, pilferage, loss or loss of the use of any property caused by or arising from the acts or omissions of Lessee or its agents, servants, employees, or contractors.

17. Damage and Destruction. In the event that the Land or the Improvements are damaged or destroyed by fire or other casualty, Lessee shall, in its sole discretion, and at its sole expense, either:

a) Promptly repair, restore and rebuild the Land and the Improvements to their original condition, except for modifications required to comply with the applicable laws, codes and ordinances then in effect, as shall be reasonably determined by City, or

b) Terminate this Lease and remove the hangar or other improvements pursuant to Section 12 at Lessee's sole cost.

Upon such termination of this Lease, the Term shall be deemed expired and City shall have ownership of, and all right, title and interest in and to the Land free and clear of all security interests, mortgages, liens and encumbrances and Lessee shall have no ownership of, or any other right, title or interest in or to the Land.

18. Subordination. This Lease is subject to all applicable State and Federal laws as well as all articles and conditions of grant agreements entered into between the City and the Federal Aviation Administration and the Division of Aeronautics, Department of Transportation of the State of Illinois and nothing contained herein shall be construed to prevent the City from making such further commitments as it desires to make to the Federal Government or to the State of Illinois so as to qualify for further expenditure of federal and/or state funds at the Illinois Valley Regional Airport, provided that any such further commitments do not materially interfere with, or infringe upon, Lessee's right to use, possess and enjoy the Land and Improvements as otherwise provided herein. This Lease shall also be subject and subordinate to all ordinances of the City, the Rules and Regulations of the Illinois Valley Regional Airport and/or the Minimum Standards for Commercial Activities at the Illinois Valley Regional Airport, as the same may be in effect and amended from time to time, provided that any such future amendments do not materially interfere with, or infringe upon, Lessee's rights to use, possess and enjoy the Land and Improvements as otherwise provided herein.

19. Leasehold Mortgage. Lessee shall have the right to mortgage its leasehold interest created hereunder. Notwithstanding anything else contained herein to the contrary, with respect to such a leasehold mortgage and the mortgagee ("Mortgagee") thereunder, City and Lessee agree that:

a) They shall together execute a Memorandum of Lease in written form, which shall be recorded in the Office of the Recorder of County, such that a title insurance company may issue its mortgagee's title insurance policy on the recorded leasehold estate.

b) City shall send Mortgagee a copy of any notice it sends to Lessee hereunder, provided that Mortgagee has first submitted Mortgagee's address to City in writing.

c) Lessee shall have no right to amend, modify, cancel or terminate this Lease without the Mortgagee's prior written consent thereto.

d) In the event of any default on the part of Lessee hereunder, City shall give Mortgagee written notice thereof, and an opportunity to cure said default for a period of not less than thirty (30) days beyond, or longer than, any period given to Lessee to cure such default.

e) If the Mortgagee shall take possession of Lessee leasehold estate, by foreclosure or otherwise, than (i) Mortgagee shall not be liable for any previous defaults of Lessee occurring prior to the time Mortgagee takes possession, and (ii) to the extent Mortgagee's right to assign or sublet all or any portion of the Land is conditioned on the prior consent of City, City agrees that such consent shall not be unreasonably; withheld or delayed.

20. Miscellaneous.

a) Condemnation. In accordance with the statutes of the State of Illinois relative to eminent domain, the City shall have the power to condemn this leasehold, or any portion thereof, even though the City is, itself, a party hereto.

b) Nondiscrimination. The Lessee for itself, its personal representatives, successors in interest and assigns, as part of the consideration hereof, does hereby covenant and agree that:

For all aeronautical leases involving service to the public; each lease must be in conformance with Section 47107 of Title 49, USC, Subtitle VII, as amended, as follows:

"It is hereby agreed that nothing herein contained shall be construed to grant or authorize the granting of an exclusive right prohibited by Section 47107 of Title 49, USC, Subtitle VII, as amended, and the lessor reserves the right to grant to others the privilege and right of conducting any one or all activities of an aeronautical nature."

All leases involving services to the public must contain the assurances required by Title VI of the Civil Rights Act of 1964, and by Part 21 of the regulations of the Office of the Secretary of Transportation, as follows:

"The LESSEE for themselves, their personal representatives, successors in interest and assigns, as part of the consideration hereof, does hereby covenant and agree that:

1) no person on the grounds of race, color or national origin shall be excluded from participation in, denied the benefits of or otherwise be subjected to discrimination in the use of said facilities; 2) in the construction of any improvements on, over or under such land and the furnishing of services thereon, no person on the grounds of race, color or national origin shall be excluded from participation in, denied the benefits of or otherwise be subjected to discrimination; 3) the Lessee shall use the premises in compliance with all the other requirements imposed by Title 49, Code of Federal Regulations, Department of Transportation, Subtitle A, Office of the Secretary, Part 21, nondiscrimination in Federally-assisted programs of the Department of Transportation Effectuation of Title VI of the Civil Rights Act of 1964, as amended."

c) Disclaimer of Exclusive Airport Use. This Lease shall in no way convey the exclusive use of any part of the Airports, except with respect to the Land and the Improvements as described herein and shall not be construed as providing any special privilege for any public portion of the Airport. City reserves the rights to Lease to other parties any portion of the Airport not described herein for any purpose deemed suitable for the Airport by City.

d) Lights. Lessee shall not post, install, erect or operate any light on any part of the Land and the Improvements without the express written consent of City in City's absolute discretion. Such lighting shall not be confusing, blinding, or inhibiting to aircraft landing at the Airport as determined by the FAA and City in their sole discretion. If after installing such lighting, either the FAA or City determines that such lights are confusing, blinding, or inhibiting to aircraft landing at the Airport, then Lessee shall take such actions as are necessary to correct such problem, including redesigning, replacing or removing of such lighting, at Lessee's sole cost.

e) Covenant Not to Erect. Lessee shall not hereafter cause or permit the erection or location of any structure or object upon the Land and the Improvements to a height, which would penetrate the imaginary surfaces, described in Part 77a of the Federal Aviation Regulations.

f) Grant of Easement and Rights to Public. Lessee further grants unto City, its successors, and assigns, for the benefit of the general public at large, an easement and a continuing right of way for the free and unobstructed passage of aircraft, by whomsoever owned or operated, in and through the air space over and across the Land and the Improvements.

g) Covenant to Prevent Electronic Interference. Lessee shall not hereafter use or permit or suffer use of the Land and the Improvements in such manner as to create electrical or electronic interference with radio transmission and reception between radio- communications and air-navigation installations on or in the Airport and aircraft, or as to make it difficult for flyers to distinguish between Airport lights and others, or as to result in the glare in the eyes of flyers using the Airport, or as to impair the visibility in the vicinity of the Airport (e.g., by discharge of particular matter), or as otherwise to endanger the landing, takeoff, or maneuvering of aircraft.

h) Aerial Approach. City reserves the right to take any action it considers necessary to protect the aerial approaches of the Airport against obstruction, together with the right to prevent the LESSEE from erecting or permitting to be erected any building or other structure on the Land which, in the opinion of the FAA, would limit the usefulness of the Airport or constitute a hazard to aircraft.

i) Airport Rules. Regulations and Standards. Lessee agrees not to operate in any manner that would interfere with the operation of the airport and to comply with and be subject to each of the following:

i) The Airport Rules and Regulations adopted by the Peru City Council, which are now in effect or adopted in the future and which may be reasonably amended from time to time regarding the management, use and operation of the Airport, provided that any such Rules

and Regulations adopted in the future do not materially interfere with, or infringe upon, Lessee's rights to use, possess and enjoy the Land and Improvements as otherwise provided herein.

ii) The minimum requirements for land, buildings, facilities and parking which are now in effect and which may be reasonably adopted by City from time to time for the types of operations conducted on the Land and the Improvements, provided that any such requirements adopted in the future do not materially interfere with, or infringe upon, Lessee's rights to use, possess, and enjoy the Land and Improvements as otherwise provided herein.

iii) All ordinances, rules, regulations and executive and administrative orders and directives, promulgated by City, or by any authorized federal, state or local government agency or official which relate to abatement, control or regulation of noise emissions by aircraft using the Airport, as such apply to aircraft owned by, operated by, under the control of and/or doing business with Lessee.

iv) The airport minimum standards for commercial operations. Provided that any such standards do not violate the FAA policy on exclusive rights, and that any such standards adopted in the future do not materially interfere with, or infringe upon, Lessee's rights to use, possess and enjoy the Land and Improvements as otherwise provided herein.

20.1 Governmental Interference. Notwithstanding anything to the contrary in this Lease, in the event that any future law, rule, regulation or other governmental requirement which is beyond the control of City materially interfere with Lessee's rights to use, possess and enjoy the Land and Improvements as provided herein, then Lessee shall have the right to terminate this Lease and remove the hangar and other improvements as set forth in Section 13.

21. Binding on Successors. This Lease shall be binding on and inure to the benefit of the lawful assigns, the successors, heirs, legatees and personal representatives of the respective parties.

22. Severability. It is the intention of both of the parties hereto that the provisions of this Lease shall be severable in respect to a declaration of invalidity of any provisions hereof. If any provision hereof is declared invalid, then this Lease shall be construed by the parties to provide for the intent of such provision in a form, which shall be valid.

23. Waiver of Terms. The waiver by the City of any breach of the terms, covenants or conditions herein shall not be deemed a waiver of any subsequent breach.

24. Recording. This Lease may be recorded with the Recorder of Deeds of LaSalle County by City or Lessee.

25. Survival. Without limitation on any other obligations of Lessee or City, which shall survive the expiration or termination of this Lease, the parties' respective obligations to indemnify, defend and hold harmless the other party and others pursuant to any provisions of this Lease shall survive the expiration or termination of this Lease.

26. Cumulative Remedies: Illinois Law. The rights and remedies of City under this Lease are cumulative and none shall exclude any other rights or remedies allowed by law or equity. This Lease is declared to be an Illinois contract, and all of its terms shall be construed according to the internal laws of the State of Illinois.

27. Venue. Any litigation related to the terms of this Agreement shall be conducted in the Thirteenth Judicial Circuit, LaSalle County, Illinois, which shall be the only appropriate forum for the resolution of disputes hereunder.

28. Relationship. City and Lessee disclaim any intention to create a joint venture, partnership, agency or lender/borrower relationship.

29. Estoppel Certificate. Lessee agrees that from time to time upon not less than thirty (30) days prior written request by City, and Lessee agrees to use commercially reasonable efforts to cause any Sublessee, licensee, concessionaire or other occupant of the Land and the Improvements claiming by, through or under Lessee, to complete, execute and deliver to City or City's designee a written Estoppel certificate certifying (a) that this Lease is unmodified and is in full force and effect (or if there have been modifications, that this Lease, as modified, is in full force and effect and setting forth the modifications); (b) the amounts of the monthly installments of Rent then required to be paid under this Lease; (c) the date to which Rent has been paid; (d) that to the best of Lessee's knowledge, City is not in default under any of the provisions of this Lease, or if in default, the nature thereof in detail and what is required to cure same; and (e) such other information concerning the status of this Lease or the parties' performance hereunder reasonably requested by City or the party to whom such Estoppel certificate is to be addressed.

30. LESSEE Authorization. Lessee represents and warrants that this Lease has been duly authorized, executed and delivered by and on behalf of Lessee and constitutes the valid and binding agreement of Lessee in accordance with the terms hereof.

31. Covenant of Quiet Enjoyment. Lessee's quiet and peaceful enjoyment of the Land and the Improvements shall not be disturbed or interfered with by City during the Term as long as Lessee is not in default hereunder, subject to the use of the Airport as permitted by applicable law and City's other rights hereunder and under applicable law.

32. Storage of Damaged Aircraft. No damaged aircraft shall be stored in view of the general public.

33. Lessee's Personnel. All personnel employed by Lessee on the Land shall be schooled, trained and competent for their assigned duties and shall be of good moral character.

34. Assignment of Lease. This Lease may not be assigned or subleased without the prior written consent of the City and such consent shall not be unreasonably withheld.

35. Utility Lines, Roads. City shall, at no cost to the Lessee, maintain the City owned utility lines to the described Land. City shall also maintain at no cost to Lessee the roads to the

described Land. The maintenance and/or installation of other utilities upon the described Land is the responsibility of the Lessee.

36. Notices. All notices, waivers, demands, requests or other communications required or permitted hereunder shall, unless otherwise expressly provided, be in writing and be deemed to have been properly given, served and received (a) if delivered by messenger, when delivered, (b) if mailed, on the fifth (5th) business day after deposit in the United States Mail, certified or registered, postage prepaid, return receipt requested, or (c) if delivered by reputable overnight express courier, freight prepaid, the next business day after delivery to such courier, in every case addressed to the party to be notified as follows:

If to CITY:

City of Peru Mayor
Illinois Valley Regional Airport
P.O. Box 299
Peru, Illinois 61354

If to LESSEE:

KCD Air, LLC
2089 East 550th Road
Tonica, IL 61370

with a copy to Lessee's lender, if the name and address of such lender have been previously furnished to City in writing in the manner required hereunder; or to such other address(es) or addressee(s) as any party entitled to receive notice hereunder shall designate to the others in the manner provided herein for the service of notices. Rejection, refusal to accept, or inability to deliver because of changed address or because no notice of changed address was given, shall be deemed receipt.

37. Contingency. This Lease is contingent upon receipt of approval by the IDOT Division of Aeronautics and any other required Federal or State Agency necessary. If such approval is not received, this Lease shall be null and void without further action.

(Remainder of Page Left Blank.)

IN WITNESS WHEREOF, the parties have caused this Lease to be executed as of the date first written above.

LESSOR: CITY OF PERU, an Illinois municipal corporation

By: _____
Mayor Ken Kolowski

ATTEST:

By: _____
David R. Bartley, City Clerk

LESSEE: KCD AIR, LLC, an Illinois limited liability company

By: _____

ATTEST:

By: _____

Exhibits to Land Lease Agreement:

Exhibit "A"-Legal Description of Leased Land

Exhibit "B"-Lease Plat

(SEE ATTACHED)

**CITY OF PERU
COUNTY OF LA SALLE
STATE OF ILLINOIS**

ORDINANCE NO. _____

**AN ORDINANCE AUTHORIZING THE EXECUTION OF
AN AMENDMENT TO LAND LEASE AGREEMENT**

by and between

THE CITY OF PERU, LA SALLE COUNTY, ILLINOIS

and

MARQUIS AVIATION, INC.

**ADOPTED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF PERU,
LASALLE COUNTY, ILLINOIS ON THE 11TH DAY OF OCTOBER, 2021.**

ORDINANCE NO. _____

**AN ORDINANCE AUTHORIZING THE EXECUTION OF
AN AMENDMENT TO LAND LEASE AGREEMENT
by and between
THE CITY OF PERU, LA SALLE COUNTY, ILLINOIS
and
MARQUIS AVIATION, INC.**

WHEREAS, the City of Peru (the “City”) is a home-rule municipality in accordance with the Constitution of the State of Illinois of 1970; and

WHEREAS, Marquis Aviation, Inc., an Illinois corporation, and the City executed a lease for a certain parcel of land located at the Illinois Valley Regional Airport, owned by the City of Peru, which was approved by Ordinance No. 6022 on August 11, 2014; and

WHEREAS, Marquis Aviation, Inc. constructed an aviation hangar building on the parcel of land; and

WHEREAS, Marquis Aviation, Inc. now desires to lease additional land to expand said existing hangar; and

WHEREAS, the City Council of the City of Peru, LaSalle County, Illinois, after full consideration, has determined that the request be granted provided the attached Land Lease Agreement is entered into.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF PERU, LASALLE COUNTY, ILLINOIS, AS FOLLOWS:

SECTION 1: The attached Amendment to Land Lease Agreement with the City of Peru, (*Exhibit A*) is hereby approved.

SECTION 2: The Mayor and City Clerk are authorized to enter into such Agreement.

SECTION 3: This Ordinance shall be in full force and effect from and after its passage and approval.

PRESENTED, PASSED, AND ADOPTED at a regular meeting of the City Council of the City of Peru, Illinois, a Home-Rule Municipality, by an aye and nay roll call vote, with _____ voting aye, _____ voting nay, _____ absent, and Mayor Kolowski not voting, which meeting was held on the 11th day of October, A.D., 2021.

APPROVED: October 11, 2021

Ken Kolowski, Mayor

(CORPORATE SEAL)

ATTEST:

David R. Bartley, Jr., City Clerk

CORPORATE AUTHORITIES	AYE VOTE	NAY VOTE	ABSENT
Jeff Ballard			
Bob Tieman			
Tom Payton			
Jason Edgcomb			
Dave Waldorf			
Mike Sapienza			
Jim Lukosus			
Aaron Buffo			
Mayor, Ken Kolowski			
TOTAL VOTES:			

Exhibits to Ordinance No. _____ :

Exhibit A – Amendment to Land Lease Agreement-Marquis Aviation, Inc.

EXHIBIT A

**AMENDMENT TO LAND LEASE AGREEMENT
between**

**CITY OF PERU, ILLINOIS
and
MARQUIS AVIATION, INC.**

Space above for recording information

**AMENDMENT TO
LAND LEASE AGREEMENT**

between

CITY of PERU, an Illinois home rule municipal corporation

and

MARQUIS AVIATION, INC, an Illinois corporation

Dated _____, 2021

City of Peru
Attn: Ken Kolowski, Mayor
P.O. Box 299
Peru, IL 61354

Common Address: Illinois Valley Regional Airport
c/o City of Peru
P.O. Box 299
Peru, IL 61354

THIS LAND LEASE AGREEMENT (“Lease”) is entered into as of this ____ day of _____, 2021 by and between City of Peru, an Illinois home-rule municipal corporation (“CITY”), and MARQUIS AVIATION, INC., an Illinois corporation (“LESSEE”), under the following circumstances:

Recitals:

- A. LESSEE desires to lease additional land described on *Exhibit A* attached hereto and made a part hereof, (the “Land”) and located at ILLINOIS VALLEY REGIONAL AIRPORT in Peru, Illinois (the “Airport”);
- B. LESSEE desires to construct and expand the existing aviation hangar building on the Land at its sole expense; and
- C. CITY is willing to enter into such amendment to Lease with LESSEE on the terms and conditions contained herein.

NOW, THEREFORE, in consideration of the covenants contained herein and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties hereby agree as follows:

- A. Section 2, **Term**, shall be modified to provide that the initial term of the Lease shall expire on December 31, 2061.
- B. Section 3, **Rent**, Shall be modified to provide that the amount of square feet that is leased to LESSEE shall be increased to 29,696 square feet and the rental payment adjusted accordingly commencing with the next rental payment due.
- C. All other terms and conditions of the Lease approved by City Ordinance No. 6022 on August 11, 2014, shall remain in full force and effect. This Amendment shall supersede such original Lease only where inconsistent.

[Remainder of Page Left Blank.]

IN WITNESS WHEREOF, the parties have caused this Lease to be executed as of the date first written above.

LESSOR:

**CITY OF PERU,
an Illinois municipal corporation**

By: _____
Mayor Ken Kolowski

ATTEST:

By: _____
David R. Bartley, City Clerk

LESSEE:

**MARQUIS AVIATION, INC.,
an Illinois Corporation**

By: _____
D.L. Marquis, President

ATTEST:

By: _____
Roger Marquis, Its Secretary

Exhibit to Amendment to Land Lease Agreement:

Exhibit A - Legal Description of Additional Leased Land

(SEE ATTACHED)

**CITY OF PERU
COUNTY OF LA SALLE
STATE OF ILLINOIS**

ORDINANCE NO. _____

**AN ORDINANCE APPROVING AND AUTHORIZING THE EXECUTION OF
A DEVELOPMENT AGREEMENT**

by and between

THE CITY OF PERU, LA SALLE COUNTY, ILLINOIS

and

MARQUIS, INC.

**ADOPTED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF PERU,
LASALLE COUNTY, ILLINOIS ON THE 11TH DAY OF OCTOBER , 2021.**

ORDINANCE NO. _____

**AN ORDINANCE APPROVING AND AUTHORIZING THE EXECUTION OF
A DEVELOPMENT AGREEMENT**

**by and between
THE CITY OF PERU, LA SALLE COUNTY, ILLINOIS
and
MARQUIS, INC.**

WHEREAS, the City of Peru (the “City”) is a home-rule municipality in accordance with the Constitution of the State of Illinois of 1970; and

WHEREAS, the City and Marquis Inc., an Illinois corporation, agree that the attached Development Agreement should be entered into to establish the understanding and agreement of the both Parties; and

WHEREAS, the City Council of the City of Peru, LaSalle County, Illinois, after full consideration, has determined that the request be granted provided the attached Land Lease Agreement is entered into.

**NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL
OF THE CITY OF PERU, LASALLE COUNTY, ILLINOIS, AS FOLLOWS:**

SECTION 1: The Development Agreement hereto attached as *Exhibit A* by and between the City of Peru, LaSalle County, Illinois and Marquis, Inc., is hereby approved.

SECTION 2: The City Mayor is hereby authorized and directed to enter into and execute on behalf of the City said Development Agreement and prior to executing, to make such changes to said Agreement deemed appropriate after consultation with the City Engineer and the Special City Attorney for this matter, and the City Clerk is hereby authorized and directed to attest such execution.

SECTION 3: The Development Agreement shall be effective the date of its approval.

SECTION 4: This Ordinance is adopted pursuant to the home-rule authority of the City and shall be in full force and effect from and after its passage, approval and publication in pamphlet form, as provided by law.

PRESENTED, PASSED, AND ADOPTED at a regular meeting of the City Council of the City of Peru, Illinois, a Home-Rule Municipality, by an aye and nay roll call vote, with _____ voting aye, _____ voting nay, _____ absent, and Mayor Kolowski not voting, which meeting was held on the 11th day of October, A.D., 2021.

APPROVED: October 11, 2021

Ken Kolowski, Mayor

(CORPORATE SEAL)

ATTEST:

David R. Bartley, Jr., City Clerk

CORPORATE AUTHORITIES	AYE VOTE	NAY VOTE	ABSENT
Jeff Ballard			
Bob Tieman			
Tom Payton			
Jason Edgcomb			
Dave Waldorf			
Mike Sapienza			
Jim Lukosus			
Aaron Buffo			
Mayor, Ken Kolowski			
TOTAL VOTES:			

Exhibits to Ordinance No. _____ :
Exhibit A – Development Agreement-Marquis, Inc.

EXHIBIT A

**DEVELOPMENT AGREEMENT
by and between
THE CITY OF PERU, LA SALLE COUNTY, ILLINOIS
and
MARQUIS, INC.**

DEVELOPMENT AGREEMENT

by and between

**THE CITY OF PERU,
an Illinois Home-Rule Municipal Corporation**

and

MARQUIS, INC, an Illinois Corporation

DEVELOPMENT AGREEMENT

This Development Agreement ("Agreement") is made this ____ day of _____, 2021, between the **City of Peru**, an Illinois Home-Rule Municipal Corporation, (hereinafter the "City") and **Marquis, Inc.**, an Illinois Corporation (hereinafter "Developer").

The City and Developer, in consideration of the covenants and agreements set forth below, and other good and valuable consideration, agree as follows:

- A. Current Hangar. The City owns an airport hangar, currently leased to Midwest Air Charter, Inc., and located at the Illinois Valley Regional Airport, Peru, Illinois, and more particularly described on the attached ***Exhibit A***.
- B. Hangar Expansion. Developer desires to lease such land that is leased to Midwest Air Charter, Inc. in order to expand Developer's existing adjacent hangar.
- C. Hangar Relocation. In order to accommodate Developer's intended lease of the land described on ***Exhibit A***, Developer agrees to move and install, or cause to be moved and installed, said hangar, at its sole expense to the parcel described on ***Exhibit B*** at a time mutually agreeable to all Parties. The Developer shall be responsible for inspecting the structural integrity of the hangar prior to relocation and, once relocated, shall provide assurance by a licensed structural engineer to City that the relocated hangar is structurally sound.
- D. Developer Improvements. In addition to moving said hangar, Developer agrees to the following:
 - 1. To prepare the parcel for hangar relocation, including site preparation and to install a concrete pad and concrete apron on the parcel described on ***Exhibit B***, in a manner acceptable to the City Engineer for installation of the hangar being relocated to this parcel.
 - 2. To install such rough plumbing fixtures on said concrete pad in a manner acceptable to the City Engineer.
 - 3. To construct an addition to Developer's existing hangar, including installing a concrete apron, on the property described on ***Exhibit A*** and to restore all ground not utilized for said additional hangar space to a landscaped condition acceptable to the City Engineer.
 - 4. Developer to provide, at its sole expense, aggregate base material, compact such, and fine grade the parcel to accommodate vehicle parking on the area shown on the attached ***Exhibit C***. Developer shall also contribute-not less than fifty percent (50%) of the total cost for the hot-mix asphalt overlay of the parking area. In exchange, City shall grant Developer unrestricted free use of said parking lot for its employees, agents, and invitees, except that parking may be limited on certain dates of airport events. City shall provide notice of such dates to Developer at least ten (10) days in advance.

- E. Actions. The parties agree to take such action as necessary to implement this Agreement.
- F. Authority. The City, pursuant to its home-rule authority, has the power, amongst other things, to regulate business development and this agreement is adopted pursuant to that authority and to establish in writing the understanding and agreement of the parties.
- G. Amendment. This Agreement may be amended by, and only by, a written instrument approved by both Parties.
- H. Severability. If any section, subsection, term or provision of this Agreement shall, to any extent, be invalid or unenforceable, the remainder of said section, subsection, term or provision of this Agreement, shall not be affected thereby.
- I. Notices. All notices, demands, requests, consents, approvals or other instruments required or permitted by this Agreement shall be in writing and shall be executed by the party or an officer, agent or attorney of the party, and shall be deemed to have been effective as of the date of actual delivery, if delivered personally, or as of the third (3rd) day from and including the date of posting, if mailed by registered or certified mail, return receipt requested, with postage prepaid addressed as follows:

TO CITY:

City Clerk, City of Peru
1901 – 4th Street
Peru, IL 61354
Telephone: 815-223-0061

With Copy to:

Jacob & Klein, Ltd.
925 Shooting Park Road, Ste. A
Peru, IL 61354
Telephone: 815-223-7550

TO DEVELOPER:

Marquis, Inc.
Attn: Lester Smith, Sr, Project Mgr.
11953 Prairie Industrial Pkwy
Hennepin, IL 61327
Telephone: 815-925-7300

With Copy to:

Atty. Don Rayfield
Marquis, Inc.
11953 Prairie Industrial Pkwy
Hennepin, IL 61327
Telephone: 815-925-7300

- J. No Joint Venture, Agency, or Partnership Created. Neither anything in this Agreement nor any acts of the parties to this Agreement shall be construed by the parties or any third person to create the relationship of a partnership, agency, or joint venture between or among such parties.
- K. Indemnification of City. Developer acknowledges that it is responsible for compliance with the Illinois Prevailing Wage Act to the extent such is applicable and shall indemnify and hold harmless the City, and all City elected or appointed officials, officers, employees, agents, representatives, engineers, consultants and attorneys (collectively, the Indemnified Parties), from any and all claims that may be asserted against the Indemnified Parties or one or more of them, in connection with the applicability, determination, and/or payments made under the Illinois Prevailing Wage Act (820 ILCS 130/0.01 et.seq.), the Illinois Procurement Code, and/or any similar State or Federal law or regulation. In addition, the Developer agrees to

indemnify and hold harmless the City for any claim asserted against the City arising from Developer's work. This obligation to indemnify and hold harmless obligates Developer to defend any such claim and/or action, pay any liabilities and/or penalties imposed, and pay all defense costs of City, including but not limited to the reasonable attorney fees of City.

- L. Entire Agreement. The terms and conditions set forth in this Agreement and Exhibits attached hereto supersede all prior oral and written understandings and constitute the entire agreement between the City and the Developer with respect to the subject matter thereof.
- M. Term of the Agreement. Notwithstanding anything contained herein to the contrary, this Agreement shall expire upon the expiration of the lease agreement between City and Marquis Aviation, Inc. The Agreement shall expire sooner if the Developer files for bankruptcy or otherwise becomes insolvent or upon default of this Agreement by Developer.
- N. Law/Binding Effect. This Agreement shall be governed by and construed under the laws of the State of Illinois and is binding upon the successors and assigns, if any, of either Party.
- O. Warranty of Signatures. The signatories warrant full authority to both execute this Agreement and to bind themselves and/or the respective entity they are signing on behalf of.

[Remainder of Page Left Blank]

THE PARTIES hereto have set their hands and seals to this Agreement on the day and year first above written.

CITYOF PERU,
an Illinois Home-Rule Municipal Corporation.

By: _____
Ken Kolowski, Mayor

ATTEST:

By: _____
David R. Bartley, Jr., City Clerk

DEVELOPER: MARQUIS, INC., an Illinois Corporation

By: _____
Its President

Print Name

ATTEST:

By: _____
Its Secretary

Print Name

EXHIBIT A

Plat and Legal Description of the Land Currently Leased to Midwest Air Charter, Inc.

EXHIBIT B

Land Where Current Hangar to be Relocated.

EXHIBIT C

Area of Parking Lot Improvements.

RESOLUTION NO. 2021- _____

**A RESOLUTION AMENDING THE CITY'S POLICY FOR
EMERGENCY PAID SICK LEAVE FOR COVID-19**

WHEREAS, on January 18, 2021, the City Council of the City of Peru passed “A Resolution of Support For Continued Emergency Paid Sick Leave for COVID-19”, extending paid sick leave for COVID-19 to December 31, 2021; and

WHEREAS, the City Council finds and determines it is necessary to amend the City’s Policy for Emergency Paid Sick Leave (“EPSL”) for COVID-19.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PERU, ILLINOIS, A HOME RULE MUNICIPALITY, AS FOLLOWS:

SECTION 1: The City of Peru reaffirms its extension EPSL for COVID-19 through December 31, 2021.

SECTION 2: EPSL shall only be extended to a City employee with a confirmed positive diagnosis of COVID-19. Employees experiencing COVID-19-like symptoms without a positive diagnosis or quarantining due to possible exposure to an individual with COVID-19 do not qualify.

SECTION 3: A maximum of 80 hours of EPSL shall be allowed for full-time City employees, and a maximum two-week average of hours worked of EPSL shall be allowed for part-time City employees.

SECTION 4: EPSL shall not be available if a COVID-19 diagnosis is related to an employee’s international travel.

SECTION 5: All prior ordinances and resolutions in conflict herewith are hereby repealed to the extent of such conflict.

PRESENTED, PASSED, AND ADOPTED at a regular meeting of the City Council of the City of Peru, Illinois, by an aye and nay roll call vote, with ____ voting aye, ____ voting nay,

_____ absent, and Mayor Kolowski _____ voting _____, which meeting was held on the 11th day of October, 2021.

APPROVED: October 11, 2021

Ken Kolowski, Mayor

(CORPORATE SEAL)

ATTEST:

David R. Bartley
City Clerk

<u>Aldermen</u>	<u>Aye</u>	<u>Nay</u>	<u>Absent</u>
Ballard			
Tieman			
Payton			
Edgcomb			
Waldorf			
Sapienza			
Lukosus			
Buffo			