



United City of Yorkville

651 Prairie Pointe Drive
Yorkville, Illinois 60560
Telephone: 630-553-4350
www.yorkville.il.us

AGENDA
CITY COUNCIL MEETING
Tuesday, August 13, 2024
7:00 p.m.

City Hall Council Chambers
651 Prairie Pointe Drive, Yorkville, IL

Call to Order:

Pledge of Allegiance:

Roll Call by Clerk: WARD I

Ken Koch

Dan Transier

WARD II

Arden Joe Plocher

Craig Soling

WARD III

Chris Funkhouser

Matt Marek

WARD IV

Seaver Tarulis

Rusty Corneils

Establishment of Quorum:

Amendments to Agenda:

Presentations:

Public Hearings:

Citizen Comments on Agenda Items:

Consent Agenda:

1. Minutes of the Regular City Council – July 9, 2024
2. Minutes of the Regular City Council – July 23, 2024
3. Bill Payments for Approval
 - \$ 4,532.23 (vendors – FY 24)
 - \$ 3,461,440.41 (vendors – FY 25)
 - \$ 161,749.29 (wire payments)
 - \$ 413,137.76 (payroll period ending 07/19/24)
 - \$ 392,435.53 (payroll period ending 08/02/24)
 - \$ 4,433,295.22 (total)

Mayor's Report:

1. CC 2024-59 Ordinance Authorizing the Acquisition of Certain Easements for the Construction of Water Mains (Rosenwinkel)
2. CC 2024-60 Resolution Approving an Agreement to Provide Janitorial Services By Uni-Max Management Corp.

Mayor's Report (cont'd):

3. CC 2024-61 Resolution Authorizing the Submittal of a WIFIA Application for the United City of Yorkville WaterLink Project
4. CC 2024-62 2024 ITEP Grant Potential Project Application Discussion

Public Works Committee Report:

Economic Development Committee Report:

Public Safety Committee Report:

Administration Committee Report:

Park Board:

Planning and Zoning Commission:

1. PZC 2024-07 & EDC 2024-24 Kelaka, LLC
 - a. Ordinance Annexing Certain Territory Located South of the Burlington Northern Santa Fe Railroad Right of Way and East of Eldamain Road to the United City of Yorkville (Kelaka Property)
 - b. Ordinance Authorizing the Execution of an Annexation Agreement for Certain Territory Located South of the Burlington Northern Santa Fe Railroad Right of Way and East of Eldamain Road to the United City of Yorkville (Kelaka Property)
 - c. Ordinance Approving the Rezoning to M-2 General Manufacturing District for the Property Located South of the Burlington Northern Santa Fe Railroad Right of Way and East of Eldamain Road in Yorkville, Illinois (Kelaka Property)
2. PZC 2024-08 & EDC 2024-25 Hagemann Trust
 - a. Ordinance Annexing Certain Territory Located East of Eldamain Road and North of Corneils Road to the United City of Yorkville (Hagemann Property)
 - b. Ordinance Authorizing the Execution of an Annexation Agreement for Certain Territory Located East of Eldamain Road and North of Corneils Road to the United City of Yorkville (Hagemann Property)
 - c. Ordinance Approving the Rezoning to M-2 General Manufacturing District for the Property Located East of Eldamain Road and North of Corneils Road in Yorkville, Illinois (Hagemann Property)
3. PZC 2024-12 & EDC 2024-39 102 Worsley Street
 - a. Ordinance Approving the Rezoning to the R-2 Single-Family Traditional Residence District of the Property Located at 102 Worsley Street
 - b. Ordinance Granting a Variance to Decrease the Minimum Lot Size for the R-2 Single-Family Traditional Residence District to Less Than the Required 12,000 Square Feet for the Property Located at 102 Worsley Street

City Council Report:

City Clerk's Report:

Community and Liaison Report:

Staff Report:

Mayor’s Report (cont’d):

- 5. CC 2021-04 City Buildings Updates
- 6. CC 2021-38 Water Study Update

Additional Business:

Citizen Comments:

Executive Session:

Adjournment:

COMMITTEES, MEMBERS AND RESPONSIBILITIES

ADMINISTRATION: August 21, 2024 – 6:00 p.m. – East Conference Room #337

<u>Committee</u>	<u>Departments</u>	<u>Liaisons</u>
Chairman: Alderman Marek	Finance	Library
Vice-Chairman: Alderman Plocher	Administration	
Committee: Alderman Koch		
Committee: Alderman Corneils		

ECONOMIC DEVELOPMENT: September 3, 2024 – 6:00 p.m. – East Conference Room #337

<u>Committee</u>	<u>Departments</u>	<u>Liaisons</u>
Chairman: Alderman Plocher	Community Development	Planning & Zoning Commission
Vice-Chairman: Alderman Funkhouser	Building Safety & Zoning	Kendall Co. Plan Commission
Committee: Alderman Transier		
Committee: Alderman Tarulis		

PUBLIC SAFETY: September 5, 2024 – 6:00 p.m. – East Conference Room #337

<u>Committee</u>	<u>Departments</u>	<u>Liaisons</u>
Chairman: Alderman Transier	Police	School District
Vice-Chairman: Alderman Tarulis		
Committee: Alderman Soling		
Committee: Alderman Funkhouser		

COMMITTEES, MEMBERS AND RESPONSIBILITIES cont'd:

PUBLIC WORKS: August 20, 2024 – 6:00 p.m. – East Conference Room #337

<u>Committee</u>	<u>Departments</u>	<u>Liaisons</u>
Chairman: Alderman Koch	Public Works	Park Board
Vice-Chairman: Alderman Soling	Engineering	YBSD
Committee: Alderman Marek	Parks and Recreation	
Committee: Alderman Corneils		

UNITED CITY OF YORKVILLE
WORKSHEET
CITY COUNCIL
Tuesday, August 13, 2024
7:00 PM
CITY COUNCIL CHAMBERS

AMENDMENTS TO AGENDA:

CITIZEN COMMENTS ON AGENDA ITEMS:

CONSENT AGENDA:

1. Minutes of the Regular City Council – July 9, 2024

Approved: Y _____ N _____ Subject to _____

Removed _____

Notes _____

2. Minutes of the Regular City Council – July 23, 2024

Approved: Y _____ N _____ Subject to _____

Removed _____

Notes _____

3. Bill Payments for Approval

Approved _____

As presented

As amended

Notes _____

MAYOR'S REPORT:

1. CC 2024-59 Ordinance Authorizing the Acquisition of Certain Easements for the Construction of Water Mains (Rosenwinkel)

Approved: Y _____ N _____ Subject to _____

Removed _____

Notes _____

2. CC 2024-60 Resolution Approving an Agreement to Provide Janitorial Services by Uni-Max Management Corp.

Approved: Y _____ N _____ Subject to _____

Removed _____

Notes _____

3. CC 2024-61 Resolution Authorizing the Submittal of a WIFIA Application for the United City of Yorkville WaterLink Project

Approved: Y _____ N _____ Subject to _____

Removed _____

Notes _____

4. CC 2024-62 2024 ITEP Grant Potential Project Application Discussion

Approved: Y _____ N _____ Subject to _____

Removed _____

Notes _____

PLANNING AND ZONING COMMISSION:

1. PZC 2024-07 & EDC 2024-24 Kelaka, LLC

- a. Ordinance Annexing Certain Territory Located South of the Burlington Northern Santa Fe Railroad Right of Way and East of Eldamain Road to the United City of Yorkville (Kelaka Property)

Approved: Y _____ N _____ Subject to _____

Removed _____

- b. Ordinance Authorizing the Execution of an Annexation Agreement for Certain Territory Located South of the Burlington Northern Santa Fe Railroad Right of Way and East of Eldamain Road to the United City of Yorkville (Kelaka Property)

Approved: Y _____ N _____ Subject to _____

Removed _____

- c. Ordinance Approving the Rezoning to M-2 General Manufacturing District for the Property Located South of the Burlington Northern Santa Fe Railroad Right of Way and East of Eldamain Road in Yorkville, Illinois (Kelaka Property)

Approved: Y _____ N _____ Subject to _____

Removed _____

Notes _____

2. PZC 2024-08 & EDC 2024-25 Hagemann Trust

a. Ordinance Annexing Certain Territory Located East of Eldamain Road and North of Corneils Road to the United City of Yorkville (Hagemann Property)

Approved: Y _____ N _____ Subject to _____

Removed _____

b. Ordinance Authorizing the Execution of an Annexation Agreement for Certain Territory Located East of Eldamain Road and North of Corneils Road to the United City of Yorkville (Hagemann Property)

Approved: Y _____ N _____ Subject to _____

Removed _____

c. Ordinance Approving the Rezoning to M-2 General Manufacturing District for the Property Located East of Eldamain Road and North of Corneils Road in Yorkville, Illinois (Hagemann Property)

Approved: Y _____ N _____ Subject to _____

Removed _____

Notes _____

3. PZC 2024-12 & EDC 2024-39 102 Worsley Street

a. Ordinance Approving the Rezoning to the R-2 Single-Family Traditional Residence District of the Property Located at 102 Worsley Street

Approved: Y _____ N _____ Subject to _____

Removed _____

b. Ordinance Granting a Variance to Decrease the Minimum Lot Size for the R-2 Single-Family Traditional Residence District to Less Than the Required 12,000 Square Feet for the Property Located at 102 Worsley Street

Approved: Y _____ N _____ Subject to _____

Removed _____

Notes _____

MAYOR'S REPORT (CONT'D):

5. CC 2021-04 City Building Updates

Approved: Y _____ N _____ Subject to _____

Removed _____

Notes _____

6. CC 2021-38 Water Study Update

Approved: Y _____ N _____ Subject to _____

Removed _____

Notes _____

ADDITIONAL BUSINESS:

CITIZEN COMMENTS:



Reviewed By:	
Legal	<input type="checkbox"/>
Finance	<input type="checkbox"/>
Engineer	<input type="checkbox"/>
City Administrator	<input type="checkbox"/>
Community Development	<input type="checkbox"/>
Purchasing	<input type="checkbox"/>
Police	<input type="checkbox"/>
Public Works	<input type="checkbox"/>
Parks and Recreation	<input type="checkbox"/>

Agenda Item Number

Consent Agenda #1

Tracking Number

Agenda Item Summary Memo

Title: Minutes of the Regular City Council – July 9, 2024

Meeting and Date: City Council – August 13, 2024

Synopsis: Approval of Minutes

Council Action Previously Taken:

Date of Action: _____ Action Taken: _____

Item Number: _____

Type of Vote Required: Majority

Council Action Requested: Approval

Submitted by: Jori Behland Administration
Name Department

Agenda Item Notes:

**MINUTES OF THE REGULAR MEETING OF THE CITY COUNCIL
OF THE UNITED CITY OF YORKVILLE, KENDALL COUNTY, ILLINOIS,
HELD IN THE CITY COUNCIL CHAMBERS,
651 PRAIRIE POINTE DRIVE ON
TUESDAY, JULY 9, 2024**

Mayor Purcell called the meeting to order at 7:01 p.m. and led the Council in the Pledge of Allegiance.

ROLL CALL

City Clerk Behland called the roll.

Ward I	Koch	Present
	Transier	Present
Ward II	Plocher	Present
	Soling	Present
Ward III	Funkhouser	Present
	Marek	Present
Ward IV	Tarulis	Absent
	Corneils	Present

Staff in attendance at City Hall: City Administrator Olson, City Clerk Behland, Deputy Chief of Police Mikolasek, Attorney Orr, Public Works Director Dhuse, Community Development Director Barksdale-Noble, Finance Director Fredrickson, Parks and Recreation Director Evans, Assistant City Administrator Willrett, and EEI Engineer Sanderson.

Members of the public were able to attend this meeting in person as well as being able to access the meeting remotely via Zoom which allowed for video, audio, and telephonic participation.

A meeting notice was posted on the City’s website on the agenda, minutes, and packets webpage with instructions regarding remote meeting access and a link was included for the public to participate in the meeting remotely:

<https://us02web.zoom.us/j/82115574650?pwd=Ie6pzAghYaS2bLhVvcAB8ZTDiobQUP.1>.

The Zoom meeting ID was 821 1557 4650.

QUORUM

A quorum was established.

AMENDMENTS TO THE AGENDA

None.

PRESENTATIONS

None.

PUBLIC HEARINGS

None.

CITIZEN COMMENTS ON AGENDA ITEMS

Robyn Sutcliff, a 31-year resident of Yorkville and the owner of Foxy’s Ice Cream, shared that the downtown planning project will bring the small town feel back to the growing community. She believes that the project is an excellent addition to downtown and Yorkville as a whole.

Jason Pesola, a resident of Yorkville since 2005, shared that he is speaking on behalf of some of his colleagues in the downtown area. He stated that the downtown redevelopment project is the proper direction and is something every town needs. Mr. Pesola stated that he commends the City personally, on behalf of himself and all of his downtown colleagues.

CONSENT AGENDA

1. Minutes of the Regular City Council – June 11, 2024
2. Minutes of the Regular City Council – June 25, 2024
3. Bill Payments for Approval
 - \$ 974,009.77 (vendors – FY 24)
 - \$ 1,175,795.37 (vendors – FY 25)
 - \$ 497,258.24 (wire payments)
 - \$ 471,886.68 (payroll period ending 06/21/24)
 - \$ 3,118,950.06 (total)

Mayor Purcell entertained a motion to approve the consent agenda. So moved by Alderman Koch; seconded by Alderman Soling.

Motion approved by a roll call vote. Ayes-7 Nays-0
Koch-aye, Plocher-aye, Funkhouser-aye, Transier-aye,
Soling-aye, Marek-aye, Corneils-aye

REPORTS

MAYOR'S REPORT

Independence Day Celebration

Mayor Purcell shared that he feels it was a fantastic 4th of July and parade and that he has heard from people that the fireworks show is the best they have ever seen. Parks and Recreation Director Evans stated it was the most crowded he had ever seen.

Downtown Grant Plans (FS Property) (CC 2024-47)

Mayor Purcell entertained a motion to approve the proposed site plan, by The Lakota Group, for the design concept of the property located at 121 East Van Emmon with amendments made by the Council and to authorize staff to apply for the Rebuild Illinois Downtowns and Main Streets Capital program grant. So moved by Alderman Marek; seconded by Alderman Plocher.

City Administrator Olson shared the current downtown concept plan from The Lakota Group. He also mentioned the grant deadline is July 22, 2024. Council members have confirmed that this area holds about 100 – 130 parked cars on a regular weekend. The presented site plan would have 92 parking spaces. He shared that the stage faces north towards the river due to sound travel. A sound engineer will review the plans later. There will be future concept discussions on the outdoor patios of East Alley Business. Some options include sharing one large deck with all businesses and possibly making the deck two stories. The green space on the plan is artificial turf. There is also a communal trash space to be split between the businesses to reduce trash enclosures. Near the stage, one of the businesses is interested in putting a viewing deck behind the building. That business also proposed possibly allowing the bottom of the building to be open for bathroom utilization.

Alderman Koch asked why Dakota's was blocked off with landscaping instead of keeping it open. City Administrator Olson reported they have not talked to them personally and believes The Lakota Group had done this as it's a private business. Alderman Koch also asked why the outdoor patio areas for the East Alley Businesses were shortened. Mr. Olson reported that the staff wanted to ensure parking spaces were near for weekday use. He also mentioned we could remove some of those parking spaces to give a larger patio area. Alderman Koch also said he would like some time to hear from some business owners. Alderman Transier asked if lot G, the loading dock area, could also be used as parking spaces.

Alderman Funkhouser reported that his initial thought while reviewing the plan was that the parking on the west side was 1/3 of what it currently has. He did say it was nice to see 92 structured parking spots. He believes the plan does not check all the boxes for downtown functionally. He felt the festival street should be pushed north next to the tracks and out of the park's center. He also believes Dakota's does not blend in. Alderman Koch shared he also likes the idea of parking spots next to the tracks to the north. Alderman Funkhouser shared the City's Downtown Master Plan has some ideas on how that could look.

City Administrator Olson reported the overall cost estimate of this project is 5.4 million dollars, which includes a contingency of unknowns. This cost includes \$350,000 for the brownfield remediation, a grab number. The water main relocation is included at \$750,000, which is currently budgeted. This estimate does not include the business façade grant program; this will need to be reviewed in more detail later. The grant application requires the City to commit to the cost by showing we have the funds to cover the project. Staff is looking for direction if we want to move forward with the project or if changes are wanted.

Alderman Plocher asked how much the grant was for, and the City Administrator said the maximum was 2 million dollars. Alderman Transier asked if we were awarded the grant and if we were forced to move forward with the project. Assistant City Administrator Willrett said there are no penalties if we do not want to proceed after being awarded. Alderman Funkhouser asked about the design and whether it could be changed after submission. City Administrator Olson said they have not had an in-depth conversation with the grant committee, but if we do not keep the significant components, there could be a chance they could pull the grant. City Administrator Olson explained the phases: 1st. Commit to doing the project and your budget for the project 2nd. Grant award, which includes grant agreement negotiations, which at this time could be an opportunity to make amendments to the plan.

Alderman Koch asked if staff has contacted the group wanting to build a bandshell. City Administrator Olson said their project budget was \$250,000, and our current estimate is \$350,000. He said we have not asked them but intend to do so. City Administrator Olson said he has no signed commitment letters but believes some businesses will step up. Alderman Funkhouser asked if we received any feedback from the businesses after they received the plans. City Administrator Olson stated we have not received any feedback yet. Alderman Koch said he supported the grant but wanted to talk to some businesses. Mayor Purcell noted that for us to get the grant, we would need all changes by next Tuesday.

Mr. Pesola said he was speaking on behalf of most of the downtown business owners and operators that they are all on board with the plan. He shared that they were not expecting the artificial turf, which they believe is beautiful. They like the location of the bandshell and shooting the noise to the north and agree to open up Dakota's parking lot. The beautification of downtown is something all of the businesses are behind. They would love to see additional parking. Alderman Funkhouser asked about the patios that are currently there and if it's an issue that this would reduce the size. Mr. Pesola said they wouldn't have a problem if they could do two tiers on the patio decks. City Administrator Olson said any plans on permanent patio decks would have to occur after the water main replacement project. Kevin Clark, The Lakota Group, shared he loved the feedback from everyone. This is a game changer for downtown. They are trying to balance all aspects while staying pedestrian-friendly.

Alderman Marek suggested removing the concrete spaces within the oval and connecting the turf. Alderman Koch stated they could move that parking/street to the north near the tracks, as Alderman Funkhouser suggested. Parks and Recreations Evans shared that the distance requirement is 15' off the tracks. Mayor Purcell asked if anyone objected to changing the plans by moving the festival street to the north, condensing the turf oval, and opening Dakota's parking area, no objections were heard. Alderman Transier shared he likes the idea of the buffer behind the patios being the open water run. Public Works Director Dhuse shared that the water run would always be flowing unless there is a significant drought. He said getting the water to flow correctly may not be easy due to the elevation, but we need engineering help.

City Administrator Olson reiterated the changes to the current plan are to move the festival street north near the tracks, open Dakota's parking lot, and reduce parking spots near the businesses to allow more prominent outdoor patios for the businesses. Alderman Plocher said they need to stay at 90 spaces or more. City Administrator Olson asked if the Council was ok with the current budget for the project, and the Council agreed with the budget.

- Mike Fedra, owner of the building on Hydraulic, shared his biggest complaint is parking. He stated that the city could not give them 90 parking spots back when they currently have 130.
- Nicole, Yorkville Flower Shop, wanted to reiterate the parking issue. She also mentioned that the Masons meet frequently and need handicapped parking spots. She also mentioned why we have the green area that can only be used a few times a year vs. having parking in that location. She also asked about the possibility of a permanent parking space and the communal garbage. City Administrator Olson shared that businesses are not allowed permanent parking spaces. Regarding the trash, this will need to be negotiated later.
- Bryan Holdaman, Director of the Masonic Building, meets twice a month, and their main concern is accessible parking spots nearby. They have multiple members in wheelchairs. They are all for the plan and want to see downtown development.
- Ann, the owner of 202 S. Bridge Street, is concerned about the green space blocking off the private parking spots at their location. This is the only thing she disagrees with.
- Dan Nicolson, owner of Nicholson Logging & Lumber, shared the idea of shifting the main parking to the west side and shifting the band shell to the east to keep parking near the businesses.

City Administrator Olson asked the Council if they are ok with moving forward with the changes given tonight. The Council agreed they would not hold a special meeting and move forward with the current plans and suggested changes.

Motion approved by a roll call vote. Ayes-7 Nays-0
Plocher-aye, Funkhouser-aye, Transier-aye, Soling-aye
Marek-aye, Corneils-aye, Koch-aye

**TRG Venture Two, LLC – Whispering Meadows Bond
Call Release and Settlement Agreement
(CC 2024-54)**

Mayor Purcell entertained a motion to approve a release and settlement agreement by and between the United City of Yorkville and TRG Venture Two, LLC and authorize the Mayor and City Clerk to execute. So moved by Alderman Soling; seconded by Alderman Corneils.

Attorney Lagrotta shared with the Council that the settlement agreement is for \$760,000, which is due 30 days after the execution of the agreement. This agreement is contingent on TRG and Fidelity agreeing.

Motion approved by a roll call vote. Ayes-7 Nays-0
Funkhouser-aye, Transier-aye, Soling-aye, Marek-aye,
Corneils-aye, Koch-aye, Plocher-aye

Ordinance 2024-31

**Approving Certain Agreements with
C1 Yorkville, LLC (Cyrus One)
(CC 2024-55)**

Mayor Purcell entertained a motion to approve an Ordinance Approving Certain Agreements with C1 Yorkville, LLC, subject to staff and legal review, and authorize the Mayor and City Clerk to execute. So moved by Alderman Plocher; seconded by Alderman Funkhouser.

City Administrator Olson reported to the Council that this ordinance approves three agreements and two recapture agreements. The first agreement is an MOU for easement acquisitions. This MOU will require Cyrus One to reimburse the City as we incur costs in acquiring easements. The second agreement is regarding the design engineering agreement the City has with EEI to design the water and sewer infrastructure for the site at a future date. The City will do this design work and incur the costs, and Cyrus One will make monthly installment payments to reimburse the City. The third agreement is a utility infrastructure agreement where the City will construct the water and sewer extension out to the property, and they will front fund the costs of this over time in exchange for the City to rebate to them the utility taxes generated on the property. This rebate will cap out after their total investment without interest. The last two agreements are recapture agreements with the surrounding properties. City Administrator Olson reported to the Council that both Cyrus One ordinances give the authority to Attorney Orr and City Administrator Olson to change the terms of the documents after the City Council's approval. These changes would be limited to typos and clarifications that may be needed. Alderman Funkhouser scrivener errors are a normal process. City Administrator Olson said that all changes are usually brought back to the City Council. Alderman Funkhouser asked why they can't come back to the Council for any changes, which City Administrator Olson said this is a risk of holding up Cyrus One's timeline. Their closing should take place soon. Alderman Transier asked for clarification on whether there were any changes both parties would have to agree on, which Attorney Orr said was correct. Alderman Corneils asked staff to please notify the Council of any changes made to the agreements.

Alderman Marek made a motion to amend the time limit for the City Administrator and City Attorney to make changes to the document without City Council approval, which is to be limited to one year; seconded by Alderman Plocher.

Motion to amend approved by a roll call vote. Ayes-7 Nays-0
Soling-aye, Marek-aye, Corneils-aye, Koch-aye,
Plocher-aye, Funkhouser-aye, Transier-aye

Main motion with amendment approved by a roll call vote. Ayes-7 Nays-0
Transier-aye, Soling-aye, Marek-aye, Corneils-aye,
Koch-aye, Plocher-aye, Funkhouser-aye

PUBLIC WORKS COMMITTEE REPORT

No report.

ECONOMIC DEVELOPMENT COMMITTEE REPORT

Ordinance 2024-32

**Approving an Intergovernmental Cooperative Agreement Between
the United City of Yorkville and Kendall County, Illinois for
Geographic Information Systems Services
(EDC 2024-48)**

Alderman Plocher made a motion to approve an Ordinance Approving an Intergovernmental Cooperative Agreement Between the United City of Yorkville and Kendall County, Illinois for Geographic Information Systems Services and authorize the Mayor and City Clerk to execute; seconded by Alderman Marek.

Motion approved by a roll call vote. Ayes-7 Nays-0
Marek-aye, Corneils-aye, Koch-aye, Plocher-aye,
Funkhouser-aye, Transier-aye, Soling-aye

PUBLIC SAFETY COMMITTEE REPORT

No report.

ADMINISTRATION COMMITTEE REPORT

No report.

PARK BOARD

Independence Day Celebration

Parks and Recreation Director Evans thanked everyone for attending the Independence Day Celebration and those who assisted with the celebration. He also thanked the police and fire departments, school district, New Life Church, and Junior Women's. Director Evans stated that some of the original Girl Scouts who started this celebration 55 to 60 years ago still participate and assist today.

Yorkville River Fest

Parks and Recreation Director Evans reported that River Fest will be held on Saturday, July 20, 2024, at Riverfront Park from 11:00 a.m. to 10:00 p.m. There will be family activities, bands, and festivities. There will be a car show on the other side of Route 47 as it is the first anniversary of Fox Republic Brewing Co. On Saturday, there will also be live music and many activities. All details can be found on the City's website at: <https://www.yorkville.il.us/579/Yorkville-River-Fest>.

PLANNING AND ZONING COMMISSION

Ordinance 2024-33

Approving a Planned Unit Development Agreement with C1 Yorkville, LLC (Cyrus One) (PZC 2024-15 & EDC 2024-41)

Mayor Purcell entertained a motion to approve an Ordinance Approving a Planned Unit Development Agreement with C1 Yorkville, LLC and authorize the Mayor and City Clerk to execute. So moved by Alderman Soling; seconded by Alderman Funkhouser.

Community Development Director Barksdale-Noble reported to the Council that this is a development agreement and a preliminary plan approval. Cyrus One has proposed to develop a 230-acre site with nine stand-alone buildings for the data center and some onsite stormwater basins over 20 years. The Planning and Zoning Commission approved this unanimously, recommending a denser landscaping buffer. The City and the developer are currently at an impasse on the roadway reconstruction on the cost responsibility of relocating utility poles and right-of-way acquisitions if needed. The developers typically bear the cost per city ordinances. Currently, staff does not know if it will be required; therefore, they do not have an estimate of the cost. Staff is looking for the Council's input on the matter.

Cyrus One's attorney, Russ Whitaker, shared that this extensive project uses high energy. This comes with a massive tax bill and considerable benefits to the municipalities in which they are located. They represent some of the largest companies in the world. Cyrus One will spend \$10 million upfront on infrastructure to unlock development in this area. This property was annexed 20 years ago, and no development has happened. They have committed to improving the roadway for Faxon and Beecher. Attorney Whitaker stated Cyrus One would have no control over the design of Faxon and Beecher being reconstructed, which could involve moving utility poles and right-of-acquisitions. He noted the City is technically asking for a blank check while Cyrus One has no control over the plans. They are uncomfortable with the unknown costs. He stated that this is an extraordinary opportunity that will generate, in full development, between 9 and 10 million dollars per year in new property tax revenues for Yorkville.

Alderman Funkhouser asked Engineer Sanderson if they had any idea of the cost that this could entail. A rough estimate would be 500K to 1 million. City Administrator Olson said that those costs are not even guaranteed. Attorney Whitaker is asking the City to stay within the current rights-of-way. Alderman Plocher said he understands their concerns, and they agreed to reconstruct the roads; therefore, he is willing to waive the requirement and have the City pay for the cost. Alderman Funkhouser asked about the first phase's construction timeline, utilities, and roads. Attorney Whitaker stated 4th Qtr. 2026 1st building opening. Construction will take place in 2024 and 2025. Alderman Funkhouser said he was ok with waiving the requirement. Mayor Purcell was baffled that we would treat them differently than any other business. After further discussion, Alderman Soling asked if Cyrus One would be willing to split the cost of right-of-way acquisition and utility pole relocation by 50/50. Attorney Whitaker agreed.

Alderman Soling made a motion to amend the agreement by stating Cyrus One and the City will split the costs of right-of-way acquisitions and private utility relocations necessary for roadway improvements; seconded by Alderman Plocher.

Motion to amend approved by a roll call vote. Ayes-7 Nays-0
Corneils-aye, Koch-aye, Plocher-aye, Funkhouser-aye,
Transier-aye, Soling-aye, Marek-aye

Motion approved with amendment by a roll call vote. Ayes-7 Nays-0
Koch-aye, Plocher-aye, Funkhouser-aye, Transier-aye,
Soling-aye, Marek-aye, Corneils-aye

CITY COUNCIL REPORT

No report.

CITY CLERK'S REPORT

No report.

COMMUNITY & LIAISON REPORT

No report.

STAFF REPORT

No report.

MAYOR'S REPORT (cont'd)

No report.

City Buildings Updates
(CC 2021-04)

No report.

Water Study Update
(CC 2021-38)

ADDITIONAL BUSINESS

None.

CITIZEN COMMENTS

None.

EXECUTIVE SESSION

None.

ADJOURNMENT

Mayor Purcell entertained a motion to adjourn the City Council meeting.

Motion unanimously approved by a viva voce vote.

Meeting adjourned at 9:33 p.m.

Minutes submitted by:

Jori Behland,
City Clerk, City of Yorkville, Illinois



Reviewed By:	
Legal	<input type="checkbox"/>
Finance	<input type="checkbox"/>
Engineer	<input type="checkbox"/>
City Administrator	<input type="checkbox"/>
Community Development	<input type="checkbox"/>
Purchasing	<input type="checkbox"/>
Police	<input type="checkbox"/>
Public Works	<input type="checkbox"/>
Parks and Recreation	<input type="checkbox"/>

Agenda Item Number

Consent Agenda #2

Tracking Number

Agenda Item Summary Memo

Title: Minutes of the Regular City Council – July 23, 2024

Meeting and Date: City Council – August 13, 2024

Synopsis: Approval of Minutes

Council Action Previously Taken:

Date of Action: _____ Action Taken: _____

Item Number: _____

Type of Vote Required: Majority

Council Action Requested: Approval

Submitted by: Jori Behland Administration
Name Department

Agenda Item Notes:

**MINUTES OF THE REGULAR MEETING OF THE CITY COUNCIL
OF THE UNITED CITY OF YORKVILLE, KENDALL COUNTY, ILLINOIS,
HELD IN THE CITY COUNCIL CHAMBERS,
651 PRAIRIE POINTE DRIVE ON
TUESDAY, JULY 23, 2024**

Mayor Purcell called the meeting to order at 7:00 p.m. and led the Council in the Pledge of Allegiance.

ROLL CALL

City Clerk Behland called the roll.

Ward I	Koch	Present
	Transier	Present
Ward II	Plocher	Present
	Soling	Present
Ward III	Funkhouser	Present
	Marek	Present
Ward IV	Tarulis	Present
	Corneils	Present

Staff in attendance at City Hall: City Clerk Behland, Deputy Chief of Police Mikolasek, Attorney Orr, Finance Director Fredrickson, Parks and Recreation Director Evans, Assistant City Administrator Willrett, and EEI Engineer Sanderson.

Staff in attendance electronically: Community Development Director Barksdale-Noble

Members of the public were able to attend this meeting in person as well as being able to access the meeting remotely via Zoom which allowed for video, audio, and telephonic participation.

A meeting notice was posted on the City’s website on the agenda, minutes, and packets webpage with instructions regarding remote meeting access and a link was included for the public to participate in the meeting remotely:

<https://us02web.zoom.us/j/85840051365?pwd=PLS1RRS2VWahMTeU6ULch7pJhiLFoj.1>.

The Zoom meeting ID was 858 4005 1365.

QUORUM

A quorum was established.

AMENDMENTS TO THE AGENDA

Mayor Purcell noted that Mayor’s Report #4: CC 2024-58 Resolution Approving Memorandum of Agreement for the Management of the EPA Climate Pollution Reduction Grant Award will have no vote and has been pulled from the agenda.

Alderman Soling asked to remove Consent Agenda #5: PW 2024-59 2023 Water Main Replacement – Contract A – Change Order No 2. (Final Balancing) and place it on the Public Works Committee Report for discussion.

PRESENTATIONS

None.

PUBLIC HEARINGS

1. Kelaka, LLC - Annexation
2. Hagemann - Annexation

Please see the attached transcript from the court reporter regarding the public hearing portion of the meeting.

CITIZEN COMMENTS ON AGENDA ITEMS

None.

CONSENT AGENDA

1. Bill Payments for Approval
 - \$ 420,092.40 (vendors – FY 24)
 - \$ 2,693,295.92 (vendors – FY 25)
 - \$ 398,929.48 (payroll period ending 07/05/24)
 - \$ 3,512,317.80 (total)
2. Heartland Meadows – One Year Maintenance Guarantee Release – *authorize the release of performance guarantee in the amount of \$133,399.30 upon receipt of a separate guarantee to cover the costs of the remaining sidewalks* (PW 2024-55)
3. Windett Ridge Unit 2 – Consideration of Acceptance – *accept the public improvements of water main, sanitary sewer, storm sewer, paving, sidewalk, street lighting and parkway trees as described on the Bill of Sale for ownership and maintenance by the City, subject to receipt of a maintenance guarantee in the amount of \$95,599.15, subject to verification that the developer has no outstanding debt owed to the City for this project and subject to receipt of a signed Bill of Sale* (PW 2024-56)
4. Timber Ridge Estates Water Main Extension – Plat of Easement – *approve and accept the plat of easement for the construction of the Timber Ridge Estates water main extension and authorize the Mayor, City Clerk, and City Engineer to execute* (PW 2024-57)

Mayor Purcell entertained a motion to approve the consent agenda. So moved by Alderman Koch; seconded by Alderman Marek.

Motion approved by a roll call vote. Ayes-8 Nays-0
Koch-aye, Plocher-aye, Funkhouser-aye, Tarulis-aye,
Transier-aye, Soling-aye, Marek-aye, Corneils-aye

REPORTS

MAYOR’S REPORT

**Planned Unit Development Agreement – C1 Yorkville, LLC -
Amendment Updates (Cyrus One) – Informational Item
(PZC 2024-15 & EDC 2024-41)**

Since its approval, Community Development Director Barksdale-Noble reported two updates to the PUD agreement with C1 Yorkville, LLC (Cyrus One). The first change was regarding the possible right-of-way acquisitions and utility pole relocations. C1 Yorkville, LLC and the City will split these possible costs 50/50. The second change clarified that the cost of right-of-way acquisition shall be excluded from the 15% contingency calculation.

**Appointments to Boards and Commissions
(CC 2024-56)**

Mayor Purcell entertained a motion to approve the Mayor’s appointment of Margaret Linnane to the Planning and Zoning Commission for a partial term ending May 2026. So moved by Alderman Tarulis; seconded by Alderman Marek.

Motion approved by a roll call vote. Ayes-8 Nays-0
Plocher-aye, Funkhouser-aye, Tarulis-aye, Transier-aye,
Soling-aye, Marek-aye, Corneils-aye, Koch-aye

Ordinance 2024-34

**Authorizing the Acquisition of Certain Easements for the
Construction of Water Mains (Loftus Easement)
(CC 2024-57)**

Mayor Purcell entertained a motion to approve an Ordinance Authorizing the Acquisition of Certain Easements for the Construction of Water Mains (Loftus Easement). So moved by Alderman Soling; seconded by Alderman Koch.

Motion approved by a roll call vote. Ayes-8 Nays-0
Funkhouser-aye, Tarulis-aye, Transier-aye, Soling-aye,
Marek-aye, Corneils-aye, Koch-aye, Plocher-aye

PUBLIC WORKS COMMITTEE REPORT

**2023 Water Main Replacement – Contract A –
Change Order No. 2 (Final Balancing)**

(PW 2024-59)

*(Pulled from Consent Agenda and placed
on the Public Works Committee Report)*

Alderman Koch made a motion to approve the 2023 Water Main Replacement – Contract A – Change Order No. 2 (Final Balancing) and authorize the Mayor to execute; seconded by Alderman Funkhouser.

Alderman Soling stated there are still outstanding items that need to be completed before this item is closed out. Engineer Sanderson noted this is just for the final amount and does not close the project out. He stated they would go through the punch list items before the final close of the project. Alderman Soling shared that the contractor has not been forthcoming, and the residents have concerns. Engineer Sanderson said they are holding a field meeting and inviting Alderman Soling to participate. He stated they will not issue until all items are addressed. The completion of items might have to wait until August due to the weather. Normal practice is holding a percentage of the contract for any unfinished items, which Engineer Sanderson estimated to be around \$25,000.

Motion approved by a roll call vote. Ayes-6 Nays-1 Present-1
Plocher-present, Funkhouser-aye, Tarulis-aye, Transier-aye,
Soling-nay, Marek-aye, Corneils-aye, Koch-aye

**2024 Local Road Program – Change
Order No. 1 (Faxon Road)**

(PW 2024-58)

Alderman Koch made a motion to approve the 2024 Local Road Program – Change Order No. 1 (Faxon Road) and authorize the Mayor to execute; seconded by Alderman Funkhouser.

Motion approved by a roll call vote. Ayes-8 Nays-0
Tarulis-aye, Transier-aye, Soling-aye, Marek-aye,
Corneils-aye, Koch-aye, Plocher-aye, Funkhouser-aye

Water Study Update – Informational Item

(PW 2024-60)

Alderman Koch said they wanted to bring this to the Council to ensure everyone heard the update. During the last water loss testing, the loss percentage dropped to 8%, but now it has returned to 14%. Engineer Sanderson reported that IDNR requires the water loss percentage to be under 10%, which is the City's goal. The City has taken aggressive initiatives to lower this number. He shared that the city has been improving water mains, working on water leak protection, and replacing individual water meters in homes. He believes they may need to move up the water meter replacements in some of the older communities.

**Route 126 Water Main Improvements –
Design Engineering Agreement**

(PW 2024-61)

Alderman Koch made a motion to approve the Route 126 Water Main Improvements – Agreement for Professional Services – Design Engineering and authorize the Mayor and City Clerk to execute; seconded by Alderman Soling.

Motion approved by a roll call vote. Ayes-8 Nays-0
Transier-aye, Soling-aye, Marek-aye, Corneils-aye,
Koch-aye, Plocher-aye, Funkhouser-aye, Tarulis-aye

**Lake Michigan South Receiving Station Standpipe –
Design Engineering Agreement**

(PW 2024-62)

Alderman Koch made a motion to approve the Lake Michigan South Receiving Station Standpipe – Agreement for Professional Services – Design Engineering and authorize the Mayor and City Clerk to execute; seconded by Alderman Tarulis.

Motion approved by a roll call vote. Ayes-8 Nays-0
Soling-aye, Marek-aye, Corneils-aye, Koch-aye,
Plocher-aye, Funkhouser-aye, Tarulis-aye, Transier-aye

**Northwest Elevated Water Storage Tank –
Design Engineering Agreement
(PW 2024-63)**

Alderman Koch made a motion to approve the Northwest Elevated Water Storage Tank – Agreement for Professional Services – Design Engineering and authorize the Mayor and City Clerk to execute; seconded by Alderman Marek.

Alderman Soling asked if this will be large enough storage for future development? Engineer Sanderson reported they have projected out a number of years to be able to handle storage needs until 2040/2050. He stated that if developments come in, this should be fine, but they will keep track of any changes needed.

Motion approved by a roll call vote. Ayes-8 Nays-0
Marek-aye, Corneils-aye, Koch-aye, Plocher-aye,
Funkhouser-aye, Tarulis-aye, Transier-aye, Soling-aye

**YBSD Water Main Extension –
Contract Award
(PW 2024-64)**

Alderman Koch made a motion to table to the August 13, 2024 City Council meeting; seconded by Alderman Soling.

Motion unanimously approved by a viva voce vote.

**YBSD Water Main Extension – Construction
Engineering Agreement
(PW 2024-65)**

Alderman Koch made a motion to table to the August 13, 2024 City Council meeting; seconded by Alderman Soling.

Motion unanimously approved by a viva voce vote.

ECONOMIC DEVELOPMENT COMMITTEE REPORT

No report.

PUBLIC SAFETY COMMITTEE REPORT

No report.

ADMINISTRATION COMMITTEE REPORT

No report.

PARK BOARD

River Fest

Parks and Recreation Director Evans reported that River Fest had a fantastic turnout. He said they had great weather and the biggest turnout yet.

National Night Out

Parks and Recreation Director Evans reported National Night Out with the Yorkville Police Department will take place on Tuesday, August 6, 2024, from 5:30 to 7:30 p.m. at Riemenschneider Park. The theme this year is Ghostbusters Save Yorkville. This event includes many family activities.

PLANNING AND ZONING COMMISSION

Ordinance 2024-35

**Approving the Final Plat of Subdivision for
Grande Reserve Units 10A and 11A
(PZC 2024-14 & EDC 2024-40)**

Mayor Purcell entertained a motion to approve an Ordinance Approving the Final Plat of Subdivision for Grande Reserve Units 10A and 11A and authorize the Mayor and City Clerk to execute. So moved by Alderman Soling; seconded by Alderman Marek.

Community Development Director Barksdale-Noble reported that this 22-acre site is the initial development phase for two units in Grande Reserve. This will consist of 158 new single residential lots. At the entire build-out, there will be about 312 townhome units. The HOA declarations are within the packet provided as a reference, which City staff has reviewed. The City asked the petitioner to ensure cul-de-sacs within the development will be snowplowed by the HOA. Alderman Koch asked how the communication between the City's Public Works plows and the HOA plows regarding the cul-de-sacs will work. Community Development Director Barksdale-Noble shared that Public Works Director Dhuse was a part of all the plan reviews and is aware of the HOA plowing these areas. There are also other areas

currently handled by the HOA. Mayor Purcell mentioned the initial plat was done 20 years ago and was never recorded; this is just a continuation of filling out the original Grande Reserve plan.

Motion approved by a roll call vote. Ayes-6 Nays-0 Present-1
Plocher-aye, Funkhouser-no vote, Tarulis-aye, Transier-aye,
Soling-present, Marek-aye, Corneils-aye, Koch-aye
*(Alderman Funkhouser left the Council Chambers
during the Grande Reserve discussion and vote.)*

CITY COUNCIL REPORT

No report.

CITY CLERK'S REPORT

City Clerk Behland reported that the Illinois State Board of Elections released their abbreviated calendar of dates. The petition circulation and filing dates for the Consolidated Election moved up a month. Petition circulation begins on August 20, 2024. The first day to file candidate petitions is November 12, 2024. Once the ISBE publishes the 2025 Candidate's Guide and the 2025 Election & Campaign Finance Calendar, we can finalize and publish our notices on the City's election webpage.

COMMUNITY & LIAISON REPORT

No report.

STAFF REPORT

No report.

MAYOR'S REPORT (cont'd)

No report.

City Buildings Update
(CC 2021-04)

No report.

Water Study Update
(CC 2021-38)

ADDITIONAL BUSINESS

None.

CITIZEN COMMENTS

None.

EXECUTIVE SESSION

None.

ADJOURNMENT

Mayor Purcell entertained a motion to adjourn the City Council meeting. So moved by Alderman Plocher; seconded by Alderman Funkhouser.

Motion unanimously approved by a viva voce vote.

Meeting adjourned at 7:49 p.m.

Minutes submitted by:

Jori Behland,
City Clerk, City of Yorkville, Illinois

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UNITED CITY OF YORKVILLE
KENDALL COUNTY, ILLINOIS

CITY COUNCIL MEETING
PUBLIC HEARINGS

651 Prairie Pointe
Yorkville, Illinois

Tuesday, July 23, 2024

7:00 p.m.

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PRESENT:

- Mr. John Purcell, Mayor;
- Mr. Dan Transier, Alderman;
- Mr. Ken Koch, Alderman;
- Mr. Craig Soling, Alderman;
- Mr. Arden Joe Plocher, Alderman;
- Mr. Chris Funkhouser, Alderman;
- Mr. Matt Marek, Alderman;
- Mr. Rusty Corneils, Alderman;
- Mr. Seaver Tarulis, Alderman.

ALSO PRESENT: (In-person and via Zoom)

- Ms. Jori Behland, City Clerk;
- Ms. Erin Willrett, Assistant City Administrator;
- Ms. Kathleen Field Orr, City Attorney;
- Mr. Rob Fredrickson, Finance Director;
- Chief James Jensen, Yorkville Police Department;
- Mr. Tim Evans, Parks and Recreation Director;
- Ms. Krysti Barksdale-Noble, Community Development Director;
- Mr. Brad Sanderson, City Engineer.

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APPEARANCES:

PEDERSEN & HOUPT by
MR. KEVIN KEARNEY,
161 North Clark Street, Suite 2700
Chicago, Illinois 60601
(312) 261-2291

Appeared on behalf of the
Petitioner, Green Door Capital;

SCHOENBERG, FINKEL, BEEDERMAN, BELL &
GLAZER, LLC by
MS. MONICA SHAMASS
300 South Wacker Drive, Suite 1500
Chicago, Illinois 60606
(312) 775-3605

Appeared on behalf of Property
Owners Lisa Prather, Mike
Riesenbeck, and Nick and Nicki
Dodd.

- - - - -

I N D E X

WITNESS	PAGE
Kevin Kearney	4
Monica Shamass	6
Sara Buchanan	16

- - - - -

1 (WHEREUPON, the following
2 proceedings were had in the public
3 hearing portion of the meeting,
4 commencing at 7:04 p.m.)

5 MAYOR PURCELL: We have two public
6 hearings. I would like to open the Kelaka, LLC
7 annexation public hearing. Public hearing is now
8 open.

9 Is there anyone in the public who
10 would like to speak to the Kelaka, LLC annexation
11 public hearing? If so, step to the microphone,
12 state your name, please.

13 KEVIN KEARNEY,
14 testified from the podium as follows:

15 MR. KEARNEY: Good evening, everyone.
16 My name is Kevin Kearney. I represent the
17 petitioner, Green Door Capital Investments. I am
18 here tonight to represent petitioner on this
19 application for annexation and the annexation
20 agreement. There is another item on the agenda
21 that I will be speaking to as well.

22 I'd just like to make a couple
23 general points about this. It is a voluntary
24 annexation into the city. It's done consistent

1 with the state statutes regarding annexation.
2 It's contiguous to the city. It's
3 unincorporated. It's got the permission of the
4 property owner.

5 We are the contract buyer, will
6 become the property owner if all things go
7 through, and we feel that the annexation is an
8 opportunity to continue a great relationship that
9 we have with the city and build upon it, and also
10 to -- the rezoning that's also considered in the
11 annexation agreement represents the best possible
12 use of the property.

13 So we are happy to answer any
14 questions that you may have about the petition
15 itself, but we feel it's fairly straightforward.
16 It's a voluntary annexation coming into the city.

17 Thank you.

18 MAYOR PURCELL: Thank you. Is there
19 anyone else who would like to speak to the
20 Kelaka, LLC annexation public hearing?

21 (No response.)

22 MAYOR PURCELL: Seeing and hearing none,
23 the Kelaka, LLC annexation public hearing is
24 closed.

1 Next I would like to open the public
2 hearing for the Hagemann, Hagemann, however you
3 pronounce it, apologize, annexation public
4 hearing. The Hagemann annexation public hearing
5 is now open. Same rules.

6 If anyone would like to speak to
7 that, please step to the microphone and state
8 your name for the record.

9 MONICA SHAMASS,

10 testified from the podium as follows:

11 MS. SHAMASS: Hi, everyone. My name is
12 Monica Shamass and I am an attorney for Lisa
13 Prather, Mike Riesenbeck, and Nick and Nicki
14 Dodd.

15 If you don't know them, or maybe you
16 do, they are actually some of the families who
17 are being affected by this annexing and this
18 rezoning.

19 These families have invested their
20 lives, savings and dreams into these homes and I
21 think that there is a little bit of a disparate
22 consequence to them that is probably kind of
23 happening because of how swiftly this is going
24 on.

1 Despite their diligent efforts to
2 find comparable properties at affordable prices,
3 these families are confronted with options that
4 are in either serious disrepair, not the same
5 size, and, if they are, lots of that land or
6 portions of that land are unusable; for example,
7 some of them are marsh.

8 When they do find land or property
9 that is maybe a similar lateral move, they are
10 finding that it is significantly more costly.

11 The current annexation plan
12 effectively isolates their properties, cutting
13 them off and surrounding them with industrial and
14 manufacturing uses making these residential lots
15 unmarketable.

16 This isolation inevitably will
17 diminish their property values. We are not
18 saying that this is something that would stop the
19 annexation, right?

20 What we are saying is the result of
21 the annexation and then turning their properties
22 into an island will effectively force them to
23 have to sell.

24 If they stay and then they want to

1 sell sometime in the future, they have diminished
2 property values, they won't be able to sell the
3 land to future buyers with the same understanding
4 that the property will be used in equal way or at
5 equal value as to what it is being used now.

6 So with that understanding, and that
7 the real option is to sell, my clients have made
8 attempts to engage with Green Door Capital
9 seeking substantive discussion and fair
10 negotiations; however, their efforts have been
11 met with insufficient or non-substantive
12 responses.

13 Green Door Capital's offers are what
14 it deems to be appropriate compensation, but
15 unfortunately they fail to consider the drastic
16 changes in the housing market since my clients
17 have purchased their homes.

18 It also fails to include the
19 understanding that there is higher interest
20 rates, increased housing costs, and that they
21 operate specific businesses out of their
22 properties, and with those specific businesses
23 they have unique uses that they need from each
24 individual property that they will eventually

1 move to, and that inventory for those properties
2 is very scarce, so it takes time. These families
3 were approached regarding this matter only a
4 short time ago, I believe in late June, and
5 unfortunately some notices that were mailed never
6 arrived. I even checked to see, you know, the
7 tracking number. One of them is still in
8 transit.

9 Now, with that saying, they need a
10 few more months to conduct proper due diligence
11 on homes, seek out replacement properties and
12 understand the valuations of their home now.

13 Green Door Capital I believe and my
14 understanding is is basing their evaluation on
15 when they purchased these homes several years
16 ago. Many of you understand that the housing
17 market has changed. Some of you may have
18 purchased home and understand that personally.

19 Now, with that said, our clients
20 need the ability to understand what is happening
21 to them and what is uprooting their families and
22 their lives and to be able to make informed
23 decisions moving forward based on that
24 information. They need time to negotiate with

1 Green Door Capital and considering, you know, the
2 weight of this decision.

3 Public policy should not uproot
4 families from their homes and push them into
5 financial hardship. Instead we need time to
6 collaborate with Green Door Capital to ensure
7 that these family are not just compensated for
8 properties that they bought based on numbers that
9 are not -- or at least we haven't been given
10 enough evidence for, but to rightfully make them
11 whole.

12 They need time to look for
13 properties, they need time to talk to brokers and
14 seek appraisal or see the appraisal that Green
15 Door Capital is possibly using and then be able
16 to respond, and so what we are looking for is a
17 little bit more time to give them the ability to
18 go ahead and do that and for us to actively, you
19 know, seek proper discussion with I believe
20 Mr. Kearney here and see where we can get, so
21 that way both parties feel like they are getting
22 a good deal.

23 Thank you for the time, and I yield.

24 MAYOR PURCELL: Thank you. Is there

1 anyone else who would like to speak for the
2 Hagemann annexation?

3 MR. KEARNEY: Thank you, Mr. Mayor.
4 Again, my name is Kevin Kearney, I represent
5 Green Door Capital Investments. So just a few
6 points.

7 This, like the Kelaka annexation, is
8 a voluntary annexation. This is done, the
9 property owners approaching the city, to ask to
10 annex into the City's jurisdiction.

11 Under Illinois law it really only
12 requires contiguity, it requires notice to be
13 sent to the fire protection district, library
14 districts, townships, and it requires that the
15 land be unincorporated, so from an annexation
16 perspective, Green Door has satisfied all the
17 requirements for voluntary annexation.

18 For the rezoning aspect of this
19 discussion, this rezoning is under the city's
20 UDO, should be evaluated like any other map
21 amendment or rezoning within the municipality,
22 and that requires analyzing is it consistent with
23 the Comprehensive Plan that the city has in
24 place. It does.

1 This rezoning to an M-2 is
2 consistent with the City's Comprehensive Plan,
3 which designates all this property as general
4 industrial, and if you look directly to the south
5 of the property that's proposed to be annexed in,
6 you will see that BrightFarms is general
7 industrial with a PUD, south of that is M-2 as
8 you are well aware, so this is consistent with
9 the -- not only the existing zoning uses that are
10 along Eldamain, but also consistent with what the
11 city envisioned starting in 2019 this whole area
12 being zoned as, and if you look, it's not in
13 Yorkville, but across the street, there is likely
14 going to be a similar use across the street in
15 Plano, so those are the considerations that this
16 Council is supposed to evaluate when determining
17 whether or not to proceed with an annexation
18 agreement that contemplates the zoning change,
19 and that's the only thing that that annexation
20 agreement is looking for.

21 It's looking simply for a zoning
22 change because, without it, it would annex in as
23 R-1, which is the lowest intensity use, and
24 that's really not what the highest, best use of

1 the property is.

2 I'm not going to speak to valuations
3 with the other properties; I haven't been
4 involved in those discussions, so I can't really
5 speak to them intelligently, but I do know that
6 my client has been working with adjacent property
7 owners to come to some agreements there.

8 They haven't agreed yet, but nothing
9 about annexation and rezoning will stop the
10 property owners from using the property as-is.
11 They are unincorporated; they will remain
12 unincorporated. They will continue using the
13 property the way they are using it currently, and
14 that won't change upon annexation, and, also,
15 annexation and rezoning doesn't mean immediate
16 development.

17 We still have to locate a developer
18 for the site, we don't have an idea of who is
19 going to use the site. All of that is going to
20 require further approvals by the City Council in
21 due course, and specific issues that can be
22 raised at that time can be addressed then, but we
23 can't even speak what to those issues might be
24 because we don't have any concrete plans for a

1 development of the site, we are just looking to
2 annex in and to be zoned appropriately for that
3 annexation.

4 Thank you.

5 MAYOR PURCELL: Thank you. Is there
6 anyone else who would like to speak to the
7 Hagemann annexation public hearing?

8 MS. SHAMASS: Am I allowed to go one
9 more time, or no?

10 MAYOR PURCELL: If you are quick, I'll
11 let you go.

12 MS. SHAMASS: Thank you, I appreciate
13 it.

14 MAYOR PURCELL: I can be nice.

15 MS. SHAMASS: Thank you so much. Just
16 to respond to some of those things, yes,
17 everything is being done by the book, no one is
18 questioning what counsel is doing in terms of
19 process, but what we want to point out is that
20 there will be an effect on your community
21 members, and public policy is there to protect
22 the community.

23 We are nothing without the community
24 and we have to think about what the ramifications

1 are of these processes that we are using and we
2 are implementing, and so just because everything
3 is following the process doesn't mean that it
4 doesn't have a disparate impact on families.

5 Yes, the presumption is maybe the
6 way they live their life won't change, but we
7 don't know that, and as they said, they don't
8 know what they are going to put in there and we
9 don't know how long construction is going to take
10 and we don't know how long noise will last for
11 or, you know, smells or anything like that, they
12 have young children in those homes, and they were
13 not invited to annex in, right, so there is I
14 think things that can be handled, it just needs a
15 little bit more time, and that's what they are
16 requesting for this.

17 So no one is trying to be
18 unreasonable, no one is, you know, pointing
19 fingers and saying anybody is doing anything
20 incorrectly; we are just saying there are
21 ramifications to this that need to be thought
22 about and need to be considered.

23 With that, I yield.

24 MAYOR PURCELL: Fine. Is there anyone

1 else who would like to speak to the Hagemann
2 annexation public hearing?

3 SARA BUCHANAN,

4 testified from the podium as follows:

5 MS. BUCHANAN: My name is Sara Buchanan.
6 I am representing for my mother, Mary Auer, and
7 she is one of the houses that's being affected by
8 this, and where her house is, there is only three
9 houses on the -- on this proper -- you know, by
10 each other and that, and my mom is 83 years old,
11 sorry, and this is going to affect her, too. My
12 mom right now is in the hospital and I have been
13 in the hospital with her since Friday, and so I
14 came down here to talk on her behalf.

15 My mom, you know, we -- like they
16 said, we just got this note, you know, to tell
17 that they are going to put something behind her
18 house, you know, and before my father passed
19 away, he told us that he was grandfathered in,
20 that their house is not going to be affected in
21 that, you know, of agriculture and their business
22 that they have and everything, so of them
23 changing the zoning, that's going to affect my
24 family's business, too, on top of it, too, so I

1 just thank you very much for listening to me.

2 MAYOR PURCELL: Thank you for coming.

3 Is there anyone else who would like to speak to
4 the Hagemann annexation public hearing?

5 (No response.)

6 MAYOR PURCELL: Seeing none, we will
7 close the public hearing.

8 (Which were all the proceedings had
9 in the public hearing portion of
10 the meeting, concluding at 7:17
11 p.m.)

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1 STATE OF ILLINOIS)
) SS:
2 COUNTY OF LASALLE)

3 I, CHRISTINE M. VITOSH, a Certified
4 Shorthand Reporter of the State of Illinois, do
5 hereby certify:

6 That the foregoing public hearing
7 transcript, Pages 1 through 19, was reported
8 stenographically by me by means of machine
9 shorthand, was simultaneously reduced to
10 typewriting via computer-aided transcription
11 under my personal direction, and constitutes a
12 true record of the testimony given and the
13 proceedings had;

14 That the said public hearing was taken
15 before me at the time and place specified;

16 That I am not a relative or employee or
17 attorney or counsel, nor a relative or employee
18 of such attorney or counsel for any of the
19 parties hereto, nor interested directly or
20 indirectly in the outcome of this action.

21 I further certify that my certificate
22 attached hereto applies to the original
23 transcript and copies thereof signed and
24 certified under my hand only. I assume no

1 responsibility for the accuracy of any reproduced
2 copies not made under my control or direction.

3 IN WITNESS WHEREOF, I do hereunto set my
4 hand at Leland, Illinois, this 30th day of July,
5 2024.

6

7

8

/s/ Christine Vitosh

9

CHRISTINE M. VITOSH,
C.S.R. Certificate No. 084-02883.

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Reviewed By:	
Legal	<input type="checkbox"/>
Finance	<input checked="" type="checkbox"/>
Engineer	<input type="checkbox"/>
City Administrator	<input type="checkbox"/>
Community Development	<input type="checkbox"/>
Purchasing	<input type="checkbox"/>
Police	<input type="checkbox"/>
Public Works	<input type="checkbox"/>
Parks and Recreation	<input type="checkbox"/>

Agenda Item Number

Consent Agenda #3

Tracking Number

Agenda Item Summary Memo

Title: Bills for Payment

Meeting and Date: City Council – August 13, 2024

Synopsis: _____

Council Action Previously Taken:

Date of Action: _____ Action Taken: _____

Item Number: _____

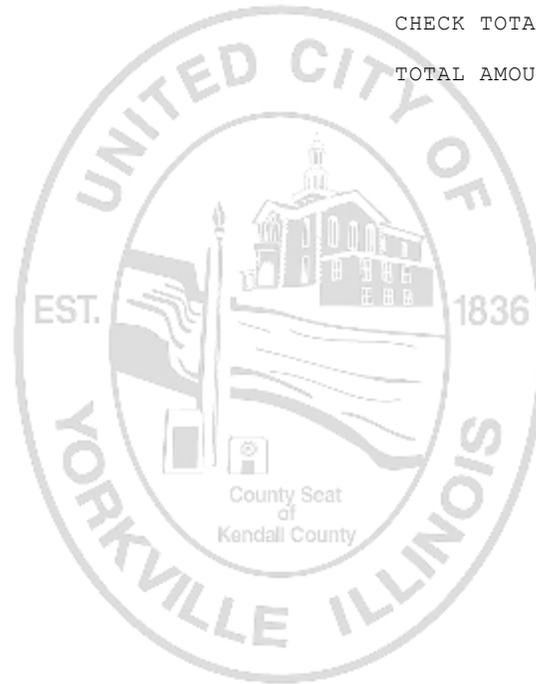
Type of Vote Required: Majority

Council Action Requested: Approval

Submitted by: Amy Simmons Finance
Name Department

Agenda Item Notes:

CHECK #	VENDOR # INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	CHECK DATE	ACCOUNT #	ITEM AMT
900150	FNBO	FIRST NATIONAL BANK OMAHA			07/25/24		
	072524-J.GALAUNER-A	06/30/24	01	BSN#925785688-TWILL CAPS		79-795-56-00-5606	3,600.00
						INVOICE TOTAL:	3,600.00 *
	072524-S.REDMON-A	06/30/24	01	ARNESON#239981-APR 2024 GAS		01-410-56-00-5695	310.74
			02	ARNESON#239981-APR 2024 GAS		51-510-56-00-5695	310.74
			03	ARNESON#239981-APR 2024 GAS		52-520-56-00-5695	310.75
						INVOICE TOTAL:	932.23 *
						CHECK TOTAL:	4,532.23
						TOTAL AMOUNT PAID:	4,532.23



- | | | | |
|--------------------------------|-----------------------------------|----------------------------------|-------------------------|
| 01-110 ADMIN | 12-112 SUNFLOWER SSA | 25-225 PARK & RECREATION CAPITAL | 84-840 LIBRARY CAPITAL |
| 01-120 FINANCE | 15-155 MOTOR FUEL TAX (MFT) | 51-510 WATER OPERATIONS | 87-870 COUNTRYSIDE TIF |
| 01-210 POLICE | 23-230 CITY WIDE CAPITAL | 52-520 SEWER OPERATIONS | 88-880 DOWNTOWN TIF |
| 01-220 COMMUNITY DEVELOPMENT | 24-216 BUILDING & GROUNDS | 79-790 PARKS DEPARTMENT | 89-890 DOWNTOWN II TIF |
| 01-410 STREETS OPERATIONS | 25-205 POLICE CAPITAL | 79-795 RECREATION DEPARTMENT | 90-XXX DEVELOPER ESCROW |
| 01-640 ADMINISTRATIVE SERVICES | 25-212 GENERAL GOVERNMENT CAPITAL | 82-820 LIBRARY OPERATIONS | 95-000 ESCROW DEPOSIT |
| 11-111 FOX HILL SSA | 25-215 PUBLIC WORKS CAPITAL | | |

CHECK #	VENDOR #	INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	CHECK DATE	ACCOUNT #	ITEM AMT
131242	KCR				KENDALL COUNTY RECORDER'S	06/28/24		
	4007142		06/28/24	01	WESTBURY ORDINANCE		90-178-00-00-0011	67.00
				02	GREEN DOOR CONSTRUCTION		90-191-00-00-0011	57.00
				03	ORDINANCE		** COMMENT **	
				04	GREEN DOOR EASEMENT		90-191-00-00-0011	57.00
							INVOICE TOTAL:	181.00 *
							CHECK TOTAL:	181.00
							TOTAL AMOUNT PAID:	181.00

CHECK #	VENDOR # INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	CHECK DATE	ACCOUNT #	ITEM AMT
900151	FNBO	FIRST NATIONAL BANK OMAHA			07/25/24		
	072524-A.SIMMONS	06/30/24	01	GOTO-JUN 2024 PHONE SERVICE		01-110-54-00-5440	177.45
			02	AT 651 PP		** COMMENT **	
			03	GOTO-JUN 2024 PHONE SERVICE		01-220-54-00-5440	177.45
			04	AT 651 PP		** COMMENT **	
			05	GOTO-JUN 2024 PHONE SERVICE		01-120-54-00-5440	88.72
			06	AT 651 PP		** COMMENT **	
			07	GOTO-JUN 2024 PHONE SERVICE		79-795-54-00-5440	177.45
			08	AT 651 PP		** COMMENT **	
			09	GOTO-JUN 2024 PHONE SERVICE		01-210-54-00-5440	887.23
			10	AT 651 PP		** COMMENT **	
			11	VERIZON-05/02-06/01 IN CAR UNI		01-210-54-00-5440	648.18
			12	COMCAST-05/20-06/19 INTERNET		01-110-54-00-5440	132.41
			13	AT 651 PP		** COMMENT **	
			14	COMCAST-05/20-06/19 INTERNET		01-220-54-00-5440	117.70
			15	AT 651 PP		** COMMENT **	
			16	COMCAST-05/20-06/19 INTERNET		01-120-54-00-5440	58.85
			17	AT 651 PP		** COMMENT **	
			18	COMCAST-05/20-06/19 INTERNET		79-790-54-00-5440	117.70
			19	AT 651 PP		** COMMENT **	
			20	COMCAST-05/20-06/19 INTERNET		79-795-54-00-5440	117.70
			21	AT 651 PP		** COMMENT **	
			22	COMCAST-05/20-06/19 INTERNET		01-210-54-00-5440	588.46
			23	AT 651 PP		** COMMENT **	
			24	AMAZON-PORTABLE MONITOR WITH		01-120-56-00-5610	78.68
			25	PROTECTION PLAN		** COMMENT **	
				INVOICE TOTAL:			3,367.98 *
	072524-B.BEHRENS	06/30/24	01	NAPA#366995-OIL		01-410-56-00-5628	39.91
			02	NAPA#367062-FILTERS		01-410-56-00-5628	56.76
			03	MENARDS#062524-MANURE FORKS		01-410-56-00-5630	113.94
			04	AHW-WASHERS, FLUID, FLANGED ME		01-410-56-00-5628	49.49
				INVOICE TOTAL:			260.10 *
	072524-B.BLYSTONE	06/30/24	01	IML-IML CONFERENCE BANQUET		01-110-54-00-5412	450.00
			02	REGISTRATION-FUNKHOUSER &		** COMMENT **	
			03	GUEST		** COMMENT **	
			04	AMAZON-PAPER CLIPS, PENS,PAPER		01-110-56-00-5610	111.93
			05	AMAZON-STAPLES		01-110-56-00-5610	24.38
				INVOICE TOTAL:			586.31 *
	072524-B.OLSON	06/30/24	01	ICMA-2024 CONFERENCE		01-110-54-00-5412	810.00
			02	REGISTRATION		** COMMENT **	
			03	ZOOM-5/23-7/22 USER FEES		01-110-54-00-5462	228.88
				INVOICE TOTAL:			1,038.88 *
	072524-B.VALLEES	06/30/24	01	ATLAS-HYDRAULIC FLUID,O-RINGS		01-410-56-00-5628	90.09

CHECK #	VENDOR # INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	CHECK DATE	ACCOUNT #	ITEM AMT
900151	FNBO	FIRST NATIONAL BANK OMAHA			07/25/24		
	072524-B.VALLEES	06/30/24	02	MENARDS#061424-EZ STRAW		01-410-56-00-5628	25.96
			03	MENARDS#061824-SHOVEL,LUMBER		01-410-56-00-5620	90.94
			04	GROUND EFFECT#496332-DIRT		01-410-56-00-5640	660.70
				INVOICE TOTAL:			867.69 *
	072524-C.HAYES	06/30/24	01	MENARDS#061724-USB CHARGER		01-210-56-00-5620	16.58
				INVOICE TOTAL:			16.58 *
	072524-C.PRUITT	06/30/24	01	TARGET-BUNS		79-795-56-00-5607	19.08
				INVOICE TOTAL:			19.08 *
	072524-D.BROWN	06/30/24	01	AMAZON-EYE WASH STATIONS		51-510-56-00-5638	573.54
			02	AMAZON-GLOVES		51-510-56-00-5620	217.00
			03	AWWA-CONTINUING EDUCATION		51-510-54-00-5412	144.00
			04	CLASS REGISTRATION		** COMMENT **	
			05	GRAINGER-EYE WASH		51-510-56-00-5638	42.58
			06	MENARDS#062524-MEASURING		51-510-56-00-5620	126.09
			07	WHEEL, CLEANING SPRAYS, BULBS		** COMMENT **	
				INVOICE TOTAL:			1,103.21 *
	072524-D.HENNE	06/30/24	01	MENARDS#060324-SREW EXTRACTOR		01-410-56-00-5630	24.99
			02	ACE-BOLTS, WASHERS		01-410-56-00-5620	4.78
			03	MENARDS#060524-SAFETY SENSOR,		01-410-56-00-5628	44.46
			04	PHONE SPLICE		** COMMENT **	
			05	MENARDS#061324-FUSES		01-410-56-00-5620	8.96
				INVOICE TOTAL:			83.19 *
	072524-D.SMITH	06/30/24	01	LINEX-TRUCK BED LINER		79-790-54-00-5495	780.00
			02	FIRST PLACE-TAMPER		79-790-54-00-5485	110.58
				INVOICE TOTAL:			890.58 *
	072524-E.HERNANDEZ	06/30/24	01	RUSSO-ROUNDUP		01-410-56-00-5640	289.98
			02	MENARDS#053024-ROPE		01-410-56-00-5620	79.98
			03	MENARDS#060624-OIL		01-410-56-00-5620	134.80
			04	MENARDS#061824-FRAMING BOARDS		01-410-56-00-5620	55.36
			05	MENARDS#062524-MAURE FORK		01-410-56-00-5620	151.92
			06	RUSSO-MOWER BLADES		01-410-56-00-5620	197.94
				INVOICE TOTAL:			909.98 *
	072524-E.WILLRETT	06/30/24	01	FV OCCUPATIONAL-DRUG TESTING		01-210-54-00-5462	40.00
			02	FV OCCUPATIONAL-DRUG TESTING		79-795-54-00-5462	80.00
			03	FV OCCUPATIONAL-DRUG TESTING		79-790-54-00-5462	210.00
			04	ICMA-MEMBERSHIP RENEWAL		01-110-54-00-5460	985.00
			05	ILCMA-MEMBERSHIP RENEWAL		01-110-54-00-5460	278.25
			06	IN MOTION-DOMAIN REGISTRATION		01-640-54-00-5450	73.46

CHECK #	VENDOR # INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	CHECK DATE	ACCOUNT #	ITEM AMT
900151	FNBO	FIRST NATIONAL BANK OMAHA			07/25/24		
	072524-E.WILLRETT	06/30/24	07	LEOS-RECOGNITION AWARDS		01-210-56-00-5610	284.00
			08	IN MOTION-POWER PLAN RENEWAL		01-640-54-00-5450	197.80
						INVOICE TOTAL:	2,148.51 *
	072524-G.HASTINGS	06/30/24	01	HOME DEPO-TROWELS, TAPE		01-220-56-00-5620	42.95
			02	MEASURE		** COMMENT **	
						INVOICE TOTAL:	42.95 *
	072524-G.JOHNSON	06/30/24	01	MENARDS#061424-SCREWDRIVER		51-510-56-00-5630	6.49
			02	GAS-N-WASH-CAR WASH		51-510-56-00-5620	10.00
			03	MENARDS#053024-CONNECTOR,		51-510-56-00-5620	29.54
			04	CUTTER		** COMMENT **	
			05	MENARDS#060324-FLASHLIGHT		51-510-56-00-5620	21.99
						INVOICE TOTAL:	68.02 *
	072524-G.NELSON	06/30/24	01	YORK POST-FIRST CLASS MAILINGS		90-225-00-00-0011	115.00
						INVOICE TOTAL:	115.00 *
	072524-G.STEFFENS	06/30/24	01	NAPA#368154-RIVETS		52-520-56-00-5628	6.68
			02	MENARDS#060624-BATTERIES		52-520-56-00-5620	13.98
			03	MENARDS#062524-CONTRACTOR BAGS		52-520-56-00-5620	99.78
			04	TACKY GREASE		** COMMENT **	
			05	MENARDS#061224-BLEACH, SOAP		52-520-56-00-5620	65.85
			06	AMAZON-WIRE STRIPPERS, FUSE		52-520-56-00-5630	64.16
			07	BOX, WIRE, FUSE HOLDER, HEAT		** COMMENT **	
			08	SHRINK TUBING KIT		** COMMENT **	
						INVOICE TOTAL:	250.45 *
	072524-J.ANDERSON	06/30/24	01	RUSSOS#20709907-EDGER		79-790-56-00-5640	244.50
						INVOICE TOTAL:	244.50 *
	072524-J.BEHLAND	06/30/24	01	IN TOWNE STORAGE-JUN 2024		01-220-54-00-5485	308.00
			02	STORAGE UNIT RENTAL		** COMMENT **	
			03	IIMC-ANNUAL MEMBERSHIP DUES		01-110-54-00-5460	225.00
			04	TRIBUNE-POST OFFICE SALE		01-110-54-00-5426	5,712.00
			05	NOTICE		** COMMENT **	
			06	TRIBUNE-WATER BOND PH NOTICE		51-510-54-00-5402	165.15
			07	TRIBUNE-WATER BOND NOTICE		51-510-54-00-5402	408.01
			08	TRIBUNE-WATER BOND		51-510-54-00-5402	1,084.92
			09	AUTHORIZATION ISSUANCE NOTICE		** COMMENT **	
			10	TRIBUNE-KELAKA PH NOTICE		90-220-00-00-0011	344.87
			11	TRIBUNE-HAGEMANN PH NOTICE		90-229-00-00-0011	871.20
			12	TRIBUNE-LAND CASH UDO		01-220-54-00-5462	140.86
			13	TRIBUNE-FS PROPERTY NOTICE		01-110-54-00-5426	11,424.00
						INVOICE TOTAL:	20,684.01 *

CHECK #	VENDOR # INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	CHECK DATE	ACCOUNT #	ITEM AMT
900151	FNBO	FIRST NATIONAL BANK OMAHA			07/25/24		
	072524-J.GALAUNER	06/30/24	01	BSN#925889285-SOCCER JERSEYS		79-795-56-00-5606	7,535.00
			02	BSN#925927260-STAFF SHIRTS		79-795-56-00-5606	46.00
			03	BSN#925968117-SOCCER JERSEYS		79-795-56-00-5606	720.00
			04	BSN#925807486-PITCHING RUBBER		79-795-56-00-5606	320.00
				INVOICE TOTAL:			8,621.00 *
	072524-J.JACKSON	06/30/24	01	MENARDS#061724-EXHAUST FLUID		52-520-56-00-5628	163.00
			02	MENARDS#061824-ADAPTERS		52-520-56-00-5620	2.59
			03	NAPA#367900-HOSE, CLAMPS,		52-520-56-00-5628	312.25
			04	WATER PUMP		** COMMENT **	
				INVOICE TOTAL:			477.84 *
	072524-J.JENSEN	06/30/24	01	GRACE-MEAL		01-210-54-00-5415	28.06
			02	AMAZON-FLOATING ACRYLIC FRAMES		01-210-56-00-5600	404.82
			03	AMAZON-STEEL TOE TACTILE BOOTS		01-210-56-00-5600	128.35
			04	JEWEL-BEVERAGES		01-210-56-00-5650	185.00
			05	AMAZON-RETURNED BOOT CREDIT		01-210-56-00-5600	-128.35
			06	LOGO FACTORY-POLO		01-210-56-00-5600	49.56
			07	CHIPOTLE-CATERED LUNCH		01-210-56-00-5650	351.25
			08	AMAZON-SAFETY BOOTS		01-210-56-00-5600	134.95
			09	AMAZON-TACTILE PANTS		01-210-56-00-5600	173.97
				INVOICE TOTAL:			1,327.61 *
	072524-J.NAVARRO	06/30/24	01	UPS-4 PKG SHIPPED		24-216-56-00-5656	189.61
			02	HOME DEPO-SCREWDRIVER		24-216-56-00-5656	19.97
			03	AMAZON-SHELF SCREEN CREDIT		24-216-56-00-5656	-56.97
			04	AMAZON-WALL SWITCH SENSOR		24-216-56-00-5656	83.64
			05	AMAZON-TOILET PAPER		24-216-56-00-5656	162.66
			06	AMAZON-SHELF SCREEN CREDIT		24-216-56-00-5656	-18.99
				INVOICE TOTAL:			379.92 *
	072524-J.PETRAGALLO	06/30/24	01	MENARDS#053024-WATER		01-220-56-00-5620	11.96
			02	MENARDS#061424-WATER		01-220-56-00-5620	11.96
				INVOICE TOTAL:			23.92 *
	072524-J.SLEEZER	06/30/24	01	RURAL KING-DRIVE SHAFTS		01-410-56-00-5628	51.62
			02	MCCULLOUGH-IGNITION SWITCH		01-410-56-00-5628	43.99
				INVOICE TOTAL:			95.61 *
	072524-J.WEISS	06/30/24	01	GROUND-MEXICAN PEBLES		82-820-56-00-5671	13.10
				INVOICE TOTAL:			13.10 *
	072524-K.BALOG	06/30/24	01	SHRDIT-MAY 2024 SHREDDING		01-210-54-00-5462	261.94
			02	ACCURINT-MAY 2024 SEARCHES		01-210-54-00-5462	200.00
				INVOICE TOTAL:			461.94 *

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900151	FNBO	FIRST NATIONAL BANK OMAHA			07/25/24		
	072524-K.BARKSDALE	06/30/24	01	ADOBE-SALES TAX CREDIT		01-220-54-00-5462	-3.44
			02	IWORDQ-INTERNET SOFTWARE		01-220-54-00-5462	4,750.00
			03	MANAGEMENT SUPPORT RENEWAL		** COMMENT **	
			04	ADOBE-CREATIVE CLOUD MONTHLY		01-220-54-00-5462	54.99
			05	FEE		** COMMENT **	
				INVOICE TOTAL:			4,801.55 *
	072524-K.GREGORY	06/30/24	01	CANVA PRO-SUBSCRIPTION RENEWAL		79-795-54-00-5462	99.99
				INVOICE TOTAL:			99.99 *
	072524-K.IHRIG	06/30/24	01	AMAZON-SUMMER CAMP SUPPLIES		79-795-56-00-5606	526.72
			02	AMAZON-PENCIL GRIPS		79-795-56-00-5606	6.14
			03	AMAZON-SHIPPING REFUND		79-795-56-00-5606	-23.65
			04	WALMART-TEDDY GRAHAMS, SCOOPY		79-795-56-00-5606	31.72
			05	SNACKS		** COMMENT **	
			06	AMAZON-CLASSROOM SUPPLIES		79-795-56-00-5606	153.19
			07	DOLLAR TREE-PLAYFUL PET CAMP		79-795-56-00-5606	3.75
			08	SUPPLIES		** COMMENT **	
			09	DOLLAR TREE-SPACE CAMP		79-795-56-00-5606	16.25
			10	SUPPLIES		** COMMENT **	
			11	WALMART-OREOS, RITZ		79-795-56-00-5606	17.52
			12	HOBBY LOBBY-SPACE CAMP		79-795-56-00-5606	38.95
			13	SUPPLIES		** COMMENT **	
			14	KENDALL PRINT-BUSINESS CARDS		79-795-56-00-5610	80.00
			15	AMAZON-T-SHIRTS FOR TIE-DYE		79-795-56-00-5606	122.72
			16	WALMART-SUMMER CAMP SUPPLIES		79-795-56-00-5606	29.89
			17	AMAZON-SUMMER CAMP SUPPLIES		79-795-56-00-5606	71.91
			18	AMAZON-CONSTRUCTION PAPER,		79-795-56-00-5606	61.42
			19	CURTAINS		** COMMENT **	
				INVOICE TOTAL:			1,136.53 *
	072524-K.JONES	06/30/24	01	WATER PRODUCTS-BAND, PIPE		51-510-56-00-5640	145.73
			02	ARNESON#244497-MAY 2024 DIESEL		01-410-56-00-5695	214.65
			03	ARNESON#244497-MAY 2024 DIESEL		51-510-56-00-5695	214.65
			04	ARNESON#244497-MAY 2024 DIESEL		52-520-56-00-5695	214.65
			05	ARNESON#255598-MAY 2024 GAS		01-410-56-00-5695	252.04
			06	ARNESON#255598-MAY 2024 GAS		51-510-56-00-5695	252.05
			07	ARNESON#255598-MAY 2024 GAS		52-520-56-00-5695	252.05
			08	ARNESON#254640-MAY 2024 DIESEL		01-410-56-00-5695	259.88
			09	ARNESON#254640-MAY 2024 DIESEL		51-510-56-00-5695	259.89
			10	ARNESON#254640-MAY 2024 DIESEL		52-520-56-00-5695	259.89
			11	ARNESON#254639-MAY 2024 GAS		01-410-56-00-5695	117.90
			12	ARNESON#254639-MAY 2024 GAS		51-510-56-00-5695	117.90
			13	ARNESON#254639-MAY 2024 GAS		52-520-56-00-5695	117.91
			14	ARNESON#254346-MAY 2024 DIESEL		01-410-56-00-5695	424.31

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900151	FNBO	FIRST NATIONAL BANK OMAHA			07/25/24		
	072524-K.JONES	06/30/24	15	ARNESON#254346-MAY 2024 DIESEL		51-510-56-00-5695	424.31
			16	ARNESON#254346-MAY 2024 DIESEL		52-520-56-00-5695	424.31
			17	ARNESON#254345-MAY 2024 GAS		01-410-56-00-5695	264.77
			18	ARNESON#254345-MAY 2024 GAS		51-510-56-00-5695	264.76
			19	ARNESON#254345-MAY 2024 GAS		52-520-56-00-5695	264.76
			20	AQUAFIX#12784-VITASTIM GREASE		52-520-56-00-5613	1,118.36
			21	MINER#352480-SHARED SERVICES		01-410-54-00-5462	366.85
			22	RADIO-JUN 2024		** COMMENT **	
			23	MINER#352480-SHARED SERVICES		51-510-54-00-5462	430.65
			24	RADIO-JUN 2024		** COMMENT **	
			25	MINER#352480-SHARED SERVICES		52-520-54-00-5462	287.10
			26	RADIO-JUN 2024		** COMMENT **	
			27	MINER#352480-SHARED SERVICES		79-790-54-00-5462	510.40
			28	RADIO-JUN 2024		** COMMENT **	
			29	BEACON-SUBSCRIPTION RENEWAL		01-110-54-00-5460	455.00
			30	TRUGREEN-GROUNDS CARE		24-216-54-00-5446	852.00
			31	AURORA#228480-WATER TESTING		51-510-54-00-5429	336.00
			32	METRO INDUSTRIES#62111-LIFT		52-520-54-00-5444	360.00
			33	STATION METRO CLOUD DATA		** COMMENT **	
			34	SERVICE-MAY 2024		** COMMENT **	
			35	METRO		52-520-54-00-5444	585.00
			36	INDUSTRIES#62853-CLEANED		** COMMENT **	
			37	TRANSDUCER AT RAINTREE LIFT		** COMMENT **	
			38	SAM-GRAVEL		23-230-60-00-6032	2,199.63
			39	WELDSTAR-CYLINDER RENTAL		01-410-54-00-5485	76.80
			40	GJOVIKS#443063-BRAKE REPAIR		01-410-54-00-5490	1,047.38
			41	WIRE WIZ#363190-JUL-SEPT 2024		52-520-54-00-5444	138.00
			42	ALARM MONITORING		** COMMENT **	
			43	POLLARD-SHO FLOW		51-510-56-00-5640	1,631.01
			44	TRAFFIC CORP-CONTROLLER, CABLES		01-410-54-00-5435	3,832.00
			45	TRAFFIC CORP-LEDS		01-410-54-00-5435	129.00
						INVOICE TOTAL:	19,101.59 *
	072524-M.BARBANENTE	06/30/24	01	MENARDS#053024-PAINTING		79-795-56-00-5606	38.92
			02	SUPPLIES		** COMMENT **	
			03	TARGET-STORAGE BINS		79-795-56-00-5606	31.96
			04	HOBBY LOBBY-BULLETIN BOARD		79-795-56-00-5606	40.68
			05	MATERIALS		** COMMENT **	
			06	TARGET-ROOM DECOR		79-795-56-00-5606	23.50
			07	DOLLAR TREE-CRAFT MATERIALS		79-795-56-00-5606	16.25
			08	WALMART-PRESCHOOL SNACKS		79-795-56-00-5606	44.40
			09	ALDI-PRESCHOOL SNACKS		79-795-56-00-5606	6.72
			10	HOME DEPO-SAND		79-795-56-00-5606	29.24
						INVOICE TOTAL:	231.67 *
	072524-M.CARYLE	06/30/24	01	MENARDS#052924-SUPER GLUE		01-210-56-00-5620	6.89

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900151	FNBO FIRST NATIONAL BANK OMAHA				07/25/24		
	072524-M.CARYLE	06/30/24	02	GJOVIKS#442327-OIL CHANGE		01-210-54-00-5495	42.00
			03	GJOVIKS#440816-CHECK ENGINE		01-210-54-00-5495	89.51
			04	LIGHT DIAGNOSTIC		** COMMENT **	
			05	GJOVIKS#442571-OIL CHANGE		01-210-54-00-5495	42.00
			06	GJOVIKS#442579-OIL CHANGE		01-210-54-00-5495	42.00
			07	GJOVIKS#442787-OIL CHANGE, NEW		01-210-54-00-5495	249.95
			08	BATTERY		** COMMENT **	
			09	GJOVIKS#443195-OIL CHANGE,		01-210-54-00-5495	110.86
			10	REPLACE TURN SIGNAL BULB		** COMMENT **	
			11	GJOVIKS#443197-OIL CHANGE		01-210-54-00-5495	51.35
			12	GJOVIKS#443387-OIL CHANGE,		01-210-54-00-5495	310.60
			13	REPLACE BATTERY		** COMMENT **	
			14	ILSOS.GOV-LICENSE PLATE		01-210-54-00-5495	154.40
			15	RENEWAL		** COMMENT **	
			16	LEADS ONLINE-CELLHAWK		25-205-60-00-6060	2,995.00
			17	SUBSCRIPTION RENEWAL		** COMMENT **	
				INVOICE TOTAL:			4,094.56 *
	072524-M.CISIJA	06/30/24	01	SAMS-FORKS		01-110-56-00-5610	16.22
				INVOICE TOTAL:			16.22 *
	072524-M.CURTIS	06/30/24	01	AMAZON-ACRYLIC SIGN HOLDER		82-820-56-00-5610	48.94
				INVOICE TOTAL:			48.94 *
	072524-M.MCGREGORY	06/30/24	01	HOME DEPO-SOCKET ADAPTER		51-510-56-00-5630	4.47
			02	UPS-1 PKG SHIPPED		51-510-54-00-5452	15.15
			03	MENARDS#061724-ADAPTERS		51-510-56-00-5630	13.83
			04	MENARDS#061824-PVC CEMENT,		51-510-56-00-5630	52.13
			05	PIPE ADAPTERS, CLEANOUT PLUGS		** COMMENT **	
				INVOICE TOTAL:			85.58 *
	072524-M.NELSON	06/30/24	01	AMAZON-FLASH DRIVES		01-210-56-00-5600	85.57
			02	DUNKIN-DONUTS & COFFEE		01-210-56-00-5650	60.06
				INVOICE TOTAL:			145.63 *
	072524-M.SENG	06/30/24	01	YORK ACE-SAW BLADES		01-410-56-00-5620	192.94
			02	RURAL KING-CHAINSAW BAR		01-410-56-00-5640	176.77
			03	YORK ACE-BOLTS		01-410-56-00-5620	31.23
				INVOICE TOTAL:			400.94 *
	072524-M.WARD	06/30/24	01	YORK POST-POSTAGE		82-820-54-00-5452	4.62
			02	AMAZON-BOOKS		82-820-56-00-5686	45.87
			03	DEMCO-PAPER TAPE, POST IT		82-820-56-00-5620	97.46
			04	NOTES, BOOK TAPE		** COMMENT **	
				INVOICE TOTAL:			147.95 *

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900151	FNBO	FIRST NATIONAL BANK OMAHA			07/25/24		
	072524-P.MCMAHON	06/30/24	01	AMAZON-TACTICALBOOTS		01-210-56-00-5600	119.99
			02	GALLS-NAME PLATES		01-210-56-00-5600	28.40
			03	AMAZON-SILENCERS, EAR		01-210-56-00-5620	1,386.57
			04	PROTECTION		** COMMENT **	
			05	TARGET-WATER		01-210-56-00-5620	12.16
			06	BROWNELLS-GUN MAGAZINES		01-210-56-00-5620	109.98
						INVOICE TOTAL:	1,657.10 *
	072524-P.RATOS	06/30/24	01	KENDALL PRINTING-COPIES		01-220-54-00-5430	7.50
						INVOICE TOTAL:	7.50 *
	072524-P.SCODRO	06/30/24	01	NARDS#053124-DUCT SEALING		51-510-56-00-5620	16.94
			02	COMPOUND, PENETRANT		** COMMENT **	
			03	MENARDS#061924-CHANNELLOCKS,		51-510-56-00-5630	57.91
			04	SCREWDRIVERS, SILICONE LUBE		** COMMENT **	
			05	AWWA-CONTINUING EDUCATION		51-510-54-00-5412	72.00
			06	CLASS		** COMMENT **	
			07	AWWA-WATER LICENSING CLASS FOR		51-510-54-00-5412	488.00
			08	BROWN & SCODRO		** COMMENT **	
						INVOICE TOTAL:	634.85 *
	072524-R.CONARD	06/30/24	01	MENARDS#062524-BULBS		51-510-56-00-5638	41.46
			02	MENARDS#061824-DRILL BITS,		51-510-56-00-5620	38.63
			03	WASHERS, SCREWS		** COMMENT **	
			04	MENARDS#052924-HITCH BALL,S		51-510-56-00-5628	65.47
			05	GROUND EFFECT#496344-DIRT		51-510-56-00-5640	126.00
						INVOICE TOTAL:	271.56 *
	072524-R.FREDRICKSON	06/30/24	01	COMCAST-05/13-06/12 INTERNET		51-510-54-00-5440	119.85
			02	AT 610 TOWER OFC WATER PLANT		** COMMENT **	
			03	IGFOA-JOB POSTING-UB CLERK		51-510-54-00-5426	250.00
			04	IGFOA-JOB POSTING-PAYROLL		01-120-54-00-5462	250.00
			05	COORDINATOR		** COMMENT **	
			06	COMCAST-05/15-06/14 INTERNET		79-795-54-00-5440	221.47
			07	AT 102 E VAN EMMON		** COMMENT **	
			08	GFOA-GET YOUR TIME BACK		01-120-54-00-5412	75.00
			09	WEBINAR REGISTRATION		** COMMENT **	
			10	GFOA-CODE OF ETHICS WEBINAR		01-120-54-00-5412	200.00
			11	REGISTRATION		** COMMENT **	
			12	NEWTEK-6/11-7/11 WEB HOSTING		01-640-54-00-5450	17.21
			13	COMCAST-05/29-06/28 INTERNET,		79-790-54-00-5440	268.68
			14	PHONE AND CABLE AT 185 WOLF		** COMMENT **	
			15	COMCAST-05/30-06/29 INTERNET		52-520-54-00-5440	31.58
			16	AT 610 TOWER		** COMMENT **	
			17	COMCAST-05/30-06/29 INTERNET		01-410-54-00-5440	126.32

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900151	FNBO	FIRST NATIONAL BANK OMAHA			07/25/24		
	072524-R.FREDRICKSON	06/30/24	18	AT 610 TOWER		** COMMENT **	
			19	COMCAST-05/30-06/29 INTERNET		51-510-54-00-5440	78.95
			20	AT 610 TOWER		** COMMENT **	
			21	GFOA-RETHINKING FINANCIAL		01-120-54-00-5412	35.00
			22	REPORTING WEBINAR REGISTARTION		** COMMENT **	
			23	GFOA-GFOA BEST PRACTICES		01-120-54-00-5412	350.00
			24	WEBINAR REGISTRATION		** COMMENT **	
				INVOICE TOTAL:			2,024.06 *
	072524-R.HORNER	06/30/24	01	MENARDS#052924-PUTTY, FAUCET		79-790-56-00-5640	21.72
			02	SUPPLY LINE		** COMMENT **	
			03	MENARDS#052924-TEFLON TAPE		79-790-56-00-5620	7.53
			04	MENARDS#060424-CEMENT MIXER		79-790-56-00-5630	379.00
				INVOICE TOTAL:			408.25 *
	072524-R.MIKOLASEK	06/30/24	01	AMAZON-CPR RESCUE KIT		01-210-56-00-5620	15.00
			02	POWER DMS-ILEAP & POWER DMS		01-210-54-00-5462	6,894.06
			03	RENEWAL		** COMMENT **	
			04	SUBSCRIPTION RENEWAL		** COMMENT **	
				INVOICE TOTAL:			6,909.06 *
	072524-R.NILES	06/30/24	01	TARGET-BUNS, GLOVES, PICKLES		79-795-56-00-5607	27.46
			02	MENARDS#053124-WADING POOL		79-795-56-00-5606	39.96
			03	WALMART-CHIPS		79-795-56-00-5606	59.94
			04	WALMART-BUNS		79-795-56-00-5607	13.14
			05	TARGET-BUNS, DIPS, COCOA		79-795-56-00-5607	41.10
			06	TARGET-		79-795-56-00-5606	41.97
				INVOICE TOTAL:			223.57 *
	072524-S.AUGUSTINE	06/30/24	01	THOMPSON-STATE STATUTES		82-820-56-00-5686	125.38
			02	SUBSCRIPION RENEWAL		** COMMENT **	
			03	HR SOURCE-2024 PUBLIC LIBRARY		82-820-54-00-5462	150.00
			04	SUPPLEMENTAL REPORT		** COMMENT **	
			05	AMAZON-CITY BEACH PARTY ITEMS		82-820-54-00-5426	116.83
			06	LIBERTY MUTUAL-SURETY BOND		82-820-54-00-5462	895.00
			07	AMAZON-CRAFT SUPPLIES		82-000-24-00-2480	165.23
			08	DOLLAR TREE-BEACH PARTY ITEMS		82-820-54-00-5426	55.73
			09	TARGET-BEACH PARTY ITEMS		82-820-54-00-5426	41.27
			10	AMAZON-BEACH PARTY RETURN		82-820-54-00-5426	-116.83
			11	JIMMY JOHNS-SANDWICHES		82-820-56-00-5676	76.46
			12	SMITHEREEN-MAY PEST CONTROL		82-820-54-00-5462	87.00
			13	AMAZON- PRIME MONTHLY FEE		82-820-54-00-5460	14.99
			14	QUILL-PAPER TOWELS, SOAP,		82-820-56-00-5621	769.19
			15	URINAL BLOCK, FEBREEZE, TOILET		** COMMENT **	
			16	PAPER		** COMMENT **	

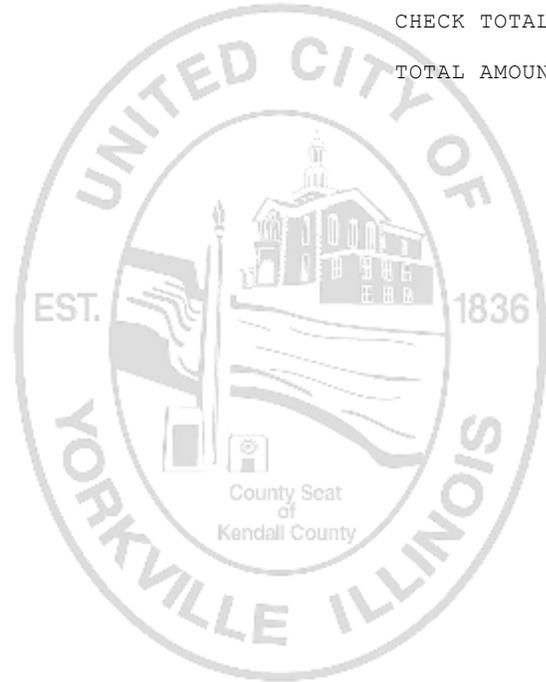
CHECK #	VENDOR # INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	CHECK DATE	ACCOUNT #	ITEM AMT
900151	FNBO	FIRST NATIONAL BANK OMAHA			07/25/24		
	072524-S.AUGUSTINE	06/30/24	17	QUILL-GARBAGE BAGS, SOAP		82-820-56-00-5621	308.31
			18	QUILL-TISSUE CREDIT		82-820-56-00-5621	-71.78
			19	QUILL-GARBAGE BAGS		82-820-56-00-5620	66.24
			20	AMAZON-LANYARDS		82-820-56-00-5610	23.99
			21	LIBERTY MUTUAL-LIBRARY BOND		82-820-54-00-5462	456.00
			22	AMPERSGE#2089052-BULBS		82-820-56-00-5621	89.20
			23	TRIBUNE-SUBSCRIPTION RENEWAL		82-820-54-00-5460	424.00
						INVOICE TOTAL:	3,676.21 *
	072524-S.IWANSKI	06/30/24	01	YORK POST-POSTAGE		82-820-54-00-5452	212.54
						INVOICE TOTAL:	212.54 *
	072524-S.REDMON	06/30/24	01	AMAZON-BEACH PARTY SUPPLIES		79-795-56-00-5606	102.97
			02	AMAZON-BEACH PARTY PAINTING		79-795-56-00-5606	108.84
			03	SUPPLIES		** COMMENT **	
			04	JACKSON-HIRSH-LAMINATING FILM		79-795-56-00-5610	165.85
			05	AT&T-05/24-06/23 INTERNET FOR		79-795-54-00-5440	104.70
			06	TOWN SQUARE PARK SIGN		** COMMENT **	
			07	AMAZON-LABLE MAKER TAPE		79-795-56-00-5610	32.62
			08	AMAZON-LEIS, STRAWS		79-795-56-00-5606	107.92
			09	WALMART-BEACH PARTY DRINKS		79-795-56-00-5606	437.09
			10	MENARDS#060524-SAND,WATER,WIPE		79-795-56-00-5606	77.17
			11	S, CABLE TIES		** COMMENT **	
			12	MENARDS#060524B-AC UNIT		25-225-60-00-6060	226.00
			13	CASEYS-ICE		79-795-56-00-5606	60.50
			14	SHELL-ICE		79-795-56-00-5606	129.08
			15	CORK & KEG-ICE		79-795-56-00-5606	75.00
			16	PARTY CITY-BARBIE BOXES		79-795-56-00-5606	476.30
			17	AMPERAGE#2085093-WIRE, CORDS		79-790-56-00-5640	247.44
			18	BMI-HOMETOWN DAYS MUSIC		79-795-56-00-5602	435.00
			19	GOLD MEDAL#414954-BRIDGE		79-795-56-00-5607	494.50
			20	CONCESSION SUPPLIES		** COMMENT **	
			21	GOLD MEDAL#414708-BEECHER		79-795-56-00-5607	67.65
			22	CONCESSION SUPPLIES		** COMMENT **	
			23	GOLD MEDAL#414709-BRIDGE		79-795-56-00-5607	280.95
			24	CONCESSION SUPPLIES		** COMMENT **	
			25	GOLD MEDAL#414205-BEECHER		79-795-56-00-5607	531.40
			26	CONCESSION SUPPLIES		** COMMENT **	
			27	GOLD MEDAL#414206-BRIDGE		79-795-56-00-5607	400.50
			28	CONCESSION SUPPLIES		** COMMENT **	
			29	GOLD MEDAL#414249-BEECHER		79-795-56-00-5607	45.00
			30	CONCESSION SUPPLIES		** COMMENT **	
			31	GOLD MEDAL#414257-CUPS		79-795-56-00-5607	38.50
			32	GOLD MEDAL#414952-BEECHER		79-795-56-00-5607	588.50
			33	CONCESSION SUPPLIES		** COMMENT **	

CHECK #	VENDOR # INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	CHECK DATE	ACCOUNT #	ITEM AMT
900151	FNBO FIRST NATIONAL BANK OMAHA				07/25/24		
	072524-S.REDMON	06/30/24	34	GOLD MEDAL#414845-WARMING TRAY		79-795-56-00-5607	32.95
			35	GOLD MEDAL#414482-BRIDGE		79-795-56-00-5607	624.90
			36	CONCESSION SUPPLIES		** COMMENT **	
			37	GOLD MEDAL#414481-BEECHER		79-795-56-00-5607	853.70
			38	CONCESSION SUPPLIES		** COMMENT **	
			39	GOLD MEDAL-SALES TAX CREDIT		79-795-56-00-5607	115.93
			40	RUNCO#941789-SCISSORS,		79-795-56-00-5610	41.70
			41	CURRENCY STRAPS, INDEX CARDS		** COMMENT **	
			42	TARGET-BUNS		79-795-56-00-5607	23.85
			43	WALMART-FANS		79-795-56-00-5607	41.94
			44	AMAZON-CUPS WITH LIDS		79-795-56-00-5606	382.81
			45	ARENESON#251001-JUN 2024 DIESE		79-790-56-00-5695	117.58
			46	AMAZON-PRIZE WHEEL		79-795-56-00-5606	369.99
			47	QUADIENT-JUL-OCT 2024 POSTAGE		01-410-56-00-5695	69.42
			48	MACHINE LEASE		** COMMENT **	
			49	GOLD MEDAL#415241-BEECHER		79-795-56-00-5607	861.45
			50	CONCESSION SUPPLIES		** COMMENT **	
			51	GOLD MEDAL#415242-BRIDGE		79-795-56-00-5607	962.75
			52	CONCESSION SUPPLIES		** COMMENT **	
			53	AMAZON-HDMI CABLE		79-795-56-00-5606	15.89
			54	ARNESON#254741-JUN 2024 DIESEL		79-790-56-00-5695	315.27
			55	ARNESON#254742-JUN 2024 GAS		79-790-56-00-5695	1,001.25
			56	ARNESON#251002-JUN 2024 GAS		79-790-56-00-5695	1,059.00
			57	LOMBARDI-SMORES SLIME CLASS		79-795-54-00-5462	261.80
			58	AMAZON-PATRIOTIC MAGNET DECALS		79-795-56-00-5606	40.81
			59	AMAZON-PLANNER, POSTCARDS		79-795-56-00-5610	47.77
			60	LOMBARDI-ICE CREAM CLASS		79-795-54-00-5462	214.20
			61	WALMART-SALES TAX CREDIT		79-795-56-00-5606	-115.93
				INVOICE TOTAL:			12,572.51 *
	072524-S.REMUS	06/30/24	01	HOLE IN ONE-FORE GOLF ACTIVITY		79-795-56-00-5606	248.00
			02	BLACKBERRY OAKS-FORE GOLF		79-795-56-00-5606	5,080.00
			03	OUTING FEE		** COMMENT **	
			04	OAKS GRILLE-FORE GOLF OUTING		79-795-56-00-5606	3,405.86
			05	FOOD & DRINKS		** COMMENT **	
				INVOICE TOTAL:			8,733.86 *
	072524-S.SENDRA	06/30/24	01	AMAZON-PLAY MONEY		79-795-56-00-5606	20.78
			02	MENARDS#060624-COOLER, CUPS		79-795-56-00-5606	33.97
			03	DOLLAR TREE-BUCKETS		79-795-56-00-5606	7.50
			04	DOLLAR TREE-RIVER FEST ITEMS		79-795-56-00-5606	55.00
			05	MENARDS#061224-RIVER FEST ITEM		79-795-56-00-5606	172.25
			06	HOBBY LOBBY-RIVER FEST ITEMS		79-795-56-00-5606	83.02
			07	AMAZON-RIVER FEST ITEMS		79-795-56-00-5606	147.95
			08	AMAZON-CURTAINS		79-795-56-00-5606	23.68
				INVOICE TOTAL:			544.15 *

CHECK #	VENDOR # INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	CHECK DATE	ACCOUNT #	ITEM AMT
900151	FNBO	FIRST NATIONAL BANK OMAHA			07/25/24		
	072524-S.SLEEZER	06/30/24	01	CARROLL#73913-24 SONOTUBES		25-225-60-00-6010	240.00
			02	MENARDS#053124-CONCRETE MIX		79-790-56-00-5620	435.20
			03	WINDING CREEK#243699-TREE		79-790-56-00-5640	315.00
			04	HOMEWOOD AUTO-CABLE, FILTER		79-790-56-00-5640	68.95
			05	GROUND#496341-MULCH		79-790-56-00-5640	1,670.50
				INVOICE TOTAL:			2,729.65 *
	072524-T.HOULE	06/30/24	01	AMAZON-EDGER BEARING PART		79-790-56-00-5640	14.50
			02	AMAZON-BATTERY JUMP STARTER		79-790-56-00-5630	284.28
			03	FLATSOS#32008-TIRE		79-790-54-00-5495	138.76
			04	AMAZON-REACHER		79-790-56-00-5630	43.84
			05	NAPA#368501-FILTERS		79-790-56-00-5640	390.08
			06	NAPA#367066-FILTER, CROFT		79-790-56-00-5630	166.26
			07	NAPA#366712-KNOB		79-790-56-00-5640	11.73
			08	MENARDS#061924-ROPE		79-790-56-00-5620	27.98
			09	MENARDS#053124-WEED KILLER		79-790-56-00-5620	279.98
			10	MENARDS#062124-SOCKET SETS		79-790-56-00-5630	115.98
			11	FED EX-PACKAGE SHIPPED		79-790-54-00-5462	20.66
				INVOICE TOTAL:			1,494.05 *
	072524-T.LOWERY	06/30/24	01	NAPA#368331-ALTERNATOR		79-790-56-00-5640	258.99
			02	NAPA#368400-DEPOSIT RETURNED		79-790-56-00-5640	-66.00
			03	MENARDS#061024-THREADLOCKER		79-790-56-00-5620	23.96
				INVOICE TOTAL:			216.95 *
	072524-T.MILSCHEWSKI	06/30/24	01	ILLCO-CLOSET KIT		82-820-54-00-5495	97.50
			02	MENARDS#060324-WEED KILLER		24-216-56-00-5656	53.96
			03	MENARDS#0600524-EXIT BATTERY		24-216-56-00-5656	103.92
			04	MENARDS#061324-EXIT BATTERY		24-216-56-00-5656	12.99
			05	MENARDS#062424-LOPPER,		24-216-56-00-5656	232.71
			06	ELETRONIC TIMER, HOSE,		** COMMENT **	
			07	GOOSNECK SHUTOFF		** COMMENT **	
			08	MENARDS#061924-BRUSH, PAINT		82-820-54-00-5495	75.89
			09	HOME DEPO-BULBS		82-820-54-00-5495	11.47
				INVOICE TOTAL:			588.44 *
				CHECK TOTAL:			117,313.42
				TOTAL AMOUNT PAID:			117,313.42

UNITED CITY OF YORKVILLE
 MANUAL CHECK REGISTER

CHECK #	VENDOR # INVOICE #	INVOICE DATE	ITEM # DESCRIPTION	CHECK DATE	ACCOUNT #	ITEM AMT
131243	KCR	KENDALL COUNTY RECORDER'S		07/26/24		
	4008310	07/26/24	01 PERMANENT EASEMENT-GREEN		90-191-00-00-0011	138.00
			02 DOOR/CYRUS ONE		** COMMENT **	
			03 TEMPORARY CONSTRUCTION		90-191-00-00-0011	138.00
			04 EASEMENT-GREEN DOOR/CYRUS ONE		** COMMENT **	
			05 ORDINANCE PUD AGREEMENT WITH		90-227-00-00-0011	57.00
			06 C1 YORKVILLE, LLC/CYRUS ONE		** COMMENT **	
					INVOICE TOTAL:	333.00 *
					CHECK TOTAL:	333.00
					TOTAL AMOUNT PAID:	333.00



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| 01-110 ADMIN | 12-112 SUNFLOWER SSA | 25-225 PARK & RECREATION CAPITAL | 84-840 LIBRARY CAPITAL |
| 01-120 FINANCE | 15-155 MOTOR FUEL TAX (MFT) | 51-510 WATER OPERATIONS | 87-870 COUNTRYSIDE TIF |
| 01-210 POLICE | 23-230 CITY WIDE CAPITAL | 52-520 SEWER OPERATIONS | 88-880 DOWNTOWN TIF |
| 01-220 COMMUNITY DEVELOPMENT | 24-216 BUILDING & GROUNDS | 79-790 PARKS DEPARTMENT | 89-890 DOWNTOWN II TIF |
| 01-410 STREETS OPERATIONS | 25-205 POLICE CAPITAL | 79-795 RECREATION DEPARTMENT | 90-XXX DEVELOPER ESCROW |
| 01-640 ADMINISTRATIVE SERVICES | 25-212 GENERAL GOVERNMENT CAPITAL | 82-820 LIBRARY OPERATIONS | 95-000 ESCROW DEPOSIT |
| 11-111 FOX HILL SSA | 25-215 PUBLIC WORKS CAPITAL | | |

DATE: 07/22/24
 TIME: 09:30:44
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UNITED CITY OF YORKVILLE
 CHECK REGISTER

INVOICES DUE ON/BEFORE 07/26/2024

CHECK #	VENDOR # INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	PROJECT CODE	ITEM AMT
541051	BEEBED DAVID BEEBE						
	07/15-07/21	07/19/24	01	UMPIRE	79-795-54-00-5462		100.00
						INVOICE TOTAL:	100.00 *
					CHECK TOTAL:		100.00
D003610	DIETERG GARY M. DIETER						
	07/15-07/21	07/19/24	01	UMPIRE	79-795-54-00-5462		100.00
						INVOICE TOTAL:	100.00 *
					DIRECT DEPOSIT TOTAL:		100.00
D003611	OLEARYM MARTIN J. O'LEARY						
	07/15-07/21	07/19/24	01	UMPRE	79-795-54-00-5462		100.00
						INVOICE TOTAL:	100.00 *
					DIRECT DEPOSIT TOTAL:		100.00
D003612	PATTONS SHANE PATTON						
	07/15-07/21	07/19/24	01	UMPIRE	79-795-54-00-5462		110.00
						INVOICE TOTAL:	110.00 *
					DIRECT DEPOSIT TOTAL:		110.00
541052	RIETZR ROBERT L. RIETZ JR.						
	071824	07/18/24	01	UMPIRE	79-795-54-00-5462		168.00
						INVOICE TOTAL:	168.00 *
					CHECK TOTAL:		168.00
D003613	SANDOVAA ANTONIO SANDOVAL						

DATE: 07/22/24
 TIME: 09:30:44
 ID: AP211001.WOW

UNITED CITY OF YORKVILLE
 CHECK REGISTER

INVOICES DUE ON/BEFORE 07/26/2024

CHECK #	VENDOR # INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	PROJECT CODE	ITEM AMT
D003613	SANDOVAA	ANTONIO SANDOVAL					
	07/15-07/21	07/19/24	01	UMPIRE	79-795-54-00-5462		100.00
						INVOICE TOTAL:	100.00 *
	071524	07/15/24	01	UMPIRE	79-795-54-00-5462		80.00
						INVOICE TOTAL:	80.00 *
						DIRECT DEPOSIT TOTAL:	180.00
541053	VOITIKM	MICHAEL VOITIK					
	071824	07/18/24	01	UMPIRE	79-795-54-00-5462		168.00
						INVOICE TOTAL:	168.00 *
						CHECK TOTAL:	168.00
541054	WASONG	GERALD WASON					
	071824	07/18/24	01	UMPIRE	79-795-54-00-5462		168.00
						INVOICE TOTAL:	168.00 *
						CHECK TOTAL:	168.00
TOTAL CHECKS PAID:							604.00
TOTAL DIRECT DEPOSITS PAID:							490.00
TOTAL AMOUNT PAID:							1,094.00

CHECK DATE: 08/02/24

CHECK #	VENDOR #	INVOICE NUMBER	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	ITEM AMT
541057	CURLC	CHRISTOPHER CURL					
	07/22-07/28		07/30/24	01	UMPIRE	79-795-54-00-5462	80.00
						INVOICE TOTAL:	80.00 *
						CHECK TOTAL:	80.00
						TOTAL AMOUNT PAID:	80.00

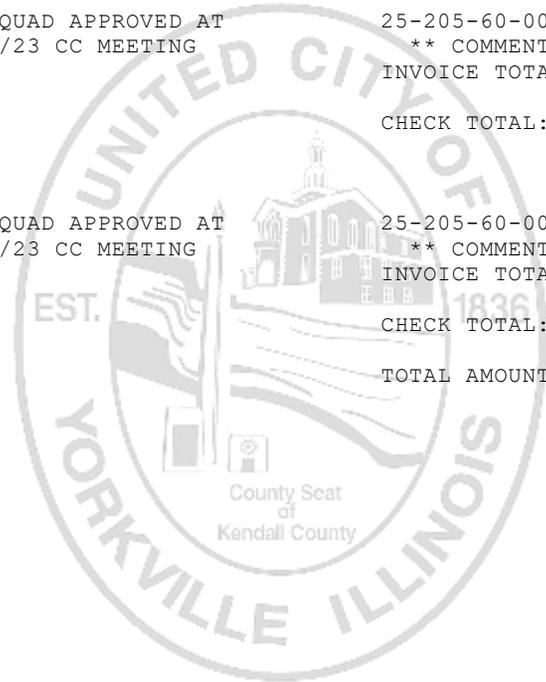


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| 01-110 ADMIN | 12-112 SUNFLOWER SSA | 25-225 PARK & RECREATION CAPITAL | 84-840 LIBRARY CAPITAL |
| 01-120 FINANCE | 15-155 MOTOR FUEL TAX (MFT) | 51-510 WATER OPERATIONS | 87-870 COUNTRYSIDE TIF |
| 01-210 POLICE | 23-230 CITY WIDE CAPITAL | 52-520 SEWER OPERATIONS | 88-880 DOWNTOWN TIF |
| 01-220 COMMUNITY DEVELOPMENT | 24-216 BUILDING & GROUNDS | 79-790 PARKS DEPARTMENT | 89-890 DOWNTOWN II TIF |
| 01-410 STREETS OPERATIONS | 25-205 POLICE CAPITAL | 79-795 RECREATION DEPARTMENT | 90-XXX DEVELOPER ESCROW |
| 01-640 ADMINISTRATIVE SERVICES | 25-212 GENERAL GOVERNMENT CAPITAL | 82-820 LIBRARY OPERATIONS | 95-000 ESCROW DEPOSIT |
| 11-111 FOX HILL SSA | 25-215 PUBLIC WORKS CAPITAL | | |

UNITED CITY OF YORKVILLE
 CHECK REGISTER

CHECK DATE: 08/07/24

CHECK #	VENDOR #	INVOICE NUMBER	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	ITEM AMT
541149	MORROW	MORROW BROTHERS FORD, INC					
	SQUAD 1-	110223CC	08/07/24	01	NEW SQUAD APPROVED AT	25-205-60-00-6070	57,520.00
				02	11/02/23 CC MEETING	** COMMENT **	
					INVOICE TOTAL:		57,520.00 *
					CHECK TOTAL:		57,520.00
541150	MORROW	MORROW BROTHERS FORD, INC					
	SQUAD 2-	110223CC	08/07/24	01	NEW SQUAD APPROVED AT	25-205-60-00-6070	57,520.00
				02	11/02/23 CC MEETING	** COMMENT **	
					INVOICE TOTAL:		57,520.00 *
					CHECK TOTAL:		57,520.00
541151	MORROW	MORROW BROTHERS FORD, INC					
	SQUAD 3-	110223CC	08/07/24	01	NEW SQUAD APPROVED AT	25-205-60-00-6070	57,520.00
				02	11/02/23 CC MEETING	** COMMENT **	
					INVOICE TOTAL:		57,520.00 *
					CHECK TOTAL:		57,520.00
					TOTAL AMOUNT PAID:		172,560.00



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| 01-110 ADMIN | 12-112 SUNFLOWER SSA | 25-225 PARK & RECREATION CAPITAL | 84-840 LIBRARY CAPITAL |
| 01-120 FINANCE | 15-155 MOTOR FUEL TAX (MFT) | 51-510 WATER OPERATIONS | 87-870 COUNTRYSIDE TIF |
| 01-210 POLICE | 23-230 CITY WIDE CAPITAL | 52-520 SEWER OPERATIONS | 88-880 DOWNTOWN TIF |
| 01-220 COMMUNITY DEVELOPMENT | 24-216 BUILDING & GROUNDS | 79-790 PARKS DEPARTMENT | 89-890 DOWNTOWN II TIF |
| 01-410 STREETS OPERATIONS | 25-205 POLICE CAPITAL | 79-795 RECREATION DEPARTMENT | 90-XXX DEVELOPER ESCROW |
| 01-640 ADMINISTRATIVE SERVICES | 25-212 GENERAL GOVERNMENT CAPITAL | 82-820 LIBRARY OPERATIONS | 95-000 ESCROW DEPOSIT |
| 11-111 FOX HILL SSA | 25-215 PUBLIC WORKS CAPITAL | | |

DATE: 08/07/24
 TIME: 08:58:23
 ID: AP211001.W0W

UNITED CITY OF YORKVILLE
 CHECK REGISTER

INVOICES DUE ON/BEFORE 08/13/2024

CHECK #	VENDOR # INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	PROJECT CODE	ITEM AMT	
541059	AACVB	AURORA AREA CONVENTION						
	06/24-ALL	06/07/24	01	JUN 2024 ALL SEASON HOTEL TAX	01-640-54-00-5481		49.24	
						INVOICE TOTAL:	49.24 *	
	5/24-SUPER	06/07/24	01	MAY 2024 SUPER 8 HOTEL TAX	01-640-54-00-5481		1,790.59	
						INVOICE TOTAL:	1,790.59 *	
	6/24-HAMPTON	07/22/24	01	JUN 2024 HAMPTON HOTEL TAX	01-640-54-00-5481		6,047.16	
						INVOICE TOTAL:	6,047.16 *	
	6/24-SUNSET	07/25/24	01	JUN 2024 SUNSET HOTEL TAX	01-640-54-00-5481		11.70	
						INVOICE TOTAL:	11.70 *	
					CHECK TOTAL:		7,898.69	
541060	ACG	APPLIED COMMUNICATIONS GROUP						
	6328.1	07/23/24	01	INSTALLATION OF COUNCIL	24-216-54-00-5446		2,368.62	
			02	CHAMBER PRESS AUDIO	** COMMENT **			
						INVOICE TOTAL:	2,368.62 *	
					CHECK TOTAL:		2,368.62	
541061	ALTEC	ALTEC INDUSTRIES, INC.						
	51448282	06/07/24	01	REPLACED LEVEL RIDE BUSHINGS	01-410-54-00-5490		1,609.72	
						INVOICE TOTAL:	1,609.72 *	
	51458520	06/24/24	01	INSTALLED NEW PLATFORM COVER	01-410-54-00-5490		1,710.64	
						INVOICE TOTAL:	1,710.64 *	
	51467849	07/10/24	01	REPLACED FITTING	01-410-54-00-5490		89.50	
						INVOICE TOTAL:	89.50 *	
					CHECK TOTAL:		3,409.86	



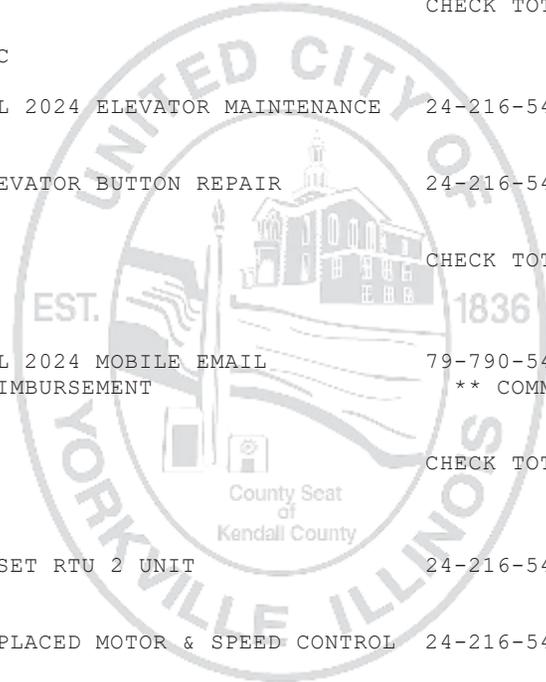
01-110 ADMIN	12-112 SUNFLOWER SSA	25-225 PARK & RECREATION CAPITAL	84-840 LIBRARY CAPITAL
01-120 FINANCE	15-155 MOTOR FUEL TAX (MFT)	51-510 WATER OPERATIONS	87-870 COUNTRYSIDE TIF
01-210 POLICE	23-230 CITY WIDE CAPITAL	52-520 SEWER OPERATIONS	88-880 DOWNTOWN TIF
01-220 COMMUNITY DEVELOPMENT	24-216 BUILDING & GROUNDS	79-790 PARKS DEPARTMENT	89-890 DOWNTOWN II TIF
01-410 STREETS OPERATIONS	25-205 POLICE CAPITAL	79-795 RECREATION DEPARTMENT	90-XXX DEVELOPER ESCROW
01-640 ADMINISTRATIVE SERVICES	25-212 GENERAL GOVERNMENT CAPITAL	82-820 LIBRARY OPERATIONS	95-000 ESCROW DEPOSIT
11-111 FOX HILL SSA	25-215 PUBLIC WORKS CAPITAL		

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541062	AMALGAMA	AMALGAMATED BANK OF CHICAGO						
	58340724	07/01/24	01	BOND SERIES 2015A ADMIN FEE	51-510-54-00-5498		349.32	
			02	BOND SERIES 2015A ADMIN FEE	87-870-54-00-5498		125.68	
				INVOICE TOTAL:			475.00 *	
				CHECK TOTAL:			475.00	
541063	AMEHOIST	AMERICAN HOIST & MANLIFT, INC						
	30303	07/10/24	01	JUL 2024 ELEVATOR MAINTENANCE	24-216-54-00-5446		165.00	
				INVOICE TOTAL:			165.00 *	
	30306	07/10/24	01	ELEVATOR BUTTON REPAIR	24-216-54-00-5446		386.70	
				INVOICE TOTAL:			386.70 *	
				CHECK TOTAL:			551.70	
541064	ANDERSJA	JARED ANDERSON						
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	79-790-54-00-5440		45.00	
			02	REIMBURSEMENT	** COMMENT **			
				INVOICE TOTAL:			45.00 *	
				CHECK TOTAL:			45.00	
541065	ARTLIP	ARTLIP & SONS, INC.						
	211583	07/18/24	01	RESET RTU 2 UNIT	24-216-54-00-5446		332.00	
				INVOICE TOTAL:			332.00 *	
	211933	07/12/24	01	REPLACED MOTOR & SPEED CONTROL	24-216-54-00-5446		2,462.00	
				INVOICE TOTAL:			2,462.00 *	
				CHECK TOTAL:			2,794.00	
541066	BARBANEM	MARISA BARBANENTE						



01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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541066	BARBANEM 080124	MARISA BARBARENTE 08/01/24	01	JUL 2024 MOBILE EMAIL	79-795-54-00-5440		45.00
			02	REIMBURSEMENT	** COMMENT **		
					INVOICE TOTAL:		45.00 *
					CHECK TOTAL:		45.00
541067	BATTERY S 0111772	BATTERY SERVICE CORPORATION 07/02/24	01	3 BATTERIES	01-410-56-00-5628		228.80
					INVOICE TOTAL:		228.80 *
					CHECK TOTAL:		228.80
541068	BCBS F015083-JUL 2024	BLUE CROSS BLUE SHIELD 07/31/24	01	DEARBORN/BCBS EAP-JUL 2024	01-110-52-00-5222		6.35
			02	DEARBORN/BCBS EAP-JUL 2024	01-120-52-00-5222		4.23
			03	DEARBORN/BCBS EAP-JUL 2024	01-210-52-00-5222		49.35
			04	DEARBORN/BCBS EAP-JUL 2024	01-220-52-00-5222		11.63
			05	DEARBORN/BCBS EAP-JUL 2024	01-410-52-00-5222		10.69
			06	DEARBORN/BCBS EAP-JUL 2024	24-216-52-00-5222		2.82
			07	DEARBORN/BCBS EAP-JUL 2024	51-510-52-00-5222		9.98
			08	DEARBORN/BCBS EAP-JUL 2024	52-520-52-00-5222		4.35
			09	DEARBORN/BCBS EAP-JUL 2024	79-790-52-00-5222		11.99
			10	DEARBORN/BCBS EAP-JUL 2024	79-795-52-00-5222		11.28
			11	DEARBORN/BCBS EAP-JUL 2024	82-820-52-00-5222		7.05
					INVOICE TOTAL:		129.72 *
					CHECK TOTAL:		129.72
D003615	BEHLANDJ 080124	JORI BEHLAND 08/01/24	01	JUL 2024 MOBILE EMAIL	01-110-54-00-5440		45.00
			02	REIMBURSEMENT	** COMMENT **		
					INVOICE TOTAL:		45.00 *
					DIRECT DEPOSIT TOTAL:		45.00

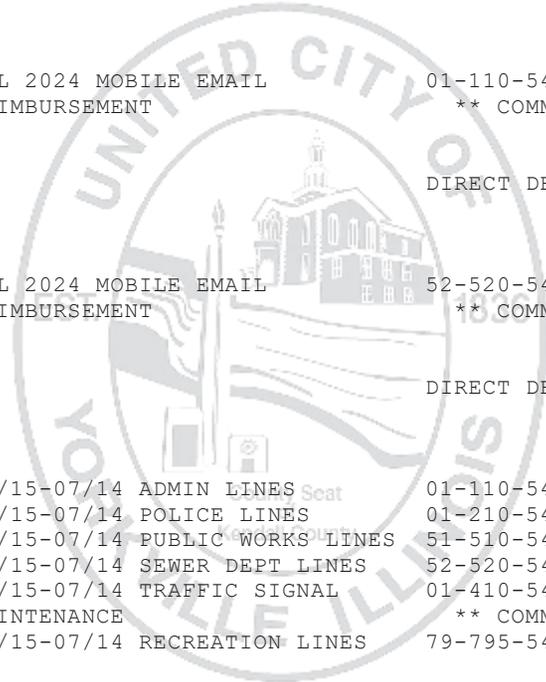
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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541069	BFCNSTR	B&F CONSTRUCTION CODE SERVICES					
	19556	07/25/24	01	JUNE 2024 INSPECTIONS	01-220-54-00-5459		8,840.00
						INVOICE TOTAL:	8,840.00 *
					CHECK TOTAL:		8,840.00
D003616	BLYSTONB	BOBBIE BLYSTONE					
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	01-110-54-00-5440		45.00
			02	REIMBURSEMENT	** COMMENT **		
						INVOICE TOTAL:	45.00 *
					DIRECT DEPOSIT TOTAL:		45.00
D003617	BROWND	DAVID BROWN					
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	52-520-54-00-5440		45.00
			02	REIMBURSEMENT	** COMMENT **		
						INVOICE TOTAL:	45.00 *
					DIRECT DEPOSIT TOTAL:		45.00
541070	CALLONE	PEERLESS NETWORK, INC					
	55377	07/15/24	01	06/15-07/14 ADMIN LINES	01-110-54-00-5440		285.36
			02	06/15-07/14 POLICE LINES	01-210-54-00-5440		142.12
			03	06/15-07/14 PUBLIC WORKS LINES	51-510-54-00-5440		5,728.92
			04	06/15-07/14 SEWER DEPT LINES	52-520-54-00-5440		284.80
			05	06/15-07/14 TRAFFIC SIGNAL	01-410-54-00-5435		75.00
			06	MAINTENANCE	** COMMENT **		
			07	06/15-07/14 RECREATION LINES	79-795-54-00-5440		280.67
						INVOICE TOTAL:	6,796.87 *
					CHECK TOTAL:		6,796.87
541071	CAMBRIA	CAMBRIA SALES COMPANY INC.					



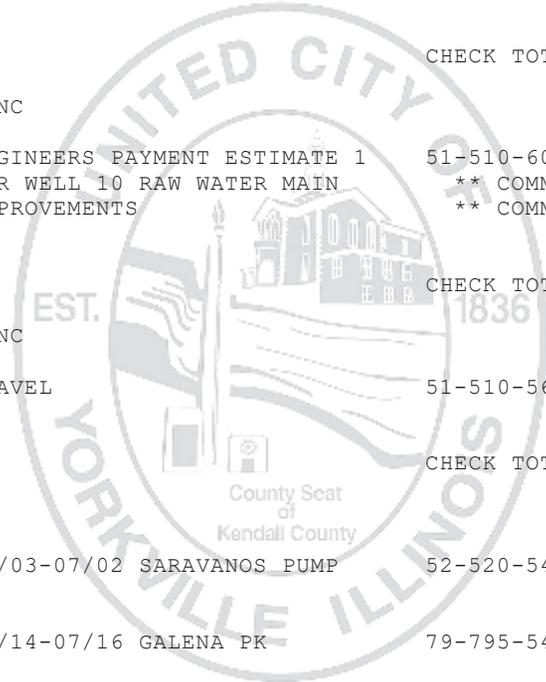
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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541071	CAMBRIA	CAMBRIA SALES COMPANY INC.						
	43871	07/11/24	01	PAPER TOWEL	79-790-56-00-5620		108.54	
						INVOICE TOTAL:	108.54 *	
	43875	07/15/24	01	TOILET TISSUE	79-790-56-00-5620		175.68	
						INVOICE TOTAL:	175.68 *	
					CHECK TOTAL:		284.22	
541072	CECCHIN	CECCHIN PLUMBING & HEATING INC						
	PAY EST 1	07/16/24	01	ENGINEERS PAYMENT ESTIMATE 1	51-510-60-00-6029		668,479.05	
			02	FOR WELL 10 RAW WATER MAIN	** COMMENT **			
			03	IMPROVEMENTS	** COMMENT **			
						INVOICE TOTAL:	668,479.05 *	
					CHECK TOTAL:		668,479.05	
541073	CENTRALL	CENTRAL LIMESTONE COMPANY, INC						
	38798	07/22/24	01	GRAVEL	51-510-56-00-5640		331.03	
						INVOICE TOTAL:	331.03 *	
					CHECK TOTAL:		331.03	
541074	COMED	COMMONWEALTH EDISON						
	2536492222-0624	07/08/24	01	06/03-07/02 SARAVANOS PUMP	52-520-54-00-5480		35.01	
						INVOICE TOTAL:	35.01 *	
	3059341222-0624	07/17/24	01	06/14-07/16 GALENA PK	79-795-54-00-5480		48.81	
						INVOICE TOTAL:	48.81 *	
	3897838000-0624	07/10/24	01	05/31-07/01 609 N BRIDGE	01-110-54-00-5480		194.92	
						INVOICE TOTAL:	194.92 *	



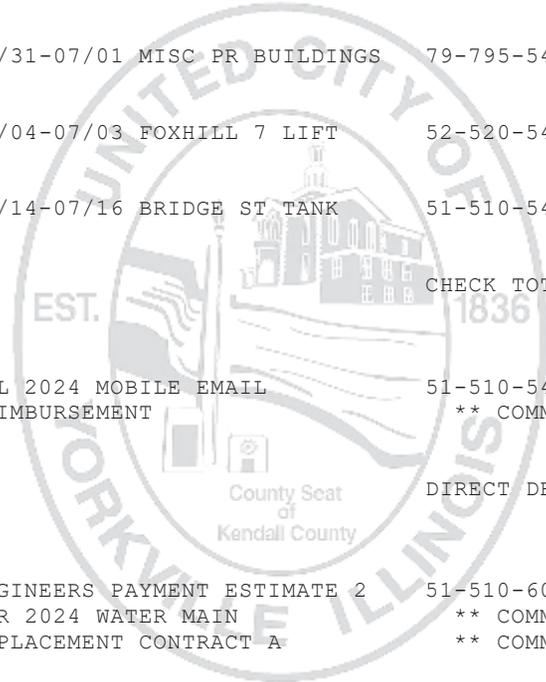
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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541074	COMED COMMONWEALTH EDISON						
	4245174000-0624	07/03/24	01	05/30-07/02 2921 BRISTOL RDG	51-510-54-00-5480		6,984.72
						INVOICE TOTAL:	6,984.72 *
	5110449000-0624	07/03/24	01	06/03-07/02 6780 RT47	23-230-54-00-5482		36.76
						INVOICE TOTAL:	36.76 *
	5946707000-0624	07/10/24	01	05/31-07/01 MISC PR BUILDINGS	79-795-54-00-5480		751.70
						INVOICE TOTAL:	751.70 *
	8503040100-0624	07/05/24	01	06/04-07/03 FOXHILL 7 LIFT	52-520-54-00-5440		78.13
						INVOICE TOTAL:	78.13 *
	9193732222-0624	07/17/24	01	06/14-07/16 BRIDGE ST TANK	51-510-54-00-5480		39.78
						INVOICE TOTAL:	39.78 *
						CHECK TOTAL:	8,169.83
D003618	CONARDR RYAN CONARD						
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	51-510-54-00-5440		45.00
			02	REIMBURSEMENT	** COMMENT **		
						INVOICE TOTAL:	45.00 *
						DIRECT DEPOSIT TOTAL:	45.00
541075	CONLEY CONLEY EXCAVATING, INC						
	PAY EST 2	08/01/24	01	ENGINEERS PAYMENT ESTIMATE 2	51-510-60-00-6025		583,236.45
			02	FOR 2024 WATER MAIN	** COMMENT **		
			03	REPLACEMENT CONTRACT A	** COMMENT **		
						INVOICE TOTAL:	583,236.45 *
						CHECK TOTAL:	583,236.45
541076	COREMAIN CORE & MAIN LP						



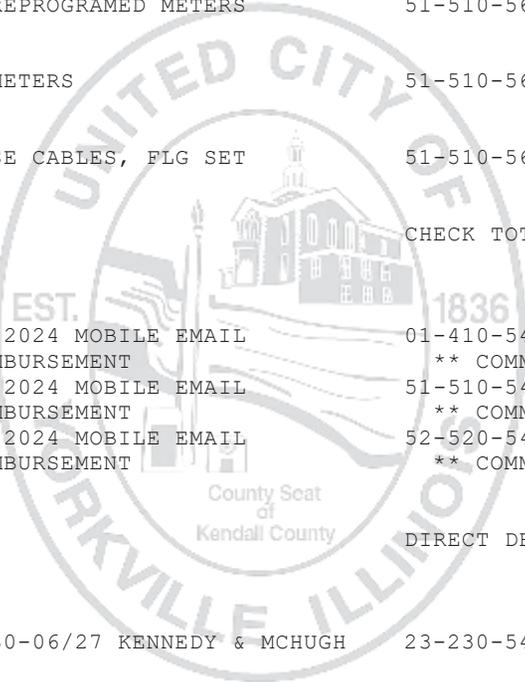
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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541076	COREMAIN	CORE & MAIN LP					
	V166895	07/01/24	01	40 METERS, REPROGRAMED 216	51-510-56-00-5664		40,168.00
			02	ADDITIONAL METERS	** COMMENT **		
					INVOICE TOTAL:		40,168.00 *
	V224220	07/16/24	01	48 REPROGRAMED METERS	51-510-56-00-5664		7,398.78
					INVOICE TOTAL:		7,398.78 *
	V224241	07/11/24	01	54 METERS	51-510-56-00-5664		11,130.88
					INVOICE TOTAL:		11,130.88 *
	V241369	07/18/24	01	PULSE CABLES, FLG SET	51-510-56-00-5664		1,728.09
					INVOICE TOTAL:		1,728.09 *
					CHECK TOTAL:		60,425.75
D003619	DHUSEE	DHUSE, ERIC					
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	01-410-54-00-5440		15.00
			02	REIMBURSEMENT	** COMMENT **		
			03	JUL 2024 MOBILE EMAIL	51-510-54-00-5440		15.00
			04	REIMBURSEMENT	** COMMENT **		
			05	JUL 2024 MOBILE EMAIL	52-520-54-00-5440		15.00
			06	REIMBURSEMENT	** COMMENT **		
					INVOICE TOTAL:		45.00 *
					DIRECT DEPOSIT TOTAL:		45.00
541077	DIRENRGY	DIRECT ENERGY BUSINESS					
	1704705-241870054728	07/05/24	01	05/30-06/27 KENNEDY & MCHUGH	23-230-54-00-5482		74.11
					INVOICE TOTAL:		74.11 *
	1704706-242000054827	07/18/24	01	06/04-07/07 RT34 & BEECHER	23-230-54-00-5482		52.11
					INVOICE TOTAL:		52.11 *



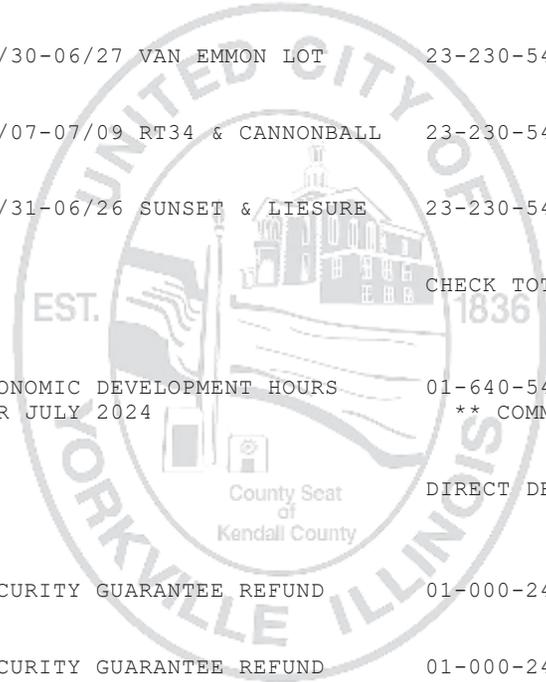
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
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01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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541077	DIRENRGY DIRECT ENERGY BUSINESS						
	1704708-241990054817	07/17/24	01	05/31-07/02 1850 MARKETVIEW	23-230-54-00-5482		67.88
						INVOICE TOTAL:	67.88 *
	1704709-241980054806	07/16/24	01	05/31-07/02 7 COUNTRYSIDE	23-230-54-00-5482		127.04
						INVOICE TOTAL:	127.04 *
	1704710-241900054736	07/08/24	01	05/30-06/27 VAN EMMON LOT	23-230-54-00-5482		14.43
						INVOICE TOTAL:	14.43 *
	1704718-242000054827	07/18/24	01	06/07-07/09 RT34 & CANNONBALL	23-230-54-00-5482		18.81
						INVOICE TOTAL:	18.81 *
	1704719-241870054728	07/05/24	01	05/31-06/26 SUNSET & LIESURE	23-230-54-00-5482		2,606.53
						INVOICE TOTAL:	2,606.53 *
						CHECK TOTAL:	2,960.91
D003620	DLK DLK, LLC						
	279	07/26/24	01	ECONOMIC DEVELOPMENT HOURS	01-640-54-00-5486		9,750.00
			02	FOR JULY 2024	** COMMENT **		
						INVOICE TOTAL:	9,750.00 *
						DIRECT DEPOSIT TOTAL:	9,750.00
541078	DRHCAMBR DR HORTON-MIDWEST						
	20231751-3221 LEHMAN	07/11/24	01	SECURITY GUARANTEE REFUND	01-000-24-00-2415		5,000.00
						INVOICE TOTAL:	5,000.00 *
	20231752-3229 LEHMAN	07/11/24	01	SECURITY GUARANTEE REFUND	01-000-24-00-2415		5,000.00
						INVOICE TOTAL:	5,000.00 *
	20231753-3225 LEHMAN	07/11/24	01	SECURITY GUARANTEE REFUND	01-000-24-00-2415		5,000.00
						INVOICE TOTAL:	5,000.00 *
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
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01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

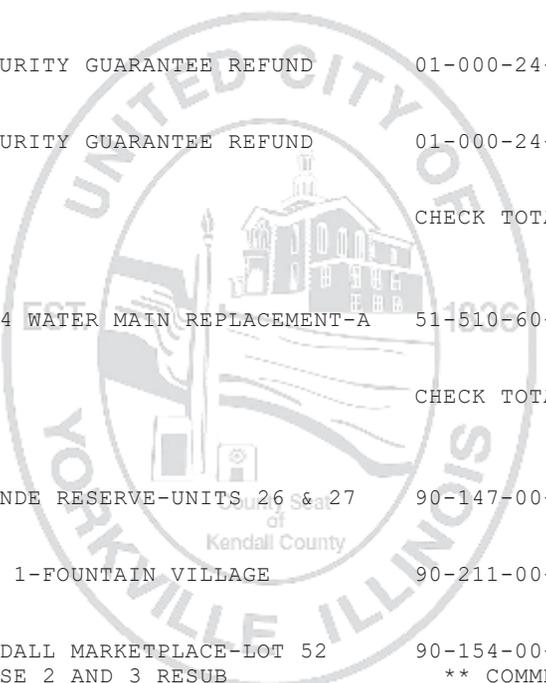


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541078	DRHCAMBR DR HORTON-MIDWEST						
	20231754-3233 LEHMAN	07/11/24	01	SECURITY GUARANTEE REFUND	01-000-24-00-2415		5,000.00
						INVOICE TOTAL:	5,000.00 *
	20231944-2705 BERRYW	07/25/24	01	SECURITY GUARANTEE REFUND	01-000-24-00-2415		5,000.00
						INVOICE TOTAL:	5,000.00 *
	20231945-2709 BERRYW	07/25/24	01	SECURITY GUARANTEE REFUND	01-000-24-00-2415		5,000.00
						INVOICE TOTAL:	5,000.00 *
	20231946-2713 BERRYW	07/25/24	01	SECURITY GUARANTEE REFUND	01-000-24-00-2415		5,000.00
						INVOICE TOTAL:	5,000.00 *
						CHECK TOTAL:	35,000.00
541079	EEI ENGINEERING ENTERPRISES, INC.						
	0934	07/26/24	01	2024 WATER MAIN REPLACEMENT-A	51-510-60-00-6025		40,190.25
						INVOICE TOTAL:	40,190.25 *
						CHECK TOTAL:	40,190.25
541080	EEI ENGINEERING ENTERPRISES, INC.						
	0936	07/26/24	01	GRANDE RESERVE-UNITS 26 & 27	90-147-00-00-0111		1,263.00
						INVOICE TOTAL:	1,263.00 *
	0939	07/26/24	01	LOT 1-FOUNTAIN VILLAGE	90-211-00-00-0111		2,204.50
						INVOICE TOTAL:	2,204.50 *
	0949	07/26/24	01	KENDALL MARKETPLACE-LOT 52	90-154-00-00-0111		2,629.00
			02	PHASE 2 AND 3 RESUB	** COMMENT **		
						INVOICE TOTAL:	2,629.00 *
	80899	07/26/24	01	NORTHPOINTE SUBDIVISION	90-195-00-00-0111		1,477.50
						INVOICE TOTAL:	1,477.50 *



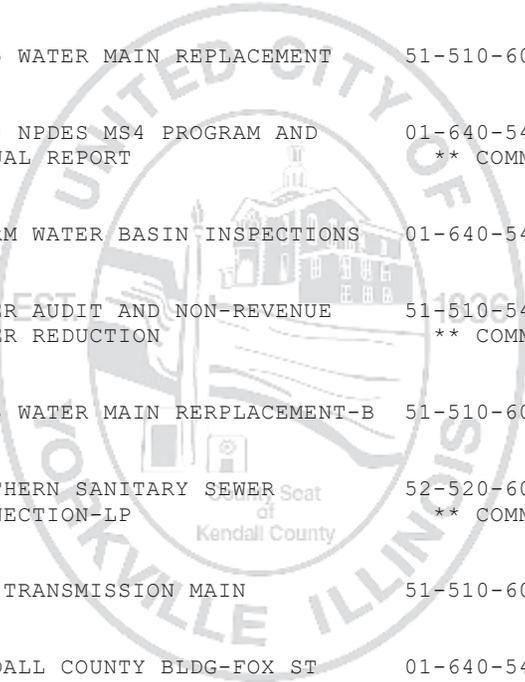
01-110 ADMIN	12-112 SUNFLOWER SSA	25-225 PARK & RECREATION CAPITAL	84-840 LIBRARY CAPITAL
01-120 FINANCE	15-155 MOTOR FUEL TAX (MFT)	51-510 WATER OPERATIONS	87-870 COUNTRYSIDE TIF
01-210 POLICE	23-230 CITY WIDE CAPITAL	52-520 SEWER OPERATIONS	88-880 DOWNTOWN TIF
01-220 COMMUNITY DEVELOPMENT	24-216 BUILDING & GROUNDS	79-790 PARKS DEPARTMENT	89-890 DOWNTOWN II TIF
01-410 STREETS OPERATIONS	25-205 POLICE CAPITAL	79-795 RECREATION DEPARTMENT	90-XXX DEVELOPER ESCROW
01-640 ADMINISTRATIVE SERVICES	25-212 GENERAL GOVERNMENT CAPITAL	82-820 LIBRARY OPERATIONS	95-000 ESCROW DEPOSIT
11-111 FOX HILL SSA	25-215 PUBLIC WORKS CAPITAL		

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541080	EEI	ENGINEERING ENTERPRISES, INC.						
	80900	07/26/24	01	WESTBURY VILLAGE-NVR	90-178-00-00-0111		1,030.50	
						INVOICE TOTAL:	1,030.50 *	
	80901	07/26/24	01	GRANDE RESERVE-UNIT 10 & 11	90-223-00-00-0011		5,748.00	
						INVOICE TOTAL:	5,748.00 *	
	80904	07/26/24	01	2025 WATER MAIN REPLACEMENT	51-510-60-00-6025		7,020.50	
						INVOICE TOTAL:	7,020.50 *	
	80905	07/26/24	01	2024 NPDES MS4 PROGRAM AND	01-640-54-00-5465		534.00	
			02	ANNUAL REPORT	** COMMENT **			
						INVOICE TOTAL:	534.00 *	
	80906	07/26/24	01	STORM WATER BASIN INSPECTIONS	01-640-54-00-5465		12,316.50	
						INVOICE TOTAL:	12,316.50 *	
	80907	07/26/24	01	WATER AUDIT AND NON-REVENUE	51-510-54-00-5465		7,809.75	
			02	WATER REDUCTION	** COMMENT **			
						INVOICE TOTAL:	7,809.75 *	
	80908	07/26/24	01	2023 WATER MAIN RERPLACEMENT-B	51-510-60-00-6025		2,662.00	
						INVOICE TOTAL:	2,662.00 *	
	80909	07/26/24	01	SOUTHERN SANITARY SEWER	52-520-60-00-6024		1,124.00	
			02	CONNECTION-LP	** COMMENT **			
						INVOICE TOTAL:	1,124.00 *	
	80910	07/26/24	01	DWC TRANSMISSION MAIN	51-510-60-00-6011		420.00	
						INVOICE TOTAL:	420.00 *	
	80911	07/26/24	01	KENDALL COUNTY BLDG-FOX ST	01-640-54-00-5465		679.00	
						INVOICE TOTAL:	679.00 *	
	80912	07/28/24	01	WELL #7 WTP STANDBY GENERATOR	51-510-60-00-6060		525.00	
						INVOICE TOTAL:	525.00 *	



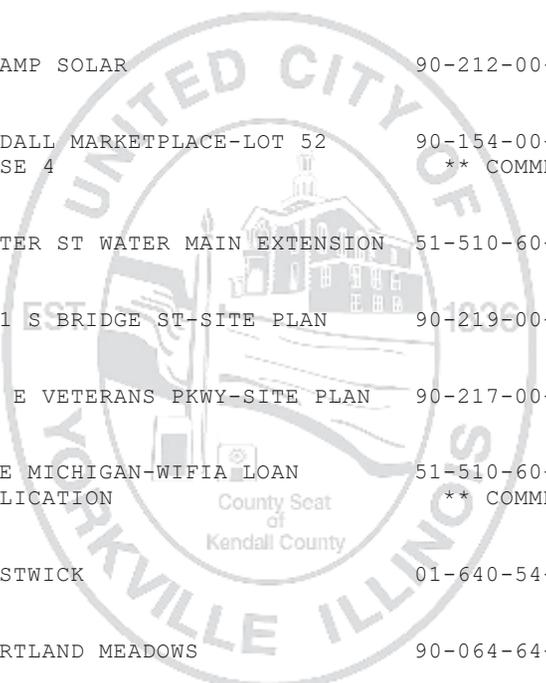
01-110 ADMIN	12-112 SUNFLOWER SSA	25-225 PARK & RECREATION CAPITAL	84-840 LIBRARY CAPITAL
01-120 FINANCE	15-155 MOTOR FUEL TAX (MFT)	51-510 WATER OPERATIONS	87-870 COUNTRYSIDE TIF
01-210 POLICE	23-230 CITY WIDE CAPITAL	52-520 SEWER OPERATIONS	88-880 DOWNTOWN TIF
01-220 COMMUNITY DEVELOPMENT	24-216 BUILDING & GROUNDS	79-790 PARKS DEPARTMENT	89-890 DOWNTOWN II TIF
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11-111 FOX HILL SSA	25-215 PUBLIC WORKS CAPITAL		

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541080	EEI	ENGINEERING ENTERPRISES, INC.						
	80913	07/26/24	01	MUNICIPAL ENGINEERING SERVICES	01-640-54-00-5465		1,900.00	
						INVOICE TOTAL:	1,900.00 *	
	80914	07/26/24	01	CORNEILS RD SOLAR LLC NEXAMP	90-216-00-00-0111		708.00	
						INVOICE TOTAL:	708.00 *	
	80915	07/16/24	01	NEXAMP SOLAR	90-212-00-00-0111		1,867.00	
						INVOICE TOTAL:	1,867.00 *	
	80916	07/26/24	01	KENDALL MARKETPLACE-LOT 52	90-154-00-00-0111		2,162.00	
			02	PHASE 4	** COMMENT **			
						INVOICE TOTAL:	2,162.00 *	
	80917	07/26/24	01	CENTER ST WATER MAIN EXTENSION	51-510-60-00-6025		7,998.00	
						INVOICE TOTAL:	7,998.00 *	
	80919	07/26/24	01	1981 S BRIDGE ST-SITE PLAN	90-219-00-00-0111		430.86	
						INVOICE TOTAL:	430.86 *	
	80920	07/26/24	01	724 E VETERANS PKWY-SITE PLAN	90-217-00-00-0111		382.50	
						INVOICE TOTAL:	382.50 *	
	80921	07/26/24	01	LAKE MICHIGAN-WIFIA LOAN	51-510-60-00-6011		473.83	
			02	APPLICATION	** COMMENT **			
						INVOICE TOTAL:	473.83 *	
	80922	07/26/24	01	PRESTWICK	01-640-54-00-5465		1,460.50	
						INVOICE TOTAL:	1,460.50 *	
	80923	07/26/24	01	HEARTLAND MEADOWS	90-064-64-00-0111		1,345.50	
						INVOICE TOTAL:	1,345.50 *	
	80924	07/26/24	01	WINDETT RIDGE-UNIT 2	90-048-48-00-0111		727.50	
						INVOICE TOTAL:	727.50 *	



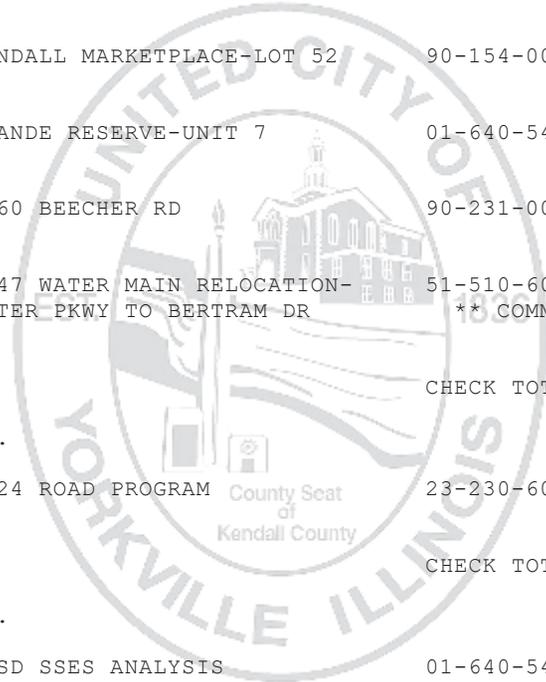
01-110 ADMIN	12-112 SUNFLOWER SSA	25-225 PARK & RECREATION CAPITAL	84-840 LIBRARY CAPITAL
01-120 FINANCE	15-155 MOTOR FUEL TAX (MFT)	51-510 WATER OPERATIONS	87-870 COUNTRYSIDE TIF
01-210 POLICE	23-230 CITY WIDE CAPITAL	52-520 SEWER OPERATIONS	88-880 DOWNTOWN TIF
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11-111 FOX HILL SSA	25-215 PUBLIC WORKS CAPITAL		

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541080	EEI	ENGINEERING ENTERPRISES, INC.						
	80933	07/26/24	01	CITY OF YORKVILLE-GENERAL	01-640-54-00-5465		585.00	
						INVOICE TOTAL:	585.00 *	
	80935	07/26/24	01	WHISPERING MEADOWS-TRG	01-640-54-00-5465		2,621.00	
						INVOICE TOTAL:	2,621.00 *	
	80937	07/26/24	01	KENDALL MARKETPLACE-LOT 52	90-154-00-00-0111		182.00	
						INVOICE TOTAL:	182.00 *	
	80938	07/26/24	01	GRANDE RESERVE-UNIT 7	01-640-54-00-5465		5,466.00	
						INVOICE TOTAL:	5,466.00 *	
	80940	07/26/24	01	2860 BEECHER RD	90-231-00-00-0111		2,139.50	
						INVOICE TOTAL:	2,139.50 *	
	80941	07/26/24	01	RT47 WATER MAIN RELOCATION-	51-510-60-00-6035		4,682.71	
			02	WATER PKWY TO BERTRAM DR	** COMMENT **			
						INVOICE TOTAL:	4,682.71 *	
					CHECK TOTAL:		82,575.15	
541081	EEI	ENGINEERING ENTERPRISES, INC.						
	80942	07/26/24	01	2024 ROAD PROGRAM	23-230-60-00-6025		46,029.00	
						INVOICE TOTAL:	46,029.00 *	
					CHECK TOTAL:		46,029.00	
541082	EEI	ENGINEERING ENTERPRISES, INC.						
	80944	07/26/24	01	YBSD SSES ANALYSIS	01-640-54-00-5465		260.50	
						INVOICE TOTAL:	260.50 *	
	80945	07/26/24	01	PAYMENT MANAGEMENT UPDATE	23-230-54-00-5465		6,025.00	
						INVOICE TOTAL:	6,025.00 *	



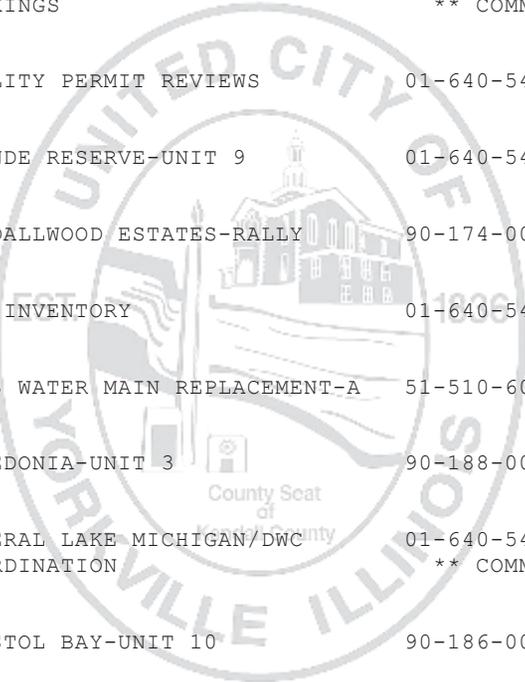
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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541082	EEI	ENGINEERING ENTERPRISES, INC.						
	80946	07/26/24	01	NORTH RT47 IMPROVEMENTS	01-640-54-00-5465		3,558.00	
						INVOICE TOTAL:	3,558.00 *	
	80947	07/26/24	01	TRAFFIC CONTROL SIGNAGE &	01-640-54-00-5465		246.00	
			02	MARKINGS	** COMMENT **			
						INVOICE TOTAL:	246.00 *	
	80948	07/26/24	01	UTILITY PERMIT REVIEWS	01-640-54-00-5465		346.50	
						INVOICE TOTAL:	346.50 *	
	80950	07/26/24	01	GRANDE RESERVE-UNIT 9	01-640-54-00-5465		3,078.00	
						INVOICE TOTAL:	3,078.00 *	
	80951	07/26/24	01	KENDALLWOOD ESTATES-RALLY	90-174-00-00-0111		2,947.00	
						INVOICE TOTAL:	2,947.00 *	
	80952	07/26/24	01	LSL INVENTORY	01-640-54-00-5465		722.75	
						INVOICE TOTAL:	722.75 *	
	80953	07/26/24	01	2023 WATER MAIN REPLACEMENT-A	51-510-60-00-6025		1,567.00	
						INVOICE TOTAL:	1,567.00 *	
	80954	07/26/24	01	CALEDONIA-UNIT 3	90-188-00-00-0111		1,241.50	
						INVOICE TOTAL:	1,241.50 *	
	80955	07/26/24	01	GENERAL LAKE MICHIGAN/DWC	01-640-54-00-5465		1,430.00	
			02	COORDINATION	** COMMENT **			
						INVOICE TOTAL:	1,430.00 *	
	80956	07/26/24	01	BRISTOL BAY-UNIT 10	90-186-00-00-0111		1,944.50	
						INVOICE TOTAL:	1,944.50 *	
	80957	07/26/24	01	GRANDE RESERVE-UNIT 4	01-640-54-00-5465		440.00	
						INVOICE TOTAL:	440.00 *	



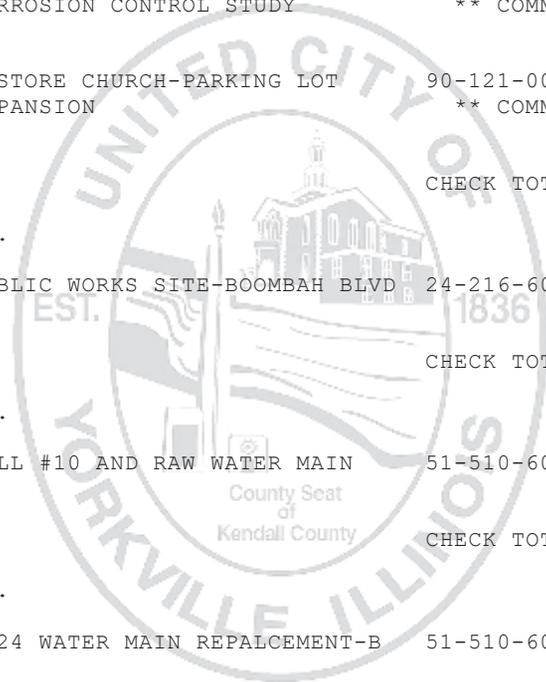
01-110 ADMIN	12-112 SUNFLOWER SSA	25-225 PARK & RECREATION CAPITAL	84-840 LIBRARY CAPITAL
01-120 FINANCE	15-155 MOTOR FUEL TAX (MFT)	51-510 WATER OPERATIONS	87-870 COUNTRYSIDE TIF
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541082	EEI	ENGINEERING ENTERPRISES, INC.						
	80958	07/26/24	01	GRANDE RESERVE-UNIT 6	01-640-54-00-5465		168.00	
						INVOICE TOTAL:	168.00 *	
	80959	07/26/24	01	LAKE MICHIGAN CONNECTION-	51-510-60-00-6011		2,476.50	
			02	CORROSION CONTROL STUDY	** COMMENT **			
						INVOICE TOTAL:	2,476.50 *	
	80960	07/26/24	01	RESTORE CHURCH-PARKING LOT	90-121-00-00-0111		262.00	
			02	EXPANSION	** COMMENT **			
						INVOICE TOTAL:	262.00 *	
						CHECK TOTAL:	26,713.25	
541083	EEI	ENGINEERING ENTERPRISES, INC.						
	80961	07/26/24	01	PUBLIC WORKS SITE-BOOMBAH BLVD	24-216-60-00-6042		8,845.00	
						INVOICE TOTAL:	8,845.00 *	
						CHECK TOTAL:	8,845.00	
541084	EEI	ENGINEERING ENTERPRISES, INC.						
	80962	07/26/24	01	WELL #10 AND RAW WATER MAIN	51-510-60-00-6029		29,222.90	
						INVOICE TOTAL:	29,222.90 *	
						CHECK TOTAL:	29,222.90	
541085	EEI	ENGINEERING ENTERPRISES, INC.						
	80963	07/26/24	01	2024 WATER MAIN REPALCEMENT-B	51-510-60-00-6025		57,948.00	
						INVOICE TOTAL:	57,948.00 *	
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541086	EEI	ENGINEERING ENTERPRISES, INC.						



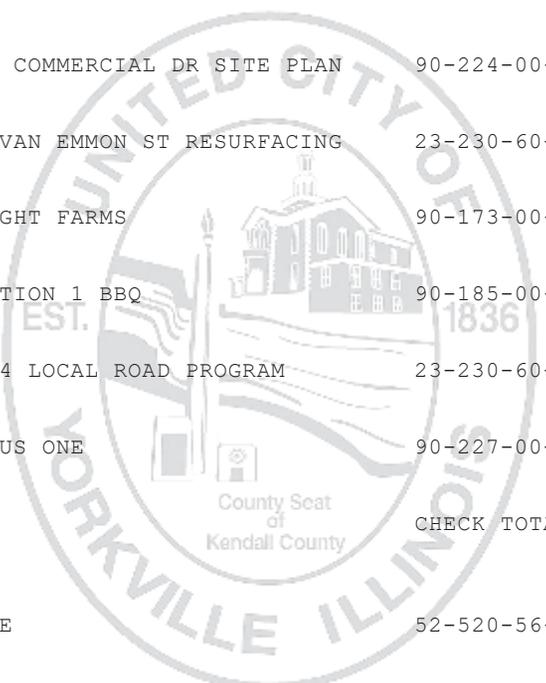
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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541086	EEI	ENGINEERING ENTERPRISES, INC.						
	80964	07/26/24	01	ELDAMAIN WATER MAIN LOOP-LP	51-510-60-00-6024		15,568.75	
						INVOICE TOTAL:	15,568.75 *	
	80965	07/26/24	01	BRISTOL BAY-UNIT 12	90-186-00-00-0111		1,288.00	
						INVOICE TOTAL:	1,288.00 *	
	80966	07/26/24	01	225 COMMERCIAL DR SITE PLAN	90-224-00-00-0111		458.00	
						INVOICE TOTAL:	458.00 *	
	80967	07/26/24	01	E. VAN EMMON ST RESURFACING	23-230-60-00-6089		2,600.00	
						INVOICE TOTAL:	2,600.00 *	
	80969	07/26/24	01	BRIGHT FARMS	90-173-00-00-0111		13,850.00	
						INVOICE TOTAL:	13,850.00 *	
	80970	07/26/24	01	STATION 1 BBQ	90-185-00-00-0111		354.00	
						INVOICE TOTAL:	354.00 *	
	80971	07/26/24	01	2024 LOCAL ROAD PROGRAM	23-230-60-00-6025		1,443.11	
						INVOICE TOTAL:	1,443.11 *	
	80972	07/26/24	01	CYRUS ONE	90-227-00-00-0111		8,528.50	
						INVOICE TOTAL:	8,528.50 *	
						CHECK TOTAL:	44,090.36	
541087	EJEQUIP	EJ EQUIPMENT						
	P13014	07/11/24	01	HOSE	52-520-56-00-5628		615.00	
						INVOICE TOTAL:	615.00 *	
	P13216	07/26/24	01	WIRE, PLASTIC REEL	52-520-56-00-5628		1,403.00	
						INVOICE TOTAL:	1,403.00 *	
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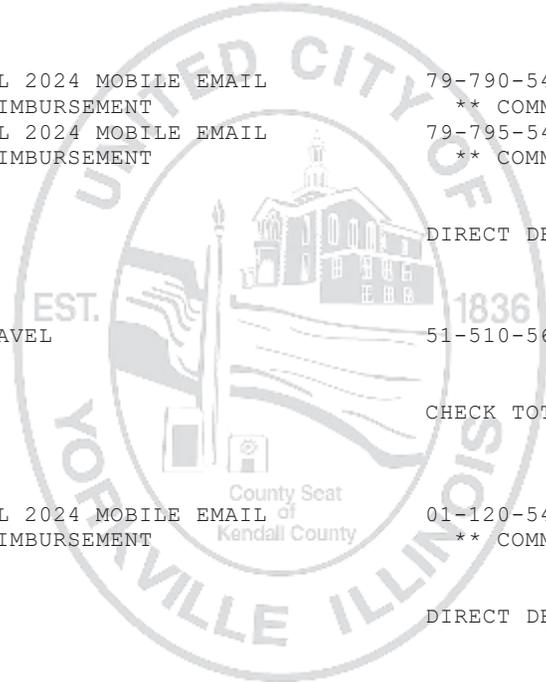
01-110 ADMIN	12-112 SUNFLOWER SSA	25-225 PARK & RECREATION CAPITAL	84-840 LIBRARY CAPITAL
01-120 FINANCE	15-155 MOTOR FUEL TAX (MFT)	51-510 WATER OPERATIONS	87-870 COUNTRYSIDE TIF
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541088	ENCAP	ENCAP, INC.					
	10278	06/30/24	01	REMOVAL OF WOODY VEGETATION	24-216-54-00-5446		5,250.00
						INVOICE TOTAL:	5,250.00 *
					CHECK TOTAL:		5,250.00
D003621	EVANST	TIM EVANS					
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	79-790-54-00-5440		22.50
			02	REIMBURSEMENT	** COMMENT **		
			03	JUL 2024 MOBILE EMAIL	79-795-54-00-5440		22.50
			04	REIMBURSEMENT	** COMMENT **		
						INVOICE TOTAL:	45.00 *
					DIRECT DEPOSIT TOTAL:		45.00
541089	FOX RIDGE	FOX RIDGE STONE					
	9325	07/27/24	01	GRAVEL	51-510-56-00-5640		130.00
						INVOICE TOTAL:	130.00 *
					CHECK TOTAL:		130.00
D003622	FREDRICK	ROB FREDRICKSON					
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	01-120-54-00-5440		45.00
			02	REIMBURSEMENT	** COMMENT **		
						INVOICE TOTAL:	45.00 *
					DIRECT DEPOSIT TOTAL:		45.00
541090	FRNKMRSH	FRANK MARSHALL					
	92113	07/25/24	01	POLICE STATION LIGHTING	24-216-54-00-5446		5,641.00
						INVOICE TOTAL:	5,641.00 *
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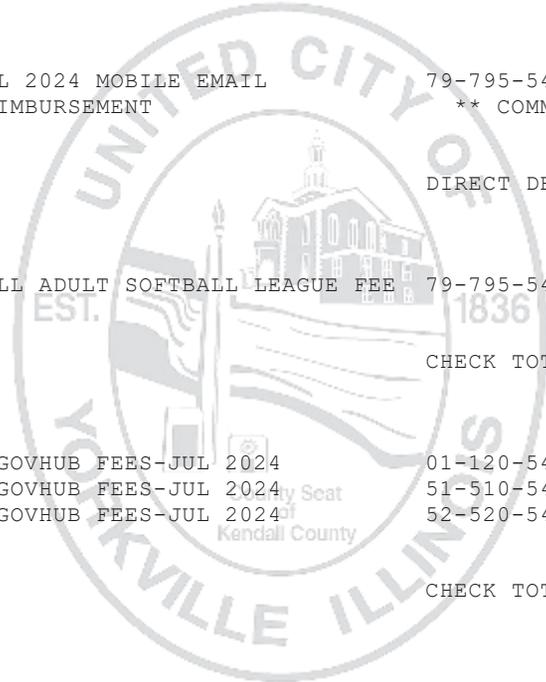
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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541091	FUNONE	THE FUN ONES					
	85707	05/29/24	01	ADULT DATE NIGHT EQUIPMENT	79-795-56-00-5602		3,270.28
						INVOICE TOTAL:	3,270.28 *
						CHECK TOTAL:	3,270.28
D003623	GALAUNEJ	JAKE GALAUNER					
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	79-795-54-00-5440		45.00
			02	REIMBURSEMENT	** COMMENT **		
						INVOICE TOTAL:	45.00 *
						DIRECT DEPOSIT TOTAL:	45.00
541092	GSLSPORT	BIG DAWG ATHLETICS LLC					
	11	07/24/24	01	FALL ADULT SOFTBALL LEAGUE FEE	79-795-54-00-5462		325.00
						INVOICE TOTAL:	325.00 *
						CHECK TOTAL:	325.00
541093	HARRIS	HARRIS COMPUTER SYSTEMS					
	MSIXT0000553	07/30/24	01	MYGOVHUB FEES-JUL 2024	01-120-54-00-5462		326.30
			02	MYGOVHUB FEES-JUL 2024	51-510-54-00-5462		489.45
			03	MYGOVHUB FEES-JUL 2024	52-520-54-00-5462		143.95
						INVOICE TOTAL:	959.70 *
						CHECK TOTAL:	959.70
541094	HAUTER	HAUTER BROTHERS, INC					
	4732	07/25/24	01	EXTERIOR PRECAST CORNER	24-216-54-00-5446		6,500.00
			02	REPAIR IN 2 LOCATIONS	** COMMENT **		
						INVOICE TOTAL:	6,500.00 *
						CHECK TOTAL:	6,500.00



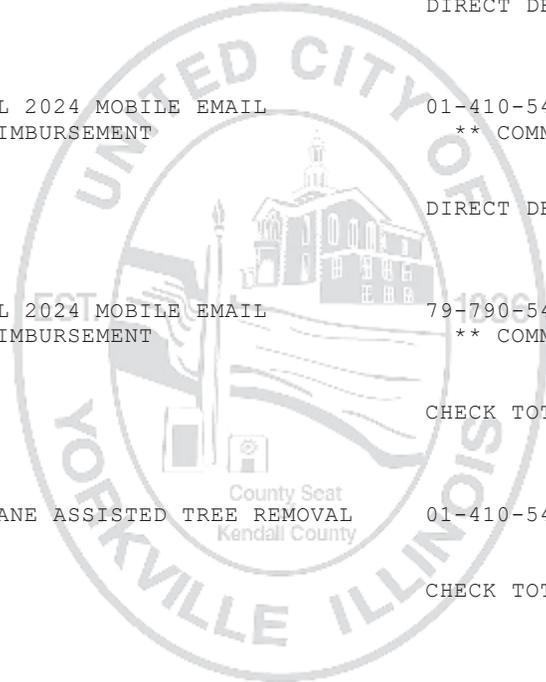
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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D003624	HENNED	DURK HENNE						
	080124		08/01/24	01	JUL 2024 MOBILE EMAIL	01-410-54-00-5440		45.00
				02	REIMBURSEMENT	** COMMENT **		
							INVOICE TOTAL:	45.00 *
							DIRECT DEPOSIT TOTAL:	45.00
D003625	HERNANDN	NOAH HERNANDEZ						
	080124		08/01/24	01	JUL 2024 MOBILE EMAIL	01-410-54-00-5440		45.00
				02	REIMBURSEMENT	** COMMENT **		
							INVOICE TOTAL:	45.00 *
							DIRECT DEPOSIT TOTAL:	45.00
541095	HODOUSR	RICHARD HODOUS						
	080124		08/01/24	01	JUL 2024 MOBILE EMAIL	79-790-54-00-5440		45.00
				02	REIMBURSEMENT	** COMMENT **		
							INVOICE TOTAL:	45.00 *
							CHECK TOTAL:	45.00
541096	HOMETREE	HOMER TREE CARE, INC						
	57265		07/17/24	01	CRANE ASSISTED TREE REMOVAL	01-410-54-00-5458		1,600.00
							INVOICE TOTAL:	1,600.00 *
							CHECK TOTAL:	1,600.00
D003626	HORNERR	RYAN HORNER						
	080124		08/01/24	01	JUL 2024 MOBILE EMAIL	79-790-54-00-5440		45.00
				02	REIMBURSEMENT	** COMMENT **		
							INVOICE TOTAL:	45.00 *
							DIRECT DEPOSIT TOTAL:	45.00



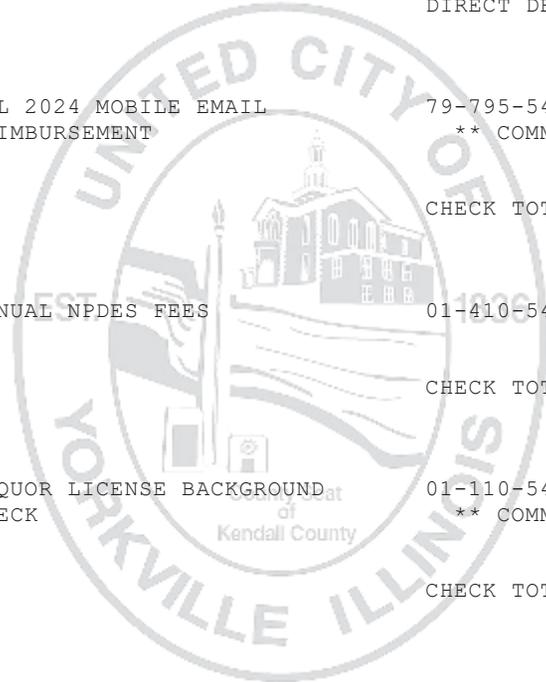
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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D003627	HOULEA 080124	ANTHONY HOULE 08/01/24	01 02	JUL 2024 MOBILE EMAIL REIMBURSEMENT	79-790-54-00-5440 ** COMMENT **		45.00 INVOICE TOTAL: 45.00 * DIRECT DEPOSIT TOTAL: 45.00
541097	IHRIGK 080124	KIRSTEN IHRIG 08/01/24	01 02	JUL 2024 MOBILE EMAIL REIMBURSEMENT	79-795-54-00-5440 ** COMMENT **		45.00 INVOICE TOTAL: 45.00 * CHECK TOTAL: 45.00
541098	ILEPA ILR400554-061824	ILLINOIS EPS (NPDES) 06/18/24	01	ANNUAL NPDES FEES	01-410-54-00-5462		1,000.00 INVOICE TOTAL: 1,000.00 * CHECK TOTAL: 1,000.00
541099	ILPD4778 20240604790	ILLINOIS STATE POLICE 06/30/24	01 02	LIQUOR LICENSE BACKGROUND CHECK	01-110-54-00-5462 ** COMMENT **		28.25 INVOICE TOTAL: 28.25 * CHECK TOTAL: 28.25
541100	ILPD4811 20240604811	ILLINOIS STATE POLICE 06/30/24	01 02	BACKGROUND CHECKS BACKGROUND CHECKS	01-110-54-00-5462 79-795-54-00-5462		169.50 28.25 INVOICE TOTAL: 197.75 * CHECK TOTAL: 197.75



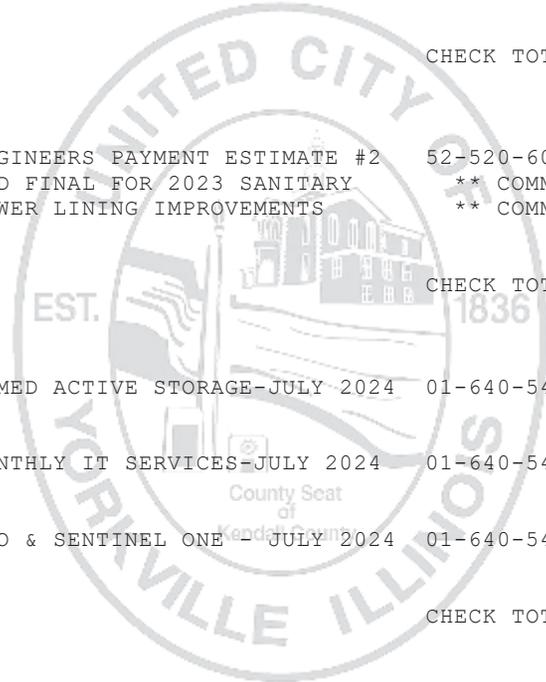
01-110 ADMIN	12-112 SUNFLOWER SSA	25-225 PARK & RECREATION CAPITAL	84-840 LIBRARY CAPITAL
01-120 FINANCE	15-155 MOTOR FUEL TAX (MFT)	51-510 WATER OPERATIONS	87-870 COUNTRYSIDE TIF
01-210 POLICE	23-230 CITY WIDE CAPITAL	52-520 SEWER OPERATIONS	88-880 DOWNTOWN TIF
01-220 COMMUNITY DEVELOPMENT	24-216 BUILDING & GROUNDS	79-790 PARKS DEPARTMENT	89-890 DOWNTOWN II TIF
01-410 STREETS OPERATIONS	25-205 POLICE CAPITAL	79-795 RECREATION DEPARTMENT	90-XXX DEVELOPER ESCROW
01-640 ADMINISTRATIVE SERVICES	25-212 GENERAL GOVERNMENT CAPITAL	82-820 LIBRARY OPERATIONS	95-000 ESCROW DEPOSIT
11-111 FOX HILL SSA	25-215 PUBLIC WORKS CAPITAL		

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541101	ILPHLEBO	ILLINOIS PHLEBOTOMY SERVICES						
	1984	05/01/24	01	PHLEBOTOMY SERVICE-HERNANDEZ	01-210-54-00-5462		425.00	
						INVOICE TOTAL:	425.00 *	
	2021	07/03/24	01	PHLEBOTOMY SERVICE-CARAHAN	01-210-54-00-5462		425.00	
						INVOICE TOTAL:	425.00 *	
					CHECK TOTAL:		850.00	
541102	INNOVATI	INNOVATIVE UNDERGROUND, LLC						
	2268	07/19/24	01	ENGINEERS PAYMENT ESTIMATE #2	52-520-60-00-6025		25,708.80	
			02	AND FINAL FOR 2023 SANITARY	** COMMENT **			
			03	SEWER LINING IMPROVEMENTS	** COMMENT **			
						INVOICE TOTAL:	25,708.80 *	
					CHECK TOTAL:		25,708.80	
541103	INTERDEV	INTERDEV, LLC						
	LIC-1045608	07/31/24	01	TIMED ACTIVE STORAGE-JULY 2024	01-640-54-00-5450		270.00	
						INVOICE TOTAL:	270.00 *	
	MSP-1045606	07/31/24	01	MONTHLY IT SERVICES-JULY 2024	01-640-54-00-5450		19,212.90	
						INVOICE TOTAL:	19,212.90 *	
	SEC-1045597	07/31/24	01	DUO & SENTINEL ONE - JULY 2024	01-640-54-00-5450		1,240.54	
						INVOICE TOTAL:	1,240.54 *	
					CHECK TOTAL:		20,723.44	
D003628	JACKSONJ	JAMIE JACKSON						
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	52-520-54-00-5440		45.00	
			02	REIMBURSEMENT	** COMMENT **			
						INVOICE TOTAL:	45.00 *	
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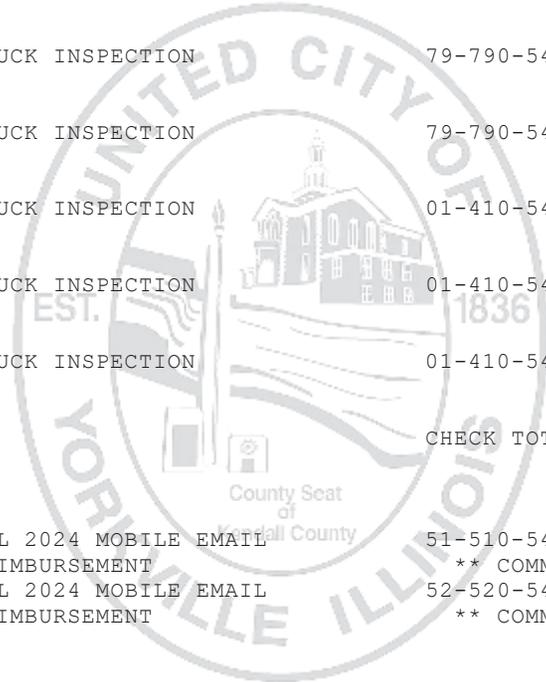
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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541104	JIMSTRCK	JIM'S TRUCK INSPECTION LLC						
	203048	04/12/24	01	TRUCK INSPECTION	01-410-54-00-5490		41.00	
						INVOICE TOTAL:	41.00 *	
	204386	07/10/24	01	TRUCK INSPECTION	79-790-54-00-5495		41.00	
						INVOICE TOTAL:	41.00 *	
	204388	07/10/24	01	TRUCK INSPECTION	79-790-54-00-5495		41.00	
						INVOICE TOTAL:	41.00 *	
	204415	07/11/24	01	TRUCK INSPECTION	79-790-54-00-5495		41.00	
						INVOICE TOTAL:	41.00 *	
	204455	07/12/24	01	TRUCK INSPECTION	01-410-54-00-5490		67.00	
						INVOICE TOTAL:	67.00 *	
	204473	07/15/24	01	TRUCK INSPECTION	01-410-54-00-5490		43.00	
						INVOICE TOTAL:	43.00 *	
	204507	07/17/24	01	TRUCK INSPECTION	01-410-54-00-5490		43.00	
						INVOICE TOTAL:	43.00 *	
						CHECK TOTAL:	317.00	
D003629	JOHNGEOR	GEORGE JOHNSON						
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	51-510-54-00-5440		22.50	
			02	REIMBURSEMENT	** COMMENT **			
			03	JUL 2024 MOBILE EMAIL	52-520-54-00-5440		22.50	
			04	REIMBURSEMENT	** COMMENT **			
						INVOICE TOTAL:	45.00 *	
						DIRECT DEPOSIT TOTAL:	45.00	
541105	KANTORG	GARY KANTOR						



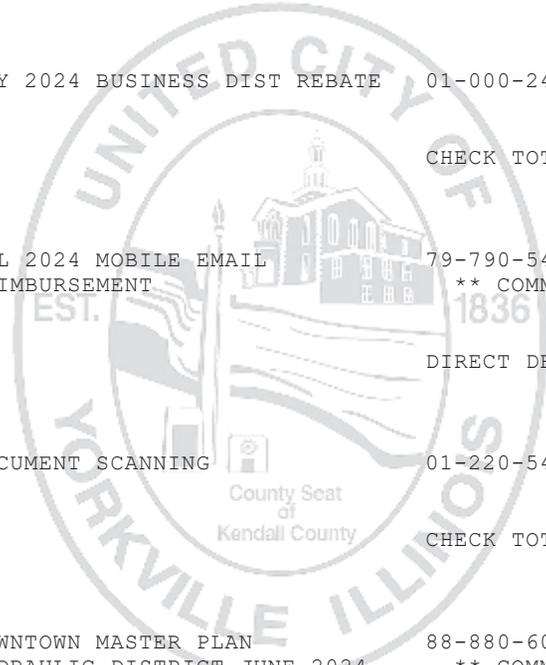
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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541105	KANTORG GARY KANTOR							
	071624 CLASS		07/17/24	01	07/16/24 MAGIC CLASS	79-795-54-00-5462		82.50
							INVOICE TOTAL:	82.50 *
							CHECK TOTAL:	82.50
541106	KENDCROS KENDALL CROSSING, LLC							
	BD REBATE 05/24		07/11/24	01	MAY 2024 BUSINESS DIST REBATE	01-000-24-00-2487		4,759.08
							INVOICE TOTAL:	4,759.08 *
							CHECK TOTAL:	4,759.08
D003630	KLEEFISG GLENN KLEEFISCH							
	080124		08/01/24	01	JUL 2024 MOBILE EMAIL	79-790-54-00-5440		45.00
				02	REIMBURSEMENT	** COMMENT **		
							INVOICE TOTAL:	45.00 *
							DIRECT DEPOSIT TOTAL:	45.00
541107	KONICAMI KONICA MINOLTA BUSINESS							
	51724319		07/08/24	01	DOCUMENT SCANNING	01-220-54-00-5462		6,279.00
							INVOICE TOTAL:	6,279.00 *
							CHECK TOTAL:	6,279.00
541108	LAKOTA THE LAKOTA GROUP, INC							
	24019-01		07/15/24	01	DOWNTOWN MASTER PLAN	88-880-60-00-6000		1,785.00
				02	HYDRAULIC DISTRICT JUNE 2024	** COMMENT **		
				03	BILLING	** COMMENT **		
							INVOICE TOTAL:	1,785.00 *
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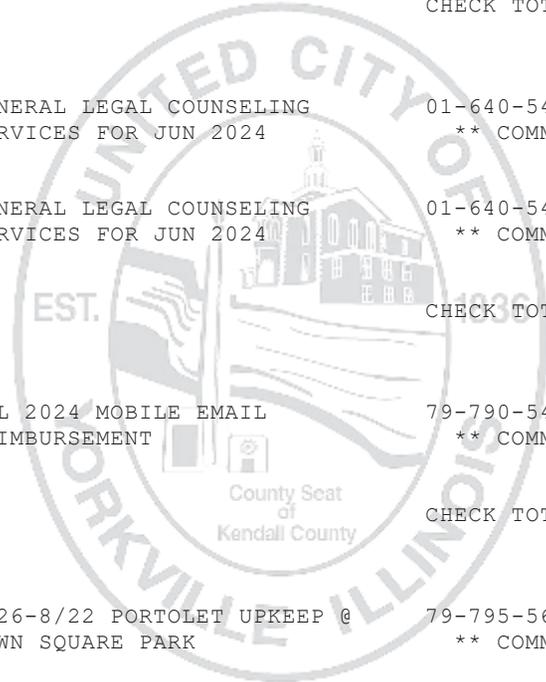
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
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01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
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11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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541109	LANDAP	PAUL LANDA						
	080124		08/01/24	01	JUL 2024 MOBILE EMAIL	79-790-54-00-5440		45.00
				02	REIMBURSEMENT	** COMMENT **		
							INVOICE TOTAL:	45.00 *
							CHECK TOTAL:	45.00
541110	LANEMUCH	LANER, MUCHIN, LTD						
	668206		06/01/24	01	GENERAL LEGAL COUNSELING	01-640-54-00-5463		1,350.00
				02	SERVICES FOR JUN 2024	** COMMENT **		
							INVOICE TOTAL:	1,350.00 *
	669422		07/01/24	01	GENERAL LEGAL COUNSELING	01-640-54-00-5463		3,925.47
				02	SERVICES FOR JUN 2024	** COMMENT **		
							INVOICE TOTAL:	3,925.47 *
							CHECK TOTAL:	5,275.47
541111	LOMBARDS	STEVEN LOMBARDO						
	080124		08/01/24	01	JUL 2024 MOBILE EMAIL	79-790-54-00-5440		45.00
				02	REIMBURSEMENT	** COMMENT **		
							INVOICE TOTAL:	45.00 *
							CHECK TOTAL:	45.00
541112	LRS	LRS, LLC						
	PS612990		07/25/24	01	7/26-8/22 PORTOLET UPKEEP @	79-795-56-00-5620		470.00
				02	TOWN SQUARE PARK	** COMMENT **		
							INVOICE TOTAL:	470.00 *
	PS612991		07/25/24	01	7/26-8/22 PORTOLET UPKEEP @	79-795-56-00-5620		302.00
				02	131 E HYDRAULIC	** COMMENT **		
							INVOICE TOTAL:	302.00 *



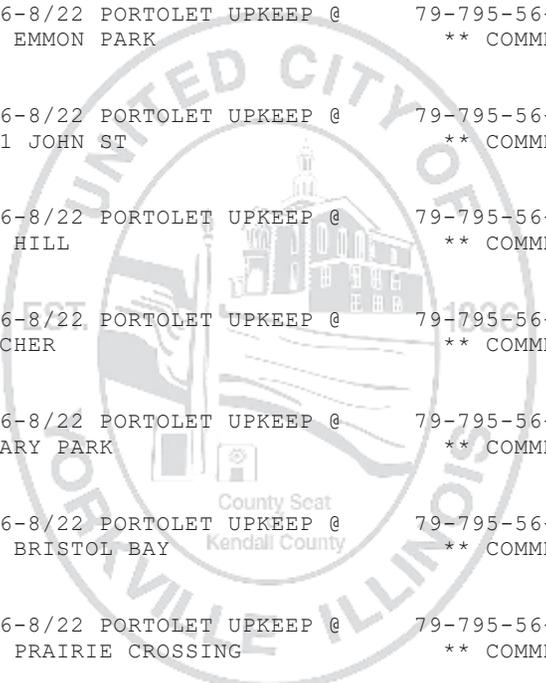
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
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541112	LRS	LRS, LLC						
		PS612992	07/25/24	01	7/26-8/22 PORTOLET UPKEEP @	79-795-56-00-5620		92.00
				02	901 MILL	** COMMENT **		
						INVOICE TOTAL:		92.00 *
		PS612993	07/25/24	01	7/26-8/22 PORTOLET UPKEEP @	79-795-56-00-5620		92.00
				02	VAN EMMON PARK	** COMMENT **		
						INVOICE TOTAL:		92.00 *
		PS612994	07/25/24	01	7/26-8/22 PORTOLET UPKEEP @	79-795-56-00-5620		92.00
				02	1711 JOHN ST	** COMMENT **		
						INVOICE TOTAL:		92.00 *
		PS612995	07/25/24	01	7/26-8/22 PORTOLET UPKEEP @	79-795-56-00-5620		92.00
				02	FOX HILL	** COMMENT **		
						INVOICE TOTAL:		92.00 *
		PS612996	07/25/24	01	7/26-8/22 PORTOLET UPKEEP @	79-795-56-00-5620		302.00
				02	BEECHER	** COMMENT **		
						INVOICE TOTAL:		302.00 *
		PS612997	07/25/24	01	7/26-8/22 PORTOLET UPKEEP @	79-795-56-00-5620		92.00
				02	ROTARY PARK	** COMMENT **		
						INVOICE TOTAL:		92.00 *
		PS612999	07/25/24	01	7/26-8/22 PORTOLET UPKEEP @	79-795-56-00-5620		92.00
				02	427 BRISTOL BAY	** COMMENT **		
						INVOICE TOTAL:		92.00 *
		PS613001	07/25/24	01	7/26-8/22 PORTOLET UPKEEP @	79-795-56-00-5620		92.00
				02	872 PRAIRIE CROSSING	** COMMENT **		
						INVOICE TOTAL:		92.00 *
		PS613002	07/25/24	01	8/20-5/22 PORTOLET UPKEEP @	79-795-56-00-5620		22.49
				02	920 PRAIRIE CROSSING	** COMMENT **		
						INVOICE TOTAL:		22.49 *



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|--------------------------------|-----------------------------------|----------------------------------|-------------------------|
| 01-110 ADMIN | 12-112 SUNFLOWER SSA | 25-225 PARK & RECREATION CAPITAL | 84-840 LIBRARY CAPITAL |
| 01-120 FINANCE | 15-155 MOTOR FUEL TAX (MFT) | 51-510 WATER OPERATIONS | 87-870 COUNTRYSIDE TIF |
| 01-210 POLICE | 23-230 CITY WIDE CAPITAL | 52-520 SEWER OPERATIONS | 88-880 DOWNTOWN TIF |
| 01-220 COMMUNITY DEVELOPMENT | 24-216 BUILDING & GROUNDS | 79-790 PARKS DEPARTMENT | 89-890 DOWNTOWN II TIF |
| 01-410 STREETS OPERATIONS | 25-205 POLICE CAPITAL | 79-795 RECREATION DEPARTMENT | 90-XXX DEVELOPER ESCROW |
| 01-640 ADMINISTRATIVE SERVICES | 25-212 GENERAL GOVERNMENT CAPITAL | 82-820 LIBRARY OPERATIONS | 95-000 ESCROW DEPOSIT |
| 11-111 FOX HILL SSA | 25-215 PUBLIC WORKS CAPITAL | | |

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CHECK #	VENDOR #	VENDOR NAME	INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	PROJECT CODE	ITEM AMT
541112	LRS	LRS, LLC							
	PS613003			07/25/24	01	7/26-8/22 PORTOLET UPKEEP @	79-795-56-00-5620		92.00
					02	CANNONBALL PARK	** COMMENT **		
							INVOICE TOTAL:		92.00 *
	PS613004			07/25/24	01	7/26-8/22 PORTOLET UPKEEP @	79-795-56-00-5620		92.00
					02	2736 AUTUMN CRK BLVD	** COMMENT **		
							INVOICE TOTAL:		92.00 *
	PS613005			07/25/24	01	7/26-8/22 PORTOLET UPKEEP @	79-795-56-00-5620		92.00
					02	2735 ALAN DALE	** COMMENT **		
							INVOICE TOTAL:		92.00 *
	PS613006			07/25/24	01	7/26-8/22 PORTOLET UPKEEP @	79-795-56-00-5620		184.00
					02	RIEMENSCHNEIDER BALLFIELD	** COMMENT **		
							INVOICE TOTAL:		184.00 *
	PS613007			07/25/24	01	7/26-8/22 PORTOLET UPKEEP @	79-795-56-00-5620		662.00
					02	BRISTOL BAY	** COMMENT **		
							INVOICE TOTAL:		662.00 *
	PS613008			07/25/24	01	7/26-8/22 PORTOLET UPKEEP @	79-795-56-00-5620		92.00
					02	3142 GRANDE TRAIL	** COMMENT **		
							INVOICE TOTAL:		92.00 *
	PS613009			07/25/24	01	7/26-8/22 PORTOLET UPKEEP @	79-795-56-00-5620		92.00
					02	409 CENTER PKWY	** COMMENT **		
							INVOICE TOTAL:		92.00 *
	PS61998			07/25/24	01	7/26-8/22 PORTOLET UPKEEP @	79-795-56-00-5620		210.00
					02	600 HAYDEN DR	** COMMENT **		
							INVOICE TOTAL:		210.00 *
							CHECK TOTAL:		3,256.49

541113 MACKEYM MICHAEL J. MACKEY

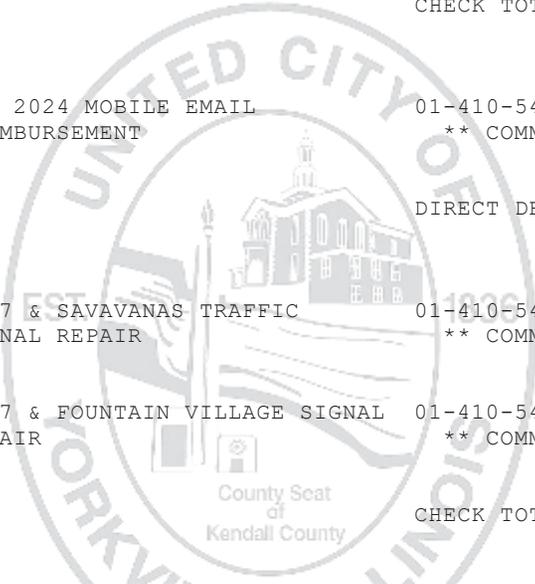
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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541113	MACKEYM	MICHAEL J. MACKEY						
	1-072524		07/25/24	01	SPRING ADULT SOFTBALL	79-795-54-00-5462		351.00
				02	ASSIGNING FEE FOR OFFICIALS	** COMMENT **		
					INVOICE TOTAL:			351.00 *
					CHECK TOTAL:			351.00
D003631	MCGREGOM	MATTHEW MCGREGORY						
	080124		08/01/24	01	JUL 2024 MOBILE EMAIL	01-410-54-00-5440		45.00
				02	REIMBURSEMENT	** COMMENT **		
					INVOICE TOTAL:			45.00 *
					DIRECT DEPOSIT TOTAL:			45.00
541114	MEADE	MEADE ELECTRIC COMPANY, INC.						
	709384		07/23/24	01	RT47 & SAVAVANAS TRAFFIC	01-410-54-00-5435		209.55
				02	SIGNAL REPAIR	** COMMENT **		
					INVOICE TOTAL:			209.55 *
	709385		07/23/24	01	RT47 & FOUNTAIN VILLAGE SIGNAL	01-410-54-00-5435		247.04
				02	REPAIR	** COMMENT **		
					INVOICE TOTAL:			247.04 *
					CHECK TOTAL:			456.59
541115	METRONET	METRO FIBERNET LLC						
	1872272-071824		07/18/24	01	7/18-8/17 INTERNET AT 651 PP	01-110-54-00-5440		66.87
				02	7/18-8/17 INTERNET AT 651 PP	01-220-54-00-5440		76.42
				03	7/18-8/17 INTERNET AT 651 PP	01-120-54-00-5440		38.21
				04	7/18-8/17 INTERNET AT 651 PP	79-795-54-00-5440		76.42
				05	7/18-8/17 INTERNET AT 651 PP	01-210-54-00-5440		382.08
					INVOICE TOTAL:			640.00 *
					CHECK TOTAL:			640.00



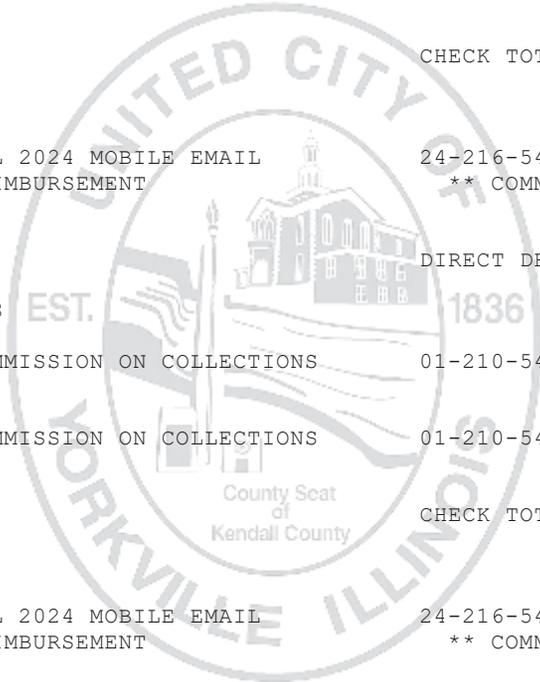
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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541116	MIDWSALT	MIDWEST SALT					
	P475149	07/09/24	01	BULK ROCK SALT	51-510-56-00-5638		3,342.23
						INVOICE TOTAL:	3,342.23 *
	P475256	07/17/24	01	BULK ROCK SALT	51-510-56-00-5638		3,339.23
						INVOICE TOTAL:	3,339.23 *
						CHECK TOTAL:	6,681.46
D003632	MILSCHET	TED MILSCHEWSKI					
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	24-216-54-00-5440		45.00
			02	REIMBURSEMENT	** COMMENT **		
						INVOICE TOTAL:	45.00 *
						DIRECT DEPOSIT TOTAL:	45.00
541117	MUNCOLLE	MUNICIPAL COLLECTION SERVICES					
	027377	06/30/24	01	COMMISSION ON COLLECTIONS	01-210-54-00-5467		97.95
						INVOICE TOTAL:	97.95 *
	027378	06/30/24	01	COMMISSION ON COLLECTIONS	01-210-54-00-5467		191.29
						INVOICE TOTAL:	191.29 *
						CHECK TOTAL:	289.24
D003633	NAVARROJ	JESUS NAVARRO					
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	24-216-54-00-5440		45.00
			02	REIMBURSEMENT	** COMMENT **		
						INVOICE TOTAL:	45.00 *
						DIRECT DEPOSIT TOTAL:	45.00
541118	NEOPOST	QUADIENT FINANCE USA, INC					



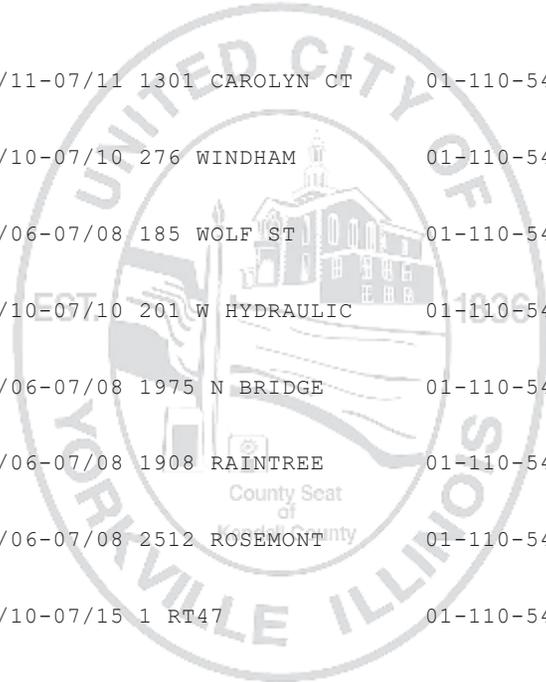
01-110 ADMIN	12-112 SUNFLOWER SSA	25-225 PARK & RECREATION CAPITAL	84-840 LIBRARY CAPITAL
01-120 FINANCE	15-155 MOTOR FUEL TAX (MFT)	51-510 WATER OPERATIONS	87-870 COUNTRYSIDE TIF
01-210 POLICE	23-230 CITY WIDE CAPITAL	52-520 SEWER OPERATIONS	88-880 DOWNTOWN TIF
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01-640 ADMINISTRATIVE SERVICES	25-212 GENERAL GOVERNMENT CAPITAL	82-820 LIBRARY OPERATIONS	95-000 ESCROW DEPOSIT
11-111 FOX HILL SSA	25-215 PUBLIC WORKS CAPITAL		

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541118	NEOPOST	QUADIENT FINANCE USA, INC					
	072924	07/29/24	01	REFILL POSTAGE METER	01-000-14-00-1410		300.00
						INVOICE TOTAL:	300.00 *
					CHECK TOTAL:		300.00
541119	NICOR	NICOR GAS					
	16-00-27-3553 4-0624	07/11/24	01	06/11-07/11 1301 CAROLYN CT	01-110-54-00-5480		46.42
						INVOICE TOTAL:	46.42 *
	31-61-67-2493 1-0624	07/10/24	01	06/10-07/10 276 WINDHAM	01-110-54-00-5480		45.76
						INVOICE TOTAL:	45.76 *
	37-35-53-1941 1-0624	07/08/24	01	06/06-07/08 185 WOLF ST	01-110-54-00-5480		45.17
						INVOICE TOTAL:	45.17 *
	45-12-25-4081 3-0624	07/11/24	01	06/10-07/10 201 W HYDRAULIC	01-110-54-00-5480		50.28
						INVOICE TOTAL:	50.28 *
	46-69-47-6727 1-0624	07/08/24	01	06/06-07/08 1975 N BRIDGE	01-110-54-00-5480		140.98
						INVOICE TOTAL:	140.98 *
	66-70-44-6942 9-0624	07/08/24	01	06/06-07/08 1908 RAINTREE	01-110-54-00-5480		148.30
						INVOICE TOTAL:	148.30 *
	80-56-05-1157 0-0624	07/08/24	01	06/06-07/08 2512 ROSEMONT	01-110-54-00-5480		47.66
						INVOICE TOTAL:	47.66 *
	95-16-10-1000 4-0624	07/16/24	01	06/10-07/15 1 RT47	01-110-54-00-5480		51.30
						INVOICE TOTAL:	51.30 *
					CHECK TOTAL:		575.87
541120	OSWEGO	VILLAGE OF OSWEGO					



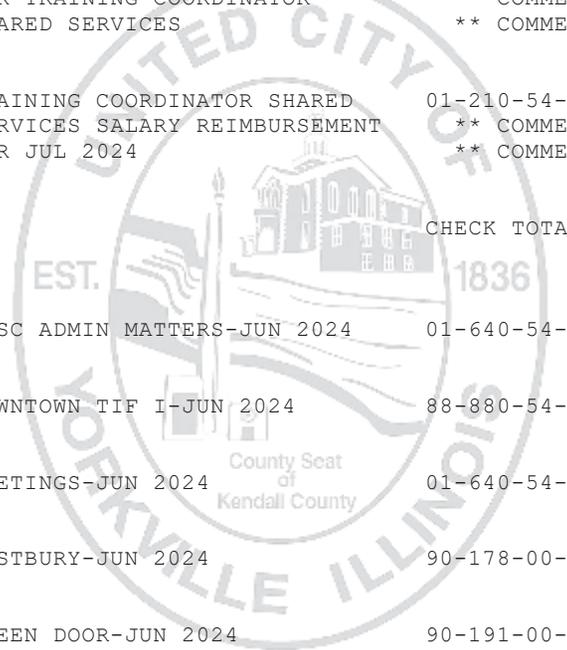
01-110 ADMIN	12-112 SUNFLOWER SSA	25-225 PARK & RECREATION CAPITAL	84-840 LIBRARY CAPITAL
01-120 FINANCE	15-155 MOTOR FUEL TAX (MFT)	51-510 WATER OPERATIONS	87-870 COUNTRYSIDE TIF
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01-410 STREETS OPERATIONS	25-205 POLICE CAPITAL	79-795 RECREATION DEPARTMENT	90-XXX DEVELOPER ESCROW
01-640 ADMINISTRATIVE SERVICES	25-212 GENERAL GOVERNMENT CAPITAL	82-820 LIBRARY OPERATIONS	95-000 ESCROW DEPOSIT
11-111 FOX HILL SSA	25-215 PUBLIC WORKS CAPITAL		

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541120	OSWEGO	VILLAGE OF OSWEGO					
	2730	07/19/24	01	SALARY REIMBURSEMENT FOR	01-210-54-00-5413		4,274.42
			02	TRAINING COORDINATOR-MAY 2024	** COMMENT **		
					INVOICE TOTAL:		4,274.42 *
	2731	07/19/24	01	JUN 2024 SALARY REIMBURSEMENT	01-210-54-00-5413		4,172.13
			02	FOR TRAINING COORDINATOR	** COMMENT **		
			03	SHARED SERVICES	** COMMENT **		
					INVOICE TOTAL:		4,172.13 *
	2740	07/29/24	01	TRAINING COORDINATOR SHARED	01-210-54-00-5413		4,197.31
			02	SERVICES SALARY REIMBURSEMENT	** COMMENT **		
			03	FOR JUL 2024	** COMMENT **		
					INVOICE TOTAL:		4,197.31 *
					CHECK TOTAL:		12,643.86
541121	OTTOSEN	OTTOSEN DINOLFO					
	8008	06/30/24	01	MISC ADMIN MATTERS-JUN 2024	01-640-54-00-5456		8,087.30
					INVOICE TOTAL:		8,087.30 *
	8009	06/30/24	01	DOWNTOWN TIF I-JUN 2024	88-880-54-00-5462		92.00
					INVOICE TOTAL:		92.00 *
	8010	06/30/24	01	MEETINGS-JUN 2024	01-640-54-00-5456		1,600.00
					INVOICE TOTAL:		1,600.00 *
	8011	06/30/24	01	WESTBURY-JUN 2024	90-178-00-00-0011		1,196.00
					INVOICE TOTAL:		1,196.00 *
	8012	06/30/24	01	GREEN DOOR-JUN 2024	90-191-00-00-0011		1,130.84
			02	HAGEMANN-JUN 2024	90-221-00-00-0011		95.83
			03	KELAKA-JUN 2024	90-220-00-00-0011		38.33
					INVOICE TOTAL:		1,265.00 *



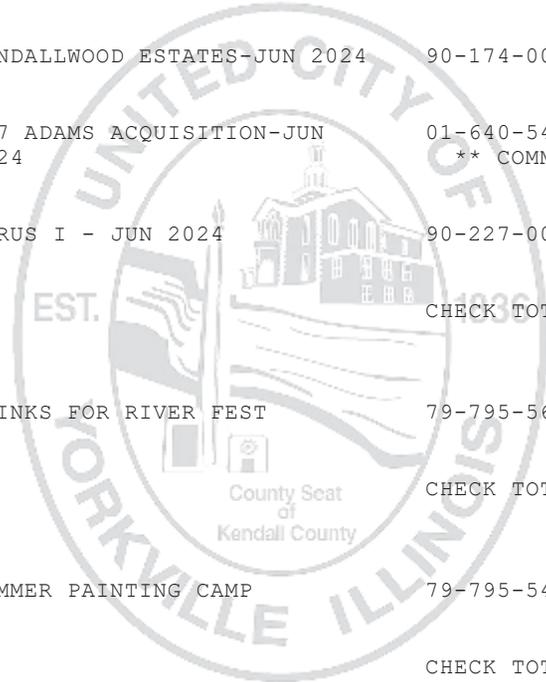
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
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01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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541121	OTTOSEN	OTTOSEN DINOLFO					
	8013	06/30/24	01	DOWNTOWN TIF II-JUN 2024	89-890-54-00-5462		138.00
						INVOICE TOTAL:	138.00 *
	8014	06/30/24	01	GRANDE RESERVE-JUN 2024	90-223-00-00-0011		230.00
						INVOICE TOTAL:	230.00 *
	8015	06/30/24	01	KENDALLWOOD ESTATES-JUN 2024	90-174-00-00-0011		1,133.00
						INVOICE TOTAL:	1,133.00 *
	8018	06/30/24	01	407 ADAMS ACQUISITION-JUN	01-640-54-00-5456		1,003.50
			02	2024	** COMMENT **		
						INVOICE TOTAL:	1,003.50 *
	8020	06/03/24	01	CYRUS I - JUN 2024	90-227-00-00-0011		7,613.00
						INVOICE TOTAL:	7,613.00 *
					CHECK TOTAL:		22,357.80
541122	PEPSI	PEPSI-COLA GENERAL BOTTLE					
	28610557	07/15/24	01	DRINKS FOR RIVER FEST	79-795-56-00-5606		614.41
						INVOICE TOTAL:	614.41 *
					CHECK TOTAL:		614.41
541123	PETITEPA	THE PETITE PALETTE					
	071124	07/11/24	01	SUMMER PAINTING CAMP	79-795-54-00-5462		1,425.00
						INVOICE TOTAL:	1,425.00 *
					CHECK TOTAL:		1,425.00
D003634	PIAZZA	AMY SIMMONS					
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	01-120-54-00-5440		45.00



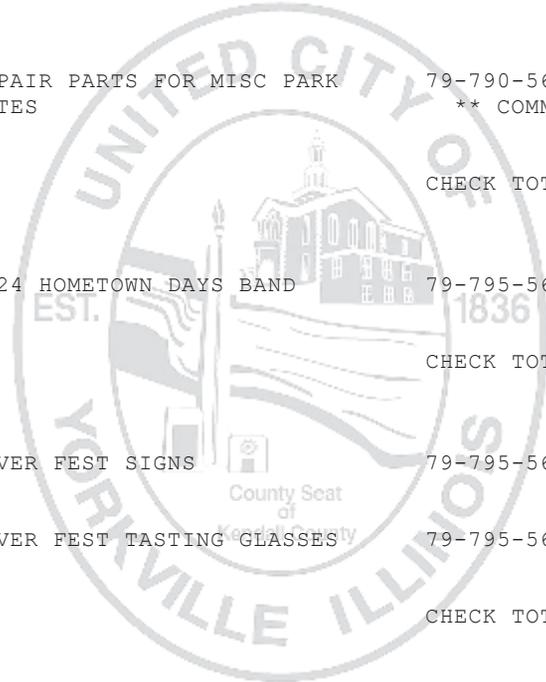
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| 01-110 ADMIN | 12-112 SUNFLOWER SSA | 25-225 PARK & RECREATION CAPITAL | 84-840 LIBRARY CAPITAL |
| 01-120 FINANCE | 15-155 MOTOR FUEL TAX (MFT) | 51-510 WATER OPERATIONS | 87-870 COUNTRYSIDE TIF |
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D003634	PIAZZA 080124	AMY SIMMONS 08/01/24	02	REIMBURSEMENT	** COMMENT **		
					INVOICE TOTAL:		45.00 *
					DIRECT DEPOSIT TOTAL:		45.00
541124	PLAYPOW 1400285318	PLAYPOWER LT FARMINGTON INC 06/28/24	01 02	REPAIR PARTS FOR MISC PARK SITES	79-790-56-00-5640 ** COMMENT **		5,452.95
					INVOICE TOTAL:		5,452.95 *
					CHECK TOTAL:		5,452.95
541125	PLEVELLJ 2024 HTD	JACOB PLEVELL 07/18/24	01	2024 HOMETOWN DAYS BAND	79-795-56-00-5602		2,500.00
					INVOICE TOTAL:		2,500.00 *
					CHECK TOTAL:		2,500.00
541126	PRINTSRC 4113	LAMBERT PRINT SOURCE, LLC 07/10/24	01	RIVER FEST SIGNS	79-795-56-00-5606		1,432.50
					INVOICE TOTAL:		1,432.50 *
					INVOICE TOTAL:		550.00
					CHECK TOTAL:		1,982.50
541127	PURCELLJ 080124	JOHN PURCELL 08/01/24	01 02	JUL 2024 MOBILE EMAIL REIMBURSEMENT	01-110-54-00-5440 ** COMMENT **		45.00
					INVOICE TOTAL:		45.00 *
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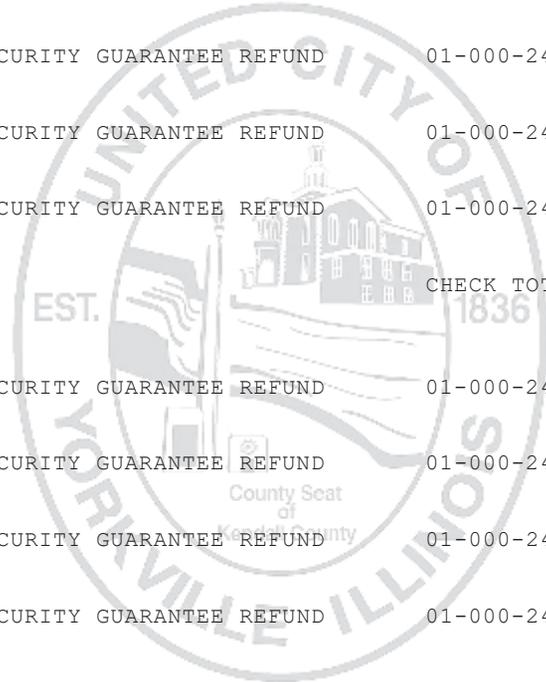
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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CHECK #	VENDOR # INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	PROJECT CODE	ITEM AMT
541128	R0001975	RYAN HOMES					
	20230925-2741	CURTIS	07/15/24	01 SECURITY GUARANTEE REFUND	01-000-24-00-2415		7,500.00
						INVOICE TOTAL:	7,500.00 *
	20231337-2733	ELLROY	07/15/24	01 SECURITY GUARANTEE REFUND	01-000-24-00-2415		5,000.00
						INVOICE TOTAL:	5,000.00 *
	20231619-2730	ELLROY	07/15/24	01 SECURITY GUARANTEE REFUND	01-000-24-00-2415		5,000.00
						INVOICE TOTAL:	5,000.00 *
	20231760-3072	JETER	07/22/24	01 SECURITY GUARANTEE REFUND	01-000-24-00-2415		5,000.00
						INVOICE TOTAL:	5,000.00 *
	20232344-4441	SARASO	07/12/24	01 SECURITY GUARANTEE REFUND	01-000-24-00-2415		5,000.00
						INVOICE TOTAL:	5,000.00 *
						CHECK TOTAL:	27,500.00
541129	R0002288	LENNAR					
	20231193-3386	CALEDO	07/23/24	01 SECURITY GUARANTEE REFUND	01-000-24-00-2415		5,000.00
						INVOICE TOTAL:	5,000.00 *
	20231643-311	ANDREW	07/12/24	01 SECURITY GUARANTEE REFUND	01-000-24-00-2415		5,000.00
						INVOICE TOTAL:	5,000.00 *
	20231644-321	ANDREW	07/12/24	01 SECURITY GUARANTEE REFUND	01-000-24-00-2415		5,000.00
						INVOICE TOTAL:	5,000.00 *
	20231645-327	ANDREW	07/12/24	01 SECURITY GUARANTEE REFUND	01-000-24-00-2415		7,500.00
						INVOICE TOTAL:	7,500.00 *
	20231798-3385	JONATH	07/23/24	01 SECURITY GUARANTEE REFUND	01-000-24-00-2415		5,000.00
						INVOICE TOTAL:	5,000.00 *
						CHECK TOTAL:	27,500.00



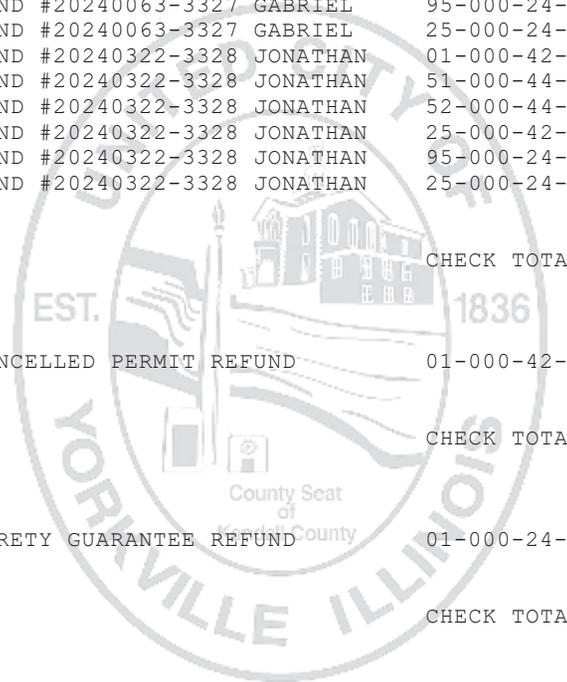
01-110 ADMIN	12-112 SUNFLOWER SSA	25-225 PARK & RECREATION CAPITAL	84-840 LIBRARY CAPITAL
01-120 FINANCE	15-155 MOTOR FUEL TAX (MFT)	51-510 WATER OPERATIONS	87-870 COUNTRYSIDE TIF
01-210 POLICE	23-230 CITY WIDE CAPITAL	52-520 SEWER OPERATIONS	88-880 DOWNTOWN TIF
01-220 COMMUNITY DEVELOPMENT	24-216 BUILDING & GROUNDS	79-790 PARKS DEPARTMENT	89-890 DOWNTOWN II TIF
01-410 STREETS OPERATIONS	25-205 POLICE CAPITAL	79-795 RECREATION DEPARTMENT	90-XXX DEVELOPER ESCROW
01-640 ADMINISTRATIVE SERVICES	25-212 GENERAL GOVERNMENT CAPITAL	82-820 LIBRARY OPERATIONS	95-000 ESCROW DEPOSIT
11-111 FOX HILL SSA	25-215 PUBLIC WORKS CAPITAL		

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541130	R0002288	LENNAR						
	20240063-3327	GABRIE	07/31/24	01	RFND #20240063-3327 GABRIEL	01-000-42-00-4210		1,486.60
				02	RFND #20240063-3327 GABRIEL	51-000-44-00-4430		550.00
				03	RFND #20240063-3327 GABRIEL	52-000-44-00-4455		2,000.00
				04	RFND #20240063-3327 GABRIEL	25-000-42-00-4208		25.00
				05	RFND #20240063-3327 GABRIEL	95-000-24-00-2453		4,392.07
				06	RFND #20240063-3327 GABRIEL	25-000-24-22-2465		1,006.68
				07	RFND #20240322-3328 JONATHAN	01-000-42-00-4210		1,314.80
				08	RFND #20240322-3328 JONATHAN	51-000-44-00-4430		550.00
				09	RFND #20240322-3328 JONATHAN	52-000-44-00-4455		2,000.00
				10	RFND #20240322-3328 JONATHAN	25-000-42-00-4208		25.00
				11	RFND #20240322-3328 JONATHAN	95-000-24-00-2453		4,392.07
				12	RFND #20240322-3328 JONATHAN	25-000-24-22-2465		1,006.68
					INVOICE TOTAL:			18,748.90 *
					CHECK TOTAL:			18,748.90
541131	R0002659	OLEKSANDR TODOROV						
	20240991-271	ANDREW	07/31/24	01	CANCELLED PERMIT REFUND	01-000-42-00-4210		100.00
					INVOICE TOTAL:			100.00 *
					CHECK TOTAL:			100.00
541132	RALLY	RALLY HOMES						
	20231462-395	TIMBER	07/29/24	01	SURETY GUARANTEE REFUND	01-000-24-00-2415		5,000.00
					INVOICE TOTAL:			5,000.00 *
					CHECK TOTAL:			5,000.00
D003635	RATOSP	PETE RATOS						
	080124		08/01/24	01	JUL 2024 MOBILE EMAIL	01-220-54-00-5440		45.00
				02	REIMBURSEMENT	** COMMENT **		
					INVOICE TOTAL:			45.00 *
					DIRECT DEPOSIT TOTAL:			45.00



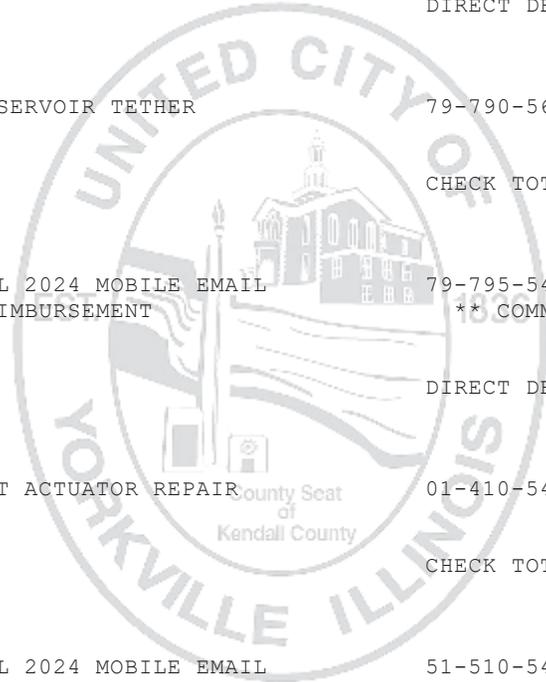
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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D003636	REDMONST	STEVE REDMON					
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	79-795-54-00-5440		45.00
			02	REIMBURSEMENT	** COMMENT **		
					INVOICE TOTAL:		45.00 *
					DIRECT DEPOSIT TOTAL:		45.00
541133	REINDERS	REINDERS, INC.					
	6057437-00	07/26/24	01	RESERVOIR TETHER	79-790-56-00-5640		40.64
					INVOICE TOTAL:		40.64 *
					CHECK TOTAL:		40.64
D003637	ROSBOROS	SHAY REMUS					
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	79-795-54-00-5440		45.00
			02	REIMBURSEMENT	** COMMENT **		
					INVOICE TOTAL:		45.00 *
					DIRECT DEPOSIT TOTAL:		45.00
541134	RUSHTRCK	RUSH TRUCK CENTER					
	3037969378	07/12/24	01	VGT ACTUATOR REPAIR	01-410-54-00-5490		11,185.30
					INVOICE TOTAL:		11,185.30 *
					CHECK TOTAL:		11,185.30
D003638	SCODROP	PETER SCODRO					
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	51-510-54-00-5440		45.00
			02	REIMBURSEMENT	** COMMENT **		
					INVOICE TOTAL:		45.00 *
					DIRECT DEPOSIT TOTAL:		45.00



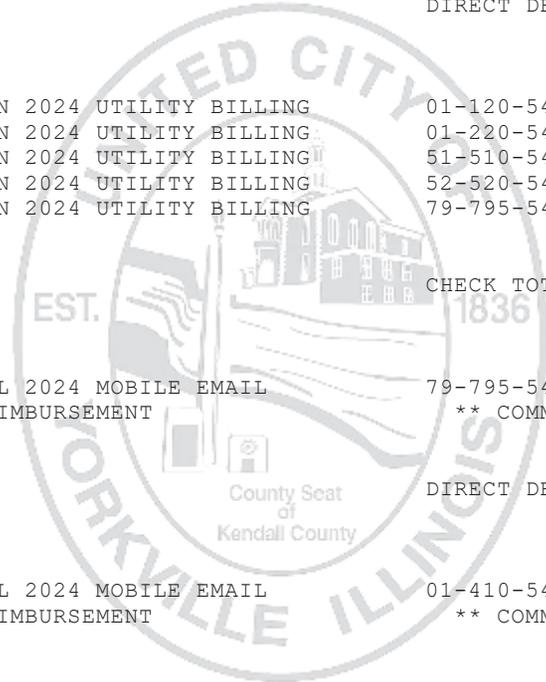
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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D003639	SCOTTTR	TREVOR SCOTT						
	080124		08/01/24	01	JUL 2024 MOBILE EMAIL	79-790-54-00-5440		45.00
				02	REIMBURSEMENT	** COMMENT **		
						INVOICE TOTAL:		45.00 *
						DIRECT DEPOSIT TOTAL:		45.00
541135	SEBIS	SEBIS DIRECT						
	96943		07/05/24	01	JUN 2024 UTILITY BILLING	01-120-54-00-5430		394.10
				02	JUN 2024 UTILITY BILLING	01-220-54-00-5430		62.50
				03	JUN 2024 UTILITY BILLING	51-510-54-00-5430		528.00
				04	JUN 2024 UTILITY BILLING	52-520-54-00-5430		246.31
				05	JUN 2024 UTILITY BILLING	79-795-54-00-5426		278.92
						INVOICE TOTAL:		1,509.83 *
						CHECK TOTAL:		1,509.83
D003640	SENDRAS	SAMANTHA SENDRA						
	080124		08/01/24	01	JUL 2024 MOBILE EMAIL	79-795-54-00-5440		45.00
				02	REIMBURSEMENT	** COMMENT **		
						INVOICE TOTAL:		45.00 *
						DIRECT DEPOSIT TOTAL:		45.00
D003641	SENGM	MATT SENG						
	080124		08/01/24	01	JUL 2024 MOBILE EMAIL	01-410-54-00-5440		45.00
				02	REIMBURSEMENT	** COMMENT **		
						INVOICE TOTAL:		45.00 *
						DIRECT DEPOSIT TOTAL:		45.00
541136	SHI	SHI INTERNATIONAL CORP						



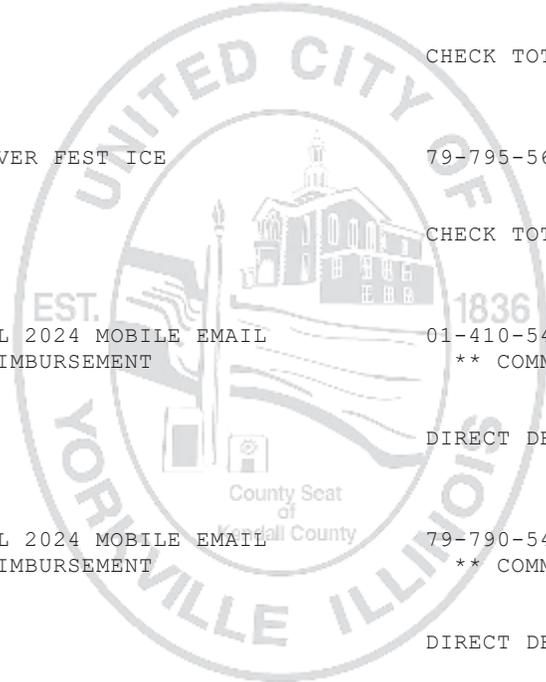
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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541136	SHI	SHI INTERNATIONAL CORP					
	B18620316	07/29/24	01	1 TEAMS LICENSE	01-640-54-00-5450		95.00
						INVOICE TOTAL:	95.00 *
	S59869484	07/25/24	01	ADOBE LICENSING	01-640-54-00-5450		3,443.00
						INVOICE TOTAL:	3,443.00 *
					CHECK TOTAL:		3,538.00
541137	SISLERS	SISLER'S ICE, INC.					
	201005845	07/19/24	01	RIVER FEST ICE	79-795-56-00-5606		325.00
						INVOICE TOTAL:	325.00 *
					CHECK TOTAL:		325.00
D003642	SLEEZERJ	JOHN SLEEZER					
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	01-410-54-00-5440		45.00
			02	REIMBURSEMENT	** COMMENT **		
						INVOICE TOTAL:	45.00 *
					DIRECT DEPOSIT TOTAL:		45.00
D003643	SLEEZERS	SCOTT SLEEZER					
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	79-790-54-00-5440		45.00
			02	REIMBURSEMENT	** COMMENT **		
						INVOICE TOTAL:	45.00 *
					DIRECT DEPOSIT TOTAL:		45.00
D003644	SMITHD	DOUG SMITH					
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	79-790-54-00-5440		45.00



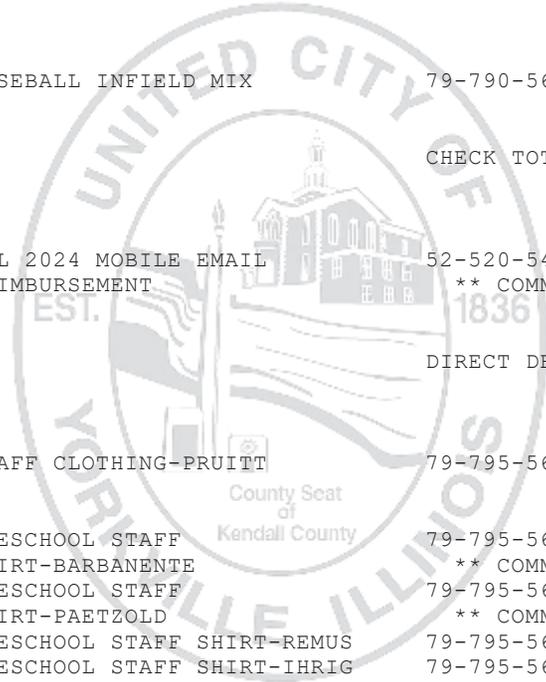
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
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11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

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D003644	SMITHD	DOUG SMITH						
	080124		08/01/24	02	REIMBURSEMENT	** COMMENT **		
						INVOICE TOTAL:		45.00 *
						DIRECT DEPOSIT TOTAL:		45.00
541138	SPRTFLD	SPORTSFIELDS, INC.						
	24303		07/23/24	01	BASEBALL INFIELD MIX	79-790-56-00-5646		9,027.86
						INVOICE TOTAL:		9,027.86 *
						CHECK TOTAL:		9,027.86
D003645	STEFFANG	GEORGE A STEFFENS						
	080124		08/01/24	01	JUL 2024 MOBILE EMAIL	52-520-54-00-5440		45.00
				02	REIMBURSEMENT	** COMMENT **		
						INVOICE TOTAL:		45.00 *
						DIRECT DEPOSIT TOTAL:		45.00
541139	STEVENS	STEVEN'S SILKSCREENING						
	22913		07/19/24	01	STAFF CLOTHING-PRUITT	79-795-56-00-5606		214.88
						INVOICE TOTAL:		214.88 *
	22947		07/29/24	01	PRESCHOOL STAFF	79-795-56-00-5606		18.00
				02	SHIRT-BARBANENTE	** COMMENT **		
				03	PRESCHOOL STAFF	79-795-56-00-5606		18.00
				04	SHIRT-PAETZOLD	** COMMENT **		
				05	PRESCHOOL STAFF SHIRT-REMUS	79-795-56-00-5606		18.00
				06	PRESCHOOL STAFF SHIRT-IHRIG	79-795-56-00-5606		18.00
				07	PRESCHOOL STAFF SHIRT-SENDRA	79-795-56-00-5606		18.00
				08	PRESCHOOL STAFF SHIRT-SIMONS	79-795-56-00-5606		18.00
				09	PRESCHOOL STAFF SHIRT-LOECHEL	79-795-56-00-5606		18.00



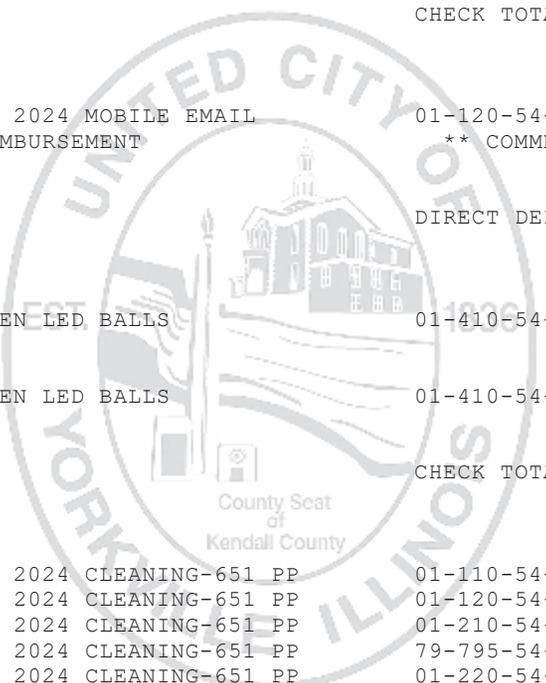
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
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01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
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541139	STEVENS	STEVEN'S SILKSCREENING						
	22947	07/29/24	10	PRESCHOOL STAFF	79-795-56-00-5606		18.00	
			11	SHIRT-TANNHAUSER	** COMMENT **			
					INVOICE TOTAL:		144.00 *	
					CHECK TOTAL:		358.88	
D003646	THOMASL	LORI THOMAS						
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	01-120-54-00-5440		45.00	
			02	REIMBURSEMENT	** COMMENT **			
					INVOICE TOTAL:		45.00 *	
					DIRECT DEPOSIT TOTAL:		45.00	
541140	TRAFFIC	TRAFFIC CONTROL CORPORATION						
	152277	07/22/24	01	GREEN LED BALLS	01-410-54-00-5435		129.00	
					INVOICE TOTAL:		129.00 *	
	152278	07/22/24	01	GREEN LED BALLS	01-410-54-00-5435		129.00	
					INVOICE TOTAL:		129.00 *	
					CHECK TOTAL:		258.00	
541141	UNIMAX	UNI-MAX MANAGEMENT CORP						
	5021	07/15/24	01	JUL 2024 CLEANING-651 PP	01-110-54-00-5488		342.17	
			02	JUL 2024 CLEANING-651 PP	01-120-54-00-5488		342.17	
			03	JUL 2024 CLEANING-651 PP	01-210-54-00-5488		982.77	
			04	JUL 2024 CLEANING-651 PP	79-795-54-00-5488		294.55	
			05	JUL 2024 CLEANING-651 PP	01-220-54-00-5488		188.34	
			06	JUL 2024 CLEANING-PW FACILITY	01-410-54-00-5488		144.33	
			07	JUL 2024 CLEANING-PW FACILITY	51-510-54-00-5488		144.34	
			08	JUL 2024 CLEANING-PW FACILITY	52-520-54-00-5488		144.33	



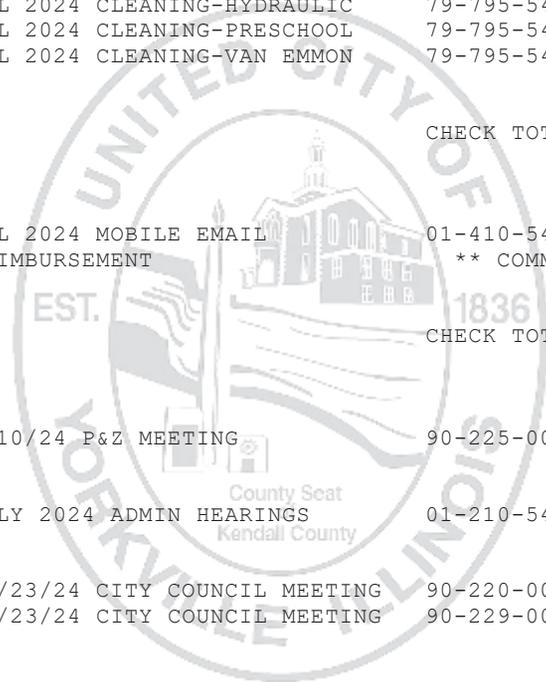
01-110 ADMIN	12-112 SUNFLOWER SSA	25-225 PARK & RECREATION CAPITAL	84-840 LIBRARY CAPITAL
01-120 FINANCE	15-155 MOTOR FUEL TAX (MFT)	51-510 WATER OPERATIONS	87-870 COUNTRYSIDE TIF
01-210 POLICE	23-230 CITY WIDE CAPITAL	52-520 SEWER OPERATIONS	88-880 DOWNTOWN TIF
01-220 COMMUNITY DEVELOPMENT	24-216 BUILDING & GROUNDS	79-790 PARKS DEPARTMENT	89-890 DOWNTOWN II TIF
01-410 STREETS OPERATIONS	25-205 POLICE CAPITAL	79-795 RECREATION DEPARTMENT	90-XXX DEVELOPER ESCROW
01-640 ADMINISTRATIVE SERVICES	25-212 GENERAL GOVERNMENT CAPITAL	82-820 LIBRARY OPERATIONS	95-000 ESCROW DEPOSIT
11-111 FOX HILL SSA	25-215 PUBLIC WORKS CAPITAL		

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541141	UNIMAX	UNI-MAX MANAGEMENT CORP						
	5021	07/15/24	09	JUL 2024 CLEANING-LIBRARY	82-820-54-00-5488		1,950.00	
			10	JUL 2024 CLEANING-185 WOLF	79-790-54-00-5488		216.00	
			11	JUL 2024 CLEANING-BEECHER CNSN	79-795-54-00-5488		212.00	
			12	JUL 2024 CLEANING-BRIDGE CNSN	79-795-54-00-5488		212.00	
			13	JUL 2024 CLEANING-HYDRAULIC	79-795-54-00-5488		108.00	
			14	JUL 2024 CLEANING-PRESCHOOL	79-795-54-00-5488		650.00	
			15	JUL 2024 CLEANING-VAN EMMON	79-795-54-00-5488		216.00	
				INVOICE TOTAL:			6,147.00 *	
				CHECK TOTAL:			6,147.00	
541142	VALLASB	BRYAN VALLES-MATA						
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	01-410-54-00-5440		45.00	
			02	REIMBURSEMENT	** COMMENT **			
				INVOICE TOTAL:			45.00 *	
				CHECK TOTAL:			45.00	
541143	VITOSH	CHRISTINE M. VITOSH						
	2207	07/10/24	01	7/10/24 P&Z MEETING	90-225-00-00-0011		270.00	
				INVOICE TOTAL:			270.00 *	
	2209	07/15/24	01	JULY 2024 ADMIN HEARINGS	01-210-54-00-5467		350.00	
				INVOICE TOTAL:			350.00 *	
	2213	07/30/24	01	07/23/24 CITY COUNCIL MEETING	90-220-00-00-0011		135.00	
			02	07/23/24 CITY COUNCIL MEETING	90-229-00-00-0011		135.00	
				INVOICE TOTAL:			270.00 *	
				CHECK TOTAL:			890.00	
541144	WATERSYS	WATER SOLUTIONS UNLIMITED, INC						



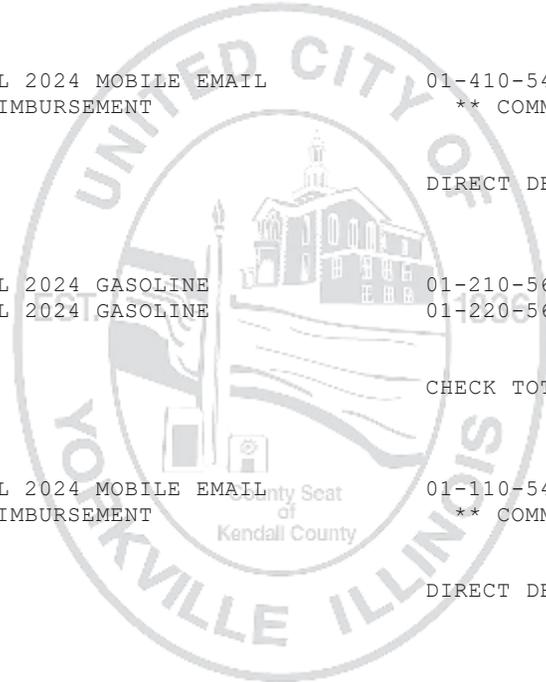
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

DATE: 08/07/24
 TIME: 08:58:23
 ID: AP211001.WOW

UNITED CITY OF YORKVILLE
 CHECK REGISTER

INVOICES DUE ON/BEFORE 08/13/2024

CHECK #	VENDOR # INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	PROJECT CODE	ITEM AMT
541144	WATERSYS	WATER SOLUTIONS UNLIMITED, INC					
	126619	07/11/24	01	CHEMICALS	51-510-56-00-5638		6,025.69
						INVOICE TOTAL:	6,025.69 *
					CHECK TOTAL:		6,025.69
D003647	WEBERR	ROBERT WEBER					
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	01-410-54-00-5440		45.00
			02	REIMBURSEMENT	** COMMENT **		
						INVOICE TOTAL:	45.00 *
					DIRECT DEPOSIT TOTAL:		45.00
541145	WEX	WEX BANK					
	98831125	07/31/24	01	JUL 2024 GASOLINE	01-210-56-00-5695		7,691.93
			02	JUL 2024 GASOLINE	01-220-56-00-5695		846.64
						INVOICE TOTAL:	8,538.57 *
					CHECK TOTAL:		8,538.57
D003648	WILLRETE	ERIN WILLRETT					
	080124	08/01/24	01	JUL 2024 MOBILE EMAIL	01-110-54-00-5440		45.00
			02	REIMBURSEMENT	** COMMENT **		
						INVOICE TOTAL:	45.00 *
					DIRECT DEPOSIT TOTAL:		45.00
541146	WINNINGE	WINNINGER EXCAVATING INC.					
	PAY EST 3	07/22/24	01	ENGINEERS PAYMENT ESTIMATE 3	51-510-60-00-6025		801,941.29
			02	FOR 2024 WATER MAIN	** COMMENT **		
			03	IMPROVEMENTS CONTRACT B	** COMMENT **		
						INVOICE TOTAL:	801,941.29 *
					CHECK TOTAL:		801,941.29



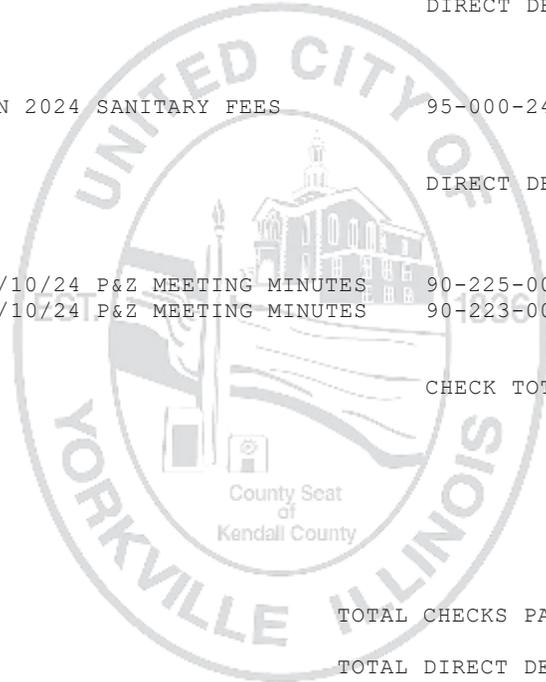
01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				

DATE: 08/07/24
 TIME: 08:58:23
 ID: AP211001.WOW

UNITED CITY OF YORKVILLE
 CHECK REGISTER

INVOICES DUE ON/BEFORE 08/13/2024

CHECK #	VENDOR # INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	PROJECT CODE	ITEM AMT
D003649	WOLFB 080124	BRANDON WOLF 08/01/24	01	JUL 2024 MOBILE EMAIL	79-790-54-00-5440		45.00
			02	REIMBURSEMENT	** COMMENT **		
					INVOICE TOTAL:		45.00 *
					DIRECT DEPOSIT TOTAL:		45.00
D003650	YBSD 24-JUN	YORKVILLE BRISTOL 07/13/24	01	JUN 2024 SANITARY FEES	95-000-24-00-2450		349,297.18
					INVOICE TOTAL:		349,297.18 *
					DIRECT DEPOSIT TOTAL:		349,297.18
541147	YOUNGM 071024-PZ	MARLYS J. YOUNG 07/24/24	01	07/10/24 P&Z MEETING MINUTES	90-225-00-00-0011		42.50
			02	07/10/24 P&Z MEETING MINUTES	90-223-00-00-0011		42.50
					INVOICE TOTAL:		85.00 *
					CHECK TOTAL:		85.00
					TOTAL CHECKS PAID:		2,809,301.81
					TOTAL DIRECT DEPOSITS PAID:		360,577.18
					TOTAL AMOUNT PAID:		3,169,878.99



01-110	ADMIN	12-112	SUNFLOWER SSA	25-225	PARK & RECREATION CAPITAL	84-840	LIBRARY CAPITAL
01-120	FINANCE	15-155	MOTOR FUEL TAX (MFT)	51-510	WATER OPERATIONS	87-870	COUNTRYSIDE TIF
01-210	POLICE	23-230	CITY WIDE CAPITAL	52-520	SEWER OPERATIONS	88-880	DOWNTOWN TIF
01-220	COMMUNITY DEVELOPMENT	24-216	BUILDING & GROUNDS	79-790	PARKS DEPARTMENT	89-890	DOWNTOWN II TIF
01-410	STREETS OPERATIONS	25-205	POLICE CAPITAL	79-795	RECREATION DEPARTMENT	90-XXX	DEVELOPER ESCROW
01-640	ADMINISTRATIVE SERVICES	25-212	GENERAL GOVERNMENT CAPITAL	82-820	LIBRARY OPERATIONS	95-000	ESCROW DEPOSIT
11-111	FOX HILL SSA	25-215	PUBLIC WORKS CAPITAL				



UNITED CITY OF YORKVILLE
PAYROLL SUMMARY
July 19, 2024

	REGULAR	OVERTIME	TOTAL	IMRF	FICA	TOTALS
MAYOR & LIQ. COM.	\$ 1,583.34	\$ -	\$ 1,583.34	\$ -	\$ 121.13	\$ 1,704.47
ALDERMAN	5,916.64	-	5,916.64	-	452.68	6,369.32
ADMINISTRATION	19,966.89	-	19,966.89	1,164.08	1,475.37	22,606.34
FINANCE	13,385.75	-	13,385.75	780.38	991.46	15,157.59
POLICE	150,136.53	13,640.71	163,777.24	456.34	12,199.98	176,433.56
COMMUNITY DEV.	30,484.30	-	30,484.30	1,735.27	2,242.86	34,462.43
STREETS	21,634.69	-	21,634.69	1,261.29	1,596.99	24,492.97
BUILDING & GROUNDS	6,202.70	143.48	6,346.18	369.98	472.65	7,188.81
WATER	19,464.86	981.78	20,446.64	1,192.05	1,491.68	23,130.37
SEWER	10,722.28	-	10,722.28	625.08	782.69	12,130.05
PARKS	37,433.63	832.34	38,265.97	1,994.79	2,854.18	43,114.94
RECREATION	23,882.67	-	23,882.67	1,214.23	1,773.03	26,869.93
LIBRARY	17,516.88	-	17,516.88	672.26	1,287.84	19,476.98
TOTALS	\$ 358,331.16	\$ 15,598.31	\$ 373,929.47	\$ 11,465.75	\$ 27,742.54	\$ 413,137.76

TOTAL PAYROLL **\$ 413,137.76**



UNITED CITY OF YORKVILLE PAYROLL SUMMARY August 2, 2024

	<u>REGULAR</u>	<u>OVERTIME</u>	<u>TOTAL</u>	<u>IMRF</u>	<u>FICA</u>	<u>TOTALS</u>
ADMINISTRATION	19,690.64	-	19,690.64	1,147.97	1,454.25	22,292.86
FINANCE	13,219.09	-	13,219.09	770.67	978.72	14,968.48
POLICE	145,286.31	1,646.48	146,932.79	472.96	10,944.47	158,350.22
COMMUNITY DEV.	30,484.30	-	30,484.30	1,758.58	2,273.45	34,516.33
STREETS	21,634.69	-	21,634.69	1,267.12	1,604.64	24,506.45
BUILDING & GROUNDS	6,202.70	-	6,202.70	370.36	473.15	7,046.21
WATER	19,325.51	1,400.94	20,726.45	1,208.36	1,512.77	23,447.58
SEWER	10,722.30	-	10,722.30	625.11	782.16	12,129.57
PARKS	39,012.65	636.61	39,649.26	2,067.03	2,986.32	44,702.61
RECREATION	27,036.14	-	27,036.14	1,235.52	2,033.48	30,305.14
LIBRARY	18,160.75	-	18,160.75	672.26	1,337.07	20,170.08
TOTALS	\$ 350,775.08	\$ 3,684.03	\$ 354,459.11	\$ 11,595.94	\$ 26,380.48	\$ 392,435.53

TOTAL PAYROLL **\$ 392,435.53**



UNITED CITY OF YORKVILLE

BILL LIST SUMMARY

Tuesday, August 13, 2024

ACCOUNTS PAYABLE

DATE

FY 24

City MasterCard Bill Register - FY 24 *(Page 1)*

07/25/2024 \$ 4,532.23

SUB-TOTAL: \$ 4,532.23

FY 25

Clerk's Check #131242 Kendall County Recorder *(Page 2)*

06/28/2024 \$ 181.00

City MasterCard Bill Register - FY 24 *(Pages 3 - 14)*

07/25/2024 117,313.42

Clerk's Check #131243 Kendall County Recorder *(Page 15)*

07/26/2024 333.00

Manual City Check Register - FY 25 *(Pages 16 - 17)*

07/26/2024 1,094.00

Manual City Check Register - FY 25 *(Page 18)*

08/02/2024 80.00

Manual City Check Register - FY 25 *(Page 19)*

08/07/2024 172,560.00

City Check Register - FY 25 *(Pages 20 - 60)*

08/13/2024 3,169,878.99

SUB-TOTAL: \$3,461,440.41

WIRE PAYMENTS

Dearborn Insurance - Aug 2024

08/02/2024 \$ 2,566.21

Blue Cross/ Blue Shield Insurance-Aug 2024

07/31/2024 159,183.08

TOTAL PAYMENTS: \$161,749.29

PAYROLL

Bi - Weekly *(Page 61)*

07/19/2024 \$ 413,137.76

Bi - Weekly *(Page 62)*

08/02/2024 392,435.53

SUB-TOTAL: \$ 805,573.29

TOTAL DISBURSEMENTS: \$ 4,433,295.22



Reviewed By:	
Legal	<input checked="" type="checkbox"/>
Finance	<input type="checkbox"/>
Engineer	<input type="checkbox"/>
City Administrator	<input checked="" type="checkbox"/>
Community Development	<input type="checkbox"/>
Purchasing	<input type="checkbox"/>
Police	<input type="checkbox"/>
Public Works	<input type="checkbox"/>
Parks and Recreation	<input type="checkbox"/>

Agenda Item Number

Mayor's Report #1

Tracking Number

CC 2024-59

Agenda Item Summary Memo

Title: Cyrus One Watermain Easements – Rosenwinkel Trust

Meeting and Date: City Council – August 13, 2024

Synopsis: Please see the attached memo.

Council Action Previously Taken:

Date of Action: _____ Action Taken: _____

Item Number: _____

Type of Vote Required: Majority

Council Action Requested: Approval

Submitted by: Bart Olson Administration
Name Department

Agenda Item Notes:



Memorandum

To: City Council
From: Bart Olson, City Administrator
CC:
Date: August 8, 2024
Subject: Cyrus One watermain easements – Rosenwinkel

Summary

Consideration of an ordinance authorizing the acquisition of temporary construction and permanent easements for the Cyrus One watermain loop from one landowner.

Background

This item was last discussed by the City Council at the July 23rd meeting when the City Council approved easements from one landowner. Since that meeting, we have come to terms with one more landowner for two easements (one permanent, and one temporary for construction) for the watermain extension project. That landowner is a group of several family trusts, generally known as the Rosenwinkel Family Trusts. The total cost of these two easements is \$7,500. Ordinance 2023-17 and Ordinance 2024-31 confirms easement acquisition costs are to be reimbursed by Green Door / Yorkville Nexus / Cyrus One as part of their infrastructure extension. The exact paying reimbursing entity is subject to a civil agreement between the entities and all entities have understood the City will be acquiring these easements.

Recommendation

Staff recommends approval of the ordinance authorizing the acquisition of temporary construction and permanent easements for the Cyrus One watermain project.

Ordinance No. 2024-_____

**AN ORDINANCE OF THE UNITED CITY OF YORKVILLE, KENDALL COUNTY, ILLINOIS
AUTHORIZING THE ACQUISITION OF CERTAIN EASEMENTS FOR THE
CONSTRUCTION OF WATER MAINS**

WHEREAS, the United City of Yorkville, Kendall County, Illinois (the “*City*”) is a duly organized and validly existing non-home-rule municipality created in accordance with the Constitution of the State of Illinois of 1970 and the laws of the State; and

WHEREAS, Yorkville Nexus, LLC, an Illinois limited liability company (“Yorkville Nexus”), submitted a proposal to the City to develop approximately two hundred seventy-nine (279) acres at the northeast corner of Eldamain and Faxon Road (the “*Development Site*”); and

WHEREAS, Yorkville Nexus, as a part of its proposal to the City, requested the City to extend water services to the Development Site and further agreed to be responsible for all costs incurred by the City for the engineering design fees, acquisition of required temporary and permanent easements, and the cost of construction related to water service extended to the Development Site, and all permit fees for its construction (the “*Project*”); and

WHEREAS, the City has proceeded to negotiate the acquisition of the easements required to construct the Project from the owner of certain property along Corneils Road and is prepared to authorize the acceptance of and payments due for the conveyance of temporary construction easements and permanent easements (collectively, the “*Easements*”) as hereinafter provided.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and City Council of the United City of Yorkville, Kendall County, Illinois, as follows:

Section 1. All of the Preambles hereinabove set forth are incorporated herein as if restated.

Section 2. The following Easements, as attached hereto, are hereby accepted:

1. Permanent Easement dated July 22, 2024, from Howard W. Rosenwinkel as Trustee of the Howard W. Rosenwinkel Declaration of Living Trust dated March 10, 1992, as to an undivided 1/6 interest; Rebecca M Rosenwinkel as Trustee of the Rebecca M Rosenwinkel Declaration of Living Trust dated March 10, 1992, as to an undivided 1/6 interest; Michael Rosenwinkel as Trustee of the Michael Rosenwinkel Declaration of Living Trust dated May 22, 2000, as to an undivided 1/6 interest; Tamara Rosenwinkel as Trustee of the Tamara Rosenwinkel Declaration of Living Trust dated May 22, 2000, as to an undivided 1/6 interest; John Rosenwinkel as Trustee under the provisions of a trust agreement dated the 10th day of October 2011 and known as the Rosenwinkel Family Trust No 501 as to an undivided 1/6 interest; Mark Rosenwinkel as to an undivided 1/12 interest; and Timothy Rosenwinkel as Trustee of the Timothy Rosenwinkel Declaration of Living Trust Agreement dated January 15, 2015, as to an undivided 1/12 interest, collectively, as Grantor, said easement being located within Parcel Nos. 02-07-400-002, 02-07-400-003, and 02-18-200-002.
2. Temporary Construction Easement dated July 22, 2024, from Howard W. Rosenwinkel as Trustee of the Howard W. Rosenwinkel Declaration of Living Trust dated March 10, 1992, as to an undivided 1/6 interest; Rebecca M Rosenwinkel as Trustee of the Rebecca M Rosenwinkel Declaration of Living Trust dated March 10, 1992, as to an undivided 1/6 interest; Michael Rosenwinkel as Trustee of the Michael Rosenwinkel Declaration of Living Trust dated May 22, 2000, as to an undivided 1/6 interest; Tamara Rosenwinkel as Trustee of the Tamara Rosenwinkel Declaration of Living Trust dated May 22, 2000, as to an undivided 1/6 interest; John Rosenwinkel as Trustee under the provisions of a trust agreement dated the 10th day of October 2011 and

known as the Rosenwinkel Family Trust No 501 as to an undivided 1/6 interest; Mark Rosenwinkel as to an undivided 1/12 interest; and Timothy Rosenwinkel as Trustee of the Timothy Rosenwinkel Declaration of Living Trust Agreement dated January 15, 2015, as to an undivided 1/12 interest, collectively, as Grantor, said easement being located within Parcel Nos. 02-07-400-002, 02-07-400-003, and 02-18-200-002.

Section 3. The City Council hereby authorizes payment in an amount not to exceed a total of Seven Thousand Five Hundred Dollars (\$7,500) for the Easements hereinabove itemized.

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

[Remainder of page intentionally left blank; roll call vote follows]

Passed by the City Council of the United City of Yorkville, Kendall County, Illinois this
____ day of _____, A.D. 2024.

CITY CLERK

KEN KOCH _____

DAN TRANSIER _____

ARDEN JOE PLOCHER _____

CRAIG SOLING _____

CHRIS FUNKHOUSER _____

MATT MAREK _____

SEAVER TARULIS _____

RUSTY CORNEILS _____

APPROVED by me, as Mayor of the United City of Yorkville, Kendall County, Illinois
this ____ day of _____, A.D. 2024.

MAYOR

Attest:

CITY CLERK

20240008395

DEBBIE GILLETTE

RECORDER - KENDALL COUNTY, IL

RECORDED: 07/25/2024 08:07 AM

RECORDING FEE 57.00

PAGES: 7

Owner
Address Corneils Road
 Yorkville, Illinois 60560
County Kendall
P.I.N. Nos. 02-07-400-002, 02-07-400-003 & 02-18-200-002

PERMANENT EASEMENT

Howard W. Rosenwinkel as Trustee of the Howard W Rosenwinkel Declaration of Living Trust dated March 10, 1992, as to an undivided 1/6 interest; Rebecca M Rosenwinkel as Trustee of the Rebecca M Rosenwinkel Declaration of Living Trust dated March 10, 1992, as to an undivided 1/6 interest Michael Rosenwinkel as Trustee of the Michael Rosenwinkel Declaration of Living Trust dated May 22, 2000, as to an undivided 1/6 interest, Tamara Rosenwinkel as Trustee of the Tamara Rosenwinkel Declaration of Living Trust dated May 22, 2000, as to an undivided 1/6 interest, John Rosenwinkel as Trustee under the provisions of at trust agreement dated the 10th day of October 2011 and known as the Rosenwinkel Family Trust No 501 as to an undivided 1/6 interest, Mark Rosenwinkel as to an undivided 1/12 interest and Timothy Rosenwinkel as Trustee of the Timothy Rosenwinkel Declaration of Living Trust Agreement dated January 15, 2015, as to an undivided 1/12 interest (collectively, the "Grantor"), for and in consideration of One Dollar (\$1), receipt of which is hereby acknowledged, represents that Grantor owns the fee simple title to and hereby grants and conveys to the United City of Yorkville, Kendall County, Illinois, its successor and assignees (Grantee), a permanent easement for the purpose of construction and maintenance of a water main and all appurtenances thereto, on, over, and through the real estate legally described on Exhibit A attached hereto (the "Premises"). Along with the right of access from Corneils Road thereto.

Grantor shall have and retain all rights to use and occupy the Premises and access to Grantor's remaining property, except as herein expressly granted; provided, however, that Grantor's use and occupation of the Premises may not interfere with Grantee's use of the Premises for the purposes herein described.

Grantor, without limiting the interest above granted and conveyed, acknowledges that upon payment of the agreed consideration, all claims arising out of the above acquisition have been settled, including without limitation, any diminution in value to any remaining property of the Grantor caused by the opening, improving and using the Premises for the watermain. This acknowledgement does not waive any claim for trespass or negligence against the Grantee or Grantee's agents which may cause damage to the Grantor's remaining property.

This grant shall constitute a covenant, which runs with the land, and shall be binding upon the legal representatives, successors and assigns of Grantor.

Dated this 22nd day of July, 2024.

By: 
Signature

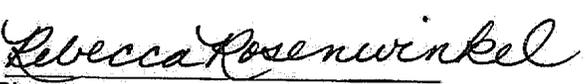
Michael Rosenwinkel
Printed Name

By: 
Signature

Tamara Rosenwinkel
Printed Name

By: 
Signature

Howard Rosenwinkel
Printed Name

By: 
Signature

Rebecca Rosenwinkel
Printed Name

By: _____
Signature

Printed Name

By: _____
Signature

Printed Name

Dated this 22nd day of July, 2024

By: _____
Signature

Printed Name

By: Finally Raul
Signature

Printed Name

By: _____
Signature

Printed Name

Dated this 19 day of July, 2024

By: _____
Signature

Printed Name

By: [Signature]
Signature

Mark Rosenwinkel
Printed Name

By: _____
Signature

Printed Name

This grant shall constitute a covenant, which runs with the land, and shall be binding upon the legal representatives, successors and assigns of Grantor.

Dated this 22nd day of July, 2024.

By: John Rosenwinkel
Signature
John Rosenwinkel
Printed Name

By: _____
Signature

Printed Name

EXHIBIT A

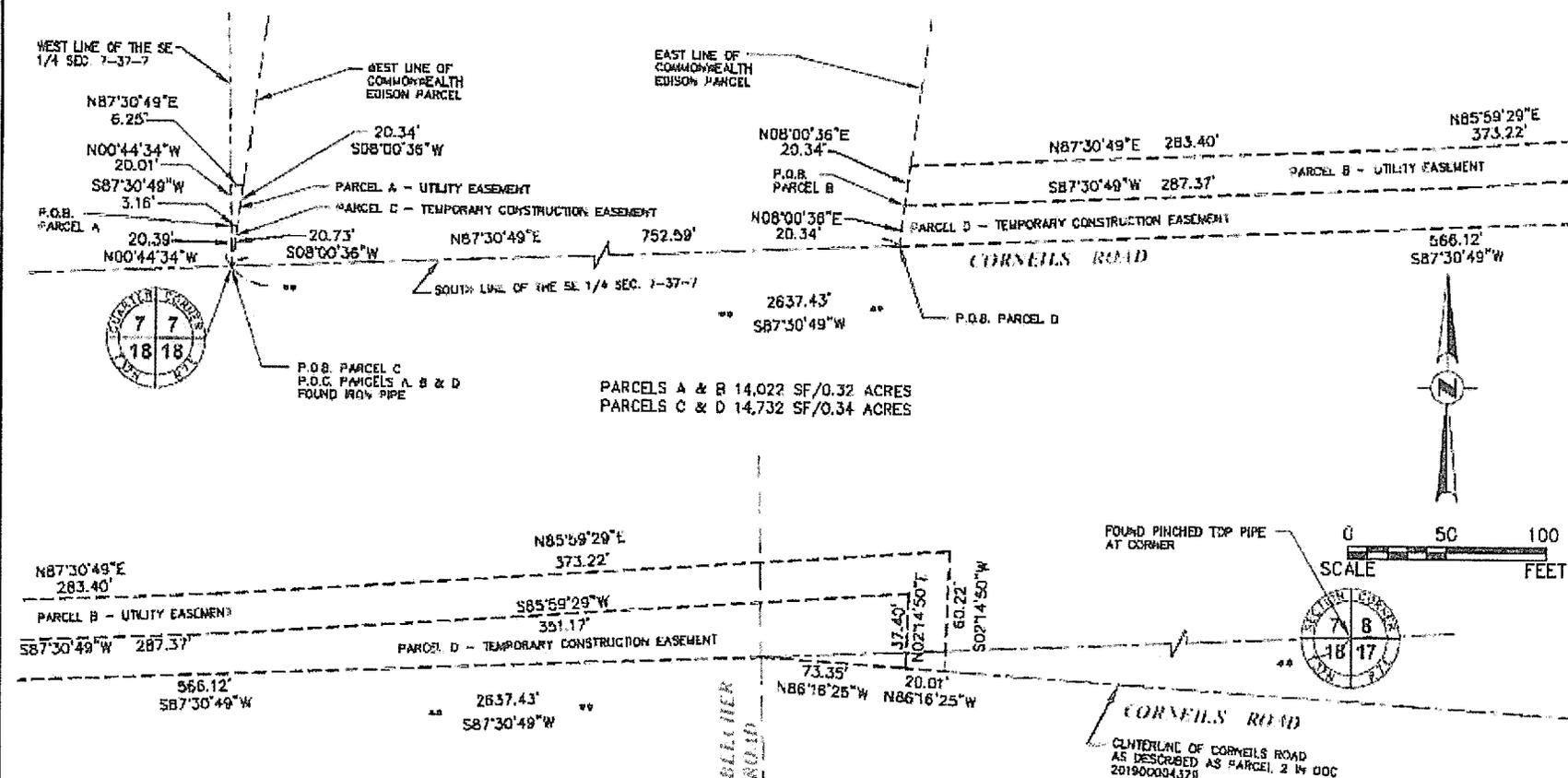
PARCEL A (20' UTILITY EASEMENT)

THAT PART OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF SAID SECTION 7; THENCE NORTH 00 DEGREES 44 MINUTES 34 SECONDS WEST, ALONG THE WEST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 7, 20.39 FEET FOR THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID WEST LINE, 20.01 FEET; THENCE NORTH 87 DEGREES 30 MINUTES 49 SECONDS EAST, 6.25 FEET TO THE WEST LINE OF THE COMMONWEALTH EDISON PARCEL; THENCE SOUTH 08 DEGREES 00 MINUTES 36 SECONDS WEST, ALONG SAID WEST LINE, 20.34 FEET; THENCE SOUTH 87 DEGREES 30 MINUTES 49 SECONDS WEST, 3.16 FEET TO THE POINT OF BEGINNING, ALL IN KENDALL COUNTY, ILLINOIS.

PARCEL B (20' UTILITY EASEMENT)

THAT PART OF THE SOUTHEAST QUARTER OF SECTION 7 AND THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 37 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF SAID SECTION 7; THENCE NORTH 87 DEGREES 30 MINUTES 49 SECONDS EAST, ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 7, 752.59 FEET TO THE EAST LINE OF THE COMMONWEALTH EDISON PARCEL; THENCE NORTH 08 DEGREES 00 MINUTES 36 SECONDS EAST, ALONG SAID EAST LINE, 20.34 FEET FOR THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID EAST LINE, 20.34 FEET; THENCE NORTH 87 DEGREES 30 MINUTES 49 SECONDS EAST, 283.40 FEET; THENCE NORTH 85 DEGREES 59 MINUTES 29 SECONDS EAST, 373.22 FEET; THENCE SOUTH 02 DEGREES 14 MINUTES 50 SECONDS WEST, 60.22 FEET TO THE CENTERLINE OF CORNEILS ROAD AS DESCRIBED AS PARCEL 2 IN DOCUMENT 201900004379; THENCE NORTH 86 DEGREES 16 MINUTES 25 SECONDS WEST, ALONG SAID CENTERLINE, 20.01 FEET; THENCE NORTH 02 DEGREES 14 MINUTES 50 SECONDS EAST, 37.40 FEET; THENCE SOUTH 85 DEGREES 59 MINUTES 29 SECONDS WEST, 351.17 FEET; THENCE SOUTH 87 DEGREES 30 MINUTES 49 SECONDS WEST, 287.37 FEET TO THE POINT OF BEGINNING, ALL IN KENDALL COUNTY, ILLINOIS.

EXHIBIT



Engineering Enterprises, Inc.
CONSULTING ENGINEERS
 52 Wheeler Road
 Sugar Grove, Illinois 60554
 830.466.6700 / www.eelweb.com

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PROJECT NO: Y02319
 FILE NO: Y02319-ROSE-EASE

20240008394

**DEBBIE GILLETTE
RECORDER - KENDALL COUNTY, IL
RECORDED: 07/25/2024 08:07 AM
RECORDING FEE 57.00
PAGES: 11**

Owner
Address Corneils Road
 Yorkville, Illinois 60560
County Kendall
P.I.N. Nos. 02-07-400-002, 02-07-400-003 & 02-18-200-002

TEMPORARY CONSTRUCTION EASEMENT

Howard W. Rosenwinkel as Trustee of the Howard W Rosenwinkel Declaration of Living Trust dated March 10, 1992, as to an undivided 1/6 interest; Rebecca M Rosenwinkel as Trustee of the Rebecca M Rosenwinkel Declaration of Living Trust dated March 10, 1992, as to an undivided 1/6 interest Michael Rosenwinkel as Trustee of the Michael Rosenwinkel Declaration of Living Trust dated May 22, 2000, as to an undivided 1/6 interest, Tamara Rosenwinkel as Trustee of the Tamara Rosenwinkel Declaration of Living Trust dated May 22, 2000, as to an undivided 1/6 interest, John Rosenwinkel as Trustee under the provisions of at trust agreement dated the 10th day of October 2011 and known as the Rosenwinkel Family Trust No 501 as to an undivided 1/6 interest, Mark Rosenwinkel as to an undivided 1/12 interest and Timothy Rosenwinkel as Trustee of the Timothy Rosenwinkel Declaration of Living Trust Agreement dated January 15, 2015, as to an undivided 1/12 interest (collectively, the "Grantor"), for and in consideration of One Dollar (\$1), receipt of which is hereby acknowledged, hereby represents that Grantor owns the fee simple title to and grants and conveys to the United City of Yorkville, Kendall County, Illinois, its successors and assignees (Grantee), a temporary construction easement for the purpose of construction of a watermain and appurtenances thereto, on, over, and through the real estate legally described on Exhibit A attached hereto (the "Premises").

The right, easement and privilege granted herein shall terminate 5 years from the execution of this document, or on the completion of the proposed project, whichever is the sooner.

Grantor shall have and retain all rights to use and occupy the Premises and access to Grantor's remaining property, except as herein expressly granted; provided, however, that Grantor's use and occupation of the Premises may not interfere with Grantee's use of the Premises for the purposes herein described.

Grantor, without limiting the interest above granted and conveyed, acknowledges that upon payment of the agreed consideration, all claims arising out of the above acquisition have been settled, including without limitation, any diminution in value to any remaining property of the Grantor caused by the opening, improving and using the P remises for the watermain. This acknowledgement does not waive any claim for trespass or negligence against the Grantee or Grantee's agents which may cause damage to the Grantor's remaining property.

This grant shall constitute a covenant, which runs with the land, and shall be binding upon the legal representatives, successors and assigns of Grantor.

This grant shall constitute a covenant, which runs with the land, and shall be binding upon the legal representatives, successors and assigns of Grantor.

Dated this 22nd day of July, 2024.

By: 
Signature

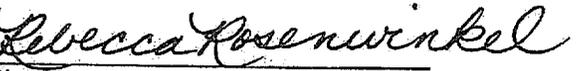
Michael Rosenwinkel
Printed Name

By: 
Signature

Tamara Rosenwinkel
Printed Name

By: 
Signature

HOWARD ROSENWINKEL
Printed Name

By: 
Signature

Rebecca Rosenwinkel
Printed Name

By: _____
Signature

Printed Name

By: _____
Signature

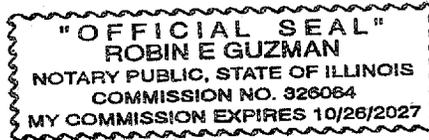
Printed Name

State of Illinois)
) ss
County of Kendall)

I, Robin E. Guzman, a Notary Public in and for the County and State aforesaid, do hereby certify that Michael Rosenwinkel personally known to me to be the same person(s) whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 22nd day of July, 2024.

Robin E. Guzman
Notary Public

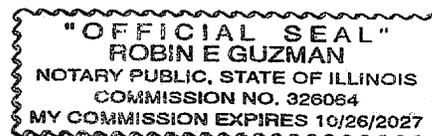


State of Illinois)
) ss
County of Kendall)

I, Robin E. Guzman, a Notary Public in and for the County and State aforesaid, do hereby certify that Tamara Rosenwinkel personally known to me to be the same person(s) whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 22nd day of July, 2024.

Robin E. Guzman
Notary Public

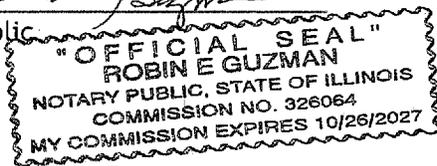


State of Illinois)
) ss
County of Kendall)

I, Robin E. Guzman, a Notary Public in and for the County and State aforesaid, do hereby certify that Howard Rosenwink, personally known to me to be the same person(s) whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 22nd day of July, 2024.

Robin E. Guzman
Notary Public

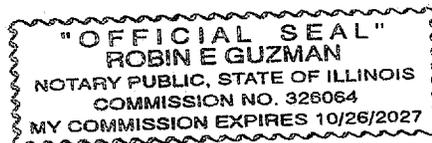


State of Illinois)
) ss
County of Kendall)

I, Robin E. Guzman, a Notary Public in and for the County and State aforesaid, do hereby certify that Rebecca Rosenwink, personally known to me to be the same person(s) whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 22nd day of July, 2024.

Robin E. Guzman
Notary Public



Dated this 22nd day of July, 2024

By: John Rosenwinkel

Signature

John Rosenwinkel

Printed Name

By: _____
Signature

Printed Name

Dated this 2nd day of July, 2024

By: _____
Signature

Printed Name

By: Timothy R. Smith
Signature

Printed Name

By: _____
Signature

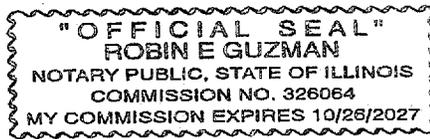
Printed Name

State of Illinois)
) ss
County of Kendall)

I, Robin E. Guzman, a Notary Public in and for the County and State aforesaid, do hereby certify that John Rosenwinkel, personally known to me to be the same person(s) whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 22nd day of July, 2024.

Robin E. Guzman
Notary Public

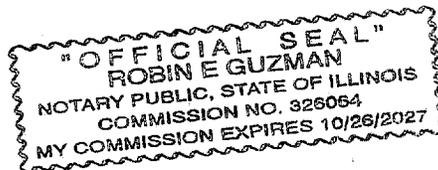


State of Illinois)
) ss
County of Kendall)

I, Robin E. Guzman, a Notary Public in and for the County and State aforesaid, do hereby certify that Timothy Rosenwinkel, personally known to me to be the same person(s) whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 22nd day of July, 2024.

Robin E. Guzman
Notary Public



Dated this 19 day of July, 2024

By: _____
Signature

Printed Name

By: [Signature]
Signature

Mark Rosenwinkel
Printed Name

By: _____
Signature

Printed Name

State of Illinois)
) ss
County of Kendall)

I, Robin E. Guzman, a Notary Public in and for the County and State aforesaid, do hereby certify that Mark Roschwinkel, personally known to me to be the same person(s) whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 22nd day of July, 2024.

Robin E. Guzman
Notary Public



State of Illinois)
) ss
County of Kendall)

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

Given under my hand and official seal, this ____ day of _____, 2024

Notary Public

EXHIBIT A

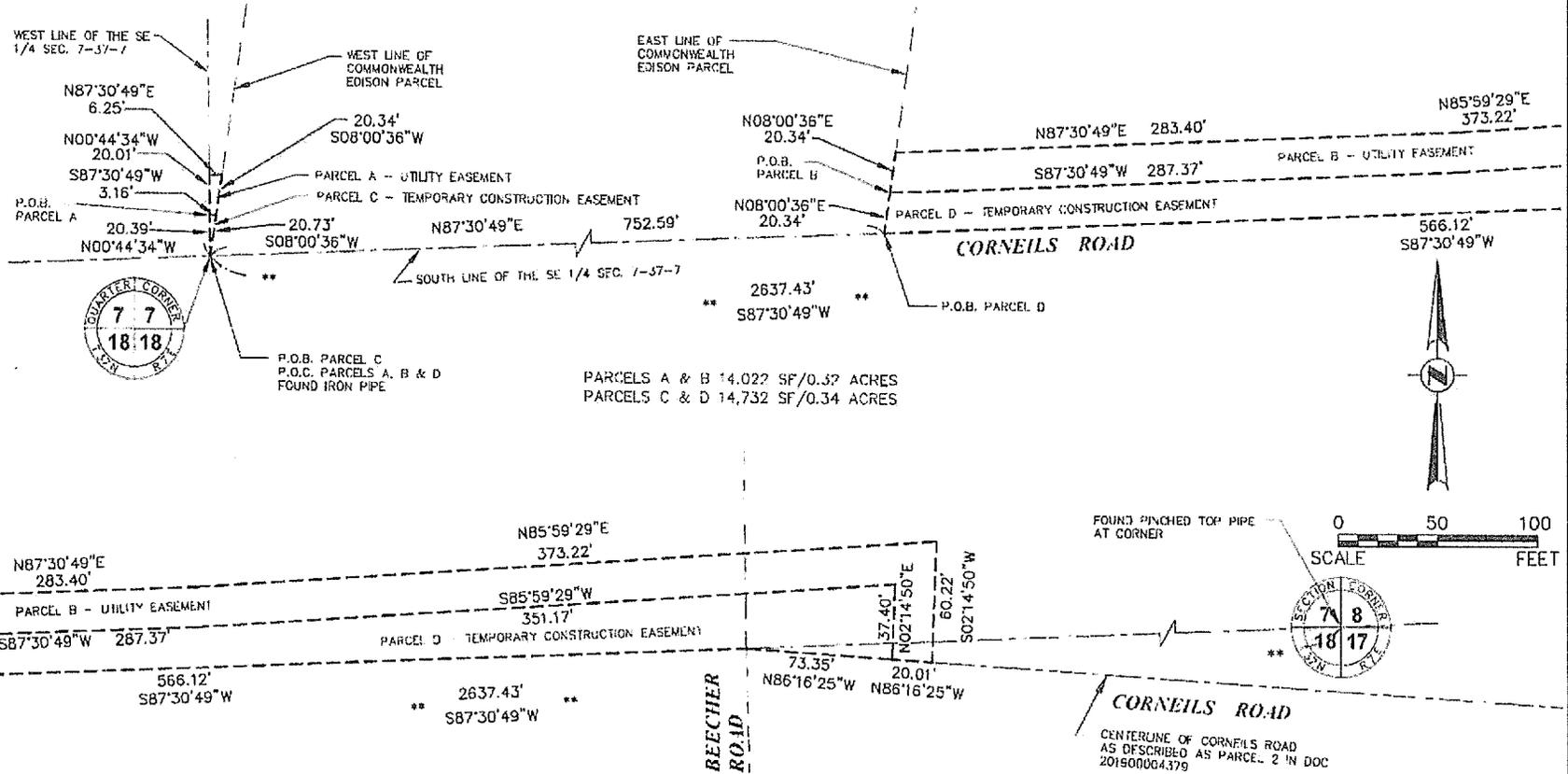
PARCEL C (TEMPORARY CONSTRUCTION EASEMENT)

THAT PART OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF SAID SECTION 7; THENCE NORTH 00 DEGREES 44 MINUTES 34 SECONDS WEST, ALONG THE WEST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 7, 20.39 FEET; THENCE NORTH 87 DEGREES 30 MINUTES 49 SECONDS EAST, 3.16 FEET TO THE WEST LINE OF THE COMMONWEALTH EDISON PARCEL; THENCE SOUTH 08 DEGREES 00 MINUTES 36 SECONDS WEST, ALONG SAID WEST LINE, 20.73 FEET TO THE POINT OF BEGINNING, ALL IN KENDALL COUNTY, ILLINOIS.

PARCEL D (TEMPORARY CONSTRUCTION EASEMENT)

THAT PART OF THE SOUTHEAST QUARTER OF SECTION 7 AND THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 37 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF SAID SECTION 7; THENCE NORTH 87 DEGREES 30 MINUTES 49 SECONDS EAST, ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 7, 752.59 FEET TO THE EAST LINE OF THE COMMONWEALTH EDISON PARCEL FOR THE POINT OF BEGINNING; THENCE NORTH 08 DEGREES 00 MINUTES 36 SECONDS EAST, ALONG SAID EAST LINE, 20.34 FEET; THENCE NORTH 87 DEGREES 30 MINUTES 49 SECONDS EAST, 287.37 FEET; THENCE NORTH 85 DEGREES 59 MINUTES 29 SECONDS EAST, 351.17 FEET; THENCE SOUTH 02 DEGREES 14 MINUTES 50 SECONDS WEST, 37.40 FEET TO THE CENTERLINE OF CORNELIS ROAD AS DESCRIBED AS PARCEL 2 IN DOCUMENT 201900004379; THENCE NORTH 86 DEGREES 16 MINUTES 25 SECONDS WEST, ALONG SAID CENTERLINE, 73.35 FEET TO THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 7; THENCE SOUTH 87 DEGREES 30 MINUTES 49 SECONDS WEST, 566.12 FEET TO THE POINT OF BEGINNING, ALL IN KENDALL COUNTY, ILLINOIS.

EXHIBIT



Engineering Enterprises, Inc.
CONSULTING ENGINEERS
 52 Wheeler Road
 Sugar Grove, Illinois 60554
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PROJECT NO: Y02319
 FILE NO: Y02319-ROSE-EASE



Reviewed By:	
Legal	<input checked="" type="checkbox"/>
Finance	<input type="checkbox"/>
Engineer	<input type="checkbox"/>
City Administrator	<input checked="" type="checkbox"/>
Community Development	<input type="checkbox"/>
Purchasing	<input type="checkbox"/>
Police	<input type="checkbox"/>
Public Works	<input checked="" type="checkbox"/>
Parks and Recreation	<input type="checkbox"/>

Agenda Item Number

Mayor's Report #2

Tracking Number

CC 2024-60

Agenda Item Summary Memo

Title: Janitorial Services Contract Extension Request

Meeting and Date: City Council – August 13, 2024

Synopsis: _____

Council Action Previously Taken:

Date of Action: _____ Action Taken: _____

Item Number: _____

Type of Vote Required: Majority

Council Action Requested: Approval

Submitted by: Jesus Navarro Public Works
Name Department

Agenda Item Notes:



Memorandum

To: City Council
From: Jesus Navarro, Facilities Manager
CC: Bart Olson, City Administrator
Erin Willrett, Assistant City Administrator
Eric Dhuse, Public Works Director
Date: July 30, 2024
Subject: Janitorial Services Extension Request

Summary

Requesting City Council to authorize a one (1) year extension for janitorial service with Uni-Max Management Corp for City-owned properties.

Background

On July 14, 2023, staff released an RFP for citywide janitorial services. The RFP resulted in 10 (ten) proposals of which, Uni-Max Management Corp was the lowest responsive proposal. The city council approved the awarding of the contract on July 25, 2023, for one (1) year contract ending August 30, 2024, with an option for a one (1) year extension upon discretion of the City.

Uni-Max has been providing services for city buildings for the last 10 months. Staff were asked about the service that's being provided and they're satisfied with their performance. During this time communication has been great and when an issue arises it is resolved right away. They have been very flexible working around city events and have no issues with adjusting their schedule to meet the city's needs. We have also hired them on occasion for extra jobs, such as deep carpet cleaning and bathroom tile and grout cleaning. They have been very reasonably priced, and always do exactly what we ask of them.

The first year of service with Uni-Max cost the City \$71,644 for all buildings. The second-year option for Uni-max Management Corp is in the amount of \$75,808. The price also reflects the removal of service for 201 W. Hydraulic, Parks Building in the amount of \$1,464. The second-year option will cost the city an additional \$4,164 than the previous year. After reviewing all contractors who placed a bid Uni-Max is still the lowest by \$4,260 over the 2-year period.

Recommendation

Staff is requesting that the City Council authorize the execution for a one (1) year extension with Uni-Max Management Corp to begin on September 1, 2024, and end on August 29, 2025, to avoid interruption in service.

Attachments

- Uni-Max Contract
- Year 2 pricing
- Original year 2 pricing
- Janitorial Bid Tab

Resolution No. 2024-_____

**A RESOLUTION OF THE UNITED CITY OF YORKVILLE, ILLINOIS APPROVING
AN AGREEMENT TO PROVIDE JANITORIAL SERVICES BY UNI-MAX
MANAGEMENT CORP.**

WHEREAS, the United City of Yorkville, Kendall County, Illinois (the "City"), is a duly organized unit of government of the State of Illinois within the meaning of Article VII, Section 10 of the 1970 Illinois Constitution; and

WHEREAS, the City entered into a contract for professional janitorial services with Uni-Max Management Corp. (the "Contractor") on July 25, 2023 (the "Agreement"), the term of said Agreement lasting until August 30, 2024; and

WHEREAS, the Contractor has continued to provide satisfactory janitorial services during the first year of the Agreement; and

WHEREAS, there is an option for the City to extend services for an additional year within the terms of the Agreement, which option the City desires to exercise; and

WHEREAS, the City no longer owns the building at 201 W. Hydraulic Avenue, the service of which was contemplated under the Agreement; and

WHEREAS, the City and the Contractor desire to adjust the cost of janitorial services over the additional year to reflect a reduction in facilities owned by the City and maintained by the Contractor; and

WHEREAS, the City desires to enter into a one-year extension of the Agreement with the cost of service from September 1, 2024 through August 29, 2025 adjusted for the reduction in janitorial services needed.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and City Council of the United City of Yorkville, Kendall County, Illinois, as follows:

Section 1. The recitals set forth above are incorporated into this Resolution as if fully restated herein.

Section 2. That *An Agreement to Provide Janitorial Services* by and between the City and Uni-Max Management Corp. attached hereto as Exhibit A and made a part hereof by reference, is hereby approved, and the Mayor and City Clerk are hereby authorized to execute said agreement on behalf of the United City of Yorkville.

Section 3. That this Resolution shall be in full force and effect from and after its passage and approval as provided by law.

Passed by the City Council of the United City of Yorkville, Kendall County, Illinois this ____ day of _____, A.D. 2024.

CITY CLERK

KEN KOCH _____

DAN TRANSIER _____

ARDEN JOE PLOCHER _____

CRAIG SOLING _____

CHRIS FUNKHOUSER _____

MATT MAREK _____

SEAVER TARULIS _____

RUSTY CORNEILS _____

APPROVED by me, as Mayor of the United City of Yorkville, Kendall County, Illinois this ____ day of _____, A.D. 2024.

MAYOR

Attest:

CITY CLERK



AGREEMENT

An Agreement to provide janitorial services by Uni Max Management Corp 921 Brian dr unit D Crest Hill,IL 60403 (hereinafter referred to as “Uni Max”) for: United City of Yorkville (hereinafter referred to as “Customer”).

Uni Max Management Corp. and Customer agree as follows:

1. The term of this agreement shall be on **Start Day Septemebr 2nd 2024 to August 31st 2025**
2. Uni Max will provide janitorial services as described in attached specifications which are hereby made a part of this agreement. Such services shall be performed at **City of Yorkville buildings (see attached sheet of locations)**
3. All janitorial services rendered under this agreement will be performed by employees or subcontractors of Uni Max. Uni Max and/or subcontractor will carry Workmen’s Compensation and Public Liability Insurance covering employees, and will furnish Customer with proof of such insurance, upon request.
4. All janitorial service shall be done on the basis of a **one (1/6) days per week**
5. All janitorial services will not be rendered on the following legal holidays: New Years’ Day, Memorial Day, Independence Day, Labor Day, Thanksgiving Day and Christmas Day.
- 6 In consideration of the performance by Uni Max of the janitorial services set forth above,
Customer will pay Uni Max **\$75,808.00 term 12 months** during the continuance of this agreement.
7. The total price is \$6,317.34.00 per month (April through October) amd \$6,049.00 (Novemebr through March)
8. Any services to be performed by Uni Max for Customer which are outside of the specifications of this agreement are subject to additional charges which are to be agreed upon between the parites Such agreement must be in writing.



9. Either party may terminate this contract for any reason by giving 30 days written notice to the other party. All official notices should be made via certified or registered mail or via email notifications and shall be effective on the date of mailing.

10. In the event of termination of the agreement, the monthly fee is to be pro-rated to the date of termination for services by Uni Max. Such amount will be payable ten (10) days from such date of termination.

11. Customer agrees that for a period of one year following any termination of this agreement it will not hire or contract with any individual who is or was at any time during the term of this agreement an employee of Uni Max Management Corp. This provision shall be limited to the hiring or contracting of Uni Max employees for services similar to those performed by Uni Max under this agreement, but shall include legal entities (corporations, partnerships, etc.) owned or controlled by such Uni Max employees.

12. In the event of default by Customer in payment of any amount due under this agreement, and such default continues for 30 days after written notice by Uni Max, then without further notice, Uni Max may immediately declare this agreement terminated, notwithstanding section 9, and Customer shall be liable to Uni Max for all amounts due for services performed through the date of termination and all late fees then due and owing pursuant to section 6.

13. This agreement shall be binding on the parties and their successors and assignees.

UNITED CITY OF YORKVILLE UNI MAX MANAGEMENT CORP.

By: _____

By: *Eva Ambroz*

Date: _____

Date: 07/29/2024

**Uni Max Management Corp 921 Brian Dr Unit D Crest Hill, IL 60403
Tel 773-858-2276**

Year 2 (City Option):

<u>Location</u>	<u>Daily</u>		<u>Weekly</u>		<u>Monthly</u>		<u>Total</u>
	<u>Hours</u>	<u>Price</u>	<u>Hours</u>	<u>Price</u>	<u>Hours</u>	<u>Price</u>	
City Hall/Police Department	4	108	20	540	86	2322	27864
Beecher Concession Stand	1	27	2	54	8.5	230	1610
Public Works Facility	2	54	4	108	17	459	5508
Library Building	3	81	18	486	78	2106	25272
Parks and Recreation Maintenance Building	1	27	2	54	8.5	230	2760
Van Emmon Activity Center	2	54	2	54	8.5	246 230	2760
Bridge Concession Stand	1	27	2	54	8.5	230	1610
Hydraulic Building	1	27	1	27	4.5	122	1464
Preschool Building	2	50	6	150	26	702	8424

Year 2 option

Location	Daily		Weekly		Monthly		Total
	Hours	Price	Hours	Price	Hours	Price	
City Hall/Police Dept	4	\$ 108.00	20	\$ 540.00	86	\$ 2,322.00	\$ 27,864.00
Beecher Concession Stand	1	\$ 27.00	2	\$ 54.00	8.5	\$ 230.00	\$ 1,610.00
Public Works	2	\$ 54.00	4	\$ 108.00	17	\$ 459.00	\$ 5,508.00
Library	3	\$ 81.00	18	\$ 486.00	78	\$ 2,106.00	\$ 25,272.00
Parks and Rec	1	\$ 27.00	2	\$ 54.00	8.5	\$ 230.00	\$ 2,760.00
VanEmmon	2	\$ 54.00	2	\$ 54.00	8.5	\$ 230.00	\$ 2,760.00
Bridge Conncession	1	\$ 27.00	2	\$ 54.00	8.5	\$ 230.00	\$ 1,610.00
Preschool	2	\$ 50.00	6	\$ 150.00	26	\$ 702.00	\$ 8,424.00
							\$ 75,808.00

UNITED CITY OF YORKVILLE
 Bid Opening - Tuesday, July 14, 2023 at 10:00 a.m.

	Contractor/Bidder	Year 1	Year 2 Option	Total
1	Uni-Max Management Corp	\$71,644.00	\$75,808.00	\$147,452.00
2	Vega Building Maintenance	\$77,440.00	\$74,272.00	\$151,712.00
3	Speedy Cleaning Service Inc	\$111,590.00	\$113,661.40	\$225,251.40
4	Bravo Services Inc	\$130,844.00	\$134,236.20	\$265,080.20
5	Eco Clean Maintenance Inc	\$134,136.00	\$132,864.00	\$267,000.00
6	Imperial Service System Inc	\$140,778.00	\$138,270.00	\$279,048.00
7	Allied Universal Janitorial Services	\$140,844.34	\$145,069.44	\$285,913.78
8	Perfect Cleaning Sevices Inc	\$150,300.00	\$150,300.00	\$300,600.00
9	CleanNet of Illinois Inc	\$156,360.40	\$152,151.64	\$308,512.04
10	Chi-Town Cleaning Services	\$172,900.00	\$170,854.80	\$343,754.80



Reviewed By:	
Legal	<input type="checkbox"/>
Finance	<input checked="" type="checkbox"/>
Engineer	<input type="checkbox"/>
City Administrator	<input checked="" type="checkbox"/>
Community Development	<input type="checkbox"/>
Purchasing	<input type="checkbox"/>
Police	<input type="checkbox"/>
Public Works	<input type="checkbox"/>
Parks and Recreation	<input type="checkbox"/>

Agenda Item Number

Mayor's Report #3

Tracking Number

CC 2024-61

Agenda Item Summary Memo

Title: Submittal of WIFIA Application

Meeting and Date: City Council – August 13, 2024

Synopsis: Please see attached.

Council Action Previously Taken:

Date of Action: _____ Action Taken: _____

Item Number: _____

Type of Vote Required: Majority

Council Action Requested: Approval

Submitted by: Rob Fredrickson Finance
Name Department

Agenda Item Notes:

The packet materials for the items referenced in the WIFIA List of Attachments can be found

by accessing the link below, as there are 1,692 pages:

<https://www.yorkville.il.us/Archive.aspx?ADID=5802>



Memorandum

To: City Council
From: Rob Fredrickson, Finance Director
Date: August 6, 2024
Subject: Submittal of WIFIA Application

Summary

Approval of a resolution authorizing the submittal of a Water Infrastructure Finance and Innovation Act (WIFIA) application, and a \$100,000 application fee, in order to secure a loan from the United States Environmental Protection Agency (EPA).

Background

In 2021, the United City of Yorkville, in collaboration with the Villages of Montgomery and Oswego, formed a partnership, called WaterLink, in order to secure a sustainable drinking water source for its residents across the region. After assessing options, WaterLink chose to partner with the DuPage Water Commission (DWC) to expand its existing transmission system to connect to all WaterLink communities. This item was previously discussed at the May 14th meeting, during which the Council approved an ordinance authorizing a maximum borrowing amount of \$160 million from WIFIA.

To advance the goals of the WaterLink project, the City plans to apply for financial support through the Federal EPA's Water Infrastructure Finance and Innovation Act (WIFIA) program. The attached WIFIA application (Exhibit 1) represents a collaborative effort involving City Staff, Stantec, EEI, Speer Financial, Bond Counsel, and the City Attorney. As outlined on page 7 of the application, the City's strategy encompasses a phased approach. The first step is to establish a Master Credit Agreement with the EPA, followed by obtaining two WIFIA loans to fund the project's two phases. Phase I will encompass eight projects, that center on upgrading the City's water system to meet DWC and State standards, at an estimated cost of \$32.165 million. Estimated funding from WIFIA for Loan 1 is \$25.732 million (80%), with the City funding the remaining 20% of \$6.433 million. Phase II will consist of three projects, focusing on the WaterLink connection to DWC, expanding the existing DWC transmission system and the construction of the South Receiving Station and South Receiving Station Standpipe. Phase II expenditures are projected at \$126,745,925, with anticipated Loan 2 funding from WIFIA totaling \$101,396,740 (City's portion would be \$25,349,185). The application identifies two WIFIA loans, as obtaining environmental approvals for Phase II would likely hinder the City's ability to finance the capital projects for Phase I.

The attached WIFIA application consists of five sections (A thru E). Sections A and B cover general loan and contact information, as well as a range of financial, budgetary, operational, regulatory, and quality of life issues related to the project. Section C details the preliminary financing plan, including an in-depth overview of pledged revenues, bond ratings, audited financial statements, the rate-setting process and its historical context, projected financials for the Water Fund, and a table outlining the sources and uses of funds. Sections D and E address Federal and State compliance requirements, lobbying disclosures and preliminary environmental assessments. They also include maps pinpointing the locations of future capital improvements associated with the project. The attachments for sections A thru E can be accessed through the link shown on the tracking document. For ease-of-use, attachment

numbers are referenced within the WIFIA application and included on the WIFIA List of Attachments sheet, which immediately follows the application in the packet.

Focusing on the sources and uses chart shown in Section C on page 18, total projected funding for the project of \$160 million is tentatively allocated as follows:

- 80% will be attributable to the WIFIA Loan
- 12% to State Revolving Fund (SRF) Loans
- 8% to alternative revenue sources and/or revenue-bonded debt
- With less than 1% being covered by available cash reserves

On the expenditure side, \$159,234,100 of the funding proceeds are earmarked for capital purposes, which includes \$500,000 for land acquisition and \$8,536,100 for contingency. The remaining proceeds of \$765,900 are slated for financing (i.e., issuance) costs.

Interest rates on WIFIA loans are currently at 4.15%, comparable to municipal bond rates, which for AA-rated 20- to 30-year bonds, range between approximately 3.9% and 4.35%. However, WIFIA rates fluctuate daily as they are tied to the State and Local Government Series (SLGS) rates, which are securities issued by the U.S. Treasury to state and local governments.

A WIFIA loan has a 35-year term, including a five-year period after substantial completion during which the City can choose to defer payment until 2032/2033. During this deferral period, the City can either pay or capitalize (i.e., add to the loan balance) interest on the loan. While capitalizing interest is expensive, it would free up cash flow.

As shown in Exhibit 2, Speer Financial has prepared a projected debt service schedule for the proposed WIFIA loans at a rate of 4.50%. The schedule displays estimated draws on the right and the corresponding interest and principal payments on the left. Initially, annual debt service costs are modest, around \$1.15 million between the two loans. These costs increase to just over \$7 million in 2033, once the deferral period for Loan 2 ends. After that, debt service costs steadily rise, reaching a peak of approximately \$13.36 million in the mid-2050s.

In this scenario, no interest is capitalized for Loan 1. However, Loan 2 shows does include capitalized interest, which adds approximately \$29.4 million (Ex 2 – page 6) to the principal balance over the life of the loan. However, the decision to capitalize interest does not need to be decided upon until the respective closing dates of the two loans, which is expected to occur in the first quarter of 2025. Additionally, WIFIA allows for a one-time interest rate "reset" if the SLGS rate falls between the closing of the loan and the first drawdown of the proceeds.

As discussed during the WIFIA authorizing ordinance meeting on May 14th, Council will eventually need to adopt a multi-year water rate plan, which can be adjusted up or down, depending on actual future water sale revenues. To develop this plan, Council engaged EEI on May 28th to conduct a water rate analysis, which will serve as the foundation for the overall plan. The primary purpose of conducting this water rate analysis, beyond establishing a multi-year rate structure, is to provide assurance to WIFIA, and other bond holders, that the City will meet its debt coverage requirements. To close on the WIFIA loan and future SRF Loan/bond issues for the DWC/Lake Michigan water sourcing project, the City must prove that revenues equal at least 125% of total debt service. If the revenues used to demonstrate coverage are projected and based on future rate increases, these increases must already be approved by City Council. Typically, it takes approximately six months to close on a WIFIA Loan after the application is submitted, which means the first loan is expected to close in late winter or early

spring 2025. Please keep in mind that the submittal of the WIFIA application is only the first step in the loan approval process. The actual loan closing will not incur until the rate analysis is completed (slated for December 2024) and Council has had adequate time to pass a multi-year rate plan based on assumed debt levels, in addition to water operational and capital considerations.

Recommendation

Staff recommends approval of the attached resolution authorizing submittal of the WIFIA application for the Yorkville WaterLink Project and to pay the \$100,000 application fee to the United States Environmental Protection Agency (EPA).

United City of Yorkville, Illinois

WIFIA List of Attachments

August 2024



Application Section	Attachment Description	File Name
A	Technical Memorandum outlining the options for alternative water sources available to the United City of Yorkville	A.4a_ Alternative Water Source Study Technical Memorandum Update (see page 1)
A	Addendum to the Technical Memorandum outlining the options for alternative water sources available to the United City of Yorkville	A.4b_ Alternative Water Source Study Technical Memorandum Addendum (see page 50)
A	Final Administrative Decision on an Application for a Lake Michigan Water Allocation by the United City of Yorkville	A.4c_ Yorkville Lake Michigan Allocation Order (see page 89)
A	Screenshot of the System for Award Management showing the United City of Yorkville's registration number	A.10_ Yorkville SAM Screenshot (see page 105)
B	An ordinance authorizing the borrowing by the United City of Yorkville of a Water Infrastructure Finance and Innovation Act loan in an aggregate principal amount of not to exceed \$160,000,000	B.1_ WIFIA Authorization - Ordinance 2024-17 (see page 107)
B	Average Bi-Monthly Residential Water Bill for the United City of Yorkville	B.4_ Yorkville Average Water Bill Breakdown (see page 132)
B	2023 Citywide Capital - Capital Projects Fund Schedule of Revenues, Expenditures and Changes in Fund Balance	B.5a_ 2023 Yorkville Capital Projects Fund Annual Budget (see page 134)
B	2022 Citywide Capital - Capital Projects Fund Schedule of Revenues, Expenditures and Changes in Fund Balance	B.5b_ 2022 Yorkville Capital Projects Fund Annual Budget (see page 140)
B	2021 Citywide Capital - Capital Projects Fund Schedule of Revenues, Expenditures and Changes in Fund Balance	B.5c_ 2021 Yorkville Capital Projects Fund Annual Budget (see page 145)
B	2020 Citywide Capital - Capital Projects Fund Schedule of Revenues, Expenditures and Changes in Fund Balance	B.5d_ 2020 Yorkville Capital Projects Fund Annual Budget (see page 148)
B	United City of Yorkville Capital Improvement Program FY2025-2029 Project Cost Summary	B.5e_ Yorkville Combined Capital Improvement Program FY25-29 (pg 151)
B	Note 4 to the 2023 Annual Comprehensive Financial Report - Employee Retirement System	B.7_ Yorkville Pension and OPEB Funding and Liabilities FY 2023 (pg 154)
B	United City of Yorkville Comprehensive Water Works System Master Plan	B.8a_ Yorkville 2016 Comprehensive Water Works System Master Plan (see page 182)
B	United City of Yorkville Alternative Water Source Study Summary - September 28, 2021	B.8b_ EEI Alternative Water Supply Study Presentation - September 2021 (see page 451)
B	Project Plan Lake Michigan Connection – Preliminary Engineering United City of Yorkville, Kendall Co., IL August 2023	B.8c_ Yorkville Lake Michigan Connection Preliminary Engineering Report FINAL (see page 523)
B	Comparison of Water Source Alternatives Weighted Decision Matrix - October 2021	B.9a_ Yorkville Water Weighted Decision Matrix Example (page 621)
B	WaterLink Announces a Recommendation on the Region's Future Water Source	B.9b_ PRESS RELEASE December 6, 2021 WaterLink Announces Water Source Decision (see page 623)
B	Agenda City Council Meeting - Tuesday, May 14, 2024	B.9c_ May 14 Yorkville City Council Agenda (see page 626)
B	RESOLUTION AUTHORIZING THE EXECUTION OF AN INTERGOVERNMENTAL AGREEMENT PROVIDING FOR THE SHARING OF COSTS AND FUNDING FOR THE CONSTRUCTION OF FACILITIES TO TRANSPORT LAKE MICHIGAN WATER TO THE UNITED CITY OF YORKVILLE	B.9d_ WaterLink IGA Cost Share Resolution 2024-24 (see page 631)
B	The Economic Benefits of Investing in Water Infrastructure: How a Failure to Act Would Affect the US Economic Recovery	B.10a_ Economic Benefits of Investing in Water Infrastructure (page 650)
B	Description of Yorkville WaterLink Project Benefits	B.10b_ Yorkville WaterLink Project Benefits (see page 691)
B	Analysis of Risk to Sandstone Water Supply in the Southwest Suburbs of Chicago	B.10c_ 10c_ ISWS Sandstone Water Supply in Southwest Suburb (page 695)
B	WRITTEN TESTIMONY OF ERIC DHUSE (United City of Yorkville)	B.11_ Eric Dhuse Testimony (see page 755)
C	S&P Rating on the United City of Yorkville's 2023A Alternative Revenue Source Bond Issuance	C.4_ 2023 Yorkville S&P Ratings Report (see page 810)
C	Year-end audited financial statements for the United City of Yorkville for 2023	C.5a_ FY 2023 Yorkville Annual Comprehensive Financial Report (page 819)
C	Year-end audited financial statements for the United City of Yorkville for 2022	C.5b_ FY 2022 Yorkville Annual Comprehensive Financial Report (page 1035)
C	Year-end audited financial statements for the United City of Yorkville for 2021	C.5c_ FY 2021 Yorkville Annual Comprehensive Financial Report (page 1253)
C	United City of Yorkville WIFIA Financial Model	C.6_ Yorkville WIFIA Pro Forma (see page 1460)
C	An Ordinance of the United City of Yorkville, Kendall County, Illinois, Providing for New Water Service Rates'	C.7a_ Ordinance 2014-14 (see page 1464)
C	An Ordinance of the United City of Yorkville, Kendall County, Illinois, Providing for New Water Service Rates'	C.7b_ Ordinance 2015-22 (see page 1468)

C	An Ordinance of the United City of Yorkville, Kendall County, Illinois, Providing for New Water Service Rates'	C.7c_ Ordinance 2022-11 (see page 1472)
C	An Ordinance of the United City of Yorkville, Kendall County, Illinois, Providing for New Water Service Rates'	C.7d_ Ordinance 2024-13 (see page 1476)
C	United City of Yorkville City Council Meeting Minutes - May 28, 2024 - Adoption of Rate Study	C.7e_ City Council Minutes 05-28-24 (see page 1480)
C	General Covenants and Flow of Funds for the United City of Yorkville's WIFIA Debt	C.8_ Yorkville Flow of Funds (see page 1495)
C	Ordinance Authorizing the Assuance of Water Revenue bonds or, in lieu thereof, General Obligation Alternate Revenue Bonds, of the United City of Yorkville, Kendall County, Illinois	C.9a_ Ordinance 2023-20 (see page 1501)
C	An ordinance authorizing and providing for the issuance of General Obligation Bonds (Alternate Revenue Sources), Series 2023A, of the United City of Yorkville, Kendall County, Illinois	C.9b_ Ordinance 2023-24 (see page 1530)
D	United City of Yorkville WaterLink Project Preliminary Environmental Assessment	D.1_ PEA Questionnaire (see page 1582)
D	Illinois Environmental Protection Agency confirmation of Preliminary Environmental Impacts Determination	D.3_ United City of Yorkville IEPA Project Plan Approval (see page 1654)
D	State Historic Preservation Office response to the United City of Yorkville's Submission on its Watermain Replacement Projects	D.4a_ SHPO Response Letter - Yorkville Water Main Projects (see page 1656)
D	State Historic Preservation Office response to the United City of Yorkville's Submission on its North and South Receiving Stations	D.4b_ SHPO Response Letter - Yorkville North & South Stations (see page 1658)
D	Illinois Department of Natural Resources Ecological Compliance Review of the United City of Yorkville's WaterLink Projects	D.4c_ IDNR EcoCat Reviews (see page 1660)
D	Certification Regarding Lobbying: Certiftication for Contracts, Grants, Loans, and Cooperative Agreements	D.7a_ Certification Regarding Lobbying (see page 1672)
D	EPA Disclosure of Lobbying Activities (Standard Form - LLL Rev. 7-97) - Elevate	D.7b_ Lobbying Activity Disclosure_ Elevate (see page 1674)
D	EPA Disclosure of Lobbying Activities (Standard Form - LLL Rev. 7-97) - Kasper & Nottage	D.7c_ Lobbying Activity Disclosure_ Kasper & Nottage (see page 1675)
D	Preaward Compliance Review Report for All Applicants and Recipients Requesting EPA Financial Assistance	D.7d_ Preaward Compliance Review Report (see page 1676)
E	Section E Spreadsheet for Loans 1 & 2	E.1_ Yorkville WIFIA Application Section E (see page 1679)
E	Project Map for North Receiving Station	ELM09_ Project Location Map (see page 1680)
E	Preliminary Site Plans for North Receiving Station	ELM09_ Project Site Plans (see page 1681)
E	Project Map for North Receiving Station Storage	ELM10_ Project Location Map (see page 1683)
E	Preliminary Site Plans for North Receiving Station Storage	E.LM10_ Project Site Plans (see page 1685)
E	Project Map for Rt. 126 Water Main Improvements	E.LM13_ Project Location Map (see page 1686)
E	Project Map for WTP Decommissioning	E.LM16_ Project Location Map (see page 1688)
E	Project Map for 2025 Water Main Replacements	E.WM09_ Project Location Map (see page 1689)
E	Project Map for 2026 Water Main Replacements	E.WM10_ Project Location Map (see page 1690)
E	Project Map for 2027 Water Main Replacements	E.WM11_ Project Location Map (see page 1691)
E	Project Map for 2028 Water Main Replacements	E.WM12_ Project Location Map (see page 1692)

Resolution No. 2024-_____

**A RESOLUTION OF THE UNITED CITY OF YORKVILLE, ILLINOIS,
AUTHORIZING THE SUBMITTAL OF A WIFIA APPLICATION FOR
THE UNITED CITY OF YORKVILLE WATERLINK PROJECT**

WHEREAS, the United City of Yorkville (the “City”) is a duly organized and validly existing non home-rule municipality created in accordance with the Constitution of the State of Illinois of 1970 and the laws of the State; and

WHEREAS, in 2021, the City partnered with the Village of Montgomery and the Village of Oswego to work together (the “WaterLink”) to identify and to analyze the best access to quality and sustainable drinking water for the residents across the region; and

WHEREAS, the WaterLink, after extensive investigation, identified the DuPage Water Commission (“DWC”) which has provided Lake Michigan water to its customers since 1992, as the best source to extend the existing transmission system to the WaterLink communities (the “Project”); and

WHEREAS, the Project will be undertaken in phases and the City is requesting two loans pursuant to the Water Infrastructure Finance and Innovation Act (“WIFIA”) in a total amount of approximately \$127,128,740 as the primary financing source for this Project; and

WHEREAS, on behalf of WaterLink, the City is prepared to submit a WIFIA application for the WaterLink Project to the Environmental Protection Agency in the form presented to this meeting of the Mayor and City Council of the United City of Yorkville; and

WHEREAS, the Mayor and City Council have reviewed the proposed terms for the WIFIA loans and the revenues to be pledged for the repayments of such loans and believe it to be in its best interest to utilize the WIFIA program as its primary funding source for the Project.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and City Council of the United City of Yorkville, Kendall County, Illinois:

Section 1. The foregoing recitals are hereby incorporated in this Resolution as the findings of the Corporate Authorities.

Section 2. In consideration of the foregoing recitals, the City Finance Director and the City Administrator are hereby authorized and directed to proceed with the WIFIA application submission for the United City of Yorkville WaterLink Project as presented to this meeting; to

undertake any and all actions as may be required to proceed with the WIFIA loans; and, to pay the application fee of \$100,000.

Section 3. This Resolution shall be in full force and effect upon its passage and approval as provided by law.

Passed by the City Council of the United City of Yorkville, Kendall County, Illinois this _____ day of _____, A.D. 2024.

CITY CLERK

KEN KOCH _____

DAN TRANSIER _____

ARDEN JOE PLOCHER _____

CRAIG SOLING _____

CHRIS FUNKHOUSER _____

MATT MAREK _____

SEAVER TARULIS _____

RUSTY CORNEILS _____

APPROVED by me, as Mayor of the United City of Yorkville, Kendall County, Illinois this _____ day of _____, A.D. 2024.

MAYOR

Attest:

CITY CLERK



United City of Yorkville, Illinois WIFIA Application

File Name:

United City of Yorkville - WIFIA Application August 2024

Description:

WIFIA Application Submission for the United City of Yorkville's WaterLink Project



August 2024

For the WIFIA Application Instructions

The U.S. Environmental Protection Agency (EPA) will invite selected applicants to submit an application for Water Infrastructure Finance and Innovation Act (WIFIA) loans. Unsolicited applications will not be considered. Following selection, each selected applicant will be assigned a transaction team led by an underwriter. The transaction team can answer the applicant's questions regarding the application form, its attachments, and the project review, negotiation, and closing processes.

The applicant should answer all questions in this form. It may indicate if a requirement is not applicable to its project. Narrative answers can reference source documents by including the name of the document and relevant pages or sections and providing any referenced documents as attachments. The applicant must sign the Certification in the appropriate space and submit a scanned version of the signature pages to EPA. If the applicant anticipates a delay in one or more source documents, it should discuss the situation with its transaction team and indicate the anticipated date of submitting that document in the application. Additionally, the applicant is required to notify and submit to EPA any updated application materials that become available during the review period. EPA may request additional items from applicants on a case-by-case basis.

The applicant may assert a Confidential Business Information (CBI) claim covering part or all of the information submitted to EPA as part of its letter of interest, in a manner consistent with 40 C.F.R. 2.203, 41 Fed. Reg. 36902 (Sept. 1, 1976), by placing on (or attaching to) the information a cover sheet, stamped or typed legend, or other suitable form of notice employing language such as trade secret, proprietary, or company confidential. The applicant should also state whether it desires confidential treatment until a certain date or until the occurrence of a certain event. Information covered by a business confidentiality claim will be disclosed by EPA only to the extent and only by means of the procedures set forth under 40 C.F.R. Part 2, Subpart B. Information that is not accompanied by a business confidentiality claim when it is received by EPA may be made available to the public by EPA without further notice to the applicant. More information about CBI is available in the WIFIA program handbook and frequently asked questions (FAQ) available at <http://www.epa.gov/wifia>.

The applicant must submit a non-refundable application fee. The application fee is \$25,000 for an application for a project serving small communities (population of not more than 25,000 people). For all other project applications, the application fee is \$100,000. For further information regarding the application fee, as well as the credit processing fee which will be charged at loan closing, and any other applicable fees, please see the [WIFIA fee rule](#).

WIFIA Application Submission

The final application submission must include:

1. Completed application form.
2. All attachments requested and referenced in this form; and
3. The application fees.

The applicant should reference the supporting document checklist provided on page 4 to ensure all needed information is provided in the application submission. Upon receipt of the application fee and materials, EPA will provide a confirmation email.

Application Form and Attachment Submittal: When finished, the application form and attachments must be uploaded to EPA's SharePoint site. To be granted access to the WIFIA SharePoint site, the applicant should email the WIFIA Underwriter assigned to the applicant with the names and emails of all staff that need access.

Application Fee Submittal: The applicant should use of Pay.gov to make electronic payments to EPA. In Pay.gov, the applicant can track its payments to EPA and schedule recurring or automatic payments. Although it is not mandatory to register for a user id to access and use Pay.Gov, registration is recommended to have access to all Pay.gov system functionality. To use Pay.gov, follow these instructions:

1. Access the Pay.gov system by going to <https://www.pay.gov> and search for WIFIA or click on the following hyperlink to directly launch the [WIFIA Loan Collection & Fees Form](#).
2. Provide the following information on the payment to ensure proper credit:
 - Remitter's contact phone number
 - Company/Organization Name as it appears on EPA document.
 - Complete address, including city, state, zip code.
 - Project Name
 - Loan Number: this is EPA WIFIA Loan number, NOT the remitter's number.
 - From the "Payment Type" drop down menu select "Application Fee (Fee01)"
 - Other Description: please enter the EPA WIFIA Loan number followed by -FEE01, for example 16123DC-FEE01.
3. Follow the remaining on-screen instructions to successfully process the payment to EPA.
4. Send an email to OCFO-OC-ACD-WIFIA@epa.gov and wifia_portfolio@epa.gov informing that a payment has been made.

The application fee may also be paid via FEDWIRE; for questions about payments, email to OCFO-OC-ACD-WIFIA@epa.gov and wifia_portfolio@epa.gov. For detailed payment instructions, contact the WIFIA program.

Burden

The public reporting and recordkeeping burden for this collection of information is estimated to average two hundred hours per response. Send comments on the Agency's need for this information, the accuracy of the provided burden estimates, and any suggested methods for minimizing respondent burden, including through the use of automated collection techniques to the Director, Regulatory Support Division, U.S. Environmental Protection Agency (2822T), 1200 Pennsylvania Ave., NW, Washington, D.C. 20460. Include the OMB control number in any correspondence. Do not send the completed form to this address.

Warning

Falsification or misrepresentation of information or failure to file or report information required to be reported may be the basis for denial of financial assistance by the Environmental Protection Agency. Knowing and willful falsification of information required to be submitted and false statements to a Federal Agency may also subject you to criminal prosecution. See, for example, 18 U.S.C. §1001.

Additional information is available at <https://epa.gov/wifia> and by contacting wifia@epa.gov.

SUPPORTING DOCUMENT CHECKLIST

The applicant should submit its completed application form plus all relevant supporting documents listed in the checklist as attachments.

Question	Supporting Document(s)*	Included
Application Fee – Refer to fee instructions on page 2		
Section A: Key Applicant and Loan Information* (No attachments)		
10. System for Award Management (SAM) registration	<ul style="list-style-type: none"> Screen shot verifying active SAM registration^{1*} 	<input checked="" type="checkbox"/>
Section B: Applicant Background		
5. Capital Improvement Planning Process	<ul style="list-style-type: none"> Current year and previous 3 years Capital Improvement Plans 	<input checked="" type="checkbox"/>
7. Liabilities	<ul style="list-style-type: none"> Liabilities Description 	<input checked="" type="checkbox"/>
8. System Condition	<ul style="list-style-type: none"> System Master Plan System Condition Assessment 	<input checked="" type="checkbox"/> <input type="checkbox"/>
12. Organization Chart	<ul style="list-style-type: none"> Organization Chart 	<input type="checkbox"/>
Section C: Financing Plan		
4. Preliminary Rating Letter	<ul style="list-style-type: none"> Preliminary Rating Letter* 	<input checked="" type="checkbox"/>
5. Audited Financial Statements	<ul style="list-style-type: none"> Audited Financial Statements (3 years) * 	<input checked="" type="checkbox"/>
6. Cash flow pro forma(s)	<ul style="list-style-type: none"> Cash flow pro forma* 	<input checked="" type="checkbox"/>
7. Rate Setting Process	<ul style="list-style-type: none"> Rate Studies Rate Schedules 	<input type="checkbox"/> <input type="checkbox"/>
8. Flow of Funds	<ul style="list-style-type: none"> Flow of Funds 	<input checked="" type="checkbox"/>
9. Loan Agreement	<ul style="list-style-type: none"> Master Indenture Bond Ordinance (<i>included for reference</i>) 	<input type="checkbox"/> <input checked="" type="checkbox"/>
Section D: Federal Requirements		
1. National Environmental Policy Act (NEPA)/ Programmatic Environmental Assessment Questionnaire	<ul style="list-style-type: none"> Environmental Assessment (Draft or Final) Environmental Impact Statement (Draft or Final) Supporting Documentation Programmatic Environmental Assessment Questionnaire 	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input checked="" type="checkbox"/>
2. SRF Environmental Review	<ul style="list-style-type: none"> SRF Findings SRF Consultation Documentation 	<input type="checkbox"/> <input checked="" type="checkbox"/>
4. Cross-Cutter Consultation Agencies	<ul style="list-style-type: none"> State Historic Preservation Officer Fish and Wildlife Service National Marine and Fisheries Service Coastal Zone Management Agency Other: [See Section D] 	<input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input checked="" type="checkbox"/>
5. Additional Permits	<ul style="list-style-type: none"> Lake Michigan Allocation Order 	<input checked="" type="checkbox"/>

¹ Applicants must have an active registration in SAM to do business with the Federal Government. Registration information is available at <https://sam.gov/SAM/>.

	<ul style="list-style-type: none"> IDNR Ecological Compliance 	<input checked="" type="checkbox"/> <input type="checkbox"/>
7. Additional Forms	 epa_form_6600_06.pdf  SFLL_2_0-V2.0(1).pdf  epa_form_4700_4.pdf	<input checked="" type="checkbox"/> <input checked="" type="checkbox"/> <input checked="" type="checkbox"/>
8. Uniform Act	<ul style="list-style-type: none"> Narrative of Compliance 	<input type="checkbox"/>
Section E: Contract Information (Refer to Supplemental Spreadsheet)		
Complete Section E of spreadsheet and indicate which of the following attachments are included: <ul style="list-style-type: none"> Project Maps Preliminary Engineering Report Preliminary Design Report Planning Document Executed Contract Documents Procurement Documents Detailed project schedule(s)* Engineer’s Cost Estimate associated with detailed project scope* Existing Operation and Maintenance Plan Professional Service Contract or similar evidence of new Operation and Maintenance Plan to be developed. Risk Mitigation Plan/Matrix Project Management Plan Evidence of Experience with similar projects Draft of Final Bid Specifications with required language Sample of Final Bid Specifications with required language 		<input checked="" type="checkbox"/> <input checked="" type="checkbox"/> <input type="checkbox"/> <input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input checked="" type="checkbox"/> <input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
Certifications		<input type="checkbox"/>

*Required

APPLICATION FORM

Provide the following information in this form. Narrative answers can reference source documents (include the name of the document and relevant pages or sections). Provide any referenced documents as attachments.

Section A: Key Applicant and Loan Information

1. Legal name of prospective borrower:

United City of Yorkville, Illinois

2. Project name (for purposes of identification assign a short name to the project):

Yorkville Waterline Project

3. Has the project description changed since Letter of Interest selection?

Yes No

If yes, please provide a brief updated project description.

N/A

4. Estimated total eligible project costs (in dollars):

In 2021, the United City of Yorkville (the “City”) partnered with other regional municipalities – the Village of Montgomery and the Village of Oswego – to form a partnership (“WaterLink”) set up to identify, analyze, and access quality and sustainable drinking water for its residents across the region. After researching a variety of alternatives, WaterLink identified the DuPage Water Commission (“DWC”) as its plan of action to achieve this goal. DWC is an established organization that has provided Lake Michigan water to its customers since 1992, and WaterLink will connect to DWC with investment in an expansion project that extends the existing transmission system to connect to all WaterLink communities (Attachments A.4a_ Alternative Water Source Study Technical Memorandum Update & A.4b_ Alternative Water Source Study Technical Memorandum Addendum). Under the Lake Michigan Water Allocation Program, every water system in Illinois that uses Lake Michigan water must have its own allocation permit from the Illinois Department of Natural Resources (“IDNR”). Accordingly, the City has secured an allocation order (Attachment A.4c_ Yorkville Lake Michigan Allocation Order). To help fulfill this order, the City is pursuing WIFIA funding for the work required to establish a new, reliable water source.

This undertaking will be split into multiple phases. As such, the City is submitting this application to execute a Master Credit Agreement (“MCA”) with the Environmental



Protection Agency (“EPA”). The City is requesting two WIFIA loans from the EPA to cover the costs of all project phases. Under the proposed MCA, the first project phase would be funded by WIFIA Loan #1 (“Loan 1”), and the second project phase would be funded by a subsequent WIFIA Loan #2 (“Loan 2”).

The first phase will include 8 projects – project codes LM09, LM10, LM13, LM16, WM09, WM10, WM11, WM12. These projects all involve activities to improve the City's existing water system to bring it into compliance with DWC and state requirements, and to build additions that will serve as connection points between the DWC transmission system and the City’s water distribution system. In total, these projects are estimated to cost \$32,165,000. With the City eligible for WIFIA funding totaling 80 percent of eligible project costs, the requested funding amount for Loan 1 is \$25,732,000 with a local cost share of \$6,433,000.

The second phase will consist of three projects – project code LM07, LM11, LM12. These projects represent the City's portion of all activities and work necessary for the WaterLink connection to DWC and the extension of the existing DWC transmission system as well as construction of the South Receiving Station and South Receiving Station Standpipe. The City’s total estimated incurred cost for these projects is \$126,745,925. The requested WIFIA funding amount for Loan 2 is \$101,396,740 with a local cost share of \$25,349,185.

Attachments:

- A.4a_ Alternative Water Source Study Technical Memorandum Update
- A.4b_ Alternative Water Source Study Technical Memorandum Addendum
- A.4c_ Yorkville Lake Michigan Allocation Order

Check here if total eligible project costs have changed since the letter of interest submittal.

5. Requested amount of the WIFIA loan (in dollars):

\$127,128,740

WIFIA Loan Request #1: \$25,732,000

Future Loan Requests: \$101,396,740

6. Anticipated Closing Date and what is driving date:

November 1, 2024. The City would like to expedite the transition to a new sustainable water source.

The City is in the process of authorizing and executing a rate study anticipated to be completed in Fall 2024 that will allow a year-over-year rate plan to be put in place.

7. Applicant Contact Information

Team Member	Name and Title	Email	Phone Number
Authorized Signatory	Bart Olson, City Administrator	bolson@yorkville.il.us	(630) 553-8537
WIFIA Point of Contact	Rob Fredrickson, Finance Director	rfredrickson@yorkville.il.us	(630) 553-8534
Financial Advisor	Anthony Miceli	amiceli@speerfinancial.com	(312) 529-5881
Bond Counsel	Randall S. Kulat	Rkulat@crokefairchild.com	(312) 529-5137
Project Manager	Christopher Walton	Cwalton@eeiweb.com	(630) 466-6771
Environmental Review Contact	Christopher Walton	Cwalton@eeiweb.com	(630) 466-6771
Other: City Attorney	Kathleen Orr	kfo@ottosenlaw.com	(630) 682-0085
Other: Consultant	Sean Spath	Sean.spath@stantec.com	(518) 815-2385

8. Employer/taxpayer identification number (EIN/TIN):

36-6006169

9. Dun and Bradstreet Data Universal Number System (DUNS) number:

112382973

10. Is the applicant registered in the System for Award Management (SAM)?

Yes

No

If yes, provide a PDF or JPEG screenshot that shows evidence of the SAM registration and an “active status” for the entity receiving the WIFIA loan.

UEI: E646HGMGZF83

Attachments:

A.10_Yorkville SAM Screenshot (page 105)

Section B: Applicant Background

1. Describe the authorizing actions required by the applicant in order to enter into a loan agreement with the WIFIA program (e.g., board vote, local vote, ordinance).

Issuance of the WIFIA Loan as an alternate revenue bond requires three actions by City Council pursuant to the Illinois Local Government Debt Reform Act (the “Debt Reform Act”):

The first action is the approval of an authorizing ordinance in which the City Council declares its intention to issue alternate revenue bonds. This ordinance, along with statutory notice, is published in a general circulation newspaper which begins a 30-day petition period. If a qualifying petition is submitted within this 30-day period, the question of issuing the alternate bonds must be approved at a referendum held at the next general election before the alternate bonds may be issued. If a qualifying petition is not submitted within such 30-day period, then the City may adopt a final bond ordinance authorizing the issuance of alternate revenue bonds.

The second step in the process is the conduct of a public hearing pursuant to the Illinois Bond Issue Notification Act. To conduct the public hearing, notice must be published in a general circulation newspaper 7-30 days prior to the public hearing.

The third action required of City Council is the adoption of a final bond ordinance which provides authorization to issue the bonds, provides the terms of the bonds and provides the authorization to enter into the loan and the loan documents. This final ordinance cannot be adopted by the City Council for a period of 7 days after the final adjournment of the public hearing.

On May 14, 2024, City adopted an ordinance authorizing the City to enter into a WIFIA loan agreement not to exceed \$160 million (Attachment B.1_WIFIA Authorization - Ordinance 2024-17). On May 17, 2024, the City caused the required notices to be published in The Beacon-News. The public hearing was held on May 28, 2024. The City did not receive a sufficient number of qualifying petitions within the 30-day period commencing on May 17, 2024.

Attachments:

B.1_WIFIA Authorization - Ordinance 2024-17 (page 107)

2. Disclose any current, threatened, or pending litigation involving the applicant related to permitting, public involvement, environmental irregularities, construction defects, securities fraud, conflict of interest, failure to perform under a State or Federal contract, or other charges which may reflect on the applicant’s financial position or ability to complete the project(s). **The City is a defendant in various lawsuits. Although the outcome of these lawsuits is not presently determinable, in the opinion of the City’s attorney, the resolution of these matters will not have a material adverse effect on the financial condition of the City. Recognizing there are inherent risks in delivering projects, The City has an established team, a rigorous project development process, and resources in place to support permitting, public**

involvement and outreach, environmental issues and requirements, procurement and contracts administration for design and construction, and compliance with requirements of State and Federal contracts.

- List the historical, if available, or projected customer concentration analysis, including a breakdown of customers by class (residential, non-residential, commercial, bulk, etc.), usage, and revenues for the past 12 months and a list of the top ten (10) customers by percentage of revenues.

The City provides water to over 22,600 residents in Yorkville and unincorporated areas of Kendall County. The water usage is divided into distinct categories, including Commercial, Government, Industrial, and Residential (multi-family and single-family). As of February 2023, there were more than 8,000 metered connections in Yorkville, with residential customers comprising over 94% of the total connections.

Among the customer classes as seen in Figure B-3-1, the residential class stands out as a significant driver of revenue with the largest number of accounts, totaling 7,636. Residential accounts generated \$3,219,537 of revenue in FY 2023. Trailing the residential class is commercial customers with 344 accounts contributing \$418,836 in revenue, industrial customers with 46 accounts generating \$182,599 in revenue, and the government customer class consists of 44 accounts generating \$98,479 in revenue last fiscal year.

FY 23 Usage and Revenue by Customer Class			
Customer Class	Accounts	Usage (ft3)	Revenue (USD)
Commercial	344	8,747,689	\$ 418,836
Government	44	2,630,300	\$ 98,479
Industrial	46	4,002,900	\$ 182,599
Residential	7,636	59,888,904	\$ 3,219,537
Total	8,070	75,269,793	\$ 3,919,451

Figure B-3-1

The City's top users come from across customer classes, but are concentrated to Commercial, Industrial, and Government customers as seen in Figure B-3-2. Standout contributors include Aurora Specialty Textiles, Wrigley Manufacturing Co., and Yorkville CUSD #115, using 2,029,800 cubic feet (ft3), 1,501,300 ft3, and 989,500 ft3, respectively. In total, Yorkville's top 10 users accounted for 8.83% of total revenues, with the top 3 users accounting for 5.15%.

FY2023 Top 10 Users				
Customer Name	Customer Type	Usage (ft3)	Revenue (USD)	% of Rev
Aurora Specialty Textiles	Textiles	2,029,800	\$ 90,755	2.32%
Wrigley Manufacturing Co., LLC	Confectionary Products	1,501,300	\$ 66,700	1.70%
Yorkville CUSD #115	Education	989,500	\$ 44,434	1.13%
Kendall County	County Government	735,500	\$ 33,115	0.84%
Raging Waves	Water Park	710,700	\$ 30,743	0.78%

Bristol Bay	Residential Community	509,000	\$ 23,903	0.61%
Rush Copley	Medical Center	412,000	\$ 18,481	0.47%
Yorkville Bristol Sanitary District.	Sanitary District	411,200	\$ -	0.00%
Laundro Tech	Laundromat	316,800	\$ 14,247	0.36%
Paradise Car Wash	Car Wash	297,100	\$ 13,305	0.34%
Hampton Inn	Hotel	236,250	\$ 10,497	0.27%
Total		8,149,150	\$ 346,180	8.83%

Figure B-3-2

In the fiscal year 2023, the total water usage amounted to 752,697.93 CCF, which is equivalent to 1728 acre-feet. In that 12-month period, from May 1st, 2022, to April 30th, 2023, the City generated \$5,926,857 in revenue comprised of \$3,919,451 in usage, \$594,585 in connection fees, and additional charges related to non-rate items such as infrastructure fees, meter sales, and penalties.

Attachments:

C.5a_FY 2023 Yorkville Annual Comprehensive Financial Report (page 819)

4. Provide the average residential customer combined water and sewer rates as a percentage of Median Household Income.

The loan request is specific to the United City of Yorkville Water System (the “System”). As such, the calculation provided focuses solely on the average water bill, excluding wastewater charges.

The residential water bill in Yorkville consists of a base charge of \$24.00 for infrastructure maintenance, an average volumetric charge of \$53.76 based on water consumption, and a \$16.50 water infrastructure fee. Combining these charges, the bi-monthly rate for a customer using 1,470 cubic feet (average use for residential user) of water per billing cycle is \$94.26, totaling \$565.56 annually. The 2022 median household income (MHI) in Yorkville was \$105,322 (census.gov). The 2024 MHI adjusted for inflation is estimated to be \$115,537.35.

At the given usage rate, the household expenditure on water represents 0.537% of the 2022 MHI and 0.4895% of the 2024 adjusted MHI. This demonstrates that water costs make up a relatively small portion of residents' overall income in Yorkville.

Attachments:

B.4_Yorkville Average Water Bill Breakdown (page 132)

5. Describe the applicant’s capital improvement planning process. Include a capital improvement plan, other planning documents, and capital budgets produced in the current year and previous three (3) years as attachments.

The City reviews and updates its 5-Year capital improvement program (CIP) on an annual basis to reflect the community’s needs, priorities, and funding opportunities. This is done to ensure that the infrastructure exists to advance the communities strategic and long-term

goals and objectives. By continuously updating the plan it allows the City to be proactive versus reactive and provides time to gather the appropriate resources to complete the improvements. The plan is a collaboration between public works, engineering, finance, and the administration departments.

Attached are the City's four most recent capital budgets and five-year Capital Improvement Program.

Attachments:

B.5a_ 2023 Yorkville Capital Projects Fund Annual Budget (page 134)

B.5b_ 2022 Yorkville Capital Projects Fund Annual Budget (page 140)

B.5c_ 2021 Yorkville Capital Projects Fund Annual Budget (page 145)

B.5d_ 2020 Yorkville Capital Projects Fund Annual Budget (page 148)

B.5e_ Yorkville Combined Capital Improvement Program FY25-29 (page 151)

6. Describe accounts receivables outstanding, including the 12-month trailing average of on-time payment amounts as a percentage of amount billed per period. Include a brief description of the process for collections.

In the City's government-wide financial statements, receivables consist of all revenues earned at year-end and not yet received. Major receivables balances for governmental activities include property taxes, state and utility taxes, franchise taxes, and grants. Business-type activities, like the Water Fund, report utility charges as their major receivables. Interfund activity is reported as loans, services provided, reimbursements or transfers. Loans are reported as interfund receivables and payables as appropriate and are subject to elimination upon consolidation. All other interfund transactions are treated as transfers. Amounts received or receivable from grantor agencies are subject to audit and adjustment by grantor agencies, principally the federal government. Any disallowed claims, including amounts already collected, may constitute a liability of the applicable funds.

The City's bi-monthly utility bills go out on even numbered months and are due approximately 35 days later (e.g., 12/31 bills will be due on Feb 5th). After the due date has passed, late notices are mailed out to all account owners with an outstanding balance with an additional 10% penalty amount added to overdue bills. The late notices (pink sheets) show the amount due and indicate the date that water services will be suspended for non-payment – which is typically on the 20th of the due date month. The City allows residents to enter into payment plan arrangements with required repayment periods typically spanning between a few weeks to a year (plans can go out to 18 months on rare occasions), depending on amount due and individual circumstance.

Any account with an overdue balance more than \$500 that does not pay or make arrangement for repayment by the shut off date has their water service suspended. Shut-offs typically begin on a Tuesday and are resolved (service restored) by end of week after the overdue amount is paid or the account has entered a payment plan.

In the event that the City is unable to suspend service to an account, due to an issue with the b-box (b-box is damaged and it won't turn, can't be located, or is inaccessible), the City will

file a lien on the property, which results in the City being made whole at a later date after the property is sold.

<u>Billing Date</u>	<u>Bills Sent</u>	<u>Bills Paid</u>	<u>Date of Late Notices</u>	<u>Late Notices Sent</u>	<u>Initial Collection Rate</u>	<u>Average</u>	<u>Final Collection Rate</u>	<u>Average</u>
10/31/2023	8,368	6,841	12/15/2023	1,527	81.75%	82.28%	99.39%	99.66%
8/31/2023	8,309	6,846	10/20/2023	1,463	82.39%		99.68%	
6/30/2023	8,217	6,611	8/9/2023	1,606	80.46%		99.66%	
4/30/2023	8,203	6,711	6/10/2023	1,492	81.81%		99.71%	
2/28/2023	8,144	6,872	4/12/2023	1,272	84.38%		99.75%	
12/31/2022	8,097	6,713	2/11/2023	1,384	82.91%		99.78%	

Figure B-6-1

Figure B-6-1 shows that the City collects, on average, 82.28% of bills sent out within the 35 days prior to late notices being sent out, and an average of 99.66% of total bills are collected after late notices are sent. The water enterprise accounts receivable net of allowances is \$1,216,207, and leases receivable net of allowances is \$1,438,594 as of April 30, 2023.

Attachments:

C.5a_FY 2023 Yorkville Annual Comprehensive Financial Report (page 819)

- Describe or provide an attachment with the status of liabilities and funding for pension contributions, defined benefits, and other post-employment benefits.

The City contributes to two defined benefit pension plans, the Illinois Municipal Retirement Fund, a defined benefit agent multiple-employer public employee retirement system and the Police Pension Plan which is a single-employer pension plan. The benefit, benefit levels, employee contributions, and employer contributions are governed by Illinois Compiled Statutes (ILCS) and can only be amended by the Illinois General Assembly.

The City’s police employees participate in the Police Pension Employees Retirement System (PPERS). The participants are required to contribute a percentage of salary as established by state statute and the City is obligated to fund all remaining PPERS costs based upon actuarial valuations. The PPERS is reported as a pension trust fund. All employees (other than those covered by the Police Pension Plan) hired in positions that meet or exceed the prescribed annual hourly standard must be enrolled in IMRF as participating members. The plan is accounted for on the economic resources’ measurement focus and the accrual basis of accounting. Employer and employee contributions are recognized when earned in the year that the contributions are required, benefits and refunds are recognized as an expense and liability when due and payable.

The City’s defined benefit Other Post-Employment Benefits (OPEB) plan, Retiree Benefits Plan (RBP), provides OPEB for all permanent full-time general and public safety employees

of the City. RBP is a single employer defined benefit OPEB plan administered by the City. RBP provides coverage under the City of Yorkville group health program by contributing the monthly premium to retirees and their dependents. OPEB Premiums are 100% paid by retirees.

A full description, current liabilities and funding levels of defined benefit pension plans and post-employment benefits in attachment B.7_Yorkville Pension and OPEB Funding and Liabilities FY 2023.

Attachments:

B.7_Yorkville Pension and OPEB Funding and Liabilities FY 2023 (page 154)

8. Provide the latest system condition assessment report or master plan available for the water and/or wastewater system this project supports. If a report or plan is unavailable, provide a brief description of significant facilities (i.e. pump stations or treatment plants) within the system, including construction and major rehabilitation dates, and any asset management processes utilized for the system.

The most recent Master Plan available for the City's water system was published in 2016. The City's long-term plan is the switch to Lake Michigan as its primary water source that will be achieved by this project. An updated Master Plan will not be applicable until this new water source is in place, but the City has done extensive research on evaluating these alternatives (Attachment B.8b_EEI Alternative Water Supply Study Presentation – September 2021) and has produced a preliminary engineering report that lays out the anticipated design of each project component (Attachment B.8c_Yorkville Lake Michigan Connection Preliminary Engineering Report FINAL).

Attachments:

A.4a_Alternative Water Source Study Technical Memorandum Update (page 1)

A.4b_Alternative Water Source Study Technical Memorandum Addendum (page 50)

B.8a_Yorkville 2016 Comprehensive Water Works System Master Plan (page 182)

B.8b_EEI Alternative Water Supply Study Presentation - September 2021 (page 451)

B.8c_Yorkville Lake Michigan Connection Preliminary Engineering Report FINAL (page 523)

9. If applicable, describe community outreach efforts conducted to date and planned for the project(s). Include community meetings, outreach sessions and groups contacted.

The City, in collaboration with the Village of Montgomery and the Village of Oswego, enlisted the expertise of water engineering consultants to explore alternative water sources. The two options considered were to construct a transmission main to source water from Lake Michigan or to construct a water treatment plant on the Fox River. Throughout 2021, the Yorkville City Council engaged in discussions regarding the available water source information. Their aim was to educate themselves and the community about the different options and reach a decision on a new water source by the year's end. To facilitate public understanding and comparison of the various water sources, a matrix was created and made accessible to those interested (B.9a_Yorkville Water Weighted Decision Matrix

Example). In September 2021, an informative presentation was delivered at a City Council meeting, allowing the public to view and provide feedback on the matter (B.8b_EEI Alternative Water Supply Study Presentation - September 2021). By the close of 2021, the City Council voted in favor of proceeding with Lake Michigan as the future water source (B.9b_PRESS RELEASE December 6, 2021 WaterLink Announces Water Source Decision).

Presently, the City Council and Staff are actively collaborating with the WaterLink Team from Oswego and Montgomery. Their joint efforts focus on finalizing the Intergovernmental Agreement (“IGA”) and legislation necessary to formalize the commitment to the DWC for future water sourcing. On May 14, 2024, the City of Yorkville held a City Council meeting (Attachment B.9c_May 14 Yorkville City Council Agenda) open to the public that adopted an IGA between the WaterLink Project communities that outlined the cost share for the shared portions of the Lake Michigan Water Supply project (Attachment B.9d_WaterLink IGA Cost Share Resolution 2024-24). Additionally, the City is continuing to work to secure funding for the project and ensure effective communication of information to residents of the three communities and incorporating their feedback.

Attachments:

B.8b_EEI Alternative Water Supply Study Presentation - September 2021 (page 451)

B.9a_Yorkville Water Weighted Decision Matrix Example (page 621)

B.9b_PRESS RELEASE December 6, 2021 WaterLink Announces Water Source Decision (page 623)

B.9c_May 14 Yorkville City Council Agenda (page 626)

B.9d_WaterLink IGA Cost Share Resolution 2024-24 (page 631)

10. Provide a description of the environmental, societal, or quality of life benefits to the community as a result of the project, such as (but not limited to), improving system resiliency, mitigating climate change, supporting small and/or disadvantaged communities, improving access to safe water, addressing contaminants, developing the water workforce.

The WaterLink project will bring numerous benefits to the residents of the City, the local community, economy, and the region's environment. It addresses critical environmental concerns, such as the declining water levels in the Cambrian-Ordovician Aquifer system and the need to protect Lake Michigan as a valuable water resource. By switching to Lake Michigan as the primary water source, the overall project will reduce greenhouse gas emissions and increase energy efficiency. It also ensures long-term access to clean drinking water, protects human health, and prevents water shortages and well inoperability.

In terms of economic benefits, the WaterLink project is estimated to create over 2,000 jobs, both directly through construction and design and indirectly through local economic stimulus and reliability. It will also help to prevent future economic harm that can result from emergencies, the increased costs of operating aging water infrastructure, and the impacts of climate change on the region's water supply.

Resilience is another key aspect of the project. Upgrades and repairs to the existing water

system will enhance reliability and compliance with regulatory requirements. Storage facilities and backup generators will increase system resilience during extreme weather events or disruptions in the Lake Michigan water source. Additionally, improvements to the Supervisory Control and Data Acquisition (SCADA) system will enhance cybersecurity measures.

More detailed information on the projects' benefits to the City and its residents can be found in Attachment B.10b_Yorkville WaterLink Project Benefits and the other attachments referred to below.

Attachments:

A.4a_ Alternative Water Source Study Technical Memorandum Update (page 1)

A.4b_ Alternative Water Source Study Technical Memorandum Addendum (page 50)

B.10a_ Economic Benefits of Investing in Water Infrastructure (page 650)

B.10b_ Yorkville WaterLink Project Benefits (page 691)

B.10c_ ISWS Sandstone Water Supply in Southwest Suburb (page 695)

11. Will the project assist in complying with applicable regulatory requirements?

Yes

No

If yes, describe how the project assists with regulatory compliance.

After connecting to the DuPage Water system, the City will be subject to requirements from various regulatory bodies, including the IDNR and the federal government. Compliance with these regulations limits the city's autonomy in using Lake Michigan water. The City acknowledges that these laws, rules, and regulations may change at any time. However, it is ready and willing to ensure continued compliance with its obligations upon receiving a Lake Michigan water allocation permit.

The IDNR has issued an allocation order for the City (Attachment A.4c_Yorkville Lake Michigan Allocation Order). Once the final permit is approved, the IDNR will regulate and monitor Yorkville's Lake Michigan water allocation to ensure it does not exceed the permitted amount. The City must also maintain acceptable non-revenue water (NRW) levels at or below 10%. To meet these requirements, Yorkville will engage in aggressive water distribution main renewal and replacement.

To connect to the DWC transmission lines, Yorkville must maintain sufficient water storage capacity in its distribution system, equivalent to twice the annual daily average IDNR Lake Michigan allocation. This storage capacity will allow the city to maintain water service during routine or emergency maintenance by the City of Chicago, which may result in short-term interruptions in water supply delivery. As part of the project, the City will construct two ground storage tanks at each receiving station to increase storage capacity to compliant levels.

DWC imposes a peak MDD:ADD ratio of 1.7 for its customer municipalities. The City's maximum day demand to average day demand ratio (MDD:ADD) has averaged 1.89 over the past five years. To meet the compliance requirements, the city is implementing measures to conserve water, reduce peak demand, and lower its MDD:ADD ratio. These measures include conducting a leak detection program, limiting outdoor water use, and promoting the use of rain barrels. The City is also educating residents on water conservation through its website and social media channels.

Additionally, the City Council passed a revised water ordinance in September 2021, incorporating the conservation criteria and requirements outlined in the Illinois Administrative Code. The City acknowledges that the adopted conservation measures are a prerequisite for obtaining a final permit to withdraw Lake Michigan water (Attachment B.11b_Eric Dhuse Testimony).

Attachments:

A.4a_ Alternative Water Source Study Technical Memorandum Update (page 1)

A.4b_ Alternative Water Source Study Technical Memorandum Addendum (page 50)

A.4c_ Yorkville Lake Michigan Allocation Order (page 89)

B.11_ Eric Dhuse Testimony (page 755)

12. Provide a project-level organizational chart, include the major parties involved in planning, owning, financing, providing supply and/or offtake, constructing, operating, and/or maintaining the project(s). Include the major service contractors that have been, or will be, retained for the project (e.g., architects, developers, engineers, attorneys, financial advisors and underwriters, environmental consultants). Please also disclose if there is a financial relationship between the project sponsor and any key project partners.

Not Applicable



Section C: Financing Plan

1. Provide a sources and uses of funds table for the proposed project(s), including the proposed WIFIA assistance. For applicants other than Public Entities, please identify the amount and source(s) of project equity, letters of credit, and other sources of debt as applicable. Note any ineligible project costs. More information about eligible costs is available in the [WIFIA program handbook](#). If other debt is being issued, including a SRF loan, describe the timing and certainty.

Sources Category	Estimated Dollar Value
1. WIFIA Loan (cannot exceed 80% of eligible costs)	\$ 127,128,740
2. Revenue Bonds	\$ 13,894,260
3. SRF Loan	\$ 18,477,000
4. Borrower Cash	\$ 500,000
5. Previously Incurred Eligible Costs*	--
6. Other (please specify) <i>Click or tap here to enter text.</i>	--
TOTAL SOURCES	\$ 160,000,000
Uses Category	Estimated Cost
1. Construction	\$ 131,740,000
2. Design	\$ 11,383,000
3. Planning	\$ 7,575,000
4. Land Acquisition	\$ 500,000
5. Other Capital Costs	--
6. Additional Contingency	\$ 8,036,100
7. Total Capital Costs	\$ 159,234,100
8. Financing Costs	\$ 765,900
8. Ineligible Costs (if applicable)	--
9. Other (please specify) <i>Click or tap here to enter text.</i>	--
TOTAL USES	\$ 160,000,000

*Previously Incurred Eligible Costs are project related costs incurred prior to the WIFIA loan's execution. Please see the WIFIA Program Handbook for additional information on Eligible Costs.

2. Describe the proposed credit terms of the WIFIA assistance. Complete the following table and include additional text below.

Credit Term	Proposed Credit Term for WIFIA
Lien Priority	<input checked="" type="checkbox"/> Senior Lien: all debt for the project (including WIFIA) will be senior/first lien <input type="checkbox"/> Subordinate Lien: all debt for the project (including WIFIA) will be subordinated/second lien debt <input type="checkbox"/> Subordinate Lien: all debt for the project (including WIFIA) will be subordinated/second lien debt

	Subordinate Lien: WIFIA will be subordinated/second lien and other debt for the project will be senior/first lien debt (in this case, WIFIA will automatically spring to senior/first lien debt upon the occurrence of a bankruptcy related
Security Pledge	Net Revenues from the operation of the System; Places for Eating Sales Tax; Pledged Taxes (see response to C.3 below)
WIFIA Loan Maturity Date	May 1, 2064

3. Describe all dedicated revenue sources to be used to repay project financing, the expected rate(s), and the base to which such rates will be applied (e.g. average monthly consumption). Include rate covenant requirements that may affect these revenue sources. If the dedicated source for repayment is different from the assets covered by the security pledge described in the above table, please specify this in the response.

The City proposes to evidence the WIFIA loan to be provided by the EPA as an alternate revenue bond under the Debt Reform Act. Alternate revenue bonds are issued pursuant to Section 15 of the Debt Reform Act. Alternate revenue bonds (sometimes referred to as double-barreled bonds) are general obligation bonds payable from one or more dedicated, pledged revenue sources (the “Pledged Revenues”). If these pledged revenue sources are insufficient to pay the principal of and interest on the alternate revenue bonds, a dedicated property tax, unlimited as to rate or amount, is extended to pay such debt service (the “Pledged Taxes”). The Pledged Taxes will be levied in the amount necessary to pay the debt service on the bonds through maturity at the time of the issuance of such bonds. In each year, the City will abate the Pledged Taxes levied in that year to the extent that the Pledged Revenues are available to pay debt service during that year.

The WIFIA loan will be payable from (a)(i) the net revenues to be derived by the City from the operation of the System (after deducting all expenses of operating, maintaining and routine repair of the System), (ii) all collections of the “places for eating” sales tax imposed and collected by the City, and (iii) certain moneys on deposit from time to time in the funds and accounts held within the Water Fund (which are collectively the Pledged Revenues); and (b) ad valorem taxes levied against all of the taxable property in the City without limitation as to rate or amount (which are the Pledged Taxes), except that the rights of the owners of the Bonds and the enforceability of the Bonds may be limited by bankruptcy, insolvency, moratorium, reorganization and other similar laws affecting creditors’ rights and by equitable principles, whether considered at law or in equity, including the exercise of judicial discretion. The “places for eating” sales tax is a tax on the gross receipts for prepared food and beverages sold at retail establishments for immediate consumption imposed by the City, the revenues from which are deposited into the Water Fund.

Pursuant to the Debt Reform Act, the City will pledge such monies to the payment of its alternate revenue bond and shall covenant to provide for and apply such Pledged Revenues to the payment of the bond and the provision of not less than an additional 0.25 times debt service, which pledge and covenant shall constitute a continuing obligation of the City and continuing appropriation of the amounts received. The full faith, credit and resources of the City are irrevocably pledged for the prompt payment of the WIFIA loan.

The Debt Reform Act sets forth the requirements for the issuance of alternate revenue bonds which includes, among other procedural requirements, that the City demonstrate that the Pledged Revenues are sufficient in each year to provide an amount not less than 1.25 times debt service on the alternate bonds proposed to be issued. The sufficiency of the Pledged Revenues must be supported by the most recent audit of the governmental unit. The audit must be for a fiscal year ending not earlier than 18 months prior to the issuance of the alternate bonds. If the audit does not adequately show such revenue source or if such source of revenue is shown to be insufficient, then the determination of sufficiency must be supported by the report of an independent accountant or feasibility analyst, the latter having a national reputation for expertise in such matters. Such report must demonstrate the sufficiency of the revenues and explain how the revenues will be greater than those shown in the audit. Whenever such sufficiency is demonstrated by reference to a schedule of higher rates or charges for enterprise revenues or a higher tax imposition for a revenue source, such higher rates, charges, or taxes must be imposed by a resolution adopted prior to the delivery of the alternate bonds. The City expects to demonstrate such coverage through preparation of such a sufficiency report.

In addition, as required by the Debt Reform Act, the City will covenant at the time of issuance of the bonds to provide for, collect and apply the Pledged Revenues to the payment of the alternate bonds and to provide for an amount equal to not less than an additional .25 times debt service.

The City will also covenant that it will establish and maintain at all times reasonable fees, charges and rates for the use and service of the System, and will provide for the collection thereof and the segregation and application of the revenues of the System in the manner provided by the City Council's bond ordinance, sufficient at all times to pay operation and maintenance expenses, to provide an adequate depreciation fund, to pay the principal of and interest on all bonds of the City which by their terms are payable solely from the revenues of the System, and to provide for the creation and maintenance of the respective accounts as provided in such ordinance.

The City plans to issue not more than \$25,000,000 of its water revenue bonds to supplement the amount received under the WIFIA loan. Such water revenue bonds will also be paid from the Pledged Revenues and the Pledged Taxes on a pari passu basis with the WIFIA loan. The City has issued its \$9,985,000 General Obligation Bonds (Alternate Revenue Source), Series 2023A (the "Series 2023A Bonds") and its \$1,290,000 General Obligation

(Alternate Revenue Source) Refunding Bonds, Series 2014C (the “Series 2014C Bonds”). The WIFIA loan will be payable on a parity with the Series 2023A Bonds in the Pledged Revenues and Pledged Taxes. The WIFIA loan will also be payable on a parity with the Series 2014C Bonds in the net revenues derived from the operation of the System after deducting all expenses of operating, maintaining and routine repair of the System.

4. Provide the file name for and submit a new or recent preliminary rating letter from a nationally recognized statistical rating organization opining on the proposed WIFIA financing and describing the applicant’s ability to obtain an investment grade rating on the project’s senior obligations. An existing rating may be used in place of a preliminary rating letter if it is recent and actively maintained. The applicant should discuss using an existing rating with its transaction team prior to application submittal. Note, this application will not be deemed complete without inclusion of a preliminary rating letter.

S&P Global Ratings assigned an “AA” rating to the Series 2023A Bonds. The rating reflects the City's strong and expanding economy, sound financial management, budgetary performance, and liquidity. The outlook is stable, with expectations of continued economic growth, strong operating results, stable reserves, and a manageable debt profile. The City is implementing strategies to improve pension funding and manage pension obligations, which will help alleviate long-term financial burdens and enhance the City's financial position. See the complete rating summary in Attachment C.4_2023 Yorkville S&P Ratings Report.

Attachments:

C.4_2023 Yorkville S&P Ratings Report (Page 810)

5. Provide the year-end audited financial statement for the applicant for past three (3) years, as an attachment, and enter the file names below.

Attachments:

C.5a_FY 2023 Yorkville Annual Comprehensive Financial Report (page 819)

C.5b_FY 2022 Yorkville Annual Comprehensive Financial Report (page 1035)

C.5c_FY 2021 Yorkville Annual Comprehensive Financial Report (page 1253)

6. Attach the financial model for the project(s) security structure (i.e. the system for system credits or project for P3/project financings) and provide its file name below. All amounts should be expressed on a cash (year-of-expenditure) basis and should clearly show assumptions used to arrive at such estimates. A sample pro forma can be found [here](#). The pro forma(s) should include:
 - a. Details on projected revenues, operations and maintenance expense, capital expenditures and other key line items. Include rate changes and inflation factors as appropriate;
 - b. Estimated total debt service coverage. Also show senior and junior lien debt coverages separately, if applicable;

- c. Disbursement and repayment schedule for all debt sharing the WIFIA security, addressing, as applicable, senior- and junior-lien debt. Same lien debt amounts may be aggregated.
- d. Anticipated disbursement and repayment schedule of the requested WIFIA loan.

Attachments:

C.6_Yorkville WIFIA Pro Forma (page 1460)

- 7. Describe the rate setting process, including regulations governing rate setting, approval requirements, timing for implementation, etc. Include 10 years of rate schedule history for the applicant and specify if recommended rate increases were ever rejected.

The City is currently working to finalize intergovernmental agreements between the Villages of Montgomery and Oswego and is also working on legislation to execute a formal commitment to the Commission. In anticipation of the Water Source Project, the City has increased its water rates on September 1, 2022, January 1, 2023, and May 1, 2024. The City continues to evaluate its water rates and will likely need to increase rates throughout the construction process to meet the needs of the System.

The United City of Yorkville Water Utility follows a structured rate-setting process to determine fair and reasonable rates for its water services. The process begins with a comprehensive review of expected future revenue needs of the system to determine the revenue requirements needed to pay expenses costs and ensure adequate debt coverage. From there, the City determines the most effective timing and amounts of rate increases that will minimize the financial burden on ratepayers. This process can involve an official rate sufficiency analysis to be conducted, like the study that the City approved to proceed on May 28, 2024, but this analysis is not a requirement and is performed at the discretion of the City (Attachment C.7e_City Council Minutes 05-28-24). Yorkville engages in a transparent public input process. This involves seeking feedback and input from customers, stakeholders, and the community through public hearings or consultations.

Based on the RSA and public input, the utility develops a rate design that allocates costs among customer classes; residential, commercial, government, and industrial. The rate design distributes costs based on usage patterns, demand, and the cost of serving each customer class. The proposed rates and rate design are then submitted for regulatory approval by the city council, which reviews the rates to ensure compliance with applicable laws, regulations, and best practices.

Once approved, the City will implement the new rates. Ongoing monitoring and review of the rates and financial performance are conducted to assess their effectiveness, make necessary adjustments, and ensure the long-term sustainability of the utility. Through transparency, stakeholder engagement, and regulatory oversight, the utility strives to establish rates that are fair, reasonable, and reflective of the costs and needs of its water services.

The City has not declined to pass a rate increase for water rates when presented with an ordinance at any point in the last 10 years. All rate increases passed by council since 2014 are attached including the most recent rate updates adopted in April 2024 effective May 1,

2024. All passed council approval without issue or delay.

Attachments:

C.7a_Ordinance 2014-14 (page 1464)

C.7b_Ordinance 2015-22 (page 1468)

C.7c_Ordinance 2022-11 (page 1472)

C.7d_Ordinance 2024-13 (page 1676)

C.7e_City Council Minutes 05-28-24 (page 1480)

8. If available, provide a flow of funds diagram or description and summarize key obligations in the flow of funds.

The WIFIA agreement will utilize the same flow of funds as the Series 2023A Bonds. Please see the description of this flow of funds in Attachment C.8_Yorkville Flow of Funds.

Attachments:

C.8_Yorkville Flow of Funds (page 1495)

9. Describe what document(s) will be the starting point for the WIFIA loan agreement:

Standard WIFIA loan agreement.

Existing Master Indenture or Bond Ordinance. Included as an attachment is the Existing Master Indenture or Bond Ordinance.

Customized loan agreement for the project(s) and applicant.

Other.

Additional notes for loan agreement: Attached are the Bond Ordinances for the Series 2023A Bonds. These ordinances will not be the exact basis of this loan, and the City will be pursuing a Standard WIFIA Agreement. However, the language included in these ordinances can be a useful reference and assist in moving the development of the loan agreement forward.

Attachments:

C.9a_Ordinance 2023-20 (page 1501)

C.9b_Ordinance 2023-24 (page 1530)

Section D: Federal Requirements Compliance

1. Has the project completed or is in the process of completing an environmental review in accordance with the National Environmental Policy Act (NEPA)?

Yes No

If yes, identify the lead federal agency for the NEPA review, and provide an agency staff contact name/email/phone number.

N/A

If no, please complete the [Programmatic Environmental Assessment \(PEA\) Questionnaire](#) unless one of the following exceptions are true:

- The proposed project is a pipeline replacement or rehabilitation project, or an upgrade or expansion of an existing facility.
- The proposed project contains a large number of components in a wide geographic location.

Attachments:

D.1_PEA Questionnaire (page 1582)

2. Is the project co-financed by the State Revolving Loan Fund?

Yes No

Awarded on 2024-2025 IEPA Intended Use Plan

If yes, is the scope of the SRF project the same as the scope of the WIFIA project?

Yes No

If no, note scope differences.

Specific projects within the WIFIA project list have been awarded by IEPA for SRF funding.

3. Has the project completed or is in the process of completing an environmental review with the SRF?

Yes No Not Applicable

If yes, identify the lead agency for the SRF environmental review, provide an agency staff contact name/email/phone number, and if applicable, submit the available SRF Findings and/or SRF consultation documentation.

**Bill Jankousky, Project Manager
Infrastructure Financial Assistance Section
Illinois Environmental Protection Agency
1021 North Grand Avenue East
P.O. Box 19276
Springfield, IL 62794-9276
217-782-2027 (IFAS Main Line)**

Attachments:

D.3_United City of Yorkville IEPA Project Plan Approval (page 1654)

If no, give an estimated timeline for the SRF environmental review and/or submittal of application materials to SRF.

N/A

4. Identify any agencies with which cross-cutter consultations have been undertaken for the project and include supporting documentation as attachments. (Check all that apply)

- None
- State Historic Preservation Officer
- Fish and Wildlife Service
- National Marine and Fisheries Service
- Coastal Zone Management Agency
- Other **IDNR EcoCat**

Included in the attachments are all permits identified in the PEA Questionnaire (Attachment D.1_PEA Questionnaire) for each project included in the WIFIA loan. For the Transmission Main project (LM07) that will be included in Loan 2, more cross-cutters and other major permits are expected but have not yet been approved. As these permits and evaluations are still in process, submissions and all other preliminary information for the Transmission Main project are still forthcoming and will be provided as soon as they are available ahead of the City's next loan under this Master Credit Agreement.

Attachments:

A.4c_Yorkville Lake Michigan Allocation Order (page 89)

D.4a_SHPO Response Letter - Yorkville Water Main Projects (page 1656)

D.4b_SHPO Response Letter - Yorkville North & South Stations (page 1658)

D.4c_IDNR EcoCat Reviews (page 1660)

5. Describe the status of any additional permits and approvals that the project(s) may require. Add additional rows as needed. If providing permit information as attachments, list the filenames below.

Major Permits or Approvals Required	Approving Authority	Status	Expected Approval Date
Illinois Department of Transportation	IDOT	In Progress	TBD
Commonwealth Edison Company	ComEd	In Progress	TBD
Transmission Main SHPO	IDNR	Submitted	TBD
Transmission Main IDNR EcoCat	IDNR	Submitted	TBD
Other Transmission Main Permits	-	-	-

6. Does the project involve a new or relocated discharge, either permanent or temporary, to surface or groundwater or are new or relocated water intakes expected?

- Yes
 No
 Not Applicable

7. Additional forms will need to be completed and submitted prior to closing the WIFIA loan. Check all that are included with the application:

Form	Included	Not Applicable
 epa_form_6600_06.pdf	<input checked="" type="checkbox"/>	
 SFLLL_1_2-V1.2.pdf	<input checked="" type="checkbox"/>	<input type="checkbox"/> <i>Note: this form only needs to be submitted to disclose lobbying activities</i>
 epa_form_4700_4.pdf	<input checked="" type="checkbox"/>	

8. If the project(s) include acquisition of real property, identify how the project complies or will comply with [Uniform Relocation Assistance and Real Property Acquisition Policies Act](#) (Uniform Act).

It is anticipated that land acquisition will be needed in relation to its South Receiving Station projects (LM11 & LM12) and NW Elevated Water Storage Tank (LM10).

Additionally, there will be Right of Way acquisitions necessary for the implementation of various segments of the DWC Transmission Main project (LM07). While the DuPage Water Commission will be the owners of the property, the City acknowledges that compliance with the Uniform Act will be the responsibility of the three WaterLink communities. The City's relocations and real property acquisitions are structured to conform to the Uniform Relocation Assistance and Real Property Acquisition Policies Act.

Section E: Contract Information

Complete the “Section E: Supplemental Spreadsheet.” Instructions for each column are available on the first tab labeled “Instructions – Section E”. Provide answers for each project in the application using separate rows designated, “Contract 1, Contract 2, etc.”

CERTIFICATIONS

1. *National Environmental Policy Act:* The applicant acknowledges that any project receiving credit assistance under this program must comply with all provisions of the National Environmental Policy Act of 1969 (42 U.S.C. 4321 et seq.)
2. *American Iron and Steel:* The applicant acknowledges that any project receiving credit assistance under this program for the construction, alteration, maintenance, or repair of a project may only use iron and steel products produced in the United States and must comply with all applicable guidance.
3. *Prevailing Wages:* The applicant acknowledges that all laborers and mechanics employed by contractors or subcontractors on projects receiving credit assistance under this program shall be paid wages at rates not less than those prevailing for the same type of work on similar construction in the immediate locality, as determined by the Secretary of Labor, in accordance with sections 3141-3144, 3146, and 3147 of Title 40 (Davis-Bacon wage rules).
4. *Credit Ratings:* This applicant has received a preliminary rating opinion letter(s) on the project's senior debt instrument, from one or more rating agencies. These letters or ratings are attached.
5. *Credit Processing Fees:* The undersigned certifies that it will reimburse EPA for its costs incurred in negotiating the credit agreement, irrespective of whether the credit agreement is executed.
6. *Lobbying:* Section 1352 of Title 31, United States Code provides that none of the funds appropriated by any Act of Congress may be expended by a recipient of a contract, grant, loan, or cooperative agreement to pay any person for influencing or attempting to influence an officer or employee of any Federal agency, a Member of Congress, or an employee of a Member of Congress in connection with the award or making of a Federal contract, grant, loan, or cooperative agreement or the modification thereof. EPA interprets this provision to include the use of appropriated funds to influence or attempt to influence the selection for assistance under the WIFIA program.

WIFIA applicants must file a declaration: (a) with the submission of an application for WIFIA credit assistance; (b) upon receipt of WIFIA credit assistance (unless the information contained in the declaration accompanying the WIFIA application has not materially changed); and (c) at the end of each calendar quarter in which there occurs any event that materially affects the accuracy of the information contained in any declaration previously filed in connection with the WIFIA credit assistance.

The undersigned certifies, to the best of his or her knowledge and belief, that:

1. No Federal appropriated funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or employee of an agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement.
2. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement,

the undersigned shall complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions.

3. The undersigned shall require that the language of this certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by section 1352, title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

7. *Debarment:* The undersigned further certifies that it is not currently: 1) debarred or suspended from participating in any Federal programs; 2) formally proposed for debarment, with a final determination still pending; or 3) indicted, convicted, or had a civil judgment rendered against it for any of the offenses listed in the Regulations Governing Debarment and Suspension (Governmentwide Nonprocurement Debarment and Suspension Regulations: 2 C.F.R. Part 180 and Part 1532).
8. *Default/Delinquency:* The undersigned further certifies that neither it nor any of its subsidiaries or affiliates are currently in default or delinquent on any debt or loans provided or guaranteed by the Federal Government.
9. *Other Federal Requirements:* The applicant acknowledges that it must comply with all other federal statutes and regulations, as applicable. A non-exhaustive list of federal cross-cutting statutes and regulations can be found at: <https://www.epa.gov/wifia/wifia-resources#complianceanchor>.
10. *Signature:* By submitting this application, the undersigned certifies that the facts stated and the certifications and representations made in this application are true, to the best of the applicant's knowledge and belief after due inquiry, and that the applicant has not omitted any material facts. The undersigned is an authorized representative of the applicant.

Name: **Bart Olson**
Title: **City Administrator**
Organization: **United City of Yorkville, Illinois**
Street Address: **651 Prairie Pointe**
City/State/Zip: **Yorkville, IL 60560**
Phone: **1 (630) 553-8537**
E-mail: **bolson@yorkville.il.us**

Signature: _____

Date Signed: _____

KEY DEFINITIONS

- (a) *Administrator* means the Administrator of EPA.
- (b) *Community water system* has the meaning given the term in section 1401 of the Safe Drinking Water Act (42 U.S.C. 300f).
- (c) *Credit assistance* means a secured loan or loan guarantee under WIFIA.
- (d) *Credit agreement* means a contractual agreement between EPA and the project sponsor (and the lender, if applicable) that formalizes the terms and conditions established in the term sheet (or conditional term sheet) and authorizes the execution of a secured loan or loan guarantee.
- (e) *Eligible project costs* mean amounts, substantially all of which are paid by, or for the account of, an obligor in connection with a project, including the cost of:
 - (1) Development-phase activities, including planning, feasibility analysis (including any related analysis necessary to carry out an eligible project), revenue forecasting, environmental review, permitting, preliminary engineering and design work, and other preconstruction activities;
 - (2) Construction, reconstruction, rehabilitation, and replacement activities;
 - (3) The acquisition of real property or an interest in real property (including water rights, land relating to the project, and improvements to land), environmental mitigation (including acquisitions pursuant to section 33 U.S.C. §3905(7)), construction contingencies, and acquisition of equipment; and
 - (4) Capitalized interest necessary to meet market requirements, reasonably required reserve funds, capital issuance expenses, and other carrying costs during construction.
- (f) *Investment-grade rating* means a rating category of BBB minus, Baa3, bbb minus, BBB (low), or higher assigned by a nationally recognized statistical rating organization (NRSRO) to project obligations offered into the capital markets.
- (g) *Iron and steel products* means the following products made primarily of iron or steel: lined or unlined pipes and fittings, manhole covers and other municipal castings, hydrants, tanks, flanges, pipe clamps and restraints, valves, structural steel, reinforced precast concrete, and construction materials.
- (h) *Nationally Recognized Statistical Rating Organization (NRSRO)* means a credit rating agency identified and registered by the Office of Credit Ratings in the Securities and Exchange Commission.
- (i) *Project* means:
 - (1) Any project for flood damage reduction, hurricane and storm damage reduction, environmental restoration, coastal or inland harbor navigation improvement, or inland and intracoastal waterways navigation improvement that the Secretary determines is technically sound, economically justified, and environmentally acceptable, including—

- (A) a project to reduce flood damage;
- (B) a project to restore aquatic ecosystems;
- (C) a project to improve the inland and intracoastal waterways navigation system of the United States; and
- (D) a project to improve navigation of a coastal or inland harbor of the United States, including channel deepening and construction of associated general navigation features.
- (2) 1 or more activities that are eligible for assistance [under section 1383\(c\) of this title](#), notwithstanding the public ownership requirement under paragraph (1) of that subsection.
- (3) 1 or more activities described in section [300j-12\(a\)\(2\) of title 42](#).
- (4) A project for enhanced energy efficiency in the operation of a public water system or a publicly owned treatment works.
- (5) A project for repair, rehabilitation, or replacement of a treatment works, community water system, or aging water distribution or waste collection facility (including a facility that serves a population or community of an Indian reservation).
- (6) A brackish or sea water desalination project, including chloride control, a managed aquifer recharge project, a water recycling project, or a project to provide alternative water supplies to reduce aquifer depletion.
- (7) A project to prevent, reduce, or mitigate the effects of drought, including projects that enhance the resilience of drought-stricken watersheds.
- (8) Acquisition of real property or an interest in real property—
 - (A) if the acquisition is integral to a project described in paragraphs (1) through (6); or
 - (B) pursuant to an existing plan that, in the judgment of the Administrator or the Secretary, as applicable, would mitigate the environmental impacts of water resources infrastructure projects otherwise eligible for assistance under this section.
- (9) A combination of projects, each of which is eligible under paragraph (2) or (3), for which a State infrastructure financing authority submits to the Administrator a single application.
- (10) A combination of projects secured by a common security pledge, each of which is eligible under paragraph (1), (2), (3), (4), (5), (6), (7), or (8), for which an eligible entity, or a combination of eligible entities, submits a single application.

(j) *Public entity* means:

- (1) a Federal, State, or local Governmental entity, agency, or instrumentality; or
- (2) a Tribal Government or consortium of Tribal Governments.

(k) *Publicly sponsored* means the obligor can demonstrate, to the satisfaction of the Administrator that it has consulted with the affected State, local or Tribal Government in which the project is located, or is otherwise affected by the project, and that such government supports the proposed project. Support can be shown by a certified letter signed by the approving municipal department or similar agency, mayor or other similar designated authority, local ordinance, or any other means by which local government approval can be evidenced.

- (l) *Small Community* means a community with a population of no more than 25,000 individuals.
- (m) *State* means any one of the fifty states, the District of Columbia, Puerto Rico, or any other territory or possession of the United States.
- (n) *State infrastructure financing authority* means the State entity established or designated by the Governor of a State to receive a capitalization grant provided by, or otherwise carry out the requirements of, title VI of the Federal Water Pollution Control Act (33 U.S.C. 1381 et. seq.) or section 1452 of the Safe Drinking Water Act (42 U.S.C. 300j-12).
- (o) *Term sheet* means a contractual agreement between EPA and the project sponsor (and the lender, if applicable) that sets forth the key business terms and conditions of a Federal credit instrument. Execution of this document represents a legal obligation of budget authority.
- (p) *Treatment works* has the meaning given the term in section 212 of the Federal Water Pollution Control Act (33 U.S.C. 1292).
- (q) *WIFIA* means the Water Infrastructure Finance and Innovation Act of 2014, Pub. L. 113-121, 128 Stat, 1332, codified at 33 U.S.C. §§ 3901-3914.

Schedule 6: WIFIA Loan #1 Draw Schedule

Draw Schedule						
First Draw:	1/1/2025					
First Interest:	5/1/2025					
Assumptions:	Draws based on Stantec Report and updated Project Amounts - Assumes Draws in August					

Month	Draw Amount	Project Draw	Day Count	Interest	Semi - Annual Interest Payment	Ending Balance
August 1, 2023	\$ -			\$ -		\$ -
September 1, 2023	\$ -		30	\$ -		\$ -
October 1, 2023	\$ -		30	\$ -		\$ -
November 1, 2023	\$ -		30	\$ -		\$ -
December 1, 2023	\$ -		30	\$ -		\$ -
January 1, 2024	\$ -		30	\$ -		\$ -
February 1, 2024	\$ -		30	\$ -		\$ -
March 1, 2024	\$ -		30	\$ -		\$ -
April 1, 2024	\$ -		30	\$ -		\$ -
May 1, 2024	\$ -		30	\$ -	\$ -	\$ -
June 1, 2024	\$ -		30	\$ -		\$ -
July 1, 2024	\$ -		30	\$ -		\$ -
August 1, 2024	\$ -	\$ -	30	\$ -		\$ -
September 1, 2024	\$ -	\$ -	30	\$ -		\$ -
October 1, 2024	\$ -		30	\$ -		\$ -
November 1, 2024	\$ -		30	\$ -	\$ -	\$ -
December 1, 2024	\$ -		30	\$ -		\$ -
January 1, 2025	\$ -	\$ -	30	\$ -		\$ -
February 1, 2025	\$ -		30	\$ -		\$ -
March 1, 2025	\$ -		30	\$ -		\$ -
April 1, 2025	\$ -		30	\$ -		\$ -
May 1, 2025	\$ -		30	\$ -	\$ -	\$ -
June 1, 2025	\$ -		30	\$ -		\$ -
July 1, 2025	\$ -		30	\$ -		\$ -
August 1, 2025	\$ 10,309,600	\$ 10,309,600	30	\$ -		\$ 10,309,600
September 1, 2025	\$ -		30	\$ 38,661		\$ 10,309,600
October 1, 2025	\$ -		30	\$ 38,661		\$ 10,309,600
November 1, 2025	\$ -		30	\$ 38,661	\$ 115,983	\$ 10,309,600
December 1, 2025	\$ -		30	\$ 38,661		\$ 10,309,600
January 1, 2026	\$ -	\$ -	30	\$ 38,661		\$ 10,309,600
February 1, 2026	\$ -		30	\$ 38,661		\$ 10,309,600
March 1, 2026	\$ -		30	\$ 38,661		\$ 10,309,600
April 1, 2026	\$ -		30	\$ 38,661		\$ 10,309,600
May 1, 2026	\$ -		30	\$ 38,661	\$ 231,966	\$ 10,309,600
June 1, 2026	\$ -		30	\$ 38,661		\$ 10,309,600
July 1, 2026	\$ -		30	\$ 38,661		\$ 10,309,600
August 1, 2026	\$ 7,950,400	\$ 7,950,400	30	\$ 38,661		\$ 18,260,000
September 1, 2026	\$ -		30	\$ 68,475		\$ 18,260,000
October 1, 2026	\$ -		30	\$ 68,475		\$ 18,260,000
November 1, 2026	\$ -		30	\$ 68,475	\$ 321,408	\$ 18,260,000
December 1, 2026	\$ -		30	\$ 68,475		\$ 18,260,000
January 1, 2027	\$ -		30	\$ 68,475		\$ 18,260,000
February 1, 2027	\$ -		30	\$ 68,475		\$ 18,260,000
March 1, 2027	\$ -		30	\$ 68,475		\$ 18,260,000
April 1, 2027	\$ -		30	\$ 68,475		\$ 18,260,000
May 1, 2027	\$ -		30	\$ 68,475	\$ 410,850	\$ 18,260,000
June 1, 2027	\$ -		30	\$ 68,475		\$ 18,260,000
July 1, 2027	\$ -		30	\$ 68,475		\$ 18,260,000
August 1, 2027	\$ 3,870,400	\$ 3,870,400	30	\$ 68,475		\$ 22,130,400
September 1, 2027	\$ -		30	\$ 82,989		\$ 22,130,400
October 1, 2027	\$ -		30	\$ 82,989		\$ 22,130,400
November 1, 2027	\$ -		30	\$ 82,989	\$ 454,392	\$ 22,130,400
December 1, 2027	\$ -		30	\$ 82,989		\$ 22,130,400

Schedule 6: WIFIA Loan #1 Draw Schedule

Draw Schedule

First Draw:							1/1/2025
First Interest:							5/1/2025
Assumptions:	Draws based on Stantec Report and updated Project Amounts - Assumes Draws in August						
January 1, 2028	\$	-		30	\$	82,989	\$ 22,130,400
February 1, 2028	\$	-		30	\$	82,989	\$ 22,130,400
March 1, 2028	\$	-		30	\$	82,989	\$ 22,130,400
April 1, 2028	\$	-		30	\$	82,989	\$ 22,130,400
May 1, 2028	\$	-		30	\$	82,989	\$ 22,130,400
June 1, 2028	\$	-		30	\$	82,989	\$ 22,130,400
July 1, 2028	\$	-		30	\$	82,989	\$ 22,130,400
August 1, 2028	\$	1,959,200	\$ 1,959,200	30	\$	82,989	\$ 24,089,600
September 1, 2028	\$	-		30	\$	90,336	\$ 24,089,600
October 1, 2028	\$	-		30	\$	90,336	\$ 24,089,600
November 1, 2028	\$	-		30	\$	90,336	\$ 24,089,600
December 1, 2028	\$	-		30	\$	90,336	\$ 24,089,600
January 1, 2029	\$	1,642,400	\$ 1,642,400	30	\$	90,336	\$ 25,732,000
February 1, 2029	\$	-		30	\$	96,495	\$ 25,732,000
March 1, 2029	\$	-		30	\$	96,495	\$ 25,732,000
April 1, 2029	\$	-		30	\$	96,495	\$ 25,732,000
May 1, 2029	\$	-		30	\$	96,495	\$ 25,732,000
Total	\$	25,732,000					

Schedule 6: WIFIA Loan #1 Payment Schedule

WIFIA Rate	4.50%	
Capitalized Interest	5 Years BSC	
Final Maturity	5/1/2064	34.9
Substantial Completion	6/1/2029	

Payment Schedule	
Assumed Draw Date:	See Schedule
Assumed Draw Amount:	\$25,732,000
Assumptions:	35 Year Max Term from Sub. Comp. / 5 Year Max Payment Deferral

Fiscal Year Ended:	Bond Year Ended:	Principal	Interest	Capitalized Interest	Total	Balance
April 30	May 1					
2023	2023					
2024	2024		\$ -			\$ -
2025	2025		\$ -	\$ -	\$ -	\$ -
2026	2026		\$ 347,949	\$ -	\$ 347,949	\$ 10,309,600
2027	2027		\$ 732,258	\$ -	\$ 732,258	\$ 18,260,000
2028	2028		\$ 952,326	\$ -	\$ 952,326	\$ 22,130,400
2029	2029		\$ 1,086,627		\$ 1,086,627	\$ 25,732,000
2030	2030		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2031	2031		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2032	2032		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2033	2033		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2034	2034		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2035	2035		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2036	2036		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2037	2037		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2038	2038		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2039	2039		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2040	2040		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2041	2041		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2042	2042		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2043	2043		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2044	2044		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2045	2045		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2046	2046		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2047	2047		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2048	2048		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2049	2049		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2050	2050		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2051	2051		\$ 1,157,940		\$ 1,157,940	\$ 25,732,000
2052	2052	\$ 1,064,135	\$ 1,157,940		\$ 2,222,075	\$ 24,667,865
2053	2053	\$ 1,110,427	\$ 1,110,054		\$ 2,220,481	\$ 23,557,438
2054	2054	\$ 1,159,896	\$ 1,060,085		\$ 2,219,981	\$ 22,397,542
2055	2055	\$ 1,822,686	\$ 1,007,889		\$ 2,830,575	\$ 20,574,856
2056	2056	\$ 1,904,706	\$ 925,869		\$ 2,830,575	\$ 18,670,150
2057	2057	\$ 1,990,418	\$ 840,157		\$ 2,830,575	\$ 16,679,732
2058	2058	\$ 2,079,987	\$ 750,588		\$ 2,830,575	\$ 14,599,745
2059	2059	\$ 2,173,587	\$ 656,989		\$ 2,830,576	\$ 12,426,158
2060	2060	\$ 2,271,398	\$ 559,177		\$ 2,830,575	\$ 10,154,760
2061	2061	\$ 2,373,611	\$ 456,964		\$ 2,830,575	\$ 7,781,149
2062	2062	\$ 2,480,423	\$ 350,152		\$ 2,830,575	\$ 5,300,726
2063	2063	\$ 2,592,042	\$ 238,533		\$ 2,830,575	\$ 2,708,684
2064	2064	\$ 2,708,684	\$ 121,891		\$ 2,830,575	\$ -
2065	2065		\$ -		\$ -	\$ -
2066	2066		\$ -		\$ -	\$ -
Total		\$ 25,732,000	\$ 37,830,126	\$ -	\$ 63,562,126	

Schedule 7: WIFIA Loan #2 Draw Schedule

Draw Schedule

First Draw: 1/1/2025
 First Interest: 5/1/2025
 Assumptions: Draws based on Stantec Report and updated Project Amounts - Assumes Draws in August

Month	Draw Amount	Project Draw	Day Count	Interest	Semi - Annual Interest Payment	Capitalized Interest	Ending Balance
August 1, 2023	\$ -			\$ -		\$ -	\$ -
September 1, 2023	\$ -		30	\$ -		\$ -	\$ -
October 1, 2023	\$ -		30	\$ -		\$ -	\$ -
November 1, 2023	\$ -		30	\$ -		\$ -	\$ -
December 1, 2023	\$ -		30	\$ -		\$ -	\$ -
January 1, 2024	\$ -		30	\$ -		\$ -	\$ -
February 1, 2024	\$ -		30	\$ -		\$ -	\$ -
March 1, 2024	\$ -		30	\$ -		\$ -	\$ -
April 1, 2024	\$ -		30	\$ -		\$ -	\$ -
May 1, 2024	\$ -		30	\$ -	\$ -	\$ -	\$ -
June 1, 2024	\$ -		30	\$ -		\$ -	\$ -
July 1, 2024	\$ -		30	\$ -		\$ -	\$ -
August 1, 2024	\$ -	\$ -	30	\$ -		\$ -	\$ -
September 1, 2024	\$ -	\$ -	30	\$ -		\$ -	\$ -
October 1, 2024	\$ -		30	\$ -		\$ -	\$ -
November 1, 2024	\$ -		30	\$ -	\$ -	\$ -	\$ -
December 1, 2024	\$ -		30	\$ -		\$ -	\$ -
January 1, 2025	\$ -	\$ -	30	\$ -		\$ -	\$ -
February 1, 2025	\$ -		30	\$ -		\$ -	\$ -
March 1, 2025	\$ -		30	\$ -		\$ -	\$ -
April 1, 2025	\$ -		30	\$ -		\$ -	\$ -
May 1, 2025	\$ -		30	\$ -	\$ -	\$ -	\$ -
June 1, 2025	\$ -		30	\$ -		\$ -	\$ -
July 1, 2025	\$ -		30	\$ -		\$ -	\$ -
August 1, 2025	\$ 38,184,000	\$ 38,184,000	30	\$ -		\$ -	\$ 38,184,000
September 1, 2025	\$ -		30	\$ 143,190		\$ -	\$ 38,184,000
October 1, 2025	\$ -		30	\$ 143,190		\$ -	\$ 38,184,000
November 1, 2025	\$ -		30	\$ 143,190	\$ 429,570	\$ (429,570)	\$ 38,613,570
December 1, 2025	\$ -		30	\$ 144,801		\$ -	\$ 38,613,570
January 1, 2026	\$ -	\$ -	30	\$ 144,801		\$ -	\$ 38,613,570
February 1, 2026	\$ -		30	\$ 144,801		\$ -	\$ 38,613,570
March 1, 2026	\$ -		30	\$ 144,801		\$ -	\$ 38,613,570
April 1, 2026	\$ -		30	\$ 144,801		\$ -	\$ 38,613,570
May 1, 2026	\$ -		30	\$ 144,801	\$ 868,805	\$ (868,805)	\$ 39,482,375
June 1, 2026	\$ -		30	\$ 148,059		\$ -	\$ 39,482,375
July 1, 2026	\$ -		30	\$ 148,059		\$ -	\$ 39,482,375
August 1, 2026	\$ 32,235,200	\$ 32,235,200	30	\$ 148,059		\$ -	\$ 71,717,575
September 1, 2026	\$ -		30	\$ 268,941		\$ -	\$ 71,717,575
October 1, 2026	\$ -		30	\$ 268,941		\$ -	\$ 71,717,575
November 1, 2026	\$ -		30	\$ 268,941	\$ 1,250,999	\$ (1,250,999)	\$ 72,968,575
December 1, 2026	\$ -		30	\$ 273,632		\$ -	\$ 72,968,575
January 1, 2027	\$ -		30	\$ 273,632		\$ -	\$ 72,968,575
February 1, 2027	\$ -		30	\$ 273,632		\$ -	\$ 72,968,575
March 1, 2027	\$ -		30	\$ 273,632		\$ -	\$ 72,968,575
April 1, 2027	\$ -		30	\$ 273,632		\$ -	\$ 72,968,575
May 1, 2027	\$ -		30	\$ 273,632	\$ 1,641,793	\$ (1,641,793)	\$ 74,610,368
June 1, 2027	\$ -		30	\$ 279,789		\$ -	\$ 74,610,368
July 1, 2027	\$ -		30	\$ 279,789		\$ -	\$ 74,610,368
August 1, 2027	\$ 24,407,200	\$ 24,407,200	30	\$ 279,789		\$ -	\$ 99,017,568
September 1, 2027	\$ -		30	\$ 371,316		\$ -	\$ 99,017,568
October 1, 2027	\$ -		30	\$ 371,316		\$ -	\$ 99,017,568
November 1, 2027	\$ -		30	\$ 371,316	\$ 1,953,314	\$ (1,953,314)	\$ 100,970,882
December 1, 2027	\$ -		30	\$ 378,641		\$ -	\$ 100,970,882
January 1, 2028	\$ -		30	\$ 378,641		\$ -	\$ 100,970,882
February 1, 2028	\$ -		30	\$ 378,641		\$ -	\$ 100,970,882

Schedule 7: WIFIA Loan #2 Draw Schedule

March 1, 2028	\$	-		30	\$	378,641		\$	-	\$	100,970,882	
April 1, 2028	\$	-		30	\$	378,641		\$	-	\$	100,970,882	
May 1, 2028	\$	-		30	\$	378,641	\$	2,271,845	\$	(2,271,845)	\$	103,242,727
June 1, 2028	\$	-		30	\$	387,160		\$	-	\$	103,242,727	
July 1, 2028	\$	-		30	\$	387,160		\$	-	\$	103,242,727	
August 1, 2028	\$	-		30	\$	387,160		\$	-	\$	103,242,727	
September 1, 2028	\$	-		30	\$	387,160		\$	-	\$	103,242,727	
October 1, 2028	\$	-		30	\$	387,160		\$	-	\$	103,242,727	
November 1, 2028	\$	-		30	\$	387,160	\$	2,322,961	\$	(2,322,961)	\$	105,565,688
December 1, 2028	\$	-		30	\$	395,871		\$	-	\$	105,565,688	
January 1, 2029	\$	6,570,340	\$	6,570,340	30	\$	395,871		\$	-	\$	112,136,028
February 1, 2029	\$	-		30	\$	420,510		\$	-	\$	112,136,028	
March 1, 2029	\$	-		30	\$	420,510		\$	-	\$	112,136,028	
April 1, 2029	\$	-		30	\$	420,510		\$	-	\$	112,136,028	
May 1, 2029	\$	-		30	\$	420,510	\$	2,473,783	\$	(2,473,783)	\$	114,609,811
Total	\$	101,396,740										

Schedule 7: WIFIA Loan #2 Payment Schedule

WIFIA Rate	4.50%	
Capitalized Interest	5 Years BSC	
Final Maturity	5/1/2064	34.9
Substantial Completion	6/1/2029	

Payment Schedule	
Assumed Draw Date:	See Schedule
Assumed Draw Amount:	\$101,396,740
Assumptions:	35 Year Max Term from Sub. Comp. / 5 Year Max Payment Deferral

Fiscal Year Ended:	Bond Year Ended:	Principal	Interest	Capitalized Interest	Total	Balance
April 30	May 1					
2023	2023					
2024	2024		\$ -		\$ -	
2025	2025		\$ -	\$ -	\$ -	
2026	2026		\$ 1,298,375	\$ (1,298,375)	\$ -	\$ 39,482,375
2027	2027		\$ 2,892,792	\$ (2,892,792)	\$ -	\$ 74,610,368
2028	2028		\$ 4,225,159	\$ (4,225,159)	\$ -	\$ 103,242,727
2029	2029		\$ 4,796,744	\$ (4,796,744)	\$ -	\$ 114,609,811
2030	2030		\$ 5,157,442	\$ (5,157,442)	\$ -	\$ 119,767,253
2031	2031		\$ 5,389,526	\$ (5,389,526)	\$ -	\$ 125,156,779
2032	2032		\$ 5,632,055	\$ (5,632,055)	\$ -	\$ 130,788,834
2033	2033		\$ 5,885,498		\$ 5,885,498	\$ 130,788,834
2034	2034		\$ 5,885,498		\$ 5,885,498	\$ 130,788,834
2035	2035	\$ -	\$ 5,885,498		\$ 5,885,498	\$ 130,788,834
2036	2036	\$ 1,000,000	\$ 5,885,498		\$ 6,885,498	\$ 129,788,834
2037	2037	\$ 1,287,907	\$ 5,840,498		\$ 7,128,405	\$ 128,500,927
2038	2038	\$ 1,343,988	\$ 5,782,542		\$ 7,126,530	\$ 127,156,939
2039	2039	\$ 1,406,367	\$ 5,722,062		\$ 7,128,429	\$ 125,750,572
2040	2040	\$ 1,469,953	\$ 5,658,776		\$ 7,128,729	\$ 124,280,619
2041	2041	\$ 1,536,901	\$ 5,592,628		\$ 7,129,529	\$ 122,743,718
2042	2042	\$ 1,605,387	\$ 5,523,467		\$ 7,128,854	\$ 121,138,331
2043	2043	\$ 1,676,754	\$ 5,451,225		\$ 7,127,979	\$ 119,461,577
2044	2044	\$ 1,753,553	\$ 5,375,771		\$ 7,129,324	\$ 117,708,024
2045	2045	\$ 1,828,143	\$ 5,296,861		\$ 7,125,004	\$ 115,879,881
2046	2046	\$ 1,910,660	\$ 5,214,595		\$ 7,125,255	\$ 113,969,221
2047	2047	\$ 1,996,639	\$ 5,128,615		\$ 7,125,254	\$ 111,972,582
2048	2048	\$ 2,090,275	\$ 5,038,766		\$ 7,129,041	\$ 109,882,307
2049	2049	\$ 3,073,487	\$ 4,944,704		\$ 8,018,191	\$ 106,808,820
2050	2050	\$ 3,211,694	\$ 4,806,397		\$ 8,018,091	\$ 103,597,126
2051	2051	\$ 3,355,959	\$ 4,661,871		\$ 8,017,830	\$ 100,241,167
2052	2052	\$ 5,406,183	\$ 4,510,853		\$ 9,917,036	\$ 94,834,984
2053	2053	\$ 5,647,867	\$ 4,267,574		\$ 9,915,441	\$ 89,187,117
2054	2054	\$ 5,901,521	\$ 4,013,420		\$ 9,914,941	\$ 83,285,596
2055	2055	\$ 6,777,684	\$ 3,747,852		\$ 10,525,536	\$ 76,507,912
2056	2056	\$ 7,082,679	\$ 3,442,856		\$ 10,525,535	\$ 69,425,233
2057	2057	\$ 7,401,400	\$ 3,124,135		\$ 10,525,535	\$ 62,023,833
2058	2058	\$ 7,734,463	\$ 2,791,072		\$ 10,525,535	\$ 54,289,370
2059	2059	\$ 8,082,514	\$ 2,443,022		\$ 10,525,536	\$ 46,206,856
2060	2060	\$ 8,446,227	\$ 2,079,309		\$ 10,525,536	\$ 37,760,629
2061	2061	\$ 8,826,307	\$ 1,699,228		\$ 10,525,535	\$ 28,934,322
2062	2062	\$ 9,223,491	\$ 1,302,044		\$ 10,525,535	\$ 19,710,831
2063	2063	\$ 9,638,548	\$ 886,987		\$ 10,525,535	\$ 10,072,283
2064	2064	\$ 10,072,283	\$ 453,253		\$ 10,525,536	\$ 0
2065	2065		\$ 0		\$ 0	\$ 0
2066	2066		\$ 0		\$ 0	\$ 0
Total		\$ 130,788,834	\$ 167,734,467	\$ (29,392,094)	\$ 269,131,207	



Reviewed By:	
Legal	<input type="checkbox"/>
Finance	<input type="checkbox"/>
Engineer	<input type="checkbox"/>
City Administrator	<input checked="" type="checkbox"/>
Community Development	<input type="checkbox"/>
Purchasing	<input type="checkbox"/>
Police	<input type="checkbox"/>
Public Works	<input type="checkbox"/>
Parks and Recreation	<input type="checkbox"/>

Agenda Item Number

Mayor's Report #4

Tracking Number

CC 2024-62

Agenda Item Summary Memo

Title: 2024 ITEP Grant Potential Project Application Discussion

Meeting and Date: City Council – August 13, 2024

Synopsis: Please see the attached memo.

Council Action Previously Taken:

Date of Action: _____ Action Taken: _____

Item Number: _____

Type of Vote Required: None

Council Action Requested: Staff is requesting feedback

Submitted by: Erin Willrett Administration
Name Department

Agenda Item Notes:



Memorandum

To: City Council
From: Erin Willrett, Assistant City Administrator
CC: Bart Olson, City Administrator
Date: August 13, 2024
Subject: 2024 ITEP Potential Project Application Discussion

Overview

The Illinois Transportation Enhancement Program (ITEP) is a competitive grant reimbursement program. It is a federally funded program that requires local matching funds from an eligible project sponsor. The goal of the Illinois Transportation Enhancement Program is to allocate resources to well-planned smaller scale, but critically important projects that provide and support connected alternate modes of transportation that are safe for all users, enhance the transportation system through preservation of visual and cultural resources, and improve the quality of life for members of the communities impacted.

IDOT's next ITEP application period began on August 1, 2024 and ends on September 30, 2024. The announcement of selected projects should occur in Spring 2025.

Funding

Applicants may apply for up to \$3,000,000 maximum per project in federal ITEP funds.

Federal funds will provide reimbursement up to 50 percent for right-of-way, street lighting and easement acquisition costs, and up to 80 percent Preliminary engineering, utility relocations, construction engineering and construction. The required 20 percent or 50 percent local match is the responsibility of the applicant.

We do not expect to hire a consultant to assist this application. EEI will be able to provide assistance on the application under their base services contract. We do not have a budget estimate yet but are working on general concepts and price ranges for various components that have been previously discussed in the below referenced project.

Eligible Projects

- Pedestrian/bicycle facilities (on-road and off-road), sidewalks
- Conversion of abandoned railroad corridors to trails
- Streetscapes (stand-alone landscape projects are ineligible)
- Historic preservation and rehabilitation of historic transportation facilities
- Vegetation management in transportation rights-of-way
- Archaeological activities relating to impacts from implementation of a transportation project
- Storm water management, control and water pollution prevention or abatement related to highway construction or due to highway runoff
- Reduce vehicle-caused wildlife mortality or restore and maintain connectivity among terrestrial or aquatic habitats

- Construction of Turnouts, Overlooks, and Viewing Areas.

Ineligible Projects

- Road work (e.g., resurfacing)
- Parking lots/parking spaces/stripping that support traditional modes of transportation such as cars, trucks, and buses
- General recreation and park facilities, playground equipment, sports fields, campgrounds, picnic areas and pavilions
- Recreational trails (funds are available through the Illinois Department of Natural Resources)
- Equestrian and snowmobile trails
- Scenic or historic highway programs, including the provision of tourist and welcome center facilities
- Acquisition of scenic easements and scenic or historic sites
- Routine maintenance and operation such as re-stripping a bicycle/pedestrian or share-use/multi-use facility, cleaning up debris or repairing broken curb
- Bike/bus/picnic shelters
- Courthouses
- Building purchase
- Establishment of transportation museums
- Landscape work (as a stand-alone project)
- 13 of 26
- Storm sewers (see storm sewers in streetscape category)
- Trash receptacles
- Alleyway improvements
- Bicycle lockers/racks (as a stand-alone project)
- Pedestrian crossings (as a stand-alone project)
- Street lighting (as a stand-alone project, unless in a designated historic district)
- Pedestrian lighting (as a stand-alone project)
- Fences (unless addressing a significant safety issue)
- Benches (unless permanent in nature, limited use)
- Utility Relocations 50% or more of the project's total construction costs
- Utility relocation as a result of a Federal-Aid funded roadway improvement such as a widening project
- Provision of safety and educational activities for pedestrians and bicyclists
- State or MPO administrative purposes
- Promotional activities
- Feasibility and planning studies
- Contingencies and inflation factors
- Any work performed before FHWA authorization.

The review criteria for ITEP projects are listed as:

- A. Sponsor capacity
- B. Meets category intent, connectivity/linkage

- C. Accessibility and public benefit
- D. Safety improvements
- E. Project support and local commitment
- F. Sponsor investment
- G. Past performance of the Sponsor
- H. Project readiness
- I. Land acquisition status and railroad coordination
- J. Overall project rating

Potential Project

Staff has identified a potential project which we have investigated further. The project is East Hydraulic Street Project – Creation of a one-way street with the creation of a multi-use path.

Project Perimeters (Logical Termini):

Beginning at the corner of IL Route 47 east approximately 1,600 feet to the edge of Rivers Edge Park.

Existing Supportive Plans that reference project:

Yorkville Comprehensive Plan (2016)
Downtown Overlay District Plan (2019)
Streetscape Master Plan (2019)
DYNAMIC Plan (2021)

Easement or Land Acquisition Required:

None

Brief Description:

Streetscape in the downtown beautifies and improves the visual character of the corridor and downtown, simplifies maintenance and contributes to an overall sense of place for Yorkville. Creating a one-way street will aid in traffic flow and will allow ease of use of the river front area when events take place. The one-way street will include a pedestrian/bike component, a multi-use path will be built. This will increase safety by drawing pedestrians/bicyclists away from the train tracks. Staff is proposing hardscape between Hydraulic and the railroad tracks. This application will include funds for bike racks, in the nearby park and potential future festival area. Staff is proposing removable bollards to prohibit traffic during festival times. This will create a safe atmosphere by allowing pedestrian and bicyclists to enjoy the area and flow through without the worry of vehicular traffic.

Benefits:

Streetscape design along this roadway can create a safe built environment for pedestrians and bicyclists and spur economic activity for the nearby business community as a result of the improvements. This would also be a large benefit to the downtown plan that was proposed within the RDMS grant.

Concern:

One concern is what railroad treatment would be necessary and IDOT permit process because of the changing of traffic flow. Staff is aware that this project proposes traffic flow changes that will impact

businesses along Hydraulic. Staff plans to work directly with the downtown businesses to walk them through this potential project.

Timeline:

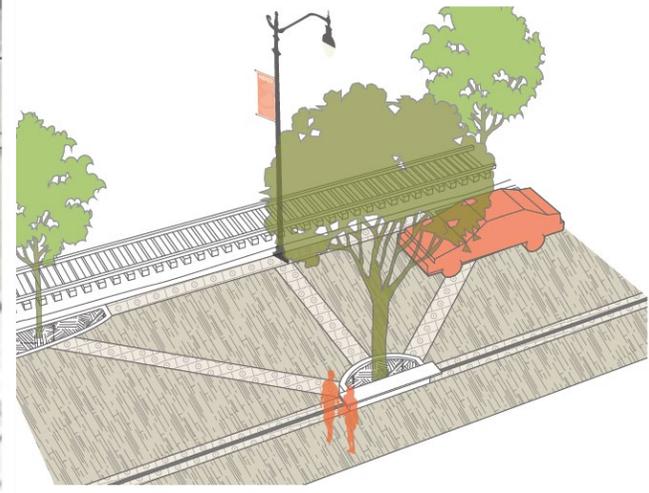
Staff will continue to work on the application, including the budget during the month of August. The public hearing for the project will take place at the September 10th City Council Meeting. Staff will also present a resolution of financial support at that same meeting. Final approval for the resolution of financial support and overall project application will take place at the September 24th City Council Meeting. During this time staff will be acquiring letters of support. Staff will also work with the IDOT and Railroad prior to the September 30th application deadline.

Recommendation

Staff would like to request feedback from the committee as well as the City Council on the above project.

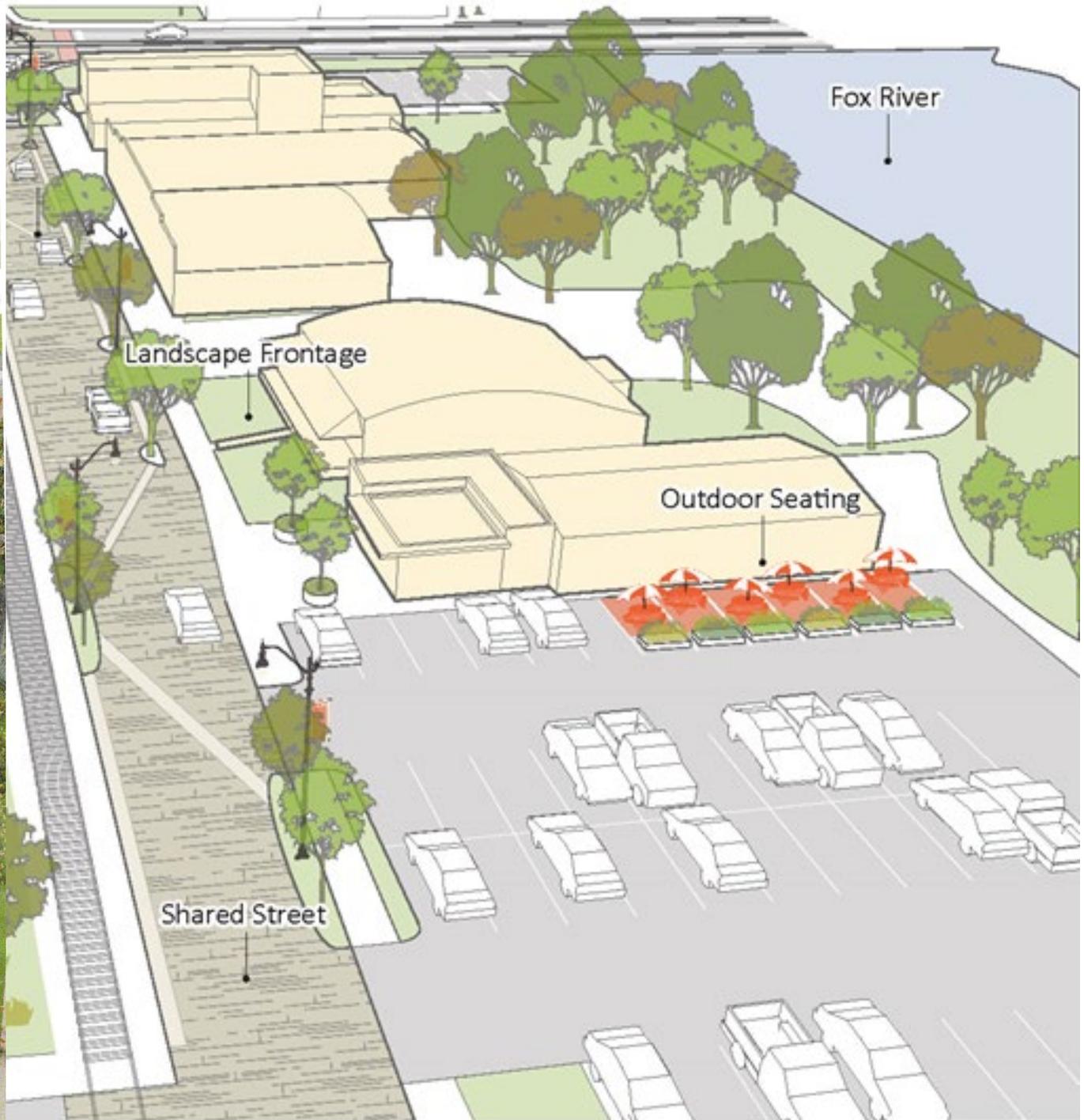


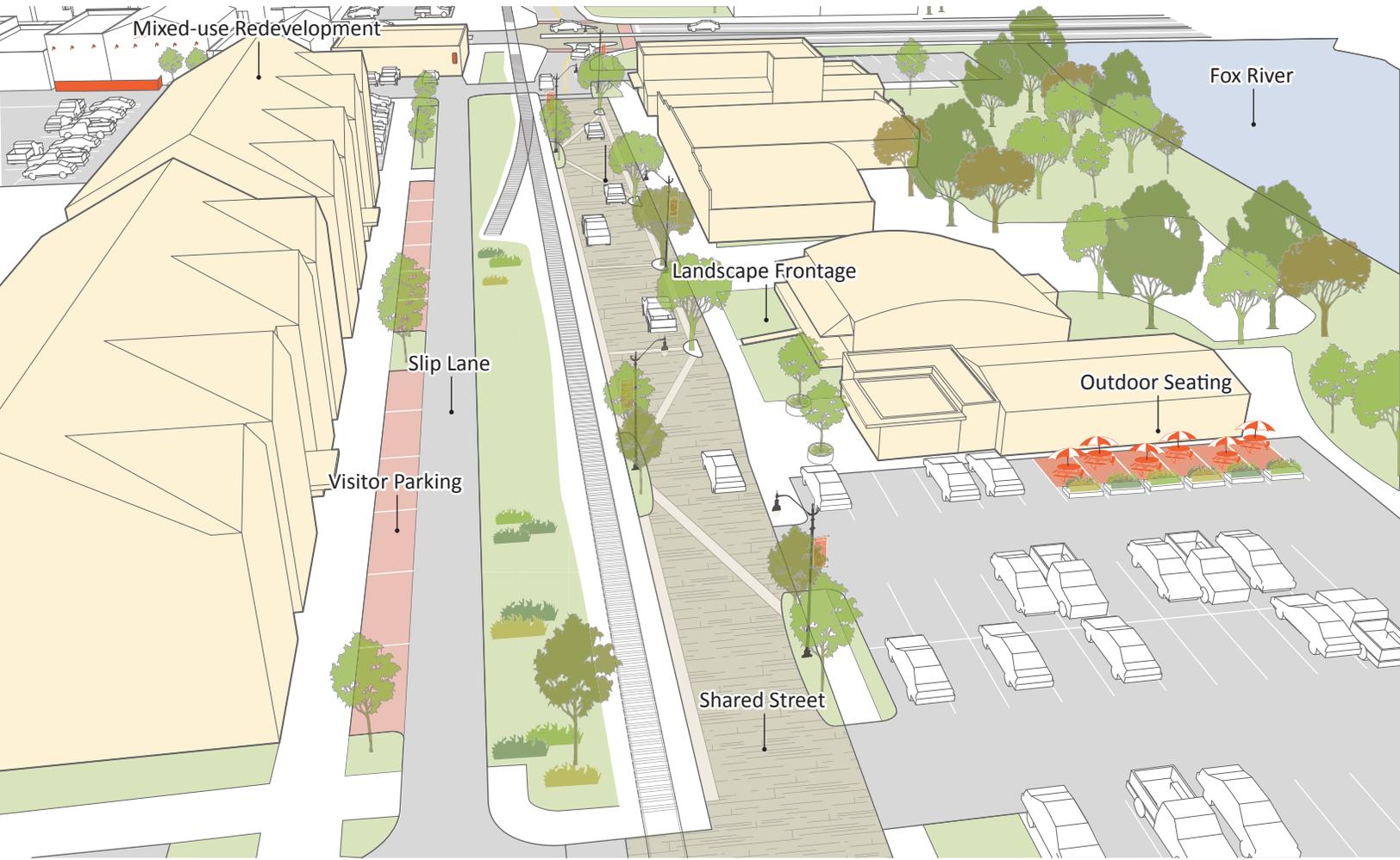
HYDRAULIC SHARED STREET DESIGN



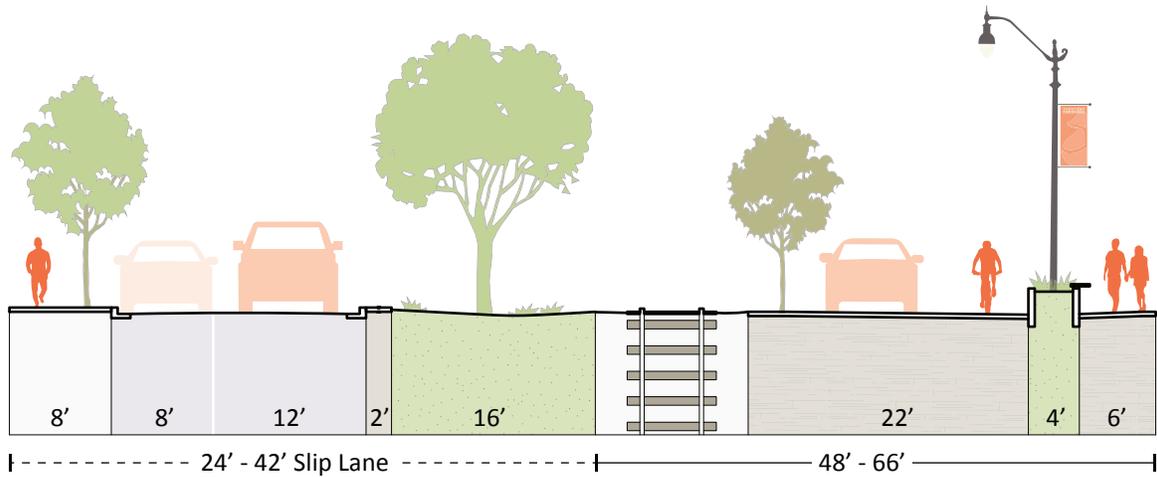
Removal and replacement of existing roadway on Hydraulic Streets between Bridge Street (IL Route 47) to Mill Street. The proposed new roadway will be improved with decorative pavement as part of a shared street design which will continue to allow vehicular traffic, but also lends itself to street closures for pedestrian oriented events and activities supported by the City and local businesses.

Removal and replacement of existing roadway on Hydraulic Streets between Bridge Street (IL Route 47) to Mill Street. The proposed new roadway will be improved with decorative pavement as part of a shared street design which will continue to allow vehicular traffic, but also lends itself to street closures for pedestrian oriented events and activities supported by the City and local businesses.





Hydraulic Street (Long-Term)



Hydraulic Street Shared Street

As previously mentioned, a shared street should blur the lines between vehicle and pedestrian zones. Subtle changes to paving materials and the use of planters, street furnishings, and markings can define where cars should or should not drive. Since Hydraulic Street runs parallel with the Fox River, a street section that sheet flows stormwater into a continuous drainage channel within paving change is an example of integrated street design. These site design details are important, as this will become a major downtown event location.

- 1 Paving Texture or Material Change
- 2 Chicane Planting Beds
- 3 Maintain Existing Distance from Tracks
- 4 Raised Planting Beds
- 5 Planter Seating Ledge
- 6 Continuous Drainage Channel on One Side

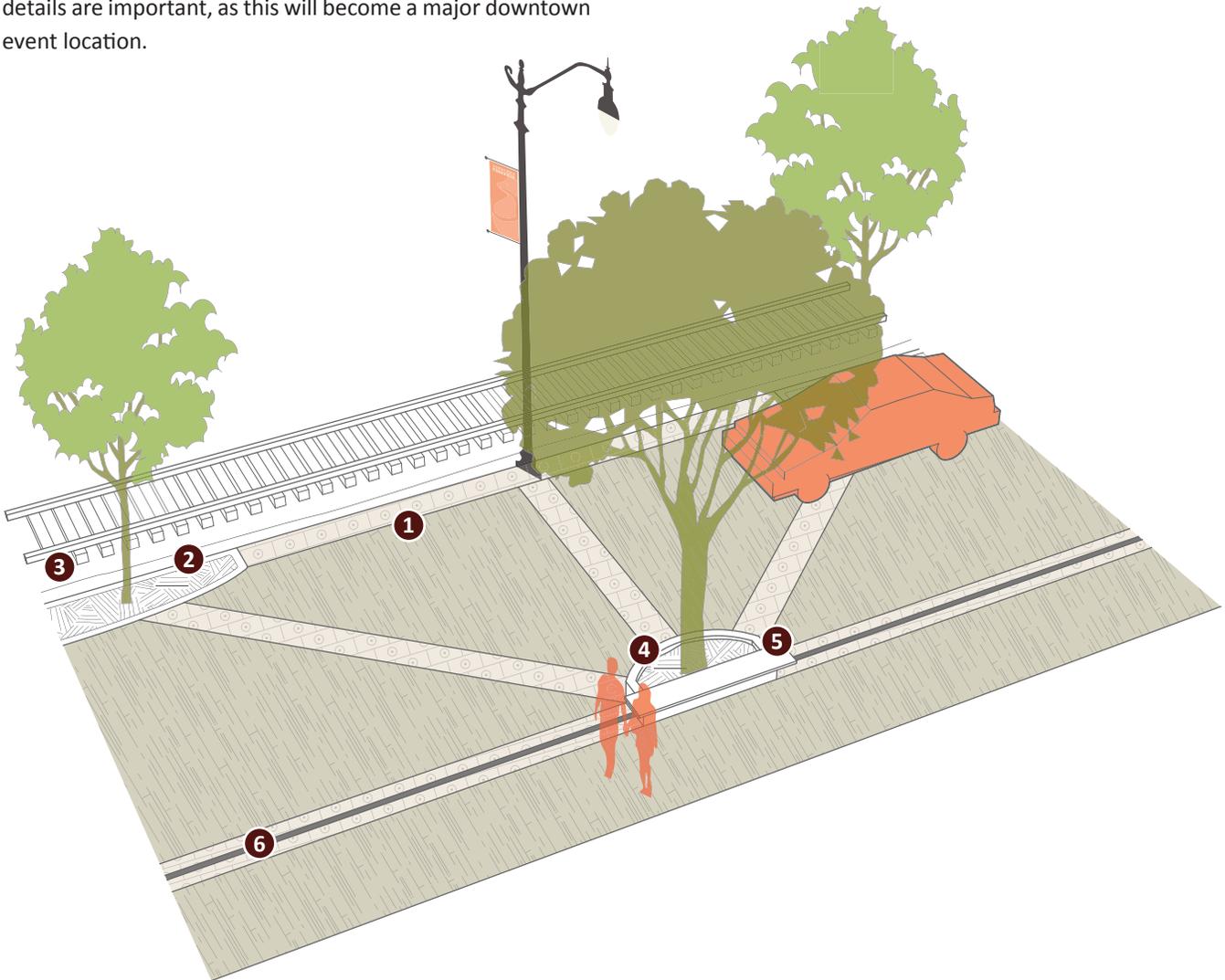


Figure 26 - Hydraulic Street Diagram (Farr Associates)

Figure 9.3: Hydraulic Street Streetscape Enhancement and New Development Concept





Reviewed By:	
Legal	<input checked="" type="checkbox"/>
Finance	<input type="checkbox"/>
Engineer	<input type="checkbox"/>
City Administrator	<input checked="" type="checkbox"/>
Human Resources	<input type="checkbox"/>
Community Development	<input checked="" type="checkbox"/>
Police	<input type="checkbox"/>
Public Works	<input type="checkbox"/>
Parks and Recreation	<input type="checkbox"/>

Agenda Item Number

Planning and Zoning Commission #1

Tracking Number

PZC 2024-07 & EDC 2024-24

Agenda Item Summary Memo

Title: Kelaka, LLC (Annexation & Rezoning)

Meeting and Date: City Council – August 13, 2024

Synopsis: Request for annexation and rezoning for future manufacturing or data center land use.

Council Action Previously Taken:

Date of Action: CC – 7/23/24 Action Taken: A public hearing was held.

Item Number: PZC 2024-07 & EDC 2024-24

Type of Vote Required: Majority

Council Action Requested: Approval

Submitted by: Krysti J. Barksdale-Noble, AICP Community Development
Name Department

Agenda Item Notes:

See attached memo.



Memorandum

To: City Council
From: Krysti Barksdale-Noble, Community Development Director
CC: Bart Olson, City Administrator
Sara Mendez, Planner I
Date: August 8, 2024
Subject: **PZC 2024-07 Kelaka, LLC (Green Door Nexus South)**
Annexation and Rezoning Requests

SUMMARY:

The petitioner/contract purchaser, Green Door Capital, and Kelaka, LLC, owner, are seeking to annex and rezone approximately 148-acres of unincorporated farmland. Generally located south of the Burlington Santa Fe railroad line, just southeast of Faxon Road, the subject property consists of a portion of an existing 191-acre parcel (#02-19-100-011). The petitioner is also requesting rezoning approval from R-1 Single-Family Suburban Residential District to M-2 General Manufacturing District, contingent on approval of annexation by the City Council. The area to be annexed is outlined below.



KELAKA, LLC ANNEXATION MAP

United City of Yorkville, Illinois
Date: April 8, 2024
File Location: I:\ARCGIS TEMPLATES\KELAKA, LLC ANNEXATION MAP



ANNEXATION REQUEST/CONTIGUITY:

As mentioned, the applicant seeks annexation of a portion of an unincorporated parcel (#02-19-100-011) totaling approximately 148-acres for the purpose of constructing and operating a future industrial/data center land use. Contiguity of the subject parcels and Yorkville's current corporate boundary is established immediately south of the Burlington Northern Santa Fe railroad abutting the Lincoln Prairie Parcel and the recently annexed New Leaf southern parcel to the east. Both the Lincoln Prairie and New Leaf developments are unimproved but are entitled for industrial and agricultural/solar farm, respectively. The initial public hearing for the annexation request was held on May 14, 2024 and a supplemental public hearing was conducted on July 23, 2024.

REZONING REQUEST:

The Planning and Zoning Commission held a public hearing for the rezoning request for the subject property on June 12, 2024. The commission made the following actions on the motions below:

Proposed Motion:

In consideration of testimony presented during a Public Hearing on June 12, 2024 and discussion of the findings of fact, the Planning and Zoning Commission recommends approval to the City Council a request for rezoning from R-1 Single-Family Residential to M-2 General Manufacturing District for a proposed future industrial/data center, contingent upon approval of annexation by the City Council, for a property generally located south of the Burlington Santa Fe railroad line, just southeast of Faxon Road.

Action Item:

Millen-aye; Goins-aye; Forristall-aye; Vinyard-aye; Williams-aye; Hyett-aye
6 ayes; 0 no

ATTACHMENTS:

1. Draft Annexing Ordinance
2. Plat of Annexation
3. Draft Ordinance Approving Annexation Agreement
4. Draft Annexation Agreement
5. Draft Rezoning Ordinance
6. Planning and Zoning Commission Memo
7. Annexation Application
8. Rezoning Application
9. Public Hearing Notices

Ordinance No. 2024-_____

**AN ORDINANCE OF THE UNITED CITY OF YORKVILLE, ILLINOIS
ANNEXING CERTAIN TERRITORY LOCATED SOUTH OF THE BURLINGTON NORTHERN
SANTA FE RAILROAD RIGHT OF WAY AND EAST OF ELDAMAIN ROAD TO THE UNITED
CITY OF YORKVILLE
(Kelaka Property)**

WHEREAS, the United City of Yorkville (the “City”) is a duly organized and validly existing non-home rule municipality created in accordance with the Constitution of the State of Illinois of 1970 and the Laws of the State; and

WHEREAS, a duly executed *PETITION FOR ANNEXATION*, signed by an authorized representative of the Kelaka, LLC and Green Door Capital, jointly the owners of record, has been filed with the City, requesting that certain territory legally described hereinafter be annexed to the City; and

WHEREAS, there are no electors residing within said territory; and

WHEREAS, said territory is not within the corporate limits of any municipality, but is contiguous to the City; and

WHEREAS, legal notices regarding the intention of the City to annex said territory have been sent to all public bodies required to receive such notice by state statute; and

WHEREAS, the legal owners or record of said territory and the City have entered into a valid and binding annexation agreement relating to such territory; and

WHEREAS, all petitions, documents and other necessary legal requirements are in full compliance with the terms of the annexation agreement and with the statutes of the State of Illinois, specifically Section 7-1-8 of the Illinois Municipal Code; and

WHEREAS, it is in the best interests of the City that said territory be annexed.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and City Council of the United City of Yorkville, Kendall County, Illinois, as follows:

Section 1: That the property to be annexed is a portion of that property that is identified by property index number 02-19-100-011 and legally described and depicted in the Plat of Annexation, attached hereto as Exhibit A.

Section 2: That the territory described in Section 1 above is hereby annexed to the United City of Yorkville, Illinois.

Section 3: That the City Clerk is hereby directed within 90 days from the effective date of this ordinance to record or cause to be recorded with the Office of the Kendall County Recorder and to file with the Kendall County Clerk a certified copy of this Ordinance, together with the *Plat of Annexation* appended to this Ordinance.

Section 4: That this Ordinance shall be in full force and effect from and after its passage, approval, and publication in the manner provided by law.

[Remainder of Page Intentionally Left Blank, Roll Call Vote to Follow]

Passed by the City Council of the United City of Yorkville, Kendall County, Illinois this
____ day of _____, A.D. 2024.

CITY CLERK

KEN KOCH _____

DAN TRANSIER _____

ARDEN JOE PLOCHER _____

CRAIG SOLING _____

CHRIS FUNKHOUSER _____

MATT MAREK _____

SEAVER TARULIS _____

RUSTY CORNEILS _____

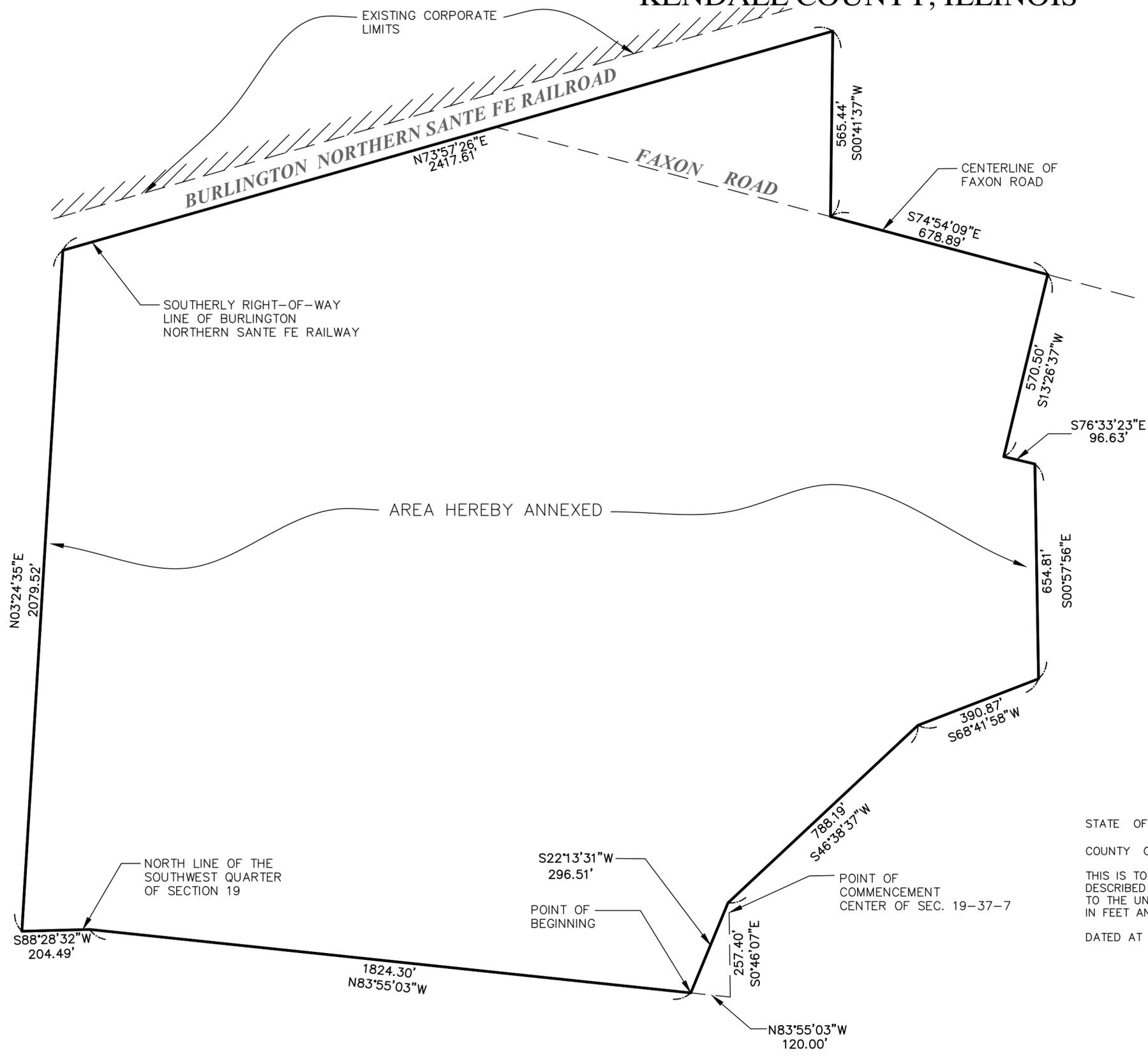
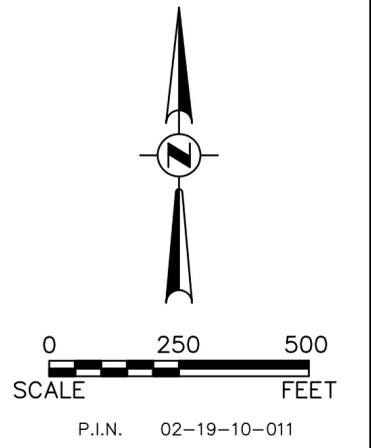
APPROVED by me, as Mayor of the United City of Yorkville, Kendall County, Illinois
this ____ day of _____, A.D. 2024.

MAYOR

Attest:

CITY CLERK

PLAT OF ANNEXATION TO THE UNITED CITY OF YORVILLE KENDALL COUNTY, ILLINOIS



LEGAL DESCRIPTION:

THAT PART OF SECTION 19, TOWNSHIP 37 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER OF SAID SECTION 19; THENCE SOUTH 00 DEGREES 46 MINUTES 07 SECONDS EAST, ALONG THE QUARTER SECTION LINE, A DISTANCE OF 257.40 FEET; THENCE NORTH 83 DEGREES 55 MINUTES 03 SECONDS WEST, 120.00 FEET TO THE POINT OF BEGINNING; THENCE NORTH 83 DEGREES 55 MINUTES 03 SECONDS WEST, 1824.30 FEET TO A POINT ON THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 19, WHICH IS 1930.58 FEET SOUTH 88 DEGREES 28 MINUTES 32 SECONDS WEST, FROM THE CENTER OF SAID SECTION 19; THENCE SOUTH 88 DEGREES 28 MINUTES 32 SECONDS WEST ALONG SAID NORTH LINE, 204.49 FEET; THENCE NORTH 03 DEGREES 24 MINUTES 35 SECONDS EAST, 2079.52 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF THE BURLINGTON NORTHERN-SANTE FE RAILWAY; THENCE NORTH 73 DEGREES 57 MINUTES 26 SECONDS EAST ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, 2417.61 FEET; THENCE SOUTH 00 DEGREES 41 MINUTES 37 SECONDS WEST, 565.44 FEET TO THE CENTERLINE OF FAXON ROAD; THENCE SOUTH 74 DEGREES 54 MINUTES 09 SECONDS EAST ALONG THE CENTERLINE, 678.89 FEET TO A POINT THAT IS 350.00 FEET NORTH 74 DEGREES 54 MINUTES 09 SECONDS WEST OF THE CENTERLINE OF BEECHER ROAD; THENCE SOUTH 13 DEGREES 26 MINUTES 37 SECONDS WEST 570.50 FEET; THENCE SOUTH 76 DEGREES 33 MINUTES 23 SECONDS EAST, 96.63 FEET; THENCE SOUTH 00 DEGREES 57 MINUTES 56 SECONDS EAST, 654.81 FEET; THENCE SOUTH 68 DEGREES 41 MINUTES 58 SECONDS WEST, 390.87 FEET; THENCE SOUTH 46 DEGREES 38 MINUTES 37 SECONDS WEST, 788.19 FEET; THENCE SOUTH 22 DEGREES 13 MINUTES 31 SECONDS WEST, 296.51 FEET TO THE POINT OF BEGINNING.

PARCEL CONTAINS 148.56 ACRES, MORE OR LESS (SUBJECT TO 1.56 ACRES WITHIN THE RIGHT-OF-WAY OF FAXON ROAD, AS MONUMENTED).

STATE OF ILLINOIS)
)S.S.
COUNTY OF KANE)

THIS IS TO CERTIFY THAT WE, ENGINEERING ENTERPRISES, INC. HAVE PLATTED THE PROPERTY DESCRIBED HEREON, AS SHOWN BY THE ATTACHED PLAT FOR THE PURPOSE OF ANNEXATION TO THE UNITED CITY OF YORKVILLE, KENDALL COUNTY, ILLINOIS. ALL DISTANCES SHOWN ARE IN FEET AND DECIMALS THEREOF.

DATED AT SUGAR GROVE, ILLINOIS, THIS 12th DAY OF APRIL 2024.

BY: 
ILLINOIS PROFESSIONAL LAND SURVEYOR NO 3581
(EXP. 11/30/24)



Engineering Enterprises, Inc.
CONSULTING ENGINEERS
52 Wheeler Road
Sugar Grove, Illinois 60554
630.466.6700 / www.eeiweb.com

**UNITED CITY OF YORKVILLE
KENDALL COUNTY, ILLINOIS**

NO.	DATE	REVISIONS

DATE: APRIL 11, 2024
PROJECT NO. YO2305
FILE NO. YO2305 KELAKA ANNEXATION
PAGE 1 OF 1

Ordinance No. 2024-_____

**AN ORDINANCE OF THE UNITED CITY OF YORKVILLE, ILLINOIS,
AUTHORIZING THE EXECUTION OF AN ANNEXATION AGREEMENT FOR
CERTAIN TERRITORY LOCATED SOUTH OF THE BURLINGTON NORTHERN
SANTA FE RAILROAD RIGHT OF WAY AND EAST OF ELDAMAIN ROAD TO THE
UNITED CITY OF YORKVILLE
(Kelaka Property)**

WHEREAS, the United City of Yorkville (the "City") is a duly organized and validly existing non home-rule municipality created in accordance with the Constitution of the State of Illinois of 1970 and the laws of the State; and

WHEREAS, the Kelaka, LLC and Green Door Capital (jointly the "Owner"), desire to enter into an Annexation Agreement (the "Agreement"), regarding property owned by the Owner which is approximately 148.56 acres legally described and identified in the Agreement, attached hereto as Exhibit A (the "Subject Property"); and

WHEREAS, the Subject Property is contiguous with the existing corporate limits of the City and is not within the boundary of any other city; and

WHEREAS, public hearings were conducted by the Mayor and City Council (the "Corporate Authorities") on the Agreement on May 14, 2024 and July 23, 2024, and all notices required by law have been given by the City and Owner; and

WHEREAS, the statutory procedures provided in Section 11-15.1-1 of the Illinois Municipal Code for the execution of the annexation agreement have been fully complied with; and

WHEREAS, the Corporate Authorities have concluded that the approval and execution of the proposed Agreement, attached hereto, is in the best interests of the health, safety, and welfare of the City.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and City Council of the United City of Yorkville, Kendall County, Illinois, as follows:

Section 1. The above recitals are incorporated and made a part of this Ordinance.

Section 2. The *Annexation Agreement* attached hereto and made a part hereof by reference as Exhibit A, be and is hereby approved and the Mayor and City Clerk are hereby authorized and directed to execute and deliver said Agreement.

Section 3. This Ordinance shall be in full force and effect upon its passage, approval, and publication in pamphlet form as provided by law.

Passed by the City Council of the United City of Yorkville, Kendall County, Illinois this ____ day of _____, A.D. 2024.

CITY CLERK

KEN KOCH _____

DAN TRANSIER _____

ARDEN JOE PLOCHER _____

CRAIG SOLING _____

CHRIS FUNKHOUSER _____

MATT MAREK _____

SEAVER TARULIS _____

RUSTY CORNEILS _____

APPROVED by me, as Mayor of the United City of Yorkville, Kendall County, Illinois this ____ day of _____, A.D. 2024.

MAYOR

Attest:

CITY CLERK

STATE OF ILLINOIS)
) ss.
COUNTY OF KENDALL)

ANNEXATION AGREEMENT

This Annexation Agreement (hereinafter (“*Agreement*”), is made and entered into this _____ day of _____, 2024, by and between the United City of Yorkville, a municipal corporation, hereinafter referred to as “*City*” and Kelaka, LLC and Green Door Capital, hereinafter jointly referred to as “*Owner*”.

WITNESSETH:

WHEREAS, the Owner owns fee simple interest to the real property, which is legally described in *Exhibit A* attached hereto, consisting of approximately 148.56 acres, more or less (the “*Subject Property*”); and,

WHEREAS, it is the desire of the Owner to provide for the annexation of the Subject Property and to use the Subject Property in accordance with the terms of this Agreement and the ordinances of the City; and, to provide that when annexed, the Subject Property is to be zoned as M-2 General Manufacturing District; and,

WHEREAS, it is the desire of the Mayor and City Council (the “*Corporate Authorities*”) to annex the Subject Property and permit the zoning, all being pursuant to the terms and conditions of this Agreement and the ordinances of the City; and,

WHEREAS, Owner and City have or will perform and execute all acts required by law to effectuate such annexation; and,

WHEREAS, all notices and publications as required by law relating to the zoning of the Subject Property and the Agreement have been published and given to the persons or entities entitled thereto, pursuant to the applicable provisions of the Illinois Municipal Code (the “*Municipal Code*”); and,

WHEREAS, the Corporate Authorities of the City have duly fixed the time for a public hearing on this Agreement and pursuant to legal notice have held such hearing thereon all as required by the provisions of the Municipal Code; and,

WHEREAS, the Planning and Zoning Commission of the City and has duly held all public hearings relating to zoning, all as required by the provisions of the City’s Zoning Code and the Municipal Code (the “*Municipal Code*”); and,

WHEREAS, the Owner and City agree that upon Annexation to the City of the Subject Property shall be placed in the M-2 General Manufacturing District; and,

WHEREAS, in accordance with the powers granted to the City by the provisions of Section 11-15.1-1 *et seq.* of the Municipal Code (65 ILCS 5/11-15.1-1 *et seq.*), relating to Annexation Agreements, the parties hereto wish to enter into a binding Agreement with respect to the future annexation, and zoning of the Subject Property and to provide for various other matters related directly or indirectly to the annexation and use of the Subject Property during the term of this Agreement as authorized by the provisions of said statutes.

NOW THEREFORE, in consideration of the mutual covenants, agreements and conditions herein contained, and by authority of and in accordance with the aforesaid statutes of the State of Illinois, the City and the Owner agree as follows:

Section 1. Annexation.

The Owner has filed with the Clerk of the City a duly and properly executed petition pursuant to, and in accordance with, the provisions of Section 5/7-1-1 *et seq.* of the Municipal Code to annex the Subject Property and any adjacent roadways not previously annexed to the City of Yorkville.

Section 2. Zoning.

- A. The City hereby agrees, contemporaneously with annexation, the Subject Property shall be classified and shall be zoned as M-2 General Manufacturing District.

Section 3. Binding Effect and Term.

This Annexation Agreement shall be binding upon and inure to the benefit of the parties hereto, their successors and assigns including, but not limited to, successor owners of record, successor developers, lessees, and successor lessees, and upon any successor municipal authority of the City and the successor municipalities for a period of twenty (20) years from the later of the date of execution hereof and the date of adoption of the ordinances pursuant hereto.

Section 4. Notices and Remedies.

Upon a breach of this Agreement, the parties hereto agree that the venue shall be the Circuit Court of Kendall County. It is further understood by the parties hereto that upon breach of this Agreement the non-defaulting party may exercise any remedy available at law or equity.

Before any failure of any part of this Agreement to perform its obligations under this Agreement shall be deemed to be a breach of this Agreement, the party claiming such failure shall notify, in writing, by certified mail/return receipt requested, the party alleged to have failed to perform, state the obligation allegedly not performed and the performance demanded.

Notice shall be provided at the following addresses:

To the City: United City of Yorkville
651 Prairie Pointe Drive
Yorkville, Illinois 60560
Attn: City Administrator

With a copy to: Kathleen Field Orr
Ottosen DiNolfo Hasenbalg & Castaldo, Ltd.
1804 North Naper Boulevard
Suite 350
Naperville, Illinois 60563

To the Owner: Kelaka, LLC
181 S. Lincolnway
North Aurora, IL, 60542

To the Purchaser: Matt Gilbert
Green Door Capital
837 W. Junior Ter
Chicago, IL 60613

Section 5. Agreement to Prevail over Ordinances.

In the event of any conflict between this Agreement and any ordinances of the City in force at the time of execution of this Agreement or enacted during the pendency of this Agreement, the provisions of this Agreement shall prevail to the of any such conflict or inconsistency.

Section 6. Provisions.

If any provision of this Agreement or its application to any person, entity, or property is held invalid, such provision shall be deemed to be excised here from and the invalidity thereof shall not affect the application or validity of any other terms, conditions, and provisions of this Agreement and, to that end, any terms, conditions, and provisions of this Agreement are declared to be severable.

IN WITNESS WHEREOF, the parties hereto have caused this Fourth Amendment to be executed by their duly authorized officers on the above date at Yorkville, Illinois.

United City of Yorkville, an Illinois
municipal corporation

By: _____
Mayor

Attest:

City Clerk

Kelaka, LLC

By: _____
Owner

Ordinance No. 2024-_____

**AN ORDINANCE OF THE UNITED CITY OF YORKVILLE, KENDALL COUNTY, ILLINOIS APPROVING THE REZONING TO M-2 GENERAL MANUFACTURING DISTRICT FOR THE PROPERTY LOCATED SOUTH OF THE BURLINGTON NORTHERN SANTA FE RAILROAD RIGHT OF WAY AND EAST OF ELDAMAIN ROAD IN YORKVILLE, ILLINOIS
(Kelaka Property)**

WHEREAS, the United City of Yorkville, Kendall County, Illinois (the “City”) is a duly organized and validly existing non home-rule municipality created in accordance with the Constitution of the State of Illinois of 1970 and the laws of the State; and

WHEREAS, the Kelaka, LLC and Green Door Capital, are jointly the owners (the “Owner”) of real property identified and legally described on Exhibit A, attached hereto and made a part hereof by reference (the “Subject Property”), and are seeking rezoning of the Subject Property to M-2 General Manufacturing District; and

WHEREAS, the Planning Commission convened and held a public hearing on the 12th day of June, 2024, to consider the rezoning after publication of notice and notice to property owners within five hundred (500) feet of the Subject Property; and

WHEREAS, the Planning Commission reviewed the standards set forth in Section 10-4-11 and made findings of fact and recommendation to the Corporate Authorities for approval of the rezoning; and

NOW, THEREFORE, BE IT ORDAINED by the Mayor and City Council of the United City of Yorkville, Kendall County, Illinois, as follows:

Section 1. The above recitals are incorporated herein and made a part of this Ordinance.

Section 2. That the Corporate Authorities hereby approve the rezoning of the Subject Property, legally described on Exhibit A, from the R-1 One Family Residence District to the M-2 General Manufacturing District.

Section 3. This Ordinance shall be in full force and effect upon its passage, approval, and publication as provided by law.

[Remainder of Page Intentionally Left Blank, Roll Call Vote to Follow]

Passed by the City Council of the United City of Yorkville, Kendall County, Illinois this
____ day of _____, A.D. 2024.

CITY CLERK

KEN KOCH _____

DAN TRANSIER _____

ARDEN JOE PLOCHER _____

CRAIG SOLING _____

CHRIS FUNKHOUSER _____

MATT MAREK _____

SEAVER TARULIS _____

RUSTY CORNEILS _____

APPROVED by me, as Mayor of the United City of Yorkville, Kendall County, Illinois
this ____ day of _____, A.D. 2024.

MAYOR

Attest:

CITY CLERK

Exhibit A

495023
1/17/2024 dl

New Legal Description:

That part of Section 19, Township 37 North, Range 7 East of the Third Principal Meridian, in Bristol Township, Kendall County, Illinois, described as follows:

Commencing at the Center of said Section 19; thence South 00 Degrees 46 Minutes 07 Seconds East, along the quarter section line, a distance of 257.40 feet; thence North 83 Degrees 55 Minutes 03 Seconds West, 120.00 feet to the Point of Beginning; thence North 83 Degrees 55 Minutes 03 Seconds West, 1824.30 feet to a point on the north line of the Southwest Quarter of said Section 19, which is 1930.58 feet South 88 Degrees 28 Minutes 32 Seconds West from the Center of said Section 19; thence South 88 Degrees 28 Minutes 32 Seconds West along said north line, 204.49 feet; thence North 03 Degrees 24 Minutes 35 Seconds East, 2079.52 feet to the southerly Right-of-Way line of the Burlington Northern - Sante Fe Railway; thence North 73 Degrees 57 Minutes 26 Seconds East along said southerly Right-of-Way line, 2417.61 feet; thence South 00 Degrees 41 Minutes 37 Seconds West, 565.44 feet to the centerline of Faxon Road; thence South 74 Degrees 54 Minutes 09 Seconds East along the centerline, 678.89 feet to a point that is 350.00 feet North 74 Degrees 54 Minutes 09 Seconds West of the centerline of Beecher Road; thence South 13 Degrees 26 Minutes 37 Seconds West, 570.50 feet; thence South 76 Degrees 33 Minutes 23 Seconds East, 96.63 feet; thence South 00 Degrees 57 Minutes 56 Seconds East, 654.81 feet; thence South 68 Degrees 41 Minutes 58 Seconds West, 390.87 feet; thence South 46 Degrees 38 Minutes 37 Seconds West, 788.19 feet; thence South 22 Degrees 13 Minutes 31 Seconds West, 296.51 feet to the Point of Beginning.

Parcel contains 148.56 acres, more or less (subject to 1.56 Acres within the Right-of-Way of Faxon Road, as monumented).



Memorandum

To: Planning and Zoning Commission
From: Krysti Barksdale-Noble, Community Development Director
CC: Bart Olson, City Administrator
Sara Mendez, Planner I
Date: June 5, 2024
Subject: **PZC 2024-07 Kelaka, LLC (Green Door Nexus South)**
Annexation and Rezoning Requests

SUMMARY:

The petitioner/contract purchaser, Green Door Capital, and Kelaka, LLC, owner, are seeking to annex and rezone approximately 148-acres of unincorporated farmland. Generally located south of the Burlington Santa Fe railroad line, just southeast of Faxon Road, the subject property consists of a portion of an existing 191-acre parcel (#02-19-100-011). The petitioner is also requesting rezoning approval from R-1 Single-Family Suburban Residential District to M-2 General Manufacturing District, contingent on approval of annexation by the City Council. The area to be annexed is outlined below.



KELAKA, LLC ANNEXATION MAP

United City of Yorkville, Illinois

Date: April 8, 2024

File Location: I:\ARCGIS TEMPLATES\KELAKA, LLC ANNEXATION MAP



PROPERTY BACKGROUND:

The approximately 148-acre subject property is currently unincorporated and zoned A-1 Agriculture in Kendall County. It is part of a larger 191-acre parcel which is irregularly shaped and located immediately west of an existing homestead. The subject property is currently utilized for farmland and is bound by the Rob Roy Creek to the east. The property is also part of the Rob Roy Drainage District.

ANNEXATION REQUEST/CONTIGUITY:

As mentioned, the applicant seeks annexation of a portion of an unincorporated parcel (#02-19-100-011) totaling approximately 148-acres for the purpose of constructing and operating a future industrial/data center land use. Contiguity of the subject parcels and Yorkville’s current corporate boundary is established immediately south of the Burlington Northern Santa Fe railroad abutting the Lincoln Prairie Parcel and the recently annexed New Leaf southern parcel to the east. Both the Lincoln Prairie and New Leaf developments are unimproved but are entitled for industrial and agricultural/solar farm, respectively.

The city engineer will prepare a Plat of Annexation as an exhibit to the annexation agreement. A public hearing for the proposed annexation was held on May 14, 2024 before the City Council.

REZONING REQUEST:

Per Section 10-3-4 of the Yorkville Unified Development Ordinance (UDO), any territory annexed to the city shall automatically be classified within the R-1 Single-Family Suburban Residential District. Therefore, the petitioner is seeking rezoning within the M-2 General Manufacturing District for a proposed future industrial/data center. Data centers are defined as a facility comprised of networked computers, storage systems, and computing infrastructure which organizations use to assemble, process, store and disseminate data.

Table 10-3-12(B) Energy Industrial Uses of the United City of Yorkville’s Unified Development Ordinance identifies data centers as a permitted land uses in the M-2 District. The Unified Development Ordinance also states specific standards for rezoning which all recommendation bodies will review. The petitioner has provided responses to the established standards for each of the criteria provided in the application.

To understand the impact of the proposed rezoning and future land use of the subject property, staff has prepared the following chart summarizing the current immediate surrounding zoning and land uses:

	Zoning	Land Use
North	BNSF Rail Road M-2 General Manufacturing	Transportation Green Door Nexus (Lincoln Prairie)
South	A-1 (Unincorporated Kendall County)	Agriculture/Undeveloped
East	R-2 Single Family (Whispering Meadows) Rob Roy Creek A-1 Agriculture District	Agriculture/Undeveloped Residential/Tributary Agriculture/New Leaf Solar
West	A-1 (Unincorporated Kendall County)	Residential/Agriculture

THE COMPREHENSIVE PLAN:

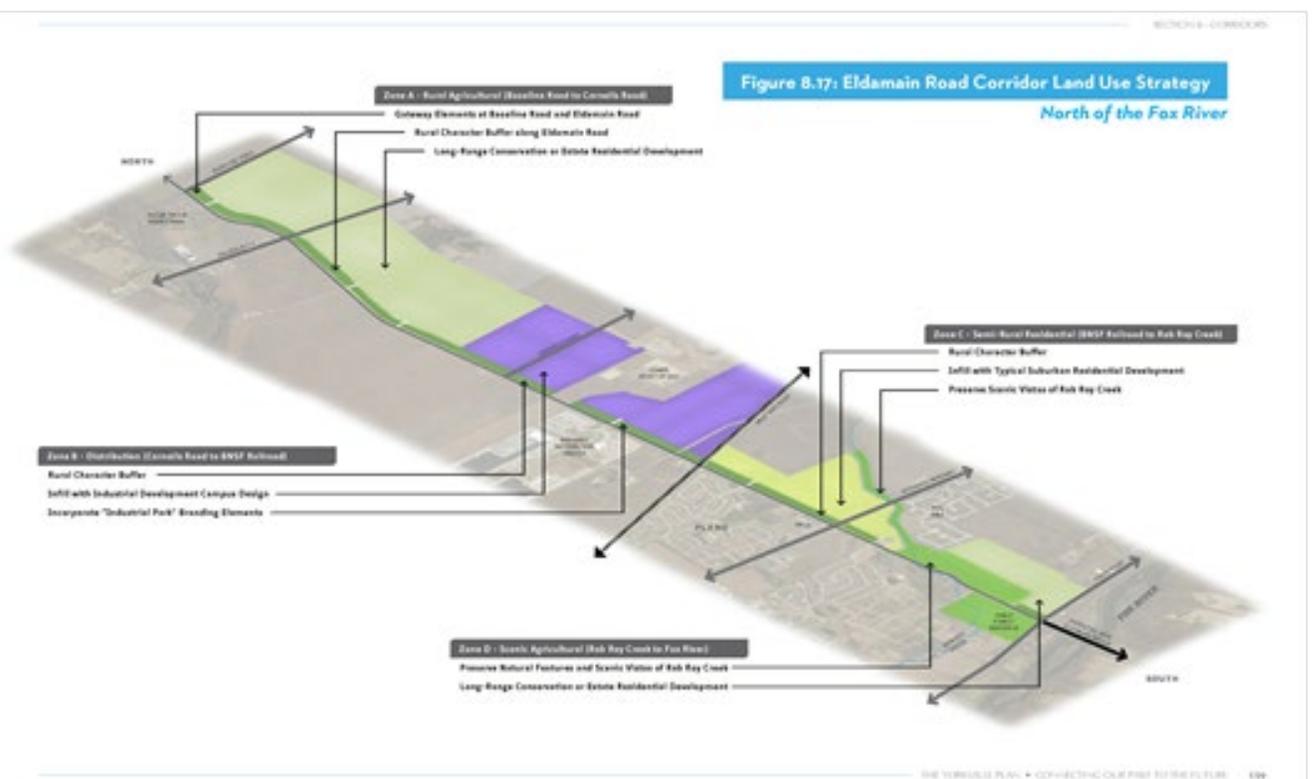
The 2016 Comprehensive Plan Update designates the future land use for this property as Estate/Conservation Residential. The Estate/Conservation Residential (ECR) designation is generally intended for future neighborhood developments that promotes flexibility in residential design, accommodates low density detached single family housing, and is sensitive to environmental and scenic features of the area.

The 2016 Comprehensive Plan utilized this land use designation as a “holding” classification for those areas, particularly on the outskirts or along the perimeter of the City’s corporate boundaries that lacked the public infrastructure to support the development of the land within the 10-year timeline of the plan.

While a data center and the requested M-2 General Manufacturing District is not consistent with the current future land use designation in the 2016 Comprehensive Plan Update, the parcels immediately north of the subject parcels are designated for “General Industrial” future land uses and planned for industrial development. General Industrial land uses accommodate a broad range of warehousing, manufacturing and energy/industrial land uses which are typically serviced by both rail and truck transportation located along identified industrial corridors such as Eldmain Road (see image below). If the annexation is approved by the City, an amendment will be required to the current comprehensive plan.



Figure 4.1 - Future Land Uses North of the Fox River



STAFF COMMENTS:

Staff is supportive of the request for annexation and rezoning approval as it would advance the Comprehensive Plan's future land use strategy of creating an Eldamain Road industrial corridor.

REZONING STANDARDS

Section 10-8-12 Map Amendments establishes criteria for findings of fact related to rezoning (map amendment) requests. When the purpose and affect is to change the zoning of a property and amend the City's Zoning Map, the Planning and Zoning Commission shall consider each of the following facts before rendering a decision on the request. The petitioner has provided answers to each of the criteria in the application these standards which are included in the packet for your review and will be entered into the public record as part of the public hearing process. The standards are:

1. The existing uses and zoning of nearby property.
2. The extent to which the property values are diminished by the particular zoning restrictions.
3. The extent to which the destruction of the property values of plaintiff promotes the health, safety, morals, or general welfare of the public.
4. The relative gain to the public as compared to the hardship imposed upon the individual property owner.
5. The suitability of the subject property for the zoned purpose.
6. The length of time the property has been vacant as zoned considered in the context of land development in the area in the vicinity of the subject property.
7. The community need for the proposed use.
8. The care to which the community has undertaken to plan its land use development.

Additional UDO standards:

1. The proposed Map Amendment is consistent with the Comprehensive Plan and the purposes of the UDO.
2. The proposed Map Amendment is consistent with the existing and planned uses and zoning of the nearby properties.
3. The subject property is suitable for the purposes of the proposed district.
4. The proposed Map Amendment will not result in an individual parcel zoned in one zoning district that is not shared by the adjacent parcels.
5. The proposed parcel(s) to be rezoned shall meet the minimum frontage and area requirements of the requested rezoning district as specified in Section 10-3-9(A).

Proposed Motion:

In consideration of testimony presented during a Public Hearing on June 12, 2024 and discussion of the findings of fact, the Planning and Zoning Commission recommends approval to the City Council a request for rezoning from R-1 Single-Family Residential to M-2 General Manufacturing District for a proposed future industrial/data center, contingent upon approval of annexation by the City Council, for a property generally located south of the Burlington Santa Fe railroad line, just southeast of Faxon Road, subject to {insert any additional conditions of the Planning and Zoning Commission}...

ATTACHMENTS:

1. Draft Rezoning Ordinance
2. Rezoning Application
3. Public Hearing Notice



United City of Yorkville
 800 Game Farm Road
 Yorkville, Illinois, 60560
 Telephone: 630-553-4350
 Fax: 630-553-7575
 Website: www.yorkville.il.us

APPLICATION FOR ANNEXATION

DATE: 1/31/2024	PZC NUMBER:	DEVELOPMENT NAME: Green Door Nexus South	
PETITIONER INFORMATION			
NAME: Matt Gilbert		COMPANY: Green Door Capital	
MAILING ADDRESS: 837 W Junior Ter			
CITY, STATE, ZIP: Chicago, IL 60613		TELEPHONE: <input checked="" type="radio"/> BUSINESS <input type="radio"/> HOME 312-622-8300	
EMAIL: matt@greendoorcapital.com		FAX:	
PROPERTY INFORMATION			
NAME OF HOLDER OF LEGAL TITLE: Kelaka LLC			
IS THE PROPERTY OCCUPIED OR VACANT: Vacant with seasonal farming			
IF OCCUPIED, PLEASE LIST ALL NAMES OF ELECTORS (THOSE REGISTERED TO VOTE) RESIDING ON THE PROPERTY:			
IF LEGAL TITLE IS HELD BY A LAND TRUST, LIST THE NAMES OF ALL HOLDERS OF ANY BENEFICIAL INTEREST THEREIN: Dave, Jim & Joe Hamman			
PROPERTY STREET ADDRESS: South of Faxon Road, East of Eldamain Road, IL			
DESCRIPTION OF PROPERTY'S PHYSICAL LOCATION: Approximately 148.56 acres of farmland lying South of Faxon Road, South of the BNSF railway and East of Eldamain Road in Yorkville, IL			
CURRENT ZONING CLASSIFICATION: Unincorporated Bristol Township			
ZONING AND LAND USE OF SURROUNDING PROPERTIES			
NORTH: M-2			
EAST: Unincorporated Bristol Township			
SOUTH: Unincorporated Bristol Township			
WEST: Unincorporated Bristol Township			
KENDALL COUNTY PARCEL IDENTIFICATION NUMBER(S)			
02-19-200-011	02-19-200-006		



United City of Yorkville
 800 Game Farm Road
 Yorkville, Illinois, 60560
 Telephone: 630-553-4350
 Fax: 630-553-7575
 Website: www.yorkville.il.us

APPLICATION FOR ANNEXATION

PLEASE DESCRIBE IN DETAIL ANY ADDITIONAL REQUESTS TO BE MADE UPON ANNEXATION APPROVAL.

ATTORNEY INFORMATION

NAME: Kevin Kearney

COMPANY: Pedersen Houpt

MAILING ADDRESS: 161 N Clark St, Ste. 2700

CITY, STATE, ZIP: Chicago, IL 60601

TELEPHONE: 312-261-2291

EMAIL: kkearney@pedersenhaupt.com

FAX:

ENGINEER INFORMATION

NAME: TBD

COMPANY:

MAILING ADDRESS:

CITY, STATE, ZIP:

TELEPHONE:

EMAIL:

FAX:

LAND PLANNER/SURVEYOR INFORMATION

NAME: David Lee

COMPANY: ASM Consultants, Inc.

MAILING ADDRESS: 16 E Wilson

CITY, STATE, ZIP: Batavia, IL 60510

TELEPHONE: 630-879-0200

EMAIL: advanced@advct.com

FAX:

ATTACHMENTS

Petitioner must attach a legal description of the property to this application and title it as "Exhibit A".

Petitioner must list the names and addresses of any adjoining or contiguous landowners within five hundred (500) feet of the property that are entitled notice of application under any applicable City Ordinance or State Statute. Attach a separate list to this application and title it as "Exhibit B".

Petitioner must provide a written petition signed by a majority of the owners of record of land in the territory and also by a majority of the electors, if any, residing in the territory. Attach as a separate petition titled as "Exhibit C".



United City of Yorkville
800 Game Farm Road
Yorkville, Illinois, 60560
Telephone: 630-553-4350
Fax: 630-553-7575
Website: www.yorkville.il.us

APPLICATION FOR ANNEXATION

AGREEMENT

I VERIFY THAT ALL THE INFORMATION IN THIS APPLICATION IS TRUE TO THE BEST OF MY KNOWLEDGE. I UNDERSTAND AND ACCEPT ALL REQUIREMENTS AND FEES AS OUTLINED AS WELL AS ANY INCURRED ADMINISTRATIVE AND PLANNING CONSULTANT FEES WHICH MUST BE CURRENT BEFORE THIS PROJECT CAN PROCEED TO THE NEXT SCHEDULED COMMITTEE MEETING.

I UNDERSTAND ALL OF THE INFORMATION PRESENTED IN THIS DOCUMENT AND UNDERSTAND THAT IF AN APPLICATION BECOMES DORMANT IT IS THROUGH MY OWN FAULT AND I MUST THEREFORE FOLLOW THE REQUIREMENTS OUTLINED ABOVE.

DocuSigned by:
Matthew Gilbert
E3771CAA44E3444...

2/9/2024

PETITIONER SIGNATURE

DATE

OWNER HEREBY AUTHORIZES THE PETITIONER TO PURSUE THE APPROPRIATE ENTITLEMENTS ON THE PROPERTY.

KELAKA LLC

James D. Hamman
OWNER SIGNATURE *JAMES D HAMMAN*
MANAGER

FEB 8, 2024
DATE

I, John P. Duggan, a Notary Public, hereby certify that JAMES D. HAMMAN, personally known by me to be a Manager of owner KELAKA LLC, appeared before me and executed the Application for Annexation for the use as purposes - herewith Feb. 8, 2024

John P. Duggan
JOHN P. DUGGAN



THIS APPLICATION MUST BE NOTARIZED PLEASE NOTARIZE HERE:



United City of Yorkville
800 Game Farm Road
Yorkville, Illinois, 60560
Telephone: 630-553-4350
Fax: 630-553-7575
Website: www.yorkville.il.us

APPLICANT DEPOSIT ACCOUNT/ ACKNOWLEDGMENT OF FINANCIAL RESPONSIBILITY

PROJECT NUMBER:	FUND ACCOUNT NUMBER:	PROPERTY ADDRESS:	
<p>PETITIONER DEPOSIT ACCOUNT FUND:</p> <p>It is the policy of the United City of Yorkville to require any petitioner seeking approval on a project or entitlement request to establish a Petitioner Deposit Account Fund to cover all actual expenses occurred as a result of processing such applications and requests. Typical requests requiring the establishment of a Petitioner Deposit Account Fund include, but are not limited to, plan review of development approvals/engineering permits. Deposit account funds may also be used to cover costs for services related to legal fees, engineering and other plan reviews, processing of other governmental applications, recording fees and other outside coordination and consulting fees. Each fund account is established with an initial deposit based upon the estimated cost for services provided in the INVOICE & WORKSHEET PETITION APPLICATION. This initial deposit is drawn against to pay for these services related to the project or request. Periodically throughout the project review/approval process, the Financially Responsible Party will receive an invoice reflecting the charges made against the account. At any time the balance of the fund account fall below ten percent (10%) of the original deposit amount, the Financially Responsible Party will receive an invoice requesting additional funds equal to one-hundred percent (100%) of the initial deposit if subsequent reviews/fees related to the project are required. In the event that a deposit account is not immediately replenished, review by the administrative staff, consultants, boards and commissions may be suspended until the account is fully replenished. If additional funds remain in the deposit account at the completion of the project, the city will refund the balance to the Financially Responsible Party. A written request must be submitted by the Financially Responsible Party to the city by the 15th of the month in order for the refund check to be processed and distributed by the 15th of the following month. All refund checks will be made payable to the Financially Responsible Party and mailed to the address provided when the account was established.</p>			
<p>ACKNOWLEDGMENT OF FINANCIAL RESPONSIBILITY</p>			
NAME: Matt Gilbert	COMPANY: Green Door Capital		
MAILING ADDRESS: 837 W Junior Ter			
CITY, STATE, ZIP: Chicago, IL 60613	TELEPHONE: 312-622-8300		
EMAIL: matt@greendoorcapital.com	FAX:		
<p>FINANCIALLY RESPONSIBLE PARTY:</p> <p>I acknowledge and understand that as the Financially Responsible Party, expenses may exceed the estimated initial deposit and, when requested by the United City of Yorkville, I will provide additional funds to maintain the required account balance. Further, the sale or other disposition of the property does not relieve the individual or Company/Corporation of their obligation to maintain a positive balance in the fund account, unless the United City of Yorkville approves a Change of Responsible Party and transfer of funds. Should the account go into deficit, all City work may stop until the requested replenishment deposit is received.</p>			
<p>Matt Gilbert</p> <p>PRINT NAME _____</p> <p>DocuSigned by: <i>Matthew Gilbert</i> E3771CAA44E3444</p> <p>SIGNATURE* _____</p>		<p>Manager</p> <p>TITLE _____</p> <p>2/9/2024</p> <p>DATE _____</p>	
<p><i>*The name of the individual and the person who signs this declaration must be the same. If a corporation is listed, a corporate officer must sign the declaration (President, Vice-President, Chairman, Secretary or Treasurer)</i></p>			
<p>INITIAL ENGINEERING/LEGAL DEPOSIT TOTALS</p>			
ENGINEERING DEPOSITS:		LEGAL DEPOSITS:	
Up to one (1) acre	\$5,000	Less than two (2) acres	\$1,000
Over one (1) acre, but less than ten (10) acres	\$10,000	Over two (2) acres, but less than ten (10) acres	\$2,500
Over ten (10) acres, but less than forty (40) acres	\$15,000	Over ten (10) acres	\$5,000
Over forty (40) acres, but less than one hundred (100)	\$20,000		
In excess of one hundred (100.00) acres	\$25,000		

495023

1/17/2024 dl

New Legal Description:

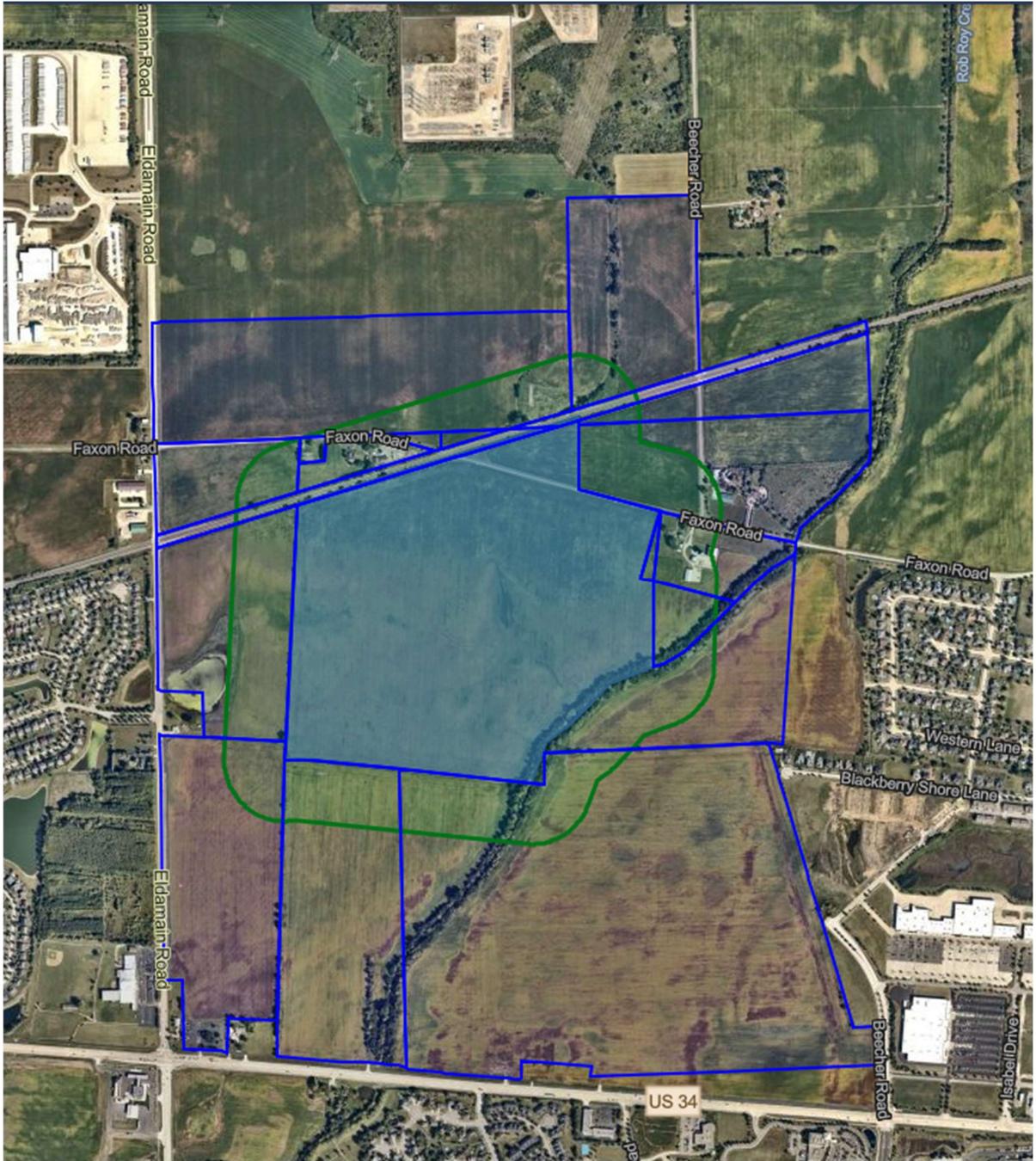
That part of Section 19, Township 37 North, Range 7 East of the Third Principal Meridian, in Bristol Township, Kendall County, Illinois, described as follows:

Commencing at the Center of said Section 19; thence South 00 Degrees 46 Minutes 07 Seconds East, along the quarter section line, a distance of 257.40 feet; thence North 83 Degrees 55 Minutes 03 Seconds West, 120.00 feet to the Point of Beginning; thence North 83 Degrees 55 Minutes 03 Seconds West, 1824.30 feet to a point on the north line of the Southwest Quarter of said Section 19, which is 1930.58 feet South 88 Degrees 28 Minutes 32 Seconds West from the Center of said Section 19; thence South 88 Degrees 28 Minutes 32 Seconds West along said north line, 204.49 feet; thence North 03 Degrees 24 Minutes 35 Seconds East, 2079.52 feet to the southerly Right-of-Way line of the Burlington Northern - Sante Fe Railway; thence North 73 Degrees 57 Minutes 26 Seconds East along said southerly Right-of-Way line, 2417.61 feet; thence South 00 Degrees 41 Minutes 37 Seconds West, 565.44 feet to the centerline of Faxon Road; thence South 74 Degrees 54 Minutes 09 Seconds East along the centerline, 678.89 feet to a point that is 350.00 feet North 74 Degrees 54 Minutes 09 Seconds West of the centerline of Beecher Road; thence South 13 Degrees 26 Minutes 37 Seconds West, 570.50 feet; thence South 76 Degrees 33 Minutes 23 Seconds East, 96.63 feet; thence South 00 Degrees 57 Minutes 56 Seconds East, 654.81 feet; thence South 68 Degrees 41 Minutes 58 Seconds West, 390.87 feet; thence South 46 Degrees 38 Minutes 37 Seconds West, 788.19 feet; thence South 22 Degrees 13 Minutes 31 Seconds West, 296.51 feet to the Point of Beginning.

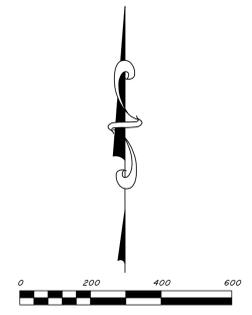
Parcel contains 148.56 acres, more or less (subject to 1.56 Acres within the Right-of-Way of Faxon Road, as monumented).

YORKVILLE NEXUS LLC	% GREEN DOOR CAPITAL INVESTMENTS LLC
BN&SF RAILWAY CO	PROPERTY TAX DEPARTMENT
YORKVILLE NEXUS LLC	% GREEN DOOR CAPITAL INVESTMENTS LLC
DOLORES CRUISE LIV TRUST	% CONNIE L MCMAHON
ROBERT M & ILDEFONSA LIV TRUST LOFTUS	11159 FAXON RD
KELAKA LLC	181 S LINCOLNWAY
YORKVILLE NEXUS LLC	% GREEN DOOR CAPITAL INVESTMENTS LLC
PETER & CHERYL SCHMIT	11800 FAXON RD
MIGUEL & SANDRA E CAMACHO	11728 FAXON RD
BN&SF RAILWAY CO	PROPERTY TAX DEPARTMENT
% DREW DANIELS LASALLE NATIONAL BANK	405 E. SHERIDAN RD
DONALD J & RICHARD A BRUMMEL	12340 FAXON RD
ROBERT M & ILDEFONSA LIV TRUST LOFTUS	11159 FAXON RD
DOLORES CRUISE LIV TRUST	% CONNIE L MCMAHON
YORKVILLE NEXUS LLC	% GREEN DOOR CAPITAL INVESTMENTS LLC
DONALD J & CAROL S HAMMAN	13351 B FAXON RD
BRUMMEL FAMILY TRUST 4	13349 C FAXON RD
% DREW DANIELS LASALLE NATIONAL BANL	405 E. SHERIDAN RD
KELAKA LLC	181 S LINCOLNWAY

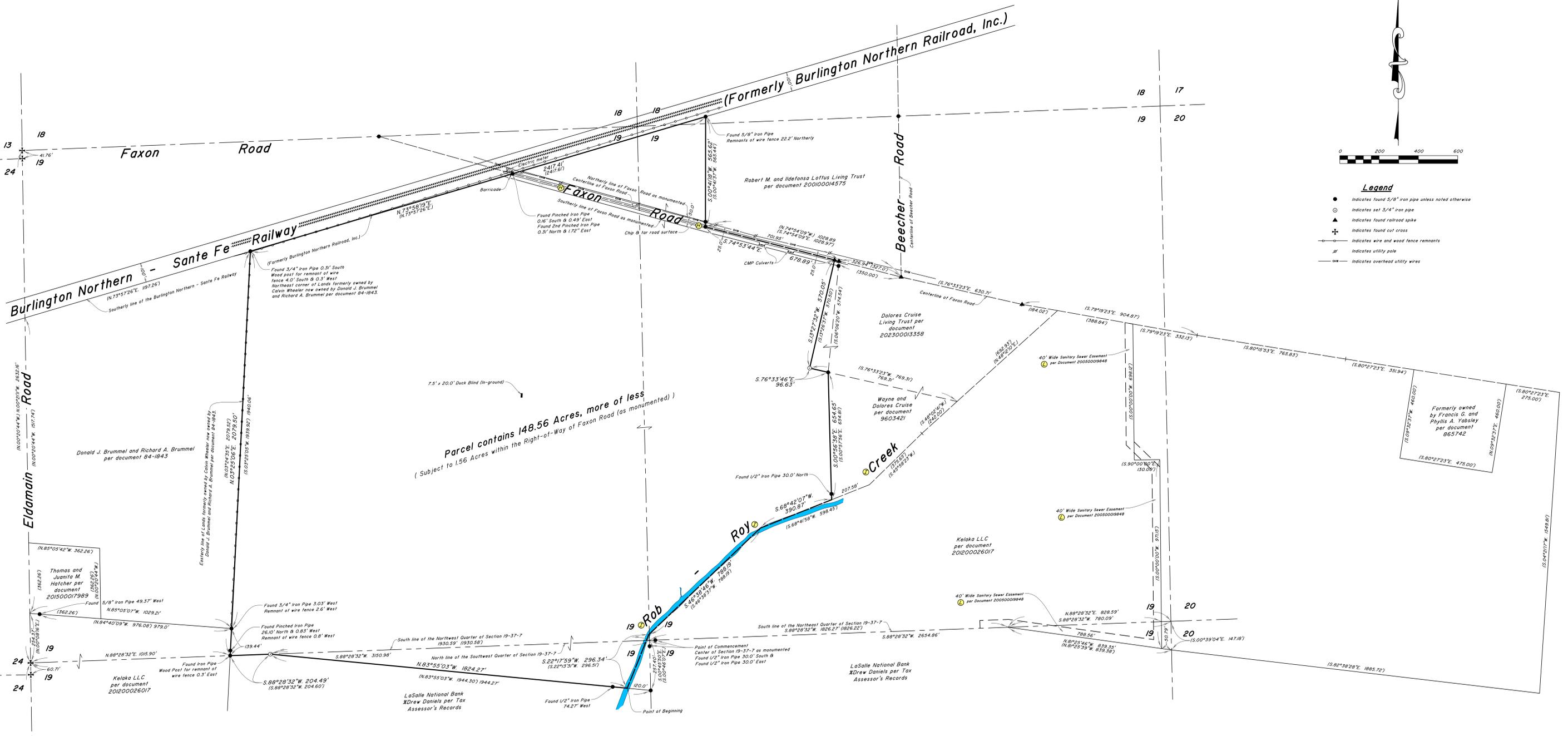
145 S WELLS ST STE 1800	CHICAGO, IL, 60606
PO BOX 961089	FORT WORTH, TX, 761610089
145 S WELLS ST STE 1800	CHICAGO, IL, 60606
2515 VERSAILLES AVE APT 105	NAPERVILLE, IL, 60540
	YORKVILLE, IL, 60560
	NORTH AURORA, IL, 60542
145 S WELLS ST STE 1800	CHICAGO, IL, 60606
	PLANO, IL, 60545
	PLANO, IL, 60545
PO BOX 961089	FORT WORTH, TX, 761610089
	LAKE BLUFF, IL, 60044
	PLANO, IL, 60545
	YORKVILLE, IL, 60560
2515 VERSAILLES AVE APT 105	NAPERVILLE, IL, 60540
145 S WELLS ST STE 1800	CHICAGO, IL, 60606
	PLANO, IL, 60545
	PLANO, IL, 60545
	LAKE BLUFF, IL, 60044
	NORTH AURORA, IL, 60542



ALTA/NSPS Land Title Survey
Part of Section 19-37-7
Bristol Township
Kendall County
Illinois



- Legend**
- Indicates found 5/8" iron pipe unless noted otherwise
 - Indicates set 3/4" iron pipe
 - ▲ Indicates found railroad spike
 - ⊕ Indicates found cut cross
 - Indicates wire and wood fence remnants
 - Indicates utility pole
 - Indicates overhead utility wires



Title Commitment Reference:

This survey was prepared with the benefit of Fidelity National Title Insurance Company ALTA Commitment for Title Insurance, Commitment No. YK23003764, effective March 17, 2023.

Schedule B, Part II Exceptions: Items 1-9 are not survey related.

- D 10. Rights of Way for drainage files, ditches, feeders, laterals and underground pipes, if any.
- E 11. Rights of the public, the State of Illinois and the municipality in and to that part of the Land, if any, taken or used for road purposes.
- F 12. Terms of a Planned Unit Development and Association Agreement dated January 26, 1999 and recorded July 19, 1999 as Document 9910715 made by and between the United City of Yorkville, James Spitz and Arthur Sheridan and Associates, Ltd. (Affects Parcel 1)
- M 13. Recapture fees contained in Recapture Agreement recorded September 11, 2003 as Document No. 200300032976 between Paul R. Dresden and the United City of Yorkville and First Amendment recorded August 3, 2006 as Document No. 200600033728. Subject to terms and conditions therein contained. Note: Collateral Assignment of Recapture Agreement recorded March 25, 2011 as Document No. 201100005288. (Affects Parcel 1)
- N 14. Resolution No. 03-09 recorded June 30, 2003 as Document 200300021850 providing public notice to interested persons regarding the future construction of an extension of Eldamain Road across the Fox River in Kendall County, Illinois. (Affects Parcel 1)
- O 15. Plot of Right-of-Way for U.S. Route 34, Eldamain Road, Illinois Department of Transportation dated November 21, 2017 affecting the Southwest 1/4 of Section 19, Township 37 North, Range 7 East of the Third Principal Meridian, recorded November 21, 2017 as Document No. 201700018493. (Affects Parcel 1)
- G 16. The land appears to fall within the boundaries of Drainage District No. 1, Bristol Township, and may be subject to assessments levied by said district. (Affects Parcel 2)
- G 17. Rights of the public, the State of Illinois and the County of Kendall in and to that part of the land taken or used for road purposes, being that part thereof falling within Faxon Road, which runs along the northerly line of the Land. (Affects Parcel 2)
- H 18. Rights of the owners of adjoining and contiguous property through which Rob Roy Creek flows to have maintained the uninterrupted flow of the waters of said Rob Roy Creek. (Affects Parcel 2)
- J 19. Rights of the Illinois Bell Telephone Company and the Commonwealth Edison Company in and to underground and overhead existing public utility facilities located within the southerly 1/2 of the Right of Way of Faxon Road and within the northerly 1/2 of the Right of Way of Faxon Road and as shown on a Plat of Survey made by American Surveying Consultants dated December, 1989 and revised February 16, 1990; also buried cables along the Right of Way as disclosed by a letter from the Illinois Bell Telephone Company dated February 15, 1990.
- K 20. Lease made by Inland Land Appreciation Fund, L.P. to Hinsdale Nurseries, Inc. Dated November 21, 2000 and recorded January 8, 2001 as Document No. 200100000300, demising the land for a term of years beginning December 1, 2000 and ending November 30, 2008, and all rights thereunder of, and all acts done or suffered thereunder by, said lessee or by any party claiming by, through, or under said lessee. Note: we should be informed whether the aforesaid lease is terminated by its terms or is still in force and effect. (Affects Parcel 2)
- L 21. Grant of Sanitary Sewer Easement to the Yorkville-Bristol Sanitary District from Firstar Bank Illinois Trust No. 949 as Trustee under the provisions of a Trust Agreement dated October 23, 1989, dated June 23, 2005 and recorded July 14, 2005 as Document 200500019848, and the terms, provisions and conditions contained therein. For further particulars, see record. (Affects Parcel 2)

End of Schedule B, Part II

* Documents referred to in J 19 were not provided for this survey and as thus are not shown herein.

ALTA/NSPS Table A Items included:

1. Monuments found and set are shown hereon.
2. Unimproved land on Faxon Road south of the Burlington Northern - Sante Fe Railway.
3. The Flood Insurance Rate Map shows the properties described hereon as falling within Zone "X", according to Community Panel No. 170341 00-40 G, Kendall County, found on FIRM Map No. 170300040G, Kendall County Illinois and incorporated areas, with an Effective Date of February 4, 2009. Zone "X" are Areas of Minimal Flood Hazard.
4. Parcel contains 148.56 Acres, more or less (subject to 1.56 Acres within the Right-of-Way of Faxon Road, as monumented).
5. See sheet 2 of 2 for topography.
6. Substantial features observed are shown hereon.
9. No identifiable parking spaces were observed.
- 11(a) Evidence of underground utilities are shown on sheet 2 of 2.
15. No remote measurements were used for this survey.

Legal Description:

That part of Section 19, Township 37 North, Range 7 East of the Third Principal Meridian, in Bristol Township, Kendall County, Illinois, described as follows: Commencing at the Center of said Section 19; thence South 00 Degrees 46 Minutes 07 Seconds East, along the quarter section line, a distance of 257.40 feet; thence North 83 Degrees 55 Minutes 03 Seconds West, 120.00 feet to the Point of Beginning; thence North 83 Degrees 55 Minutes 03 Seconds West, 1924.30 feet to a point on the north line of the Southwest Quarter of said Section 19, which is 1930.58 feet South 89 Degrees 28 Minutes 32 Seconds West from the Center of said Section 19; thence South 89 Degrees 28 Minutes 32 Seconds West along said north line, 204.49 feet; thence North 03 Degrees 24 Minutes 35 Seconds East, 2079.52 feet to the southerly Right-of-Way line of the Burlington Northern - Sante Fe Railway; thence North 73 Degrees 57 Minutes 26 Seconds East along said southerly Right-of-Way line, 2417.61 feet; thence South 00 Degrees 41 Minutes 37 Seconds West, 565.44 feet to the centerline of Faxon Road; thence South 74 Degrees 54 Minutes 09 Seconds East along the centerline, 678.89 feet to a point that is 320.00 feet North 74 Degrees 54 Minutes 09 Seconds West of the centerline of Beecher Road; thence South 13 Degrees 26 Minutes 37 Seconds West, 570.50 feet; thence South 76 Degrees 33 Minutes 23 Seconds East, 96.63 feet; thence South 00 Degrees 57 Minutes 56 Seconds East, 634.81 feet; thence South 68 Degrees 41 Minutes 58 Seconds West, 390.87 feet; thence South 46 Degrees 38 Minutes 37 Seconds West, 758.19 feet; thence South 22 Degrees 13 Minutes 31 Seconds West, 296.51 feet to the Point of Beginning.

Survey Notes:

This survey was prepared with the benefit of Fidelity National Title Insurance Company ALTA Commitment for Title Insurance, Commitment No. YK23003764, effective March 17, 2023. Parcel 1 of this commitment was not part of this survey.

All distances are given in feet and decimal parts thereof.

Surveyor's Certificate:

Certification to: Fidelity National Title Insurance Company, Green Door Capital Investments, LLC and Keloka LLC

State of Illinois } This is to certify that this plat and the survey on which it is based were made in accordance
County of Kane } with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys,
jointly established and adopted by ALTA and NSPS, and includes Items 1, 2, 3, 4, 5, 8, 9, 11(a)
and 15 of Table A thereof. The field work was completed on December 20, 2023.

Dated at Batavia, Illinois, January 17, 2024
Preliminary

Illinois Professional Land Surveyor No. 035-2710

Advanced Surveying & Mapping

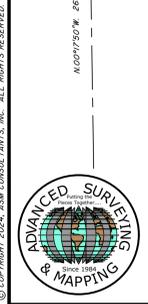
(Illinois Professional Design Firm No. 6014)

16 E. Wilson Street Batavia, Illinois 60510

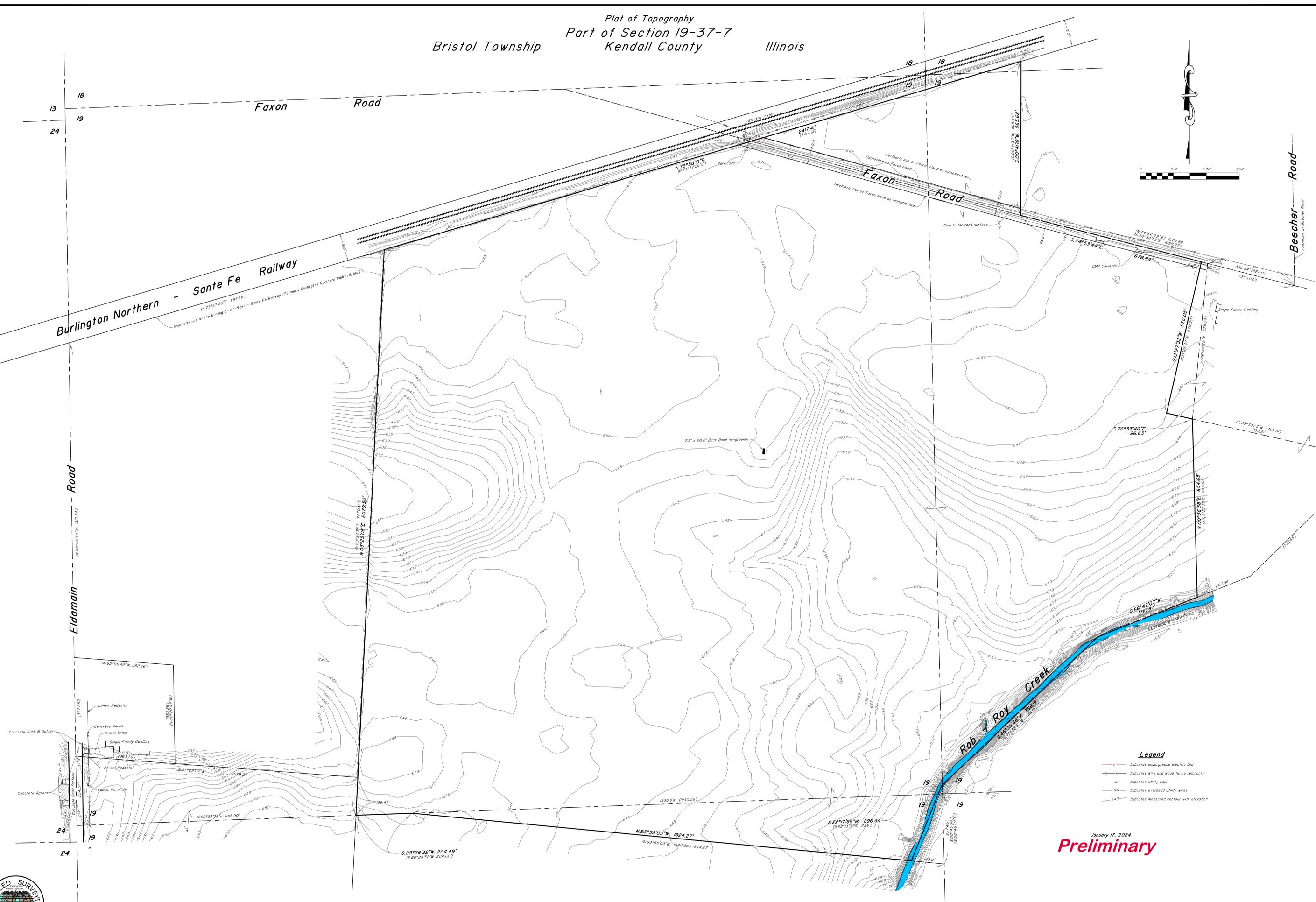
(630) 879-0200



License Renewal/Date of Expiration = 1/30/2024



Plat of Topography
 Bristol Township
 Part of Section 19-37-7
 Kendall County Illinois



- Legend**
- Indicates underground electric line
 - Indicates wire and wood fence remnants
 - Indicates utility pole
 - Indicates overhead utility wires
 - Indicates measured contour with elevation

January 17, 2024
Preliminary

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United City of Yorkville
 800 Game Farm Road
 Yorkville, Illinois, 60560
 Telephone: 630-553-4350
 Fax: 630-553-7575
 Website: www.yorkville.il.us

APPLICATION FOR REZONING

DATE: 1/31/2024	PZC NUMBER:	DEVELOPMENT NAME:	
PETITIONER INFORMATION			
NAME: Matt Gilbert		COMPANY: Green Door Capital	
MAILING ADDRESS: 837 W Junior Ter			
CITY, STATE, ZIP: Chicago, IL 60613		TELEPHONE: <input checked="" type="radio"/> BUSINESS <input type="radio"/> HOME 312-622-8300	
EMAIL: matt@greendoorcapital.com		FAX:	
PROPERTY INFORMATION			
NAME OF HOLDER OF LEGAL TITLE: Kelaka LLC			
IF LEGAL TITLE IS HELD BY A LAND TRUST, LIST THE NAMES OF ALL HOLDERS OF ANY BENEFICIAL INTEREST THEREIN: Dave, Jim & Joe Hamman			
PROPERTY STREET ADDRESS: South of Faxon Road, Ease of Eldamain Road, IL			
DESCRIPTION OF PROPERTY'S PHYSICAL LOCATION: Approximately 148.56 acres of farmland lying South of Faxon Road, South of the BNSF railway and East of Eldamain Road in Yorkville, IL			
CURRENT ZONING CLASSIFICATION: Unincorporated Bristol Township		REQUESTED ZONING CLASSIFICATION: M-2	
COMPREHENSIVE PLAN FUTURE LAND USE DESIGNATION: Industrial / Data Center		TOTAL ACREAGE: 148.56	
ZONING AND LAND USE OF SURROUNDING PROPERTIES			
NORTH: M-2			
EAST: Unincorporated Bristol Township			
SOUTH: Unincorporated Bristol Township			
WEST: Unincorporated Bristol Township			
KENDALL COUNTY PARCEL IDENTIFICATION NUMBER(S)			
02-19-200-011	02-19-200-006		



United City of Yorkville
 800 Game Farm Road
 Yorkville, Illinois, 60560
 Telephone: 630-553-4350
 Fax: 630-553-7575
 Website: www.yorkville.il.us

APPLICATION FOR REZONING

ATTORNEY INFORMATION

NAME: Kevin Kearney COMPANY: Pedersen Houpt
 MAILING ADDRESS: 161 N Clark St, Ste. 2700
 CITY, STATE, ZIP: Chicago, IL 60601 TELEPHONE: 312-261-2291
 EMAIL: kkearney@pedersenhoupt.com FAX:

ENGINEER INFORMATION

NAME: TBD COMPANY:
 MAILING ADDRESS:
 CITY, STATE, ZIP: TELEPHONE:
 EMAIL: FAX:

LAND PLANNER/SURVEYOR INFORMATION

NAME: David Lee COMPANY: ASM Consultants, Inc.
 MAILING ADDRESS: 16 E Wilson
 CITY, STATE, ZIP: Batavia, IL 60510 TELEPHONE: 630-879-0200
 EMAIL: advanced@advct.com FAX:

ATTACHMENTS

Petitioner must attach a legal description of the property to this application and title it as "Exhibit A".

Petitioner must list the names and addresses of any adjoining or contiguous landowners within five hundred (500) feet of the property that are entitled notice of application under any applicable City Ordinance or State Statute. Attach a separate list to this application and title it as "Exhibit B".



United City of Yorkville
800 Game Farm Road
Yorkville, Illinois, 60560
Telephone: 630-553-4350
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Website: www.yorkville.il.us

APPLICATION FOR REZONING

REZONING STANDARDS

PLEASE STATE THE EXISTING ZONING CLASSIFICATION(S) AND USES OF THE PROPERTY WITHIN THE GENERAL AREA OF THE PROPOSED REZONED PROPERTY:

N/A - currently in unincorporated Bristol Township, requesting to be annexed into Yorkville and rezoned M-2 per the 2016 Comprehensive Plan.

PLEASE STATE THE TREND OF DEVELOPMENT, IF ANY, IN THE GENERAL AREA OF THE PROPERTY IN QUESTION, INCLUDING CHANGES, IF ANY, WHICH HAVE TAKEN PLACE SINCE THE DAY THE PROPERTY IN QUESTION WAS PLACED IN ITS PRESENT ZONING CLASSIFICATION:

N/A - currently in unincorporated Bristol Township, requesting to be annexed into Yorkville and rezoned M-2 per the 2016 Comprehensive Plan.

PLEASE STATE THE EXTENT TO WHICH PROPERTY VALUES ARE DIMINISHED BY THE PARTICULAR ZONING RESTRICTIONS:

None to our knowledge.

PLEASE STATE THE EXTENT TO WHICH THE DESTRUCTION OF PROPERTY VALUES OF PETITIONER PROMOTES THE HEALTH, SAFETY, MORALS, AND GENERAL WELFARE OF THE PUBLIC:

None.



United City of Yorkville
800 Game Farm Road
Yorkville, Illinois, 60560
Telephone: 630-553-4350
Fax: 630-553-7575
Website: www.yorkville.il.us

APPLICATION FOR REZONING

REZONING STANDARDS

PLEASE STATE THE LENGTH OF TIME THE PROPERTY HAS BEEN VACANT AS ZONED CONSIDERED IN THE CONTEXT OF LAND DEVELOPMENT IN THE AREA IN THE VICINITY OF THE SUBJECT PROPERTY:

Subject property has been farmland in the past.

PLEASE STATE THE COMMUNITY NEED FOR THE PROPOSED LAND USE:

Surrounding area to be developed as industrial / data center, this site should follow behind.

WITH RESPECT TO THE SUBJECT PROPERTY, PLEASE STATE THE CARE WITH WHICH THE COMMUNITY HAS UNDERTAKEN TO PLAN ITS LAND USE DEVELOPMENT:

See 2016 Comprehensive Plan update.

PLEASE STATE THE IMPACT THAT SUCH RECLASSIFICATION WILL HAVE UPON TRAFFIC AND TRAFFIC CONDITIONS ON SAID ROUTES; THE EFFECT, IF ANY, SUCH RECLASSIFICATION AND/OR ANNEXATION WOULD HAVE UPON EXISTING ACCESSES TO SAID ROUTES; AND THE IMPACT OF ADDITIONAL ACCESSES AS REQUESTED BY THE PETITIONER UPON TRAFFIC AND TRAFFIC CONDITIONS AND FLOW ON SAID ROUTES (ORD. 1976-43, 11-4-1976):

The two development scenarios include industrial and data center development. Green Door has completed a traffic study to for the 280 acre development to the north. Both development scenarios would contemplate main traffic ingress/egress to the west on Eldamain Road. Beacher and Faxon Roads to north/east of Subject Site would be secondary/emergency access. Data Center would include significantly less traffic than even traffic study suggests.



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APPLICATION FOR REZONING

REZONING STANDARDS

PLEASE STATE THE RELATIVE GAIN TO THE PUBLIC AS COMPARED TO THE HARDSHIP IMPOSED UPON THE INDIVIDUAL PROPERTY OWNER:

With no known hardship, the development would envision substantial construction jobs as well as long-term jobs, added local residence and substantial local business revenue increases.

PLEASE STATE THE SUITABILITY OF THE SUBJECT PROPERTY FOR THE ZONED PURPOSES:

The planned development is what was envisioned with the 2016 updated Comprehensive Plan for the United City of Yorkville.

AGREEMENT

I VERIFY THAT ALL THE INFORMATION IN THIS APPLICATION IS TRUE TO THE BEST OF MY KNOWLEDGE. I UNDERSTAND AND ACCEPT ALL REQUIREMENTS AND FEES AS OUTLINED AS WELL AS ANY INCURRED ADMINISTRATIVE AND PLANNING CONSULTANT FEES WHICH MUST BE CURRENT BEFORE THIS PROJECT CAN PROCEED TO THE NEXT SCHEDULED COMMITTEE MEETING.

I UNDERSTAND ALL OF THE INFORMATION PRESENTED IN THIS DOCUMENT AND UNDERSTAND THAT IF AN APPLICATION BECOMES DORMANT IT IS THROUGH MY OWN FAULT AND I MUST THEREFORE FOLLOW THE REQUIREMENTS OUTLINED ABOVE.

DocuSigned by:

Matthew Gilbert

2/9/2024

E3771CAA44E3444...

PETITIONER SIGNATURE

DATE

OWNER HEREBY AUTHORIZES THE PETITIONER TO PURSUE THE APPROPRIATE ENTITLEMENTS ON THE PROPERTY.

KELAKA LLC

by James D. Hamman

FEBRUARY 8, 2024

OWNER SIGNATURE *JAMES D HAMMAN,*
MANAGER

DATE

THIS APPLICATION MUST BE NOTARIZED PLEASE NOTARIZE HERE:

I am notary public certified James D Hamman as manager of Kelaka LLC executed this Application for rezoning on Feb 8, 2024





United City of Yorkville
800 Game Farm Road
Yorkville, Illinois, 60560
Telephone: 630-553-4350
Fax: 630-553-7575
Website: www.yorkville.il.us

APPLICANT DEPOSIT ACCOUNT/ ACKNOWLEDGMENT OF FINANCIAL RESPONSIBILITY

PROJECT NUMBER:	FUND ACCOUNT NUMBER:	PROPERTY ADDRESS:
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PETITIONER DEPOSIT ACCOUNT FUND:

It is the policy of the United City of Yorkville to require any petitioner seeking approval on a project or entitlement request to establish a Petitioner Deposit Account Fund to cover all actual expenses occurred as a result of processing such applications and requests. Typical requests requiring the establishment of a Petitioner Deposit Account Fund include, but are not limited to, plan review of development approvals/engineering permits. Deposit account funds may also be used to cover costs for services related to legal fees, engineering and other plan reviews, processing of other governmental applications, recording fees and other outside coordination and consulting fees. Each fund account is established with an initial deposit based upon the estimated cost for services provided in the **INVOICE & WORKSHEET PETITION APPLICATION**. This initial deposit is drawn against to pay for these services related to the project or request. Periodically throughout the project review/approval process, the Financially Responsible Party will receive an invoice reflecting the charges made against the account. At any time the balance of the fund account fall below ten percent (10%) of the original deposit amount, the Financially Responsible Party will receive an invoice requesting additional funds equal to one-hundred percent (100%) of the initial deposit if subsequent reviews/fees related to the project are required. In the event that a deposit account is not immediately replenished, review by the administrative staff, consultants, boards and commissions may be suspended until the account is fully replenished. If additional funds remain in the deposit account at the completion of the project, the city will refund the balance to the Financially Responsible Party. A written request must be submitted by the Financially Responsible Party to the city by the 15th of the month in order for the refund check to be processed and distributed by the 15th of the following month. All refund checks will be made payable to the Financially Responsible Party and mailed to the address provided when the account was established.

ACKNOWLEDGMENT OF FINANCIAL RESPONSIBILITY

NAME: Matt Gilbert

COMPANY: Green Door Capital

MAILING ADDRESS: 837 W Junior Terrance

CITY, STATE, ZIP: Chicago, IL 60613

TELEPHONE: 312-622-8300

EMAIL: matt@greendoorcapital.com

FAX:

FINANCIALLY RESPONSIBLE PARTY:

I acknowledge and understand that as the Financially Responsible Party, expenses may exceed the estimated initial deposit and, when requested by the United City of Yorkville, I will provide additional funds to maintain the required account balance. Further, the sale or other disposition of the property does not relieve the individual or Company/Corporation of their obligation to maintain a positive balance in the fund account, unless the United City of Yorkville approves a Change of Responsible Party and transfer of funds. Should the account go into deficit, all City work may stop until the requested replenishment deposit is received.

Matt Gilbert

Manager

PRINT NAME DocuSigned by:

TITLE

Matthew Gilbert

2/9/2024

SIGNATURE*

DATE

**The name of the individual and the person who signs this declaration must be the same. If a corporation is listed, a corporate officer must sign the declaration (President, Vice-President, Chairman, Secretary or Treasurer)*

INITIAL ENGINEERING/LEGAL DEPOSIT TOTALS

ENGINEERING DEPOSITS:

Up to one (1) acre	\$5,000
Over one (1) acre, but less than ten (10) acres	\$10,000
Over ten (10) acres, but less than forty (40) acres	\$15,000
Over forty (40) acres, but less than one hundred (100)	\$20,000
In excess of one hundred (100.00) acres	\$25,000

LEGAL DEPOSITS:

Less than two (2) acres	\$1,000
Over two (2) acres, but less than ten (10) acres	\$2,500
Over ten (10) acres	\$5,000

Sold To:
United City of Yorkville - CU00410749
651 Prairie Pointe Drive
Yorkville,IL 60560

Bill To:
United City of Yorkville - CU00410749
651 Prairie Pointe Drive
Yorkville,IL 60560

Certificate of Publication:

Order Number: 7624168
Purchase Order:

State of Illinois - Kane

Chicago Tribune Media Group does hereby certify that it is the publisher of the The Beacon-News. The The Beacon-News is a secular newspaper, has been continuously published Daily for more than fifty (50) weeks prior to the first publication of the attached notice, is published in the City of Aurora, Township of Aurora, State of Illinois, is of general circulation throughout that county and surrounding area, and is a newspaper as defined by 715 IL CS 5/5.

This is to certify that a notice, a true copy of which is attached, was published 1 time(s) in the The Beacon-News, namely one time per week or on 1 successive weeks. The first publication of the notice was made in the newspaper, dated and published on 4/26/2024, and the last publication of the notice was made in the newspaper dated and published on 4/26/2024.

This notice was also placed on a statewide public notice website as required by 715 ILCS 5/2. 1.

PUBLICATION DATES: **Apr 26, 2024.**

The Beacon-News

In witness, an authorized agent of The Chicago Tribune Media Group has signed this certificate executed in Chicago, Illinois on this

27th Day of April, 2024, by

Chicago Tribune Media Group



Jeremy Gates

**PUBLIC NOTICE
NOTICE OF PUBLIC HEARING ON AN ANNEXATION AGREEMENT
BEFORE UNITED CITY OF YORKVILLE CITY COUNCIL**

NOTICE IS HEREBY GIVEN THAT Green Door Capital, petitioner/contract purchaser, and Kelaka, LLC, owners, has filed an application with the United City of Yorkville, Kendall County, Illinois, requesting annexation pursuant to an annexation agreement of a tract of property into the City's municipal boundary. The property is generally located south of the Burlington Northern Santa Fe railroad line, southeast of Faxon Road. A parcel consisting of approximately 148.56 acres is proposed to be annexed pursuant to the annexation agreement. The land is currently undeveloped and used for farming. The purpose of this annexation is to allow for future industrial development on the property within City limits pursuant to the terms of that annexation agreement.

The legal description of the tract of property is as follows:

THAT PART OF SECTION 19, TOWNSHIP 37 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER OF SAID SECTION 19; THENCE SOUTH 00 DEGREES 46 MINUTES 07 SECONDS EAST, ALONG THE QUARTER SECTION LINE, A DISTANCE OF 257.40 FEET; THENCE NORTH 83 DEGREES 55 MINUTES 03 SECONDS WEST, 120.00 FEET TO THE POINT OF BEGINNING; THENCE NORTH 83 DEGREES 55 MINUTES 03 SECONDS WEST, 1824.30 FEET TO A POINT ON THE NORTH LINE OF THE SOUTH-WEST QUARTER OF SAID SECTION 19, WHICH IS 1930.58 FEET SOUTH 88 DEGREES 28 MINUTES 32 SECONDS WEST FROM THE CENTER OF SAID SECTION 19; THENCE SOUTH 88 DEGREES 28 MINUTES 32 SECONDS WEST ALONG SAID NORTH LINE, 204.49 FEET; THENCE NORTH 03 DEGREES 24 MINUTES 35 SECONDS EAST, 2079.52 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF THE BURLINGTON NORTHERN - SANTA FE RAILWAY; THENCE NORTH 73 DEGREES 57 MINUTES 26 SECONDS EAST ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, 2417.61 FEET; THENCE SOUTH 00 DEGREES 41 MINUTES 37 SECONDS WEST, 565.44 FEET TO THE CENTERLINE OF FAXON ROAD; THENCE SOUTH 74 DEGREES 54 MINUTES 09 SECONDS EAST ALONG THE CENTERLINE, 678.89 FEET TO A POINT THAT IS 350.00 FEET NORTH 74 DEGREES 54 MINUTES 09 SECONDS WEST OF THE CENTERLINE OF BEECHER ROAD; THENCE SOUTH 13 DEGREES 26 MINUTES 37 SECONDS WEST, 570.50 FEET; THENCE SOUTH 76 DEGREES 33 MINUTES 23 SECONDS EAST, 96.63 FEET; THENCE SOUTH 00 DEGREES 57 MINUTES 56 SECONDS EAST, 654.81 FEET; THENCE SOUTH 68 DEGREES 41 MINUTES 58 SECONDS WEST, 390.87 FEET; THENCE SOUTH 46 DEGREES 38 MINUTES 37 SECONDS WEST, 788.19 FEET; THENCE SOUTH 22 DEGREES 13 MINUTES 31 SECONDS WEST, 296.51 FEET TO THE POINT OF BEGINNING.

PARCEL CONTAINS 148.56 ACRES, MORE OR LESS (SUBJECT TO 1.56 ACRES WITHIN THE RIGHT-OF-WAY OF FAXON ROAD, AS MONUMENTED).

PIN: 02-19-100-011

NOTICE IS HEREWITH GIVEN THAT the City Council for the United City of Yorkville will conduct a Public Hearing for the purpose of considering and hearing testimony as to an ordinance authorizing the annexation to the City of the above-described tract of property on **Tuesday, May 14, 2024 at 7 p.m.** at the United City of Yorkville, City Hall, located at 651 Prairie Pointe Drive, Yorkville, Illinois 60560. An accurate map of the property proposed to be annexed to the City and form of the proposed annexation agreement are on file in the office of the Community Development Director.

The public hearing may be continued from time to time to dates certain without further notice being published.

All interested parties are invited to attend the public hearing and will be given an opportunity to be heard. Any written comments should be addressed to the United City of Yorkville Community Development Department, City Hall, 651 Prairie Pointe Drive, Yorkville, Illinois, and will be accepted up to the date of the public hearing.

By order of the Corporate Authorities of the United City of Yorkville, Kendall County, Illinois.

JORI BEHLAND
City Clerk
4/26/24 7624168 HSPAXLP

CHICAGO TRIBUNE

media group

Chicago Tribune - chicagotribune.com
160 N Stetson Avenue, Chicago, IL 60601
(312) 222-2222 - Fax: (312) 222-4014



United City of Yorkville

651 Prairie Pointe Drive

Yorkville, Illinois 60560

Telephone: 630-553-4350

Fax: 630-553-7575

www.yorkville.il.us

NOTICE of Proposed Annexation of Territory within Bristol Township

To: The Trustees and Commissioner of Highways of Bristol Township, Kendall County, Illinois:

Jonathan Grote
324 E. Blackberry Ln.
Yorkville, IL 60560

Julie Bennett
10907 Corneils Rd.
Plano, IL 60545

Shan Logan-Waclaw
756 Heartland Dr.
Yorkville, IL 60560

Tammy Boehm
116 Conover Ct.
Yorkville, IL 60560

William (Bill) Weatherly
8 Park Lane
Bristol, IL 60512

Corey Johnson
1152 Grace St.
Yorkville, IL 60560

YOU ARE HEREBY NOTIFIED that the United City of Yorkville, Kendall County is about to annex the territory hereinafter described that includes highways under Township jurisdiction pursuant to the provisions of Section 7-1-1 *et seq.* of the Illinois Municipal Code (65 ILCS 5/7-1-1, *et seq.*), and that such annexation will take place not less than ten (10) days after the service of this notice to you. The Mayor and City Council intends to consider the annexation of this territory at a meeting to be held at City Hall, 651 Prairie Pointe Drive, Yorkville, Illinois, at **7:00 p.m. on May 14, 2024**. The real estate to be annexed is described as follows:

THAT PART OF SECTION 19, TOWNSHIP 37 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER OF SAID SECTION 19; THENCE SOUTH 00 DEGREES 46 MINUTES 07 SECONDS EAST, ALONG THE QUARTER SECTION LINE, A DISTANCE OF 257.40 FEET; THENCE NORTH 83 DEGREES 55 MINUTES 03 SECONDS WEST, 120.00 FEET TO THE POINT OF BEGINNING; THENCE NORTH 83 DEGREES 55 MINUTES 03 SECONDS WEST, 1824.30 FEET TO A POINT ON THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 19, WHICH IS 1930.58 FEET SOUTH 88 DEGREES 28 MINUTES 32 SECONDS WEST FROM THE CENTER OF SAID SECTION 19; THENCE SOUTH 88 DEGREES 28 MINUTES 32 SECONDS WEST ALONG SAID NORTH LINE, 204.49 FEET; THENCE NORTH 03 DEGREES 24 MINUTES 35 SECONDS EAST, 2079.52 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF THE

BURLINGTON NORTHERN - SANTA FE RAILWAY; THENCE NORTH 73 DEGREES 57 MINUTES 26 SECONDS EAST ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, 2417.61 FEET; THENCE SOUTH 00 DEGREES 41 MINUTES 37 SECONDS WEST, 565.44 FEET TO THE CENTERLINE OF FAXON ROAD; THENCE SOUTH 74 DEGREES 54 MINUTES 09 SECONDS EAST ALONG THE CENTERLINE, 678.89 FEET TO A POINT THAT IS 350.00 FEET NORTH 74 DEGREES 54 MINUTES 09 SECONDS WEST OF THE CENTERLINE OF BEECHER ROAD; THENCE SOUTH 13 DEGREES 26 MINUTES 37 SECONDS WEST, 570.50 FEET; THENCE SOUTH 76 DEGREES 33 MINUTES 23 SECONDS EAST, 96.63 FEET; THENCE SOUTH 00 DEGREES 57 MINUTES 56 SECONDS EAST, 654.81 FEET; THENCE SOUTH 68 DEGREES 41 MINUTES 58 SECONDS WEST, 390.87 FEET; THENCE SOUTH 46 DEGREES 38 MINUTES 37 SECONDS WEST, 788.19 FEET; THENCE SOUTH 22 DEGREES 13 MINUTES 31 SECONDS WEST, 296.51 FEET TO THE POINT OF BEGINNING.

PARCEL CONTAINS 148.56 ACRES, MORE OR LESS (SUBJECT TO 1.56 ACRES WITHIN THE RIGHT-OF-WAY OF FAXON ROAD, AS MONUMENTED).

PIN: 02-19-100-011

Respectfully submitted,
/s/ John Purcell, Mayor

Attest:
/s/ Jori Behland, City Clerk



United City of Yorkville

651 Prairie Pointe Drive

Yorkville, Illinois 60560

Telephone: 630-553-4350

Fax: 630-553-7575

www.yorkville.il.us

NOTICE of Proposed Annexation of Territory within the Bristol Kendall Fire Protection District

To: The Trustees of the Bristol Kendall Fire Protection District, Kendall County, Illinois:

Jeff Farren
1013 Prairie Lane
Yorkville, IL 60560

Marty Schwartz
8308 Walker Road
Yorkville, IL 60560

Gary Schlapp
103 E. Beaver Street
Yorkville, IL 60560

Ken Johnson
103 E. Beaver Street
Yorkville, IL 60560

Phyllis Yabsley
103 E. Beaver Street
Yorkville, IL 60560

YOU ARE HEREBY NOTIFIED that the United City of Yorkville, Kendall County, is about to annex the territory hereinafter described pursuant to the provisions of Section 7-1-1 of the Illinois Municipal Code *et seq.* (65 ILCS 5/7-1-1 *et seq.*), and that such annexation will take place not less than ten (10) days after the service of this notice to you. The Mayor and City Council intends to consider the annexation of this territory at a meeting to be held at City Hall, 651 Prairie Pointe Drive, Yorkville, Illinois, at **7:00 p.m. on May 14, 2024**. The real estate to be annexed is described as follows:

The legal description of the tract of property is as follows:

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PARCEL CONTAINS 148.56 ACRES, MORE OR LESS (SUBJECT TO 1.56 ACRES WITHIN THE RIGHT-OF-WAY OF FAXON ROAD, AS MONUMENTED).

PIN: 02-19-100-011

Respectfully submitted,
/s/ John Purcell, Mayor

Attest:
/s/ Jori Behland, City Clerk

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<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
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Postage	\$0.68
\$	\$8.73
Total Postage and Fees	
\$	\$8.73



Sr
Si
Ci

KEN JOHNSON
103 E BEAVER ST
YORKVILLE, IL 60560

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<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
\$	\$8.73
Total Postage and Fees	
\$	\$8.73



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City, State

PHYLLIS YABSLEY
103 E BEAVER ST
YORKVILLE, IL 60560

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\$	\$8.73
Total Postage and Fees	
\$	\$8.73



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City, State

MARTY SCHWARTZ
8308 WALKER RD
YORKVILLE, IL 60560

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<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
\$	\$8.73
Total Postage and Fees	
\$	\$8.73



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Street
City, State

GARY SCHLAPP
103 E BEAVER ST
YORKVILLE, IL 60560

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Kelaka

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<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
\$	\$8.73
Total Postage and Fees	
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Street
City, State

JEFF FARREN
1013 PRAIRIE LN
YORKVILLE, IL 60560

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8 PARK LANE
BRISTOL IL 60512

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<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To: **COREY JOHNSON**
1152 GRACE ST
YORKVILLE, IL 60560

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<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To: **SHAN LOGAN-WACLAW**
756 HEARTLAND DR
YORKVILLE, IL 60560

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<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To: **TAMMY BOEHM**
116 CONOVER CT
YORKVILLE, IL 60560

Postmark Here: YORKVILLE, ILL 60560 APR 23 2024

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<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To: **JULIE BENNETT**
10907 CORNELIS RD
PLANO, IL 60545

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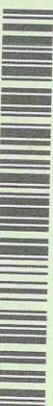
Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	
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<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To: **JONATHAN GROTE**
324 E BLACKBERRY LN
YORKVILLE, IL 60560

Postmark Here: YORKVILLE, ILL 60560 APR 23 2024

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

9590 9402 8499 3186 0567 42



MARTY SCHWARTZ
8308 WALKER RD
YORKVILLE, IL 60560

SENDER: COMPLETE THIS SECTION
1. Article Addressed to:
2. Article Number (Transfer from service label)
3. Service Type

COMPLETE THIS SECTION ON DELIVERY

SENDER: COMPLETE THIS SECTION
1. Article Addressed to:
2. Article Number (Transfer from service label)
3. Service Type

COMPLETE THIS SECTION ON DELIVERY

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
**JONATHAN GROTE
324 E BLACKBERRY LN
YORKVILLE, IL 60560**



9590 9402 8499 3186 0566 98

2. Article Number (Transfer from service label)
7021 2720 0001 2044 9768

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *[Signature]* Agent Addressee

B. Received by (Printed Name) **Jonathan Grote** C. Date of Delivery **4/25/24**

D. Is delivery address different from item 1? Yes No
If YES, enter delivery address below:

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail
 - Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
**PHYLLIS YABSLEY
103 E BEAVER ST
YORKVILLE, IL 60560**



9590 9402 8499 3186 0566 81

2. Article Number (Transfer from service label)
7021 2720 0001 2044 9751

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *[Signature]* Agent Addressee

B. Received by (Printed Name) C. Date of Delivery

D. Is delivery address different from item 1? Yes No
If YES, enter delivery address below:

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail
 - Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
**GARY SCHLAPP
103 E BEAVER ST
YORKVILLE, IL 60560**



9590 9402 8499 3186 0566 67

2. Article Number (Transfer from service label)
7021 2720 0001 2044 9737

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *[Signature]* Agent Addressee

B. Received by (Printed Name) C. Date of Delivery

D. Is delivery address different from item 1? Yes No
If YES, enter delivery address below:

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail
 - Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
**KEN JOHNSON
103 E BEAVER ST
YORKVILLE, IL 60560**



9590 9402 8499 3186 0566 74

2. Article Number (Transfer from service label)
7021 2720 0001 2044 9744

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *[Signature]* Agent Addressee

B. Received by (Printed Name) C. Date of Delivery

D. Is delivery address different from item 1? Yes No
If YES, enter delivery address below:

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail
 - Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

Order ID: 7640071

* Agency Commission not included

GROSS PRICE * : \$344.87

PACKAGE NAME: IL Govt Legal Aurora Beacon

Product(s): SubTrib_Aurora Beacon News, Publicnotices.com

AdSize(s): 1 Column

Run Date(s): Friday, May 24, 2024

Zone: Full Run

Color Spec. B/W

Preview

**PUBLIC NOTICE
NOTICE OF PUBLIC HEARING
BEFORE
UNITED CITY OF YORKVILLE
PLANNING AND ZONING
COMMISSION
PZC 2024-07**

NOTICE IS HEREBY GIVEN
THAT Green Door Capital, petitioner/contract purchaser, and Kelaka, LLC, owners, has filed an application with the United City of Yorkville, Kendall County, Illinois, requesting rezoning classification. The real property is generally located south of the Burlington Northern Santa Fe railroad line, southeast of Faxon Road. The petitioner is requesting rezoning approval from R-1 Single-Family Suburban Residential District to M-2 General Manufacturing District (contingent on approval of annexation by the City Council) consisting of approximately 148.56 acres.

The legal description is as follows:

THAT PART OF SECTION 19, TOWNSHIP 37 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER OF SAID SECTION 19; THENCE SOUTH 00 DEGREES 46 MINUTES 07 SECONDS EAST, ALONG THE QUARTER SECTION LINE, A DISTANCE OF 257.40 FEET; THENCE NORTH 83 DEGREES 55 MINUTES 03 SECONDS WEST, 120.00 FEET TO THE POINT OF BEGINNING; THENCE NORTH 83 DEGREES 55 MINUTES 03 SECONDS WEST, 1824.30 FEET TO A POINT ON THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 19, WHICH IS 1930.58 FEET SOUTH 88 DEGREES 28 MINUTES 32 SECONDS WEST FROM THE CENTER OF SAID SECTION 19; THENCE SOUTH 88 DEGREES 28 MINUTES 32 SECONDS WEST ALONG SAID NORTH LINE, 204.49 FEET; THENCE NORTH 03 DEGREES 24 MINUTES 35 SECONDS EAST, 2079.52 FEET TO THE SOUTH-

Order ID: 7640071

* Agency Commission not included

GROSS PRICE * : \$344.87

PACKAGE NAME: IL Govt Legal Aurora Beacon

ERLY RIGHT-OF-WAY LINE OF THE BURLINGTON NORTHERN - SANTA FE RAILWAY; THENCE NORTH 73 DEGREES 57 MINUTES 26 SECONDS EAST ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, 2417.61 FEET; THENCE SOUTH 00 DEGREES 41 MINUTES 37 SECONDS WEST, 565.44 FEET TO THE CENTERLINE OF FAXON ROAD; THENCE SOUTH 74 DEGREES 54 MINUTES 09 SECONDS EAST ALONG THE CENTERLINE, 678.89 FEET TO A POINT THAT IS 350.00 FEET NORTH 74 DEGREES 54 MINUTES 09 SECONDS WEST OF THE CENTERLINE OF BEECHER ROAD; THENCE SOUTH 13 DEGREES 26 MINUTES 37 SECONDS WEST, 570.50 FEET; THENCE SOUTH 76 DEGREES 33 MINUTES 23 SECONDS EAST, 96.63 FEET; THENCE SOUTH 00 DEGREES 57 MINUTES 56 SECONDS EAST, 654.81 FEET; THENCE SOUTH 68 DEGREES 41 MINUTES 58 SECONDS WEST, 390.87 FEET; THENCE SOUTH 46 DEGREES 38 MINUTES 37 SECONDS WEST, 788.19 FEET; THENCE SOUTH 22 DEGREES 13 MINUTES 31 SECONDS WEST, 296.51 FEET TO THE POINT OF BEGINNING.

PARCEL CONTAINS 148.56 ACRES, MORE OR LESS (SUBJECT TO 1.56 ACRES WITHIN THE RIGHT-OF-WAY OF FAXON ROAD, AS MONUMENTED).

PIN: 02-19-100-011

A copy of the application is available for review during normal City business hours at the office of the Community Development Director.

NOTICE IS HEREWITH GIVEN THAT the Planning and Zoning Commission for the United City of Yorkville will conduct a Public Hearing on said applications on Wednesday, June 12, 2024 at 7 p.m. at the United City of Yorkville, City Hall, located at 651 Prairie Pointe Drive, Yorkville, Illinois 60560.

The public hearing may be continued from time to time to dates certain without further notice being published.

All interested parties are invited to attend the public hearing and will be given an opportunity to be heard. Any written comments should be addressed to the United City of Yorkville Community Development Department, City Hall, 651 Prairie Pointe Drive, Yorkville, Illinois, and will be accepted up to the date of the public hearing.

By order of the Corporate Authorities of the United City of Yorkville, Kendall County, Illinois.

JORI BEHLAND
City Clerk

5/22/24 2024 7640071

KELAKA LLC
181 S LINCOLNWAY
NORTH AURORA IL 60542

DONALD S MARY A MAHER BARTALONE
1171 BLACKBERRY SHORE LN
YORKVILLE IL 60560

DREW DANIELS LASALLE NATIONAL BANK
405 E SHERIDAN RD
LAKE BLUFF IL 60044

YORKVILLE MEADOWS LLC
C/O SHERRIE CHIOU
80 REMINGTON RD.
SCHAUMBURG IL 60173

YORKVILLE NEXUS LLC
GREEN DOOR CAPITAL INVESTMENTS LLC
145 S WELLS ST STE 1800
CHICAGO IL 60606

KELAKA LLC
181 S LINCOLNWAY
NORTH AURORA IL 60542

DREW DANIELS LASALLE NATIONAL BANL
405 E SHERIDAN RD
LAKE BLUFF IL 60044

KYLYNS RIDGE HOMEOWNERS ASSN
MAXIMUM PROPERTY MGMT
PO BOX 1094
YORKVILLE IL 60560

JENNIFER L JONATHON D KLOTZ
1161 BLACKBERRY SHORE LN
YORKVILLE IL 60560

BRIAN ANTHONY BAILEY ROSE CARRABOTTA
1131 BLACKBERRY SHORE LN
YORKVILLE IL 60560

DOLORES CRUISE LIV TRUST
CONNIE L MCMAHON
2515 VERSAILLES AVE APT 105
NAPERVILLE IL 60540

DONALD J RICHARD A BRUMMEL
12340 FAXON RD
PLANO IL 60545

YORKVILLE NEXUS LLC
GREEN DOOR CAPITAL INVESTMENTS LLC
145 S WELLS ST STE 1800
CHICAGO IL 60606

YORKVILLE NEXUS LLC
GREEN DOOR CAPITAL INVESTMENTS LLC
145 S WELLS ST STE 1800
CHICAGO IL 60606

ROBERT M ILDEFONSA LIV TRUST LOFTUS
11159 FAXON RD
YORKVILLE IL 60560

ROBERT M ILDEFONSA LIV TRUST LOFTUS
11159 FAXON RD
YORKVILLE IL 60560

PETER CHERYL SCHMIT
11800 FAXON RD
PLANO IL 60545

BRUMMEL FAMILY TRUST 4
13349 C FAXON RD
PLANO IL 60545

KELAKA LLC
181 S LINCOLNWAY
NORTH AURORA IL 60542

NANCY L MONDEK TRUST
1141 BLACKBERRY SHORE LN
YORKVILLE IL 60560

DOLORES CRUISE LIV TRUST
CONNIE L MCMAHON
2515 VERSAILLES AVE APT 105
NAPERVILLE IL 60540

JONATHAN M KAREN D STALLER
1151 BLACKBERRY SHORE LN
YORKVILLE IL 60560

MIGUEL SANDRA E CAMACHO
11728 FAXON RD
PLANO IL 60545

YORKVILLE NEXUS LLC
GREEN DOOR CAPITAL INVESTMENTS LLC
145 S WELLS ST STE 1800
CHICAGO IL 60606

ABBY PROPERTIES LLC
1951 RENA LN
YORKVILLE IL 60560

BN&SF RAILWAY CO
PROPERTY TAX DEPARTMENT
PO BOX 961089
FORT WORTH TX 761610089

DONALD J CAROL S HAMMAN
13351 B FAXON RD
PLANO IL 60545

BN&SF RAILWAY CO
PROPERTY TAX DEPARTMENT
PO BOX 961089
FORT WORTH TX 761610089

KENNETH E MARY F CRISER
1121 BLACKBERRY SHORE LN
YORKVILLE IL 60560

7021 2720 0001 2044 8440

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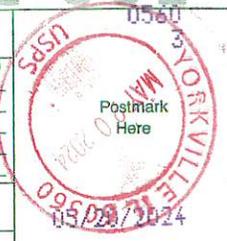
For delivery information, visit our website at www.usps.com®.
 Yorkville, IL 60560

OFFICIAL USE

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To: DONALD S MARY A MAHER BARTALONE
 Street: 1171 BLACKBERRY SHORE LN
 City, State, ZIP: Kel YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions



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Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To: ABBY PROPERTIES, LLC
 Street: 1951 RENA LN
 City, State, ZIP: Kel YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions



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Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To: JONATHAN M KAREN D STALLER
 Street: 1151 BLACKBERRY SHORE LN
 City, State, ZIP: Kel YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions



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Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To: ROBERT M ILDEFONSA LIV TRUST
 Street: LOFTUS 11159 FAXON RD
 City, State, ZIP: Kel YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions



7021 2720 0001 2044 8396

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 Chicago, IL 60606

OFFICIAL USE

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To: YORKVILLE NEXUS, LLC
 GREEN DOOR CAPITAL INVESTMENTS, LLC
 Street and Apt: 145 S WELLS ST., STE 1800
 City, State, ZIP: CHICAGO, IL 60606

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions



7021 2720 0001 2044 8379

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 Fort Worth, TX 76161

OFFICIAL USE

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To: BN&SF RAILWAY CO
 PROPERTY TAX DEPARTMENT
 Street: P.O. BOX 961089
 City, State, ZIP: FORT WORTH, TEXAS 76161-0089

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions



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Yorkville, IL 60560

OFFICIAL USE

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To
 Street
 City, St. *Kel* YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions



7021 2720 0001 2044 8358

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North Aurora, IL 60542

OFFICIAL USE

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To
 Street
 City, St. *Kel* NORTH AURORA, IL 60542

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions



7021 2720 0001 2044 8273

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Yorkville, IL 60560

OFFICIAL USE

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To
 Street
 City, St. *Kel* PETER CHERYL SCHMIT
 11800 FAXON RD
 PLANO, IL 60545

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions



7021 2720 0001 2044 8280

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Yorkville, IL 60560

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Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
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<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To
 Street
 City, St. *Kel* NANCY L MONDEK TRUST
 1141 BLACKBERRY SHORE LN
 YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions



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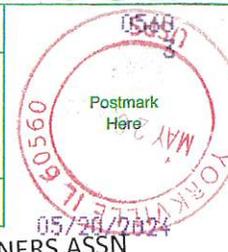
Yorkville, IL 60560

OFFICIAL USE

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
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<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To
 Street
 City, St. *Kel* KYLYNS RIDGE HOMEOWNERS ASSN
 MAXIMUM PROPERTY MGMT
 P.O. BOX 1094
 YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions



7021 2720 0001 2044 8266

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Naperville, IL 60540

OFFICIAL USE

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To
 Street
 City, St. *Kel* DOLORES CRUISE LIV TRUST
 CONNIE L MCMAHON
 2515 VERSAILLES AVE, APT 105
 NAPERVILLE, IL 60540

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions



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Yorkville, IL 60560

OFFICIAL USE

Certified Mail Fee	\$4.40	0560
Extra Services & Fees (check box, add fee as appropriate)	\$3.65	3
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
Total Postage and Fees	\$8.73	

Postmark Here
 YORKVILLE IL 60560
 MAY 20 2024
 09509

Sent To: JENNIFER L JONATHON D KLOTZ
 Street: 1161 BLACKBERRY SHORE LN
 City, St: Kel YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 8297

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Plano, IL 60545

OFFICIAL USE

Certified Mail Fee	\$4.40	0560
Extra Services & Fees (check box, add fee as appropriate)	\$3.65	3
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
Total Postage and Fees	\$8.73	

Postmark Here
 YORKVILLE IL 60560
 MAY 20 2024
 09509

Sent To: MIGUEL SANDRA E CAMACHO
 Street: 11728 FAXON RD
 City, St: Kel PLANO, IL 60545

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 8327

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For delivery information, visit our website at www.usps.com®.

Plano, IL 60545

OFFICIAL USE

Certified Mail Fee	\$4.40	0560
Extra Services & Fees (check box, add fee as appropriate)	\$3.65	3
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
Total Postage and Fees	\$8.73	

Postmark Here
 YORKVILLE IL 60560
 MAY 20 2024
 09509

Sent To: DONALD J RICHARD A BRUMMEL
 Street: 12340 FAXON RD
 City, St: Kel PLANO, IL 60545

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 8334

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Plano, IL 60545

OFFICIAL USE

Certified Mail Fee	\$4.40	0560
Extra Services & Fees (check box, add fee as appropriate)	\$3.65	3
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
Total Postage and Fees	\$8.73	

Postmark Here
 YORKVILLE IL 60560
 MAY 20 2024
 09509

Sent To: BRUMMEL FAMILY TRUST 4
 Street: 13349 C FAXON RD
 City, St: Kel PLANO, IL 60545

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 8341

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Plano, IL 60545

OFFICIAL USE

Certified Mail Fee	\$4.40	0560
Extra Services & Fees (check box, add fee as appropriate)	\$3.65	3
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
Total Postage and Fees	\$8.73	

Postmark Here
 YORKVILLE IL 60560
 MAY 20 2024
 09509

Sent To: DONALD J CAROL S HAMMAN
 Street: 13351 B FAXON RD
 City, St: Kel PLANO, IL 60545

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 8365

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Schaumburg, IL 60173

OFFICIAL USE

Certified Mail Fee	\$4.40	0560
Extra Services & Fees (check box, add fee as appropriate)	\$3.65	3
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
Total Postage and Fees	\$8.73	

Postmark Here
 YORKVILLE IL 60560
 MAY 20 2024
 09509

Sent To: YORKVILLE MEADOWS, LLC
 Street: C/O SHERRIE CHIOU
 City, St: Kel 80 REMINGTON RD
 SCHAUMBURG, IL 60173

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 8389

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

YORKVILLE, IL 60560
OFFICIAL USE

Certified Mail Fee	\$4.40
	\$3.65
Extra Services & Fees (check box, add fee as appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	



Sent To
BRIAN ANTHONY BAILEY ROSE
CARRABOTTA
1131 BLACKBERRY SHORE LN
City, Sta *Kul* YORKVILLE, IL 60560

7021 2720 0001 2044 8372

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Lake Bluff, IL 60044
OFFICIAL USE

Certified Mail Fee	\$4.40
	\$3.65
Extra Services & Fees (check box, add fee as appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	



Sent To
DREW DANIELS LASALLE NATIONAL
BANK
405 E SHERIDAN RD
City, Sta *Kul* LAKE BLUFF, IL 60044

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
JONATHAN M KAREN D STALLER
1151 BLACKBERRY SHORE LN
YORKVILLE, IL 60560

COMPLETE THIS SECTION ON DELIVERY

A. Signature
[Signature] Agent Addressee

B. Received by (Printed Name) *Jonathan Staller* C. Date of Delivery *5/24/24*

D. Is delivery address different from item 1? Yes No
If YES, enter delivery address below:

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
ABBY PROPERTIES, LLC
1951 RENA LN
YORKVILLE, IL 60560

COMPLETE THIS SECTION ON DELIVERY

A. Signature
[Signature] Agent Addressee

B. Received by (Printed Name) *Abby Properties* C. Date of Delivery

D. Is delivery address different from item 1? Yes No
If YES, enter delivery address below:

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
DONALD S MARY A MAHER BARTALONE
1171 BLACKBERRY SHORE LN
YORKVILLE, IL 60560

COMPLETE THIS SECTION ON DELIVERY

A. Signature
[Signature] Agent Addressee

B. Received by (Printed Name) *Donald S. Maher* C. Date of Delivery *5/22/24*

D. Is delivery address different from item 1? Yes No
If YES, enter delivery address below:

3. Service Type
 Adult Signature
 Adult Signature Restricted Delivery
 Certified Mail®
 Certified Mail Restricted Delivery
 Collect on Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Priority Mail Express®
 Registered Mail™
 Registered Mail Restricted Delivery
 Signature Confirmation™
 Signature Confirmation Restricted Delivery

2. Article Number (Transfer from service label)
7021 2720 0001 2044 8419

Barcode: 9590 9402 8499 3186 0569 88

Barcode: 9590 9402 8499 3186 0569 95

Barcode: 9590 9402 8499 3186 0571 52

Barcode: 9590 9402 8499 3186 0571 52

Barcode: 9590 9402 8499 3186 0571 52

PS Form 3811, July 2020 PSN 7530-02-000-9053

Domestic Return Receipt

PS Form 3811, July 2020 PSN 7530-02-000-9053

Domestic Return Receipt

PS Form 3811, July 2020 PSN 7530-02-000-9053

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
BN&SF RAILWAY CO
PROPERTY TAX DEPARTMENT
P.O. BOX 961089
FORT WORTH, TEXAS 76161-0089

COMPLETE THIS SECTION ON DELIVERY

A. Signature
[Signature] Agent Addressee

B. Received by (Printed Name) *Juan A. Secano* C. Date of Delivery *May 28 2024*

D. Is delivery address different from item 1? Yes No
If YES, enter delivery address below:

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
YORKVILLE NEXUS, LLC
GREEN DOOR CAPITAL INVESTMENTS, LLC
145 S WELLS ST., STE 1800
CHICAGO, IL 60606

COMPLETE THIS SECTION ON DELIVERY

A. Signature
[Signature] Agent Addressee

B. Received by (Printed Name) *Harold Aldridge* C. Date of Delivery

D. Is delivery address different from item 1? Yes No
If YES, enter delivery address below:

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
ROBERT M ILDEFONSA LIV TRUST
LOFTUS
11159 FAXON RD
YORKVILLE, IL 60560

COMPLETE THIS SECTION ON DELIVERY

A. Signature
[Signature] Agent Addressee

B. Received by (Printed Name) *Robert M. Ildefonsa* C. Date of Delivery *5/22/24*

D. Is delivery address different from item 1? Yes No
If YES, enter delivery address below:

3. Service Type
 Adult Signature
 Adult Signature Restricted Delivery
 Certified Mail®
 Certified Mail Restricted Delivery
 Collect on Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Priority Mail Express®
 Registered Mail™
 Registered Mail Restricted Delivery
 Signature Confirmation™
 Signature Confirmation Restricted Delivery

2. Article Number (Transfer from service label)
7021 2720 0001 2044 8433

Barcode: 9590 9402 8499 3186 0570 08

Barcode: 9590 9402 8499 3186 0570 39

Barcode: 9590 9402 8499 3186 0570 46

Barcode: 9590 9402 8499 3186 0570 46

Barcode: 9590 9402 8499 3186 0570 46

PS Form 3811, July 2020 PSN 7530-02-000-9053

Domestic Return Receipt

PS Form 3811, July 2020 PSN 7530-02-000-9053

Domestic Return Receipt

PS Form 3811, July 2020 PSN 7530-02-000-9053

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
NANCY L MONDEK TRUST
1141 BLACKBERRY SHORE LN
YORKVILLE, IL 60560

COMPLETE THIS SECTION ON DELIVERY

A. Signature
[Signature] Agent Addressee

B. Received by (Printed Name) *Nancy L Mondek* C. Date of Delivery *5/22/24*

D. Is delivery address different from item 1? Yes No
If YES, enter delivery address below:

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
KELAKA LLC
1815 LINCENWAY
NORTH AURORA, IL 60542

COMPLETE THIS SECTION ON DELIVERY

A. Signature
[Signature] Agent Addressee

B. Received by (Printed Name) *John P. Duggan* C. Date of Delivery *5/23/2024*

D. Is delivery address different from item 1? Yes No
If YES, enter delivery address below:

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
KENNETH E MARY F CRISER
1121 BLACKBERRY SHORE LN
YORKVILLE, IL 60560

COMPLETE THIS SECTION ON DELIVERY

A. Signature
[Signature] Agent Addressee

B. Received by (Printed Name) *Mary Criser* C. Date of Delivery *5/22/24*

D. Is delivery address different from item 1? Yes No
If YES, enter delivery address below:

3. Service Type
 Adult Signature
 Adult Signature Restricted Delivery
 Certified Mail®
 Certified Mail Restricted Delivery
 Collect on Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Priority Mail Express®
 Registered Mail™
 Registered Mail Restricted Delivery
 Signature Confirmation™
 Signature Confirmation Restricted Delivery

2. Article Number (Transfer from service label)
7021 2720 0001 2044 8280

Barcode: 9590 9402 8499 3186 0571 76

Barcode: 9590 9402 8499 3186 0570 84

Barcode: 9590 9402 8499 3186 0571 21

Barcode: 9590 9402 8499 3186 0571 21

Barcode: 9590 9402 8499 3186 0571 21

PS Form 3811, July 2020 PSN 7530-02-000-9053

Domestic Return Receipt

PS Form 3811, July 2020 PSN 7530-02-000-9053

Domestic Return Receipt

PS Form 3811, July 2020 PSN 7530-02-000-9053

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> Complete items 1, 2, and 3. Print your name and address on the reverse so that we can return the card to you. Attach this card to the back of the mailpiece, or on the front if space permits. 	<p>A. Signature <input checked="" type="checkbox"/> <i>Don Brummel</i> <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) Don Brummel</p> <p>C. Date of Delivery 5/23/24</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input checked="" type="checkbox"/> No</p>
<p>1. Article Addressed to: BRUMMEL FAMILY TRUST 4 13349 C FAXON RD PLANO, IL 60545</p>	<p>3. Service Type <input type="checkbox"/> Adult Signature <input type="checkbox"/> Priority Mail Express® <input type="checkbox"/> Adult Signature Restricted Delivery <input type="checkbox"/> Registered Mail™ <input type="checkbox"/> Certified Mail® <input type="checkbox"/> Registered Mail Restricted Delivery <input checked="" type="checkbox"/> Certified Mail Restricted Delivery <input type="checkbox"/> Signature Confirmation™ <input type="checkbox"/> Collect on Delivery <input type="checkbox"/> Signature Confirmation Restricted Delivery <input type="checkbox"/> Collect on Delivery Restricted Delivery <input type="checkbox"/> Insured Mail <input type="checkbox"/> Insured Mail Restricted Delivery (over \$500)</p>
<p>2. Article Number (Transfer from service label) 7021 2720 0001 2044 8334</p>	<p>Barcode: 9590 9402 8499 3186 0570 60</p>
PS Form 3811, July 2020 PSN 7530-02-000-9053 Domestic Return Receipt	

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> Complete items 1, 2, and 3. Print your name and address on the reverse so that we can return the card to you. Attach this card to the back of the mailpiece, or on the front if space permits. 	<p>A. Signature <input checked="" type="checkbox"/> <i>Connie McMahon</i> <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) CONNIE MCMAHON</p> <p>C. Date of Delivery 5/28/24</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input checked="" type="checkbox"/> No</p>
<p>1. Article Addressed to: DOLORES CRUISE LIV TRUST CONNIE L MCMAHON 2515 VERSAILLES AVE, APT 105 NAPERVILLE, IL 60540</p>	<p>3. Service Type <input type="checkbox"/> Adult Signature <input type="checkbox"/> Priority Mail Express® <input type="checkbox"/> Adult Signature Restricted Delivery <input type="checkbox"/> Registered Mail™ <input type="checkbox"/> Certified Mail® <input type="checkbox"/> Registered Mail Restricted Delivery <input checked="" type="checkbox"/> Certified Mail Restricted Delivery <input type="checkbox"/> Signature Confirmation™ <input type="checkbox"/> Collect on Delivery <input type="checkbox"/> Signature Confirmation Restricted Delivery <input type="checkbox"/> Collect on Delivery Restricted Delivery <input type="checkbox"/> Insured Mail <input type="checkbox"/> Insured Mail Restricted Delivery (over \$500)</p>
<p>2. Article Number (Transfer from service label) 7021 2720 0001 2044 8266</p>	<p>Barcode: 9590 9402 8499 3186 0571 83</p>
PS Form 3811, July 2020 PSN 7530-02-000-9053 Domestic Return Receipt	

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> Complete items 1, 2, and 3. Print your name and address on the reverse so that we can return the card to you. Attach this card to the back of the mailpiece, or on the front if space permits. 	<p>A. Signature <input checked="" type="checkbox"/> <i>Robert P DeLo</i> <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) ROBERT P DELO</p> <p>C. Date of Delivery (blank)</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p>
<p>1. Article Addressed to: KYLYNS RIDGE HOMEOWNERS ASSN MAXIMUM PROPERTY MGMT P.O. BOX 1094 YORKVILLE, IL 60560</p>	<p>3. Service Type <input type="checkbox"/> Adult Signature <input type="checkbox"/> Priority Mail Express® <input type="checkbox"/> Adult Signature Restricted Delivery <input type="checkbox"/> Registered Mail™ <input type="checkbox"/> Certified Mail® <input type="checkbox"/> Registered Mail Restricted Delivery <input type="checkbox"/> Certified Mail Restricted Delivery <input type="checkbox"/> Signature Confirmation™ <input type="checkbox"/> Collect on Delivery <input type="checkbox"/> Signature Confirmation Restricted Delivery <input type="checkbox"/> Collect on Delivery Restricted Delivery <input type="checkbox"/> Insured Mail <input type="checkbox"/> Insured Mail Restricted Delivery (over \$500)</p>
<p>2. Article Number (Transfer from service label) 021 2720 0001 2044 8259</p>	<p>Barcode: 9590 9402 8499 3186 0571 90</p>
PS Form 3811, July 2020 PSN 7530-02-000-9053 Domestic Return Receipt	

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> Complete items 1, 2, and 3. Print your name and address on the reverse so that we can return the card to you. Attach this card to the back of the mailpiece, or on the front if space permits. 	<p>A. Signature <input checked="" type="checkbox"/> <i>Carol Hamman</i> <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) Carol Hamman</p> <p>C. Date of Delivery 5/22/24</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p>
<p>1. Article Addressed to: BRIAN ANTHONY BAILEY ROSE CARRABOTTA 1131 BLACKBERRY SHORE LN YORKVILLE, IL 60560</p>	<p>3. Service Type <input type="checkbox"/> Adult Signature <input type="checkbox"/> Priority Mail Express® <input type="checkbox"/> Adult Signature Restricted Delivery <input type="checkbox"/> Registered Mail™ <input type="checkbox"/> Certified Mail® <input type="checkbox"/> Registered Mail Restricted Delivery <input checked="" type="checkbox"/> Certified Mail Restricted Delivery <input type="checkbox"/> Signature Confirmation™ <input type="checkbox"/> Collect on Delivery <input type="checkbox"/> Signature Confirmation Restricted Delivery <input type="checkbox"/> Collect on Delivery Restricted Delivery <input type="checkbox"/> Insured Mail <input type="checkbox"/> Insured Mail Restricted Delivery (over \$500)</p>
<p>2. Article Number (Transfer from service label) 7021 2720 0001 2044 8389</p>	<p>Barcode: 9590 9402 8499 3186 0571 14</p>
PS Form 3811, July 2020 PSN 7530-02-000-9053 Domestic Return Receipt	

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> Complete items 1, 2, and 3. Print your name and address on the reverse so that we can return the card to you. Attach this card to the back of the mailpiece, or on the front if space permits. 	<p>A. Signature <input checked="" type="checkbox"/> <i>Sherrie Chiou</i> <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) Sherrie Chiou</p> <p>C. Date of Delivery 5-22-24</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p>
<p>1. Article Addressed to: YORKVILLE MEADOWS, LLC C/O SHERRIE CHIOU 80 REMINGTON RD SCHAUMBURG, IL 60173</p>	<p>3. Service Type <input type="checkbox"/> Adult Signature <input type="checkbox"/> Priority Mail Express® <input type="checkbox"/> Adult Signature Restricted Delivery <input type="checkbox"/> Registered Mail™ <input type="checkbox"/> Certified Mail® <input type="checkbox"/> Registered Mail Restricted Delivery <input checked="" type="checkbox"/> Certified Mail Restricted Delivery <input type="checkbox"/> Signature Confirmation™ <input type="checkbox"/> Collect on Delivery <input type="checkbox"/> Signature Confirmation Restricted Delivery <input type="checkbox"/> Collect on Delivery Restricted Delivery <input type="checkbox"/> Insured Mail <input type="checkbox"/> Insured Mail Restricted Delivery (over \$500)</p>
<p>2. Article Number (Transfer from service label) 7021 2720 0001 2044 8365</p>	<p>Barcode: 9590 9402 8499 3186 0570 91</p>
PS Form 3811, July 2020 PSN 7530-02-000-9053 Domestic Return Receipt	

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> Complete items 1, 2, and 3. Print your name and address on the reverse so that we can return the card to you. Attach this card to the back of the mailpiece, or on the front if space permits. 	<p>A. Signature <input checked="" type="checkbox"/> <i>Carol Hamman</i> <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) Carol Hamman</p> <p>C. Date of Delivery 5/22/24</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p>
<p>1. Article Addressed to: DONALD J CAROL S HAMMAN 13351 B FAXON RD PLANO, IL 60545</p>	<p>3. Service Type <input type="checkbox"/> Adult Signature <input type="checkbox"/> Priority Mail Express® <input type="checkbox"/> Adult Signature Restricted Delivery <input type="checkbox"/> Registered Mail™ <input type="checkbox"/> Certified Mail® <input type="checkbox"/> Registered Mail Restricted Delivery <input checked="" type="checkbox"/> Certified Mail Restricted Delivery <input type="checkbox"/> Signature Confirmation™ <input type="checkbox"/> Collect on Delivery <input type="checkbox"/> Signature Confirmation Restricted Delivery <input type="checkbox"/> Collect on Delivery Restricted Delivery <input type="checkbox"/> Insured Mail <input type="checkbox"/> Insured Mail Restricted Delivery (over \$500)</p>
<p>2. Article Number (Transfer from service label) 7021 2720 0001 2044 8341</p>	<p>Barcode: 9590 9402 8499 3186 0570 77</p>
PS Form 3811, July 2020 PSN 7530-02-000-9053 Domestic Return Receipt	

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> Complete items 1, 2, and 3. Print your name and address on the reverse so that we can return the card to you. Attach this card to the back of the mailpiece, or on the front if space permits. 	<p>A. Signature <input checked="" type="checkbox"/> <i>Drew Daniels</i> <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) Drew Daniels</p> <p>C. Date of Delivery (blank)</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p>
<p>1. Article Addressed to: DREW DANIELS LASALLE NATIONAL BANK 405 E SHERIDAN RD LAKE BLUFF, IL 60044</p>	<p>3. Service Type <input type="checkbox"/> Adult Signature <input type="checkbox"/> Priority Mail Express® <input type="checkbox"/> Adult Signature Restricted Delivery <input type="checkbox"/> Registered Mail™ <input type="checkbox"/> Certified Mail® <input type="checkbox"/> Registered Mail Restricted Delivery <input checked="" type="checkbox"/> Certified Mail Restricted Delivery <input type="checkbox"/> Signature Confirmation™ <input type="checkbox"/> Collect on Delivery <input type="checkbox"/> Signature Confirmation Restricted Delivery <input type="checkbox"/> Collect on Delivery Restricted Delivery <input type="checkbox"/> Insured Mail <input type="checkbox"/> Insured Mail Restricted Delivery (over \$500)</p>
<p>2. Article Number (Transfer from service label) 7021 2720 0001 2044 8372</p>	<p>Barcode: 9590 9402 8499 3186 0571 07</p>
PS Form 3811, July 2020 PSN 7530-02-000-9053 Domestic Return Receipt	

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> Complete items 1, 2, and 3. Print your name and address on the reverse so that we can return the card to you. Attach this card to the back of the mailpiece, or on the front if space permits. 	<p>A. Signature <input checked="" type="checkbox"/> <i>Sherrie Chiou</i> <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) Sherrie Chiou</p> <p>C. Date of Delivery 5-22-24</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p>
<p>1. Article Addressed to: DREW DANIELS LASALLE NATIONAL BANK 405 E SHERIDAN RD LAKE BLUFF, IL 60044</p>	<p>3. Service Type <input type="checkbox"/> Adult Signature <input type="checkbox"/> Priority Mail Express® <input type="checkbox"/> Adult Signature Restricted Delivery <input type="checkbox"/> Registered Mail™ <input type="checkbox"/> Certified Mail® <input type="checkbox"/> Registered Mail Restricted Delivery <input checked="" type="checkbox"/> Certified Mail Restricted Delivery <input type="checkbox"/> Signature Confirmation™ <input type="checkbox"/> Collect on Delivery <input type="checkbox"/> Signature Confirmation Restricted Delivery <input type="checkbox"/> Collect on Delivery Restricted Delivery <input type="checkbox"/> Insured Mail <input type="checkbox"/> Insured Mail Restricted Delivery (over \$500)</p>
<p>2. Article Number (Transfer from service label) 7021 2720 0001 2044 8372</p>	<p>Barcode: 9590 9402 8499 3186 0571 07</p>
PS Form 3811, July 2020 PSN 7530-02-000-9053 Domestic Return Receipt	

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> Complete items 1, 2, and 3. Print your name and address on the reverse so that we can return the card to you. Attach this card to the back of the mailpiece, or on the front if space permits. 	<p>A. Signature <input checked="" type="checkbox"/> <i>Sherrie Chiou</i> <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) Sherrie Chiou</p> <p>C. Date of Delivery 5-22-24</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p>
<p>1. Article Addressed to: DREW DANIELS LASALLE NATIONAL BANK 405 E SHERIDAN RD LAKE BLUFF, IL 60044</p>	<p>3. Service Type <input type="checkbox"/> Adult Signature <input type="checkbox"/> Priority Mail Express® <input type="checkbox"/> Adult Signature Restricted Delivery <input type="checkbox"/> Registered Mail™ <input type="checkbox"/> Certified Mail® <input type="checkbox"/> Registered Mail Restricted Delivery <input checked="" type="checkbox"/> Certified Mail Restricted Delivery <input type="checkbox"/> Signature Confirmation™ <input type="checkbox"/> Collect on Delivery <input type="checkbox"/> Signature Confirmation Restricted Delivery <input type="checkbox"/> Collect on Delivery Restricted Delivery <input type="checkbox"/> Insured Mail <input type="checkbox"/> Insured Mail Restricted Delivery (over \$500)</p>
<p>2. Article Number (Transfer from service label) 7021 2720 0001 2044 8372</p>	<p>Barcode: 9590 9402 8499 3186 0571 07</p>
PS Form 3811, July 2020 PSN 7530-02-000-9053 Domestic Return Receipt	

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> Complete items 1, 2, and 3. Print your name and address on the reverse so that we can return the card to you. Attach this card to the back of the mailpiece, or on the front if space permits. 	<p>A. Signature <input checked="" type="checkbox"/> <i>Sherrie Chiou</i> <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) Sherrie Chiou</p> <p>C. Date of Delivery 5-22-24</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p>
<p>1. Article Addressed to: DREW DANIELS LASALLE NATIONAL BANK 405 E SHERIDAN RD LAKE BLUFF, IL 60044</p>	<p>3. Service Type <input type="checkbox"/> Adult Signature <input type="checkbox"/> Priority Mail Express® <input type="checkbox"/> Adult Signature Restricted Delivery <input type="checkbox"/> Registered Mail™ <input type="checkbox"/> Certified Mail® <input type="checkbox"/> Registered Mail Restricted Delivery <input checked="" type="checkbox"/> Certified Mail Restricted Delivery <input type="checkbox"/> Signature Confirmation™ <input type="checkbox"/> Collect on Delivery <input type="checkbox"/> Signature Confirmation Restricted Delivery <input type="checkbox"/> Collect on Delivery Restricted Delivery <input type="checkbox"/> Insured Mail <input type="checkbox"/> Insured Mail Restricted Delivery (over \$500)</p>
<p>2. Article Number (Transfer from service label) 7021 2720 0001 2044 8372</p>	<p>Barcode: 9590 9402 8499 3186 0571 07</p>
PS Form 3811, July 2020 PSN 7530-02-000-9053 Domestic Return Receipt	

Sold To:
United City of Yorkville - CU00410749
651 Prairie Pointe Drive
Yorkville,IL 60560

Bill To:
United City of Yorkville - CU00410749
651 Prairie Pointe Drive
Yorkville,IL 60560

Certificate of Publication:

Order Number: 7661299
Purchase Order: Annexation 7-23-24

State of Illinois - Kane

Chicago Tribune Media Group does hereby certify that it is the publisher of the The Beacon-News. The The Beacon-News is a secular newspaper, has been continuously published Daily for more than fifty (50) weeks prior to the first publication of the attached notice, is published in the City of Aurora, Township of Aurora, State of Illinois, is of general circulation throughout that county and surrounding area, and is a newspaper as defined by 715 IL CS 5/5.

This is to certify that a notice, a true copy of which is attached, was published 1 time(s) in the The Beacon-News, namely one time per week or on 1 successive weeks. The first publication of the notice was made in the newspaper, dated and published on 7/03/2024, and the last publication of the notice was made in the newspaper dated and published on 7/03/2024.

This notice was also placed on a statewide public notice website as required by 715 ILCS 5/2. 1.

PUBLICATION DATES: **Jul 03, 2024.**

The Beacon-News

In witness, an authorized agent of The Chicago Tribune Media Group has signed this certificate executed in Chicago, Illinois on this

4th Day of July, 2024, by

Chicago Tribune Media Group



Jeremy Gates

**PUBLIC NOTICE
NOTICE OF PUBLIC HEARING
ON AN ANNEXATION
AGREEMENT
BEFORE
UNITED CITY OF YORKVILLE
CITY COUNCIL**

NOTICE IS HEREBY GIVEN THAT Green Door Capital, petitioner/contract purchaser, and Kelaka, LLC, owners, has filed an application with the United City of Yorkville, Kendall County, Illinois, requesting annexation pursuant to an annexation agreement of a tract of property into the City's municipal boundary. The property is generally located south of the Burlington Northern Santa Fe railroad line, southeast of Faxon Road. A parcel consisting of approximately 148.56 acres is proposed to be annexed pursuant to the annexation agreement. The land is currently undeveloped and used for farming. The purpose of this annexation is to allow for future industrial development on the property within City limits pursuant to the terms of that annexation agreement.

The legal description of the tract of property is as follows:

THAT PART OF SECTION 19, TOWNSHIP 37 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER OF SAID SECTION 19; THENCE SOUTH 00 DEGREES 46 MINUTES 07 SECONDS EAST, ALONG THE QUARTER SECTION LINE, A DISTANCE OF 257.40 FEET; THENCE NORTH 83 DEGREES 55 MINUTES 03 SECONDS WEST, 120.00 FEET TO THE POINT OF BEGINNING; THENCE NORTH 83 DEGREES 55 MINUTES 03 SECONDS WEST, 1824.30 FEET TO A POINT ON THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 19, WHICH IS 1930.58 FEET SOUTH 88 DEGREES 28 MINUTES 32 SECONDS WEST FROM THE CENTER OF SAID SECTION 19; THENCE SOUTH 88 DEGREES 28 MINUTES 32 SECONDS WEST ALONG SAID NORTH LINE, 204.49 FEET; THENCE NORTH 03 DEGREES 24 MINUTES 35 SECONDS EAST, 2079.52 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF THE BURLINGTON NORTHERN - SANTA FE RAILWAY; THENCE NORTH 73 DEGREES 57 MINUTES 26 SECONDS EAST ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, 2417.61 FEET; THENCE SOUTH 00 DEGREES 41 MINUTES 37 SECONDS WEST, 565.44 FEET TO THE CENTERLINE OF FAXON ROAD; THENCE SOUTH 74 DEGREES 54 MINUTES 09 SECONDS EAST ALONG THE CENTERLINE, 678.89 FEET TO A POINT THAT IS 350.00 FEET NORTH 74 DEGREES 54 MINUTES 09 SECONDS WEST OF THE

CHICAGO TRIBUNE

media group

CENTERLINE OF BEECHER ROAD;
THENCE SOUTH 13 DEGREES 26
MINUTES 37 SECONDS WEST,
570.50 FEET; THENCE SOUTH 76
DEGREES 33 MINUTES 23 SEC-
ONDS EAST, 96.63 FEET; THENCE
SOUTH 00 DEGREES 57 MINUTES
56 SECONDS EAST, 654.81 FEET;
THENCE SOUTH 68 DEGREES 41
MINUTES 58 SECONDS WEST,
390.87 FEET; THENCE SOUTH
46 DEGREES 38 MINUTES 37
SECONDS WEST, 788.19 FEET;
THENCE SOUTH 22 DEGREES 13
MINUTES 31 SECONDS WEST,
296.51 FEET TO THE POINT OF
BEGINNING.

PARCEL CONTAINS 148.56
ACRES, MORE OR LESS (SUB-
JECT TO 1.56 ACRES WITHIN THE
RIGHT-OF-WAY OF FAXON ROAD,
AS MONUMENTED).

PIN: 02-19-100-011

NOTICE IS HEREWITH GIVEN
THAT the City Council for the
United City of Yorkville will
conduct a Public Hearing for
the purpose of considering and
hearing testimony as to an ordi-
nance authorizing the annexa-
tion to the City of the above-
described tract of property on
**Tuesday, July 23, 2024 at 7
p.m.** at the United City of Yor-
kville, City Hall, located at 651
Prairie Pointe Drive, Yorkville, Il-
linois 60560. An accurate map
of the property proposed to be
annexed to the City and form of
the proposed annexation agree-
ment are on file in the office of
the Community Development
Director.

The public hearing may be
continued from time to time to
dates certain without further
notice being published.

All interested parties are invited
to attend the public hearing and
will be given an opportunity to
be heard. Any written com-
ments should be addressed to
the United City of Yorkville
Community Development De-
partment, City Hall, 651 Prairie
Pointe Drive, Yorkville, Illinois,
and will be accepted up to the
date of the public hearing.

By order of the Corporate Au-
thorities of the United City of
Yorkville, Kendall County, Illinois.

JORI BEHLAND
City Clerk
07/03/2024 7661299

CHICAGO TRIBUNE

media group



United City of Yorkville

651 Prairie Pointe Drive

Yorkville, Illinois 60560

Telephone: 630-553-4350

Fax: 630-553-7575

www.yorkville.il.us

NOTICE of Proposed Annexation of Territory within the Bristol Kendall Fire Protection District

To: The Trustees of the Bristol Kendall Fire Protection District, Kendall County, Illinois:

Jeff Farren
1013 Prairie Lane
Yorkville, IL 60560

Marty Schwartz
8308 Walker Road
Yorkville, IL 60560

Gary Schlapp
103 E. Beaver Street
Yorkville, IL 60560

Ken Johnson
103 E. Beaver Street
Yorkville, IL 60560

Phyllis Yabsley
103 E. Beaver Street
Yorkville, IL 60560

YOU ARE HEREBY NOTIFIED that the United City of Yorkville, Kendall County, is about to annex the territory hereinafter described pursuant to the provisions of Section 7-1-1 of the Illinois Municipal Code *et seq.* (65 ILCS 5/7-1-1 *et seq.*), and that such annexation will take place not less than ten (10) days after the service of this notice to you. The Mayor and City Council intends to consider the annexation of this territory at a meeting to be held at City Hall, 651 Prairie Pointe Drive, Yorkville, Illinois, at **7:00 p.m. on July 23, 2024**. The real estate to be annexed is described as follows:

The legal description of the tract of property is as follows:

THAT PART OF SECTION 19, TOWNSHIP 37 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER OF SAID SECTION 19; THENCE SOUTH 00 DEGREES 46 MINUTES 07 SECONDS EAST, ALONG THE QUARTER SECTION LINE, A DISTANCE OF 257.40 FEET; THENCE NORTH 83 DEGREES 55 MINUTES 03 SECONDS WEST, 120.00 FEET TO THE POINT OF BEGINNING; THENCE NORTH 83 DEGREES 55 MINUTES 03 SECONDS WEST, 1824.30 FEET TO A POINT ON THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 19, WHICH IS 1930.58 FEET SOUTH 88 DEGREES 28 MINUTES 32 SECONDS WEST FROM THE CENTER OF SAID SECTION 19; THENCE SOUTH 88 DEGREES 28 MINUTES 32 SECONDS WEST ALONG SAID NORTH LINE, 204.49 FEET; THENCE NORTH 03 DEGREES 24 MINUTES 35 SECONDS EAST, 2079.52 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF THE BURLINGTON

NORTHERN - SANTA FE RAILWAY; THENCE NORTH 73 DEGREES 57 MINUTES 26 SECONDS EAST ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, 2417.61 FEET; THENCE SOUTH 00 DEGREES 41 MINUTES 37 SECONDS WEST, 565.44 FEET TO THE CENTERLINE OF FAXON ROAD; THENCE SOUTH 74 DEGREES 54 MINUTES 09 SECONDS EAST ALONG THE CENTERLINE, 678.89 FEET TO A POINT THAT IS 350.00 FEET NORTH 74 DEGREES 54 MINUTES 09 SECONDS WEST OF THE CENTERLINE OF BEECHER ROAD; THENCE SOUTH 13 DEGREES 26 MINUTES 37 SECONDS WEST, 570.50 FEET; THENCE SOUTH 76 DEGREES 33 MINUTES 23 SECONDS EAST, 96.63 FEET; THENCE SOUTH 00 DEGREES 57 MINUTES 56 SECONDS EAST, 654.81 FEET; THENCE SOUTH 68 DEGREES 41 MINUTES 58 SECONDS WEST, 390.87 FEET; THENCE SOUTH 46 DEGREES 38 MINUTES 37 SECONDS WEST, 788.19 FEET; THENCE SOUTH 22 DEGREES 13 MINUTES 31 SECONDS WEST, 296.51 FEET TO THE POINT OF BEGINNING.

PARCEL CONTAINS 148.56 ACRES, MORE OR LESS (SUBJECT TO 1.56 ACRES WITHIN THE RIGHT-OF-WAY OF FAXON ROAD, AS MONUMENTED).

PIN: 02-19-100-011

Respectfully submitted,
/s/ John Purcell, Mayor

Attest:
/s/ Jori Behland, City Clerk



United City of Yorkville

651 Prairie Pointe Drive

Yorkville, Illinois 60560

Telephone: 630-553-4350

Fax: 630-553-7575

www.yorkville.il.us

NOTICE of Proposed Annexation of Territory within Bristol Township

To: The Trustees and Commissioner of Highways of Bristol Township, Kendall County, Illinois:

Jonathan Grote
324 E. Blackberry Ln.
Yorkville, IL 60560

Julie Bennett
10907 Corneils Rd.
Plano, IL 60545

Shan Logan-Waclaw
756 Heartland Dr.
Yorkville, IL 60560

Tammy Boehm
116 Conover Ct.
Yorkville, IL 60560

William (Bill) Weatherly
8 Park Lane
Bristol, IL 60512

Corey Johnson
1152 Grace St.
Yorkville, IL 60560

YOU ARE HEREBY NOTIFIED that the United City of Yorkville, Kendall County is about to annex the territory hereinafter described that includes highways under Township jurisdiction pursuant to the provisions of Section 7-1-1 *et seq.* of the Illinois Municipal Code (65 ILCS 5/7-1-1, *et seq.*), and that such annexation will take place not less than ten (10) days after the service of this notice to you. The Mayor and City Council intends to consider the annexation of this territory at a meeting to be held at City Hall, 651 Prairie Pointe Drive, Yorkville, Illinois, at **7:00 p.m. on July 23, 2024**. The real estate to be annexed is described as follows:

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BURLINGTON NORTHERN - SANTA FE RAILWAY; THENCE NORTH 73 DEGREES 57 MINUTES 26 SECONDS EAST ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, 2417.61 FEET; THENCE SOUTH 00 DEGREES 41 MINUTES 37 SECONDS WEST, 565.44 FEET TO THE CENTERLINE OF FAXON ROAD; THENCE SOUTH 74 DEGREES 54 MINUTES 09 SECONDS EAST ALONG THE CENTERLINE, 678.89 FEET TO A POINT THAT IS 350.00 FEET NORTH 74 DEGREES 54 MINUTES 09 SECONDS WEST OF THE CENTERLINE OF BEECHER ROAD; THENCE SOUTH 13 DEGREES 26 MINUTES 37 SECONDS WEST, 570.50 FEET; THENCE SOUTH 76 DEGREES 33 MINUTES 23 SECONDS EAST, 96.63 FEET; THENCE SOUTH 00 DEGREES 57 MINUTES 56 SECONDS EAST, 654.81 FEET; THENCE SOUTH 68 DEGREES 41 MINUTES 58 SECONDS WEST, 390.87 FEET; THENCE SOUTH 46 DEGREES 38 MINUTES 37 SECONDS WEST, 788.19 FEET; THENCE SOUTH 22 DEGREES 13 MINUTES 31 SECONDS WEST, 296.51 FEET TO THE POINT OF BEGINNING.

PARCEL CONTAINS 148.56 ACRES, MORE OR LESS (SUBJECT TO 1.56 ACRES WITHIN THE RIGHT-OF-WAY OF FAXON ROAD, AS MONUMENTED).

PIN: 02-19-100-011

Respectfully submitted,
/s/ John Purcell, Mayor

Attest:
/s/ Jori Behland, City Clerk

7021 2720 0001 2044 6675

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Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage	\$0.68
Total Postage and Fees	\$8.73



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Street: JENNIFER L JONATHON D KLOTZ
City, St: K 1161 BLACKBERRY SHORE LN
YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 6637

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<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage	\$0.68
Total Postage and Fees	\$8.73



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Street: DONALD J CAROL S HAMMEN
City, St: K 13351 B FAXON RD
PLANO, IL 60545

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 6644

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<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
Street: BRUMMEL FAMILY TRUST 4
City, St: K 13349 C FAXON RD
PLANO, IL 60545

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

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<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
Street: KENNETH E MARY F CRISER
City, St: K 1121 BLACKBERRY SHORE LN
YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 6668

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Plano, IL 60545

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<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
Street: DONALD J RICHARD A BRUMMEL
City, St: K 12340 FAXON RD
PLANO, IL 60545

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<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
Street: K ROBERT M ILDEFONSA
City, St: K LIV TRUST LOFTUS
11159 FAXON RD
YORKVILLE, IL 60560

Instructions

Kelaka Owners

7021 2720 0001 2044 6705

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<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

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YORKVILLE IL 60560

07/03/2024

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NANCY L MONDEK TRUST
1141 BLACKBERRY SHORE LN
YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 6699

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<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

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YORKVILLE IL 60560

07/03/2024

Sent To
MIGUEL SANDRA E CAMACHO
11728 FAXON RD
PLANO, IL 60545

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7021 2720 0001 2044 6729

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Naperville, IL 60540

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Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

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JUL - 3 2024
YORKVILLE IL 60560

07/03/2024

Sent To
DOLORES CRUISE LIV TRUST
CONNIE L MCMAHON
2515 VERSAILLES AVE, APT 105
NAPERVILLE, IL 60540

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 6712

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Plano, IL 60545

OFFICIAL USE

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<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
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<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

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YORKVILLE IL 60560

07/03/2024

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PETER CHERYL SCHMIT
11800 FAXON RD
PLANO, IL 60545

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

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Lake Bluff, IL 60044

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Extra Services & Fees (check box, add fee as appropriate)	\$3.65
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Postage	\$0.68
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Postmark Here
JUL - 3 2024
YORKVILLE IL 60560

07/03/2024

Sent To
DREW DANIELS
LASALLE NATIONAL BANK
405 SHERIDAN RD
LAKE BLUFF, IL 60044

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 6835

**U.S. Postal Service™
CERTIFIED MAIL® RECEIPT**
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

North Aurora, IL 60542

OFFICIAL USE

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Postmark Here
JUL - 3 2024
YORKVILLE IL 60560

07/03/2024

Sent To
KELAKA LLC
181 S LINCOLNWAY
NORTH AURORA, IL 60542

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

Kelaka Owners

7021 2720 0001 2044 6804

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only

For delivery information, visit our website at www.usps.com.
Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00



Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To
Street
City, State
PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

**BRIAN ANTHONY
BAILEY ROSE CARRABOTTA
1131 BLACKBERRY SHORE LN
YORKVILLE, IL 60560**

7021 2720 0001 2044 6828

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only

For delivery information, visit our website at www.usps.com.
Schaumburg, IL 60173

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00



Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To
Street
City, State
PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

**YORKVILLE MEADOWS LLC
C/O SHERRIE CHIOU
80 REMINGTON RD
SCHAUMBURG, IL 60173**

7021 2720 0001 2044 6781

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only

For delivery information, visit our website at www.usps.com.
Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00



Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To
Street
City, State
PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

**ROBERT M ILDEFONSA
LIV TRUST LOFTUS
11159 FAXON RD
YORKVILLE, IL 60560**

7021 2720 0001 2044 6798

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only

For delivery information, visit our website at www.usps.com.
Chicago, IL 60606

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00



Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To
Street and
City, State
PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

**YORKVILLE NEXUS LLC
GREEN DOOR CAPITAL INVESTMENTS
LLC
145 S WELLS ST, STE 1800
CHICAGO, IL 60606**

7021 2720 0001 2044 6767

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only

For delivery information, visit our website at www.usps.com.
Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00



Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To
Street
City
PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

**ABBY PROPERTIES LLC
1951 RENA LN
YORKVILLE, IL 60560**

7021 2720 0001 2044 6774

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only

For delivery information, visit our website at www.usps.com.
Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00



Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To
Street and A)
City, State, and ZIP+4®
PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

**JONATHAN M KAREN D STALLER
1151 BACKBERRY SHORE LN
YORKVILLE, IL 60560**

Kelika Owners

7021 2720 0001 2044 6804

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only

For delivery information, visit our website at www.usps.com.
Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.68
 Total Postage and Fees \$8.73



Sent To
 Street
 City, State
 PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

BRIAN ANTHONY
 BAILEY ROSE CARRABOTTA
 1131 BLACKBERRY SHORE LN
 YORKVILLE, IL 60560

7021 2720 0001 2044 6828

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only

For delivery information, visit our website at www.usps.com.
Schaumburg, IL 60173

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.68
 Total Postage and Fees \$8.73



Sent To
 Street
 City, State
 PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

YORKVILLE MEADOWS LLC
 C/O SHERRIE CHIOU
 80 REMINGTON RD
 SCHAUMBURG, IL 60173

7021 2720 0001 2044 6781

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only

For delivery information, visit our website at www.usps.com.
Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.68
 Total Postage and Fees \$8.73



Sent To
 Street
 City, State
 PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

ROBERT M ILDEFONSA
 LIV TRUST LOFTUS
 11159 FAXON RD
 YORKVILLE, IL 60560

7021 2720 0001 2044 6798

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only

For delivery information, visit our website at www.usps.com.
Chicago, IL 60606

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.68
 Total Postage and Fees \$8.73



Sent To
 Street and
 City, State
 PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

YORKVILLE NEXUS LLC
 GREEN DOOR CAPITAL INVESTMENTS
 LLC
 145 S WELLS ST, STE 1800
 CHICAGO, IL 60606

7021 2720 0001 2044 6767

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only

For delivery information, visit our website at www.usps.com.
Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.68
 Total Postage and Fees \$8.73



Sent To
 Street
 City
 PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

ABBY PROPERTIES LLC
 1951 RENA LN
 YORKVILLE, IL 60560

7021 2720 0001 2044 6774

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only

For delivery information, visit our website at www.usps.com.
Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.68
 Total Postage and Fees \$8.73



Sent To
 Street and A)
 City, State, and Zip
 PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

JONATHAN M KAREN D STALLER
 1151 BACKBERRY SHORE LN
 YORKVILLE, IL 60560

Kelika Owners

7021 2720 0001 2044 6743

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Yorkville, IL 60560

OFFICIAL USE

Certified Mail Fee	\$4.40	0560
Extra Services & Fees (check box, add fee as appropriate)	\$3.65	11
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
Total Postage and Fees	\$8.73	

Postmark Here
JUL - 3 2024
 07/03/2024
 USPS

Sent To
 Street
 City, State

DONALD S MARY A MAHER BARTALONE
1171 BLACKBERRY SHORE LN
YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 6750

U.S. Postal Service™
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For delivery information, visit our website at www.usps.com®.

Fort Worth, TX 76161

OFFICIAL USE

Certified Mail Fee	\$4.40	0560
Extra Services & Fees (check box, add fee as appropriate)	\$3.65	11
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
Total Postage and Fees	\$8.73	

Postmark Here
JUL - 3 2024
 07/03/2024
 USPS

Sent To
 Street
 City, State

BN&SF RAILWAY CO
PROPERTY TAX DEPARTMENT
PO BOX 961089
FORT WORTH, TX 76161-0089

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 6736

U.S. Postal Service™
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Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Yorkville, IL 60560

OFFICIAL USE

Certified Mail Fee	\$4.40	0560
Extra Services & Fees (check box, add fee as appropriate)	\$3.65	11
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
Total Postage and Fees	\$8.73	

Postmark Here
JUL - 3 2024
 07/03/2024
 USPS

Sent To
 Street
 City, State

KYLYNS RIDGE HOMEOWNERS ASSN
MAXIMUM PROPERTY MGMT
P.O. BOX 1094
YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

Kelaka Owners

7021 2720 0001 2044 9553

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For delivery information, visit our website at www.usps.com®.

Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To: **JEFF FARREN**
 Street: **1013 PRAIRIE LANE**
 City: **YORKVILLE, 60560**

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 9515

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To: **PHYLLIS YABSLEY**
 Street: **103 E BEAVER STREET**
 City, St: **YORKVILLE, IL 60560**

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 9539

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only

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Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To: **GARY SCHLAPP**
 Street: **103 E BEAVER STREET**
 City: **YORKVILLE, IL 60560**

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 9546

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To: **MARTY SCHWARTZ**
 Street and: **8308 WALKER RD**
 City, State: **YORKVILLE, IL 60560**

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 9522

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To: **KEN JOHNSON**
 Street: **103 E BEAVER STREET**
 City, St: **YORKVILLE, IL 60560**

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

Kelaka - Air

7021 2720 0001 2044 8723

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
Street and
City, State **K**
JONATHAN GROTE
324 E. BLACKBERRY LN
YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 9560

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Bristol, IL 60512

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
Street and
City, State **K**
SUSAN PEREZ
70 CHARITY LANE
BRISTOL, IL 60512

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 9591

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
Street
City, State **K**
TAMMY BOEHM
116 CONOVER CT
YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 8747

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Bristol, IL 60512

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
Street and
City, State **K**
ROBERT W. WALKER
P.O. BOX 16
BRISTOL, IL 60512

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 8730

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
Street and
City, State **K**
SHAN LOGAN-WACLAW
756 HEARTLAND DR
YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

Kelaka-T-Ship

7021 2720 0001 2044 9584

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Bristol, IL 60512

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
 Street
 City, IL

WILLIAM (BILL) WEATHERLY
8 PARK LANE
BRISTOL, IL 60512

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 9577

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
 Street
 City, IL

COREY JOHNSON
1152 GRACE ST
YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

Kelaka-T. Ship

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
DONALD J CAROL S HAMMEN
13351 B FAXON RD
PLANO, IL 60545

2. Article Number (Transfer from service label)
221 2720 0001 2044 6637

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 Agent
 Addressee
Carol Hammen

B. Received by (Printed Name)
Carol Hammen

C. Date of Delivery
07/08/2024

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature
 Adult Signature Restricted Delivery
 Certified Mail®
 Certified Mail Restricted Delivery
 Collect on Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Priority Mail Express®
 Registered Mail™
 Registered Mail Restricted Delivery
 Signature Confirmation™
 Signature Confirmation Restricted Delivery

Kelaka

9590 9402 8499 3186 0556 08

2. Article Number (Transfer from service label)
7021 2720 0001 2044 6682

PS Form 3811, July 2020 PSN 7530-02-000-9053 Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
KENNETH E MARY F CRISER
1121 BLACKBERRY SHORE LN
YORKVILLE, IL 60560

2. Article Number (Transfer from service label)
7021 2720 0001 2044 6682

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 Agent
 Addressee
Mary F Criser

B. Received by (Printed Name)
Mary F Criser

C. Date of Delivery
07/08/2024

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature
 Adult Signature Restricted Delivery
 Certified Mail®
 Certified Mail Restricted Delivery
 Collect on Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Priority Mail Express®
 Registered Mail™
 Registered Mail Restricted Delivery
 Signature Confirmation™
 Signature Confirmation Restricted Delivery

Kelaka

9590 9402 8499 3186 0556 46

2. Article Number (Transfer from service label)
7021 2720 0001 2044 6675

PS Form 3811, July 2020 PSN 7530-02-000-9053 Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
JENNIFER L JONATHON D KLOTZ
1161 BLACKBERRY SHORE LN
YORKVILLE, IL 60560

2. Article Number (Transfer from service label)
7021 2720 0001 2044 6675

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 Agent
 Addressee
Jennifer Klotz

B. Received by (Printed Name)
Jennifer Klotz

C. Date of Delivery
7/15/24

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature
 Adult Signature Restricted Delivery
 Certified Mail®
 Certified Mail Restricted Delivery
 Collect on Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Priority Mail Express®
 Registered Mail™
 Registered Mail Restricted Delivery
 Signature Confirmation™
 Signature Confirmation Restricted Delivery

Kelaka

9590 9402 8499 3186 0556 53

2. Article Number (Transfer from service label)
7021 2720 0001 2044 6675

PS Form 3811, July 2020 PSN 7530-02-000-9053 Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
NANCY L MONDEK TRUST
1141 BLACKBERRY SHORE LN
YORKVILLE, IL 60560

2. Article Number (Transfer from service label)
221 2720 0001 2044 6705

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 Agent
 Addressee
Nancy L Mondek

B. Received by (Printed Name)
Nancy L Mondek

C. Date of Delivery
7/15/24

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature
 Adult Signature Restricted Delivery
 Certified Mail®
 Certified Mail Restricted Delivery
 Collect on Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Priority Mail Express®
 Registered Mail™
 Registered Mail Restricted Delivery
 Signature Confirmation™
 Signature Confirmation Restricted Delivery

Kelaka

9590 9402 8499 3186 0556 77

2. Article Number (Transfer from service label)
021 2720 0001 2044 6651

PS Form 3811, July 2020 PSN 7530-02-000-9053 Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
ROBERT M ILDEFONSA
LIV TRUST LOFTUS
11159 FAXON RD
YORKVILLE, IL 60560

2. Article Number (Transfer from service label)
021 2720 0001 2044 6651

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 Agent
 Addressee
Robert M Ildefonsa

B. Received by (Printed Name)
Robert M Ildefonsa

C. Date of Delivery
7/15/24

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature
 Adult Signature Restricted Delivery
 Certified Mail®
 Certified Mail Restricted Delivery
 Collect on Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Priority Mail Express®
 Registered Mail™
 Registered Mail Restricted Delivery
 Signature Confirmation™
 Signature Confirmation Restricted Delivery

Kelaka

9590 9402 8499 3186 0556 22

2. Article Number (Transfer from service label)
021 2720 0001 2044 6668

PS Form 3811, July 2020 PSN 7530-02-000-9053 Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
DONALD J RICHARD A BRUMMEL
12340 FAXON RD
PLANO, IL 60545

2. Article Number (Transfer from service label)
021 2720 0001 2044 6668

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 Agent
 Addressee
Donald J Brummel

B. Received by (Printed Name)
Donald J Brummel

C. Date of Delivery
07/09

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature
 Adult Signature Restricted Delivery
 Certified Mail®
 Certified Mail Restricted Delivery
 Collect on Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Priority Mail Express®
 Registered Mail™
 Registered Mail Restricted Delivery
 Signature Confirmation™
 Signature Confirmation Restricted Delivery

Kelaka

9590 9402 8499 3186 0556 39

2. Article Number (Transfer from service label)
021 2720 0001 2044 6699

PS Form 3811, July 2020 PSN 7530-02-000-9053 Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
KELAKA LLC
181 S LINCOLNWAY
NORTH AURORA, IL 60542

2. Article Number (Transfer from service label)
7021 2720 0001 2044 6835

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 Agent
 Addressee
John Dugan

B. Received by (Printed Name)
John Dugan

C. Date of Delivery
7/11/2024

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature
 Adult Signature Restricted Delivery
 Certified Mail®
 Certified Mail Restricted Delivery
 Collect on Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Priority Mail Express®
 Registered Mail™
 Registered Mail Restricted Delivery
 Signature Confirmation™
 Signature Confirmation Restricted Delivery

Kelaka

9590 9402 8499 3186 0554 48

2. Article Number (Transfer from service label)
021 2720 0001 2044 6811

PS Form 3811, July 2020 PSN 7530-02-000-9053 Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
DREW DANIELS
ASALLE NATIONAL BANK
405 SHERIDAN RD
LAKE BLUFF, IL 60044

2. Article Number (Transfer from service label)
21 2720 0001 2044 6811

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 Agent
 Addressee
Drew Daniels

B. Received by (Printed Name)
Drew Daniels

C. Date of Delivery
7/15/24

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature
 Adult Signature Restricted Delivery
 Certified Mail®
 Certified Mail Restricted Delivery
 Collect on Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Priority Mail Express®
 Registered Mail™
 Registered Mail Restricted Delivery
 Signature Confirmation™
 Signature Confirmation Restricted Delivery

Kelaka

9590 9402 8499 3186 0560 49

2. Article Number (Transfer from service label)
021 2720 0001 2044 6699

PS Form 3811, July 2020 PSN 7530-02-000-9053 Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
MIGUEL SANDRA E CAMACHO
11728 FAXON RD
PLANO, IL 60545

2. Article Number (Transfer from service label)
021 2720 0001 2044 6699

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 Agent
 Addressee
Miguel Camacho

B. Received by (Printed Name)
Miguel Camacho

C. Date of Delivery
07/09

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature
 Adult Signature Restricted Delivery
 Certified Mail®
 Certified Mail Restricted Delivery
 Collect on Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Priority Mail Express®
 Registered Mail™
 Registered Mail Restricted Delivery
 Signature Confirmation™
 Signature Confirmation Restricted Delivery

Kelaka

9590 9402 8499 3186 0556 60

2. Article Number (Transfer from service label)
021 2720 0001 2044 6811

PS Form 3811, July 2020 PSN 7530-02-000-9053 Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

ABBY PROPERTIES LLC
1951 RENA LN
YORKVILLE, IL 60560

2. Article Number (Transfer from service label)
21 2720 0001 2044 6767

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *[Signature]* Agent Addressee

B. Received by (Printed Name)
David Cardesa

C. Date of Delivery
7/5/24

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature
 Adult Signature Restricted Delivery
 Certified Mail®
 Certified Mail Restricted Delivery
 Collect on Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Priority Mail Express®
 Registered Mail™
 Registered Mail Restricted Delivery
 Signature Confirmation™
 Signature Confirmation Restricted Delivery

2. Article Number (Transfer from service label)
7021 2720 0001 2044 6781

Kelaka

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

ROBERT M ILDEFONSA
LIV TRUST LOFTUS
11159 FAXON RD
YORKVILLE, IL 60560

2. Article Number (Transfer from service label)
7021 2720 0001 2044 6781

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *[Signature]* Agent Addressee

B. Received by (Printed Name)

C. Date of Delivery
7/5/24

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature
 Adult Signature Restricted Delivery
 Certified Mail®
 Certified Mail Restricted Delivery
 Collect on Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Priority Mail Express®
 Registered Mail™
 Registered Mail Restricted Delivery
 Signature Confirmation™
 Signature Confirmation Restricted Delivery

2. Article Number (Transfer from service label)
7021 2720 0001 2044 6781

Kelaka

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

Article Addressed to:

YORKVILLE MEADOWS LLC
C/O SHERRIE CHIOU
80 REMINGTON RD
SCHAUMBURG, IL 60173

2. Article Number (Transfer from service label)
21 2720 0001 2044 6828

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *[Signature]* Agent Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature
 Adult Signature Restricted Delivery
 Certified Mail®
 Certified Mail Restricted Delivery
 Collect on Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Priority Mail Express®
 Registered Mail™
 Registered Mail Restricted Delivery
 Signature Confirmation™
 Signature Confirmation Restricted Delivery

2. Article Number (Transfer from service label)
21 2720 0001 2044 6828

Kelaka

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

KYLYNS RIDGE HOMEOWNERS ASSN
MAXIMUM PROPERTY MGMT
P.O. BOX 1094
YORKVILLE, IL 60560

2. Article Number (Transfer from service label)
21 2720 0001 2044 6736

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *[Signature]* Agent Addressee

B. Received by (Printed Name)
Robert P. Devo

C. Date of Delivery
7/8/2024

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature
 Adult Signature Restricted Delivery
 Certified Mail®
 Certified Mail Restricted Delivery
 Collect on Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Priority Mail Express®
 Registered Mail™
 Registered Mail Restricted Delivery
 Signature Confirmation™
 Signature Confirmation Restricted Delivery

2. Article Number (Transfer from service label)
7021 2720 0001 2044 6743

Kelaka

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

DONALD S MARY A MAHER BARTALONE
1171 BLACKBERRY SHORE LN
YORKVILLE, IL 60560

2. Article Number (Transfer from service label)
7021 2720 0001 2044 6743

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *[Signature]* Agent Addressee

B. Received by (Printed Name)

C. Date of Delivery
7/5/24

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature
 Adult Signature Restricted Delivery
 Certified Mail®
 Certified Mail Restricted Delivery
 Collect on Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Priority Mail Express®
 Registered Mail™
 Registered Mail Restricted Delivery
 Signature Confirmation™
 Signature Confirmation Restricted Delivery

2. Article Number (Transfer from service label)
7021 2720 0001 2044 6774

Kelaka

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

JONATHAN M KAREN D STALLER
1151 BACKBERRY SHORE LN
YORKVILLE, IL 60560

2. Article Number (Transfer from service label)
7021 2720 0001 2044 6774

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *[Signature]* Agent Addressee

B. Received by (Printed Name)
Karen Staller

C. Date of Delivery
07/08

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature
 Adult Signature Restricted Delivery
 Certified Mail®
 Certified Mail Restricted Delivery
 Collect on Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Priority Mail Express®
 Registered Mail™
 Registered Mail Restricted Delivery
 Signature Confirmation™
 Signature Confirmation Restricted Delivery

2. Article Number (Transfer from service label)
7021 2720 0001 2044 6774

Kelaka

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

JONATHAN GROTE
324 E. BLACKBERRY LN
YORKVILLE, IL 60560

2. Article Number (Transfer from service label)
7021 2720 0001 2044 8723

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *[Signature]* Agent Addressee

B. Received by (Printed Name)
Jonathan Grote

C. Date of Delivery
7/5/24

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature Priority Mail Express®
 Adult Signature Restricted Delivery Registered Mail™
 Certified Mail® Registered Mail Restricted Delivery
 Certified Mail Restricted Delivery Signature Confirmation™
 Collect on Delivery Signature Confirmation Restricted Delivery
 Collect on Delivery Restricted Delivery Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Kelaka

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

MARTY SCHWARTZ
8308 WALKER RD
YORKVILLE, IL 60560

2. Article Number (Transfer from service label)
21 2720 0001 2044 9546

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *[Signature]* Agent Addressee

B. Received by (Printed Name)
Marty Schwartz

C. Date of Delivery
7/16/24

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature Priority Mail Express®
 Adult Signature Restricted Delivery Registered Mail™
 Certified Mail® Registered Mail Restricted Delivery
 Certified Mail Restricted Delivery Signature Confirmation™
 Collect on Delivery Signature Confirmation Restricted Delivery
 Collect on Delivery Restricted Delivery Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Kelaka

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

JEFF FARREN
1013 PRAIRIE LANE
YORKVILLE, 60560

2. Article Number (Transfer from service label)
7021 2720 0001 2044 9553

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *[Signature]* Agent Addressee

B. Received by (Printed Name)
[Name]

C. Date of Delivery
7/5/24

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature Priority Mail Express®
 Adult Signature Restricted Delivery Registered Mail™
 Certified Mail® Registered Mail Restricted Delivery
 Certified Mail Restricted Delivery Signature Confirmation™
 Collect on Delivery Signature Confirmation Restricted Delivery
 Collect on Delivery Restricted Delivery Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Kelaka

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

WILLIAM (BILL) WEATHERLY
8 PARK LANE
BRISTOL, IL 60512

2. Article Number (Transfer from service label)
7021 2720 0001 2044 9584

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *[Signature]* Agent Addressee

B. Received by (Printed Name)
W Weatherly

C. Date of Delivery
7-6-24

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature Priority Mail Express®
 Adult Signature Restricted Delivery Registered Mail™
 Certified Mail® Registered Mail Restricted Delivery
 Certified Mail Restricted Delivery Signature Confirmation™
 Collect on Delivery Signature Confirmation Restricted Delivery
 Collect on Delivery Restricted Delivery Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Kelaka

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

SHAN LOGAN-WACLAW
756 HEARTLAND DR
YORKVILLE, IL 60560

2. Article Number (Transfer from service label)
121 2720 0001 2044 8730

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *[Signature]* Agent Addressee

B. Received by (Printed Name)
[Name]

C. Date of Delivery
7-5-24

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature Priority Mail Express®
 Adult Signature Restricted Delivery Registered Mail™
 Certified Mail® Registered Mail Restricted Delivery
 Certified Mail Restricted Delivery Signature Confirmation™
 Collect on Delivery Signature Confirmation Restricted Delivery
 Collect on Delivery Restricted Delivery Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Kelaka

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

ROBERT W. WALKER
P.O. BOX 16
BRISTOL, IL 60512

2. Article Number (Transfer from service label)
7021 2720 0001 2044 8747

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *[Signature]* Agent Addressee

B. Received by (Printed Name)
Robert Walker

C. Date of Delivery
7-5-24

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature Priority Mail Express®
 Adult Signature Restricted Delivery Registered Mail™
 Certified Mail® Registered Mail Restricted Delivery
 Certified Mail Restricted Delivery Signature Confirmation™
 Collect on Delivery Signature Confirmation Restricted Delivery
 Collect on Delivery Restricted Delivery Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Kelaka

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

COREY JOHNSON
1152 GRACE ST
YORKVILLE, IL 60560

2. Article Number (Transfer from service label)
021 2720 0001 2044 9577

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *[Signature]* Agent Addressee

B. Received by (Printed Name)
Anna M. Behrens

C. Date of Delivery
7-5-24

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature Priority Mail Express®
 Adult Signature Restricted Delivery Registered Mail™
 Certified Mail® Registered Mail Restricted Delivery
 Certified Mail Restricted Delivery Signature Confirmation™
 Collect on Delivery Signature Confirmation Restricted Delivery
 Collect on Delivery Restricted Delivery Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Kelaka

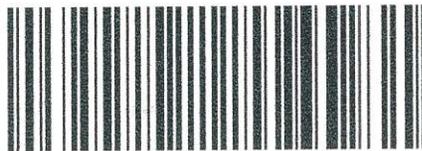
Domestic Return Receipt



United City of Yorkville
 County Seat of Kendall County
 651 Prairie Pointe Drive
 Yorkville, Illinois 60560

Forwarding Service Requested

CERTIFIED MAIL®



7021 2720 0001 2044 9591

LWC
 TAMMY BOEHM
 116 CONOVER CT
 YORKVILLE, IL 60560

Retail



60560

RDC 99

U.S. POSTAGE PAID
 FCM LETTER
 YORKVILLE, IL 60560
 JUL 03, 2024

\$8.73

S2324D501445-11

**RETURN RECEIPT
 REQUESTED**

*L/W
 7/5/24*

*ret 7/12
 ret 7/20*

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

BN&SF RAILWAY CO
 PROPERTY TAX DEPARTMENT
 PO BOX 961089
 FORT WORTH, TX 76161-0089



9590 9402 8499 3186 0557 21

2. Article Number (Transfer from service label)

421 2720 0001 2044 6750

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

[Handwritten Signature]

Agent

Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Insured Mail
- Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

Kelaka

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

DOLORES CRUISE LIV TRUST
CONNIE L MCMAHON
2515 VERSAILLES AVE, APT 105
NAPERVILLE, IL 60540



9590 9402 8499 3186 0556 91

2. Article Number (Transfer from service label)

021 2720 0001 2044 6729

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *Connie McMahon* Adult

B. Received by (Printed Name)

CONNIE MCMAHON

C. Date of Delivery

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No



3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Insured Mail
- Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

Domestic Return Receipt

Kelaka



United City of Yorkville

County Seat of Kendall County
651 Prairie Pointe Drive
Yorkville, Illinois 60560

Forwarding Service Requested

**RETURN RECEIPT
REQUESTED**

~~BRIAN ANTHONY
BAILEY ROSE CARRABOTTA
1131 BLACKBERRY SHORE LN
YORKVILLE, IL 60560~~

UNC

CERTIFIED MAIL®



7021 2720 0001 2044 6804

Retail



RDC 99



60560

M
7/5
2nd Return
7/15 7/20

U.S. POSTAGE PAID
FCM LETTER
YORKVILLE, IL 60560
JUL 03, 2024

\$8.73

S2324D501445-11

PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT OF THE RETURN ADDRESS. FOLD AT DOTTED LINE

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

BRIAN ANTHONY
 BAILEY ROSE CARRABOTTA
 1131 BLACKBERRY SHORE LN
 YORKVILLE, IL 60560



9590 9402 8499 3186 0560 32

2. Article Number (Transfer from service label)

7021 2720 0001 2044 6804

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

- Agent
- Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Insured Mail
- Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

Kelaka

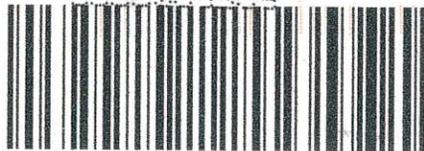
Domestic Return Receipt



United City of Yorkville

County Seat of Kendall County
651 Prairie Pointe Drive
Yorkville, Illinois 60560

CERTIFIED MAIL®



7021 2720 0001 2044 6798

Forwarding Service Requested

**RETURN RECEIPT
REQUESTED**

YORKVILLE NEXUS LLC
GREEN DOOR CAPITAL INVESTMENTS
LLC
145 S WELLS ST, STE 1800
CHICAGO, IL 60606

Retail

U.S. POSTAGE PAID
FCM LETTER
YORKVILLE, IL 60560



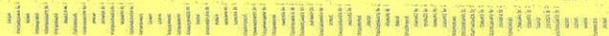
NIXIE 601 SE 1 0107/26/24

RETURN TO SENDER
ATTEMPTED - NOT KNOWN
UNABLE TO FORWARD

ANK

60606051517
60606051901

BC: 60560090199 *0361-04819-17-27



PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT
OF THE RETURN ADDRESS, FOLD AT DOTTED LINE

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

YORKVILLE NEXUS LLC
GREEN DOOR CAPITAL INVESTMENTS
LLC
145 S WELLS ST, STE 1800
CHICAGO, IL 60606



9590 9402 8499 3186 0560 25

2. Article Number (Transfer from service label)

7021 2720 0001 2044 6798

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

- Agent
- Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Insured Mail
- Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

Kelaka

Domestic Return Receipt



Reviewed By:	
Legal	<input checked="" type="checkbox"/>
Finance	<input type="checkbox"/>
Engineer	<input type="checkbox"/>
City Administrator	<input checked="" type="checkbox"/>
Human Resources	<input type="checkbox"/>
Community Development	<input checked="" type="checkbox"/>
Police	<input type="checkbox"/>
Public Works	<input type="checkbox"/>
Parks and Recreation	<input type="checkbox"/>

Agenda Item Number

Planning and Zoning Commission #2

Tracking Number

PZC 2024-08 & EDC 2024-25

Agenda Item Summary Memo

Title: Hagemann Trust (Annexation & Rezoning)

Meeting and Date: City Council – August 13, 2024

Synopsis: Request for annexation and rezoning for future manufacturing or data center land use.

Council Action Previously Taken:

Date of Action: CC – 7/23/24 Action Taken: A public hearing was held.

Item Number: PZC 2024-08 & EDC 2024-25

Type of Vote Required: Majority

Council Action Requested: Vote

Submitted by: Krysti J. Barksdale-Noble, AICP Community Development
Name Department

Agenda Item Notes:

See attached memo.



Memorandum

To: City Council
From: Krysti Barksdale-Noble, Community Development Director
CC: Bart Olson, City Administrator
Sara Mendez, Planner I
Date: August 7, 2024
Subject: **PZC 2024-08 Hagemann Trust (Green Door Nexus North)**
Annexation and Rezoning Requests

SUMMARY:

The petitioner/contract purchaser, Green Door Capital, and Hagemann Family Trust, owner, are seeking to annex and rezone approximately 138-acres of unincorporated farmland. Generally located immediately east of Eldamain Road, north of Cornells Road, and west of West Beecher Road, the property consists of three (3) parcels (#02-07-100-011, 02-07-100-002, and 02-07-300-005). The petitioner is also requesting rezoning approval from R-1 Single-Family Suburban Residential District to M-2 General Manufacturing District, contingent on approval of annexation by the City Council.



HAGEMANN TRUST ANNEXATION MAP

United City of Yorkville, Illinois

Date: March 12, 2024

File Location: I:\ARCGIS TEMPLATES\HAGEMANN TRUST ANNEXATION MAP



ANNEXATION REQUEST/CONTIGUITY:

As mentioned, the applicant seeks annexation of three (3) unincorporated parcels, #02-07-100-011, 02-07-100-002, and 02-07-300-005, totaling approximately 138-acres for the purpose of constructing and operating a future industrial/data center land use. Contiguity of the subject parcels and Yorkville’s current corporate boundary is established immediately north of the Bright Farms development which is currently under construction with a planned use for an industrial lettuce farm. The initial public hearing for the annexation request was held on May 14, 2024 and a supplemental hearing was conducted on July 23, 2024.

ELDAMAIN ROAD RECAPTURE:

In 2011, the City of Yorkville, City of Plano, and Kendall County entered into an intergovernmental agreement regarding the future reconstruction of Eldamain Road from Menards Distribution Center north to Galena Road (Ord. 2011-05). Kendall County agreed to bring Eldamain Road under its jurisdiction and made roadway improvements costing \$6,300,000 for that portion of the roadway. The three (3) governmental entities agreed to equally share the improvements cost which are to be paid through recapture agreements from future annexed properties with frontage along Eldamain Road.

Yorkville has approximately 11,290 lineal feet of frontage along Eldamain Road, and the estimated assessed fee per lineal foot for recapture is \$336.59, for a total of \$3.8 million. This total amount includes repayment of the city’s \$1.7 million of cost-sharing obligations memorialized in the 2020 Yorkville/Plano boundary agreement and \$2.1 million share of the total County’s reconstruction costs.

Staff was recently informed by Kendall County that since the county highway department received a grant for approximately \$3.5 million in federal funds for the reconstruction of Eldamain Road, the recapture amount has been reduced from \$336.59 per lineal foot of frontage to ~161.00 per lineal feet. **The estimated total recapture is approximately \$475,111.** The City expects to have confirmation of these numbers within the next few weeks and a revised intergovernmental agreement will need to be executed between all parties with the updated recapture figures that take into consideration the federal grant. Below is an estimated amount each proposed annexed parcel is obligated to pay per the intergovernmental agreements:

<i>PARCEL</i>	<i>ESTIMATED FRONTAGE</i>	<i>ORIGINAL ESTIMATED RECAPTURE</i>	<i>REVISED ESTIMATED RECAPTURE</i>
<i>02-07-100-011</i>	~ 1,413 linear feet	\$475,601.67	\$227,493
<i>02-07-100-002</i>	~ 601 linear feet	\$202,290.59	\$96,761
<i>02-07-300-005</i>	~ 937 linear feet	\$315,384.83	\$150,857
<i>TOTAL</i>	~ 2,951 linear feet	\$993,277.09	\$475,111.00

REZONING REQUEST:

The Planning and Zoning Commission held a public hearing for the rezoning request for the subject property on June 12, 2024. The commission made the following actions on the motions below:

Proposed Motion:

In consideration of testimony presented during a Public Hearing on June 12, 2024 and discussion of the findings of fact, the Planning and Zoning Commission recommends approval to the City Council a request for rezoning from R-1 Single-Family Residential to M-2 General Manufacturing District for a proposed future industrial/data center, contingent upon approval of annexation by the City Council, for a property generally located immediately east of Eldamain Road, north of Corneils Road, and west of West Beecher Road.

Action Item:

Millen-nay; Goins-aye; Forristall-aye; Vinyard-aye; Williams-nay; Hyett-yes

4 ayes; 2 no

ATTACHMENTS:

1. Draft Annexing Ordinance
2. Plat of Annexation
3. Draft Ordinance Approving Annexation Agreement
4. Draft Annexation Agreement
5. Draft Rezoning Ordinance
6. Planning and Zoning Commission Memo
7. Ord. 2011-05 Yorkville/Plano/Kendall County IGA re: Eldamain Road Improvements
8. Ord. 2020-07 Yorkville/Plano Boundary Agreement
9. Annexation Application
10. Rezoning Application
11. Public Hearing Notices

**AN ORDINANCE OF THE UNITED CITY OF YORKVILLE, ILLINOIS
ANNEXING CERTAIN TERRITORY LOCATED EAST OF ELDAMAIN ROAD AND
NORTH OF CORNEILS ROAD TO THE UNITED CITY OF YORKVILLE
(Hagemann Property)**

WHEREAS, the United City of Yorkville (the “City”) is a duly organized and validly existing non-home rule municipality created in accordance with the Constitution of the State of Illinois of 1970 and the Laws of the State; and

WHEREAS, a duly executed *PETITION FOR ANNEXATION*, signed by an authorized representative of the Hagemann Family Trust and Green Door Capital, collectively the owners of record, has been filed with the City, requesting that certain territory legally described hereinafter be annexed to the City; and

WHEREAS, there are no electors residing within said territory; and

WHEREAS, the said territory is not within the corporate limits of any municipality, but is contiguous to the City; and

WHEREAS, legal notices regarding the intention of the City to annex said territory have been sent to all public bodies required to receive such notice by state statute; and

WHEREAS, the legal owners or record of said territory and the City have entered into a valid and binding annexation agreement relating to such territory; and

WHEREAS, all petitions, documents and other necessary legal requirements are in full compliance with the terms of the annexation agreement and with the statutes of the State of Illinois, specifically Section 7-1-8 of the Illinois Municipal Code; and

WHEREAS, it is in the best interests of the City that said territory be annexed.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and City Council of the United City of Yorkville, Kendall County, Illinois, as follows:

Section 1. That the property to be annexed is identified by property index numbers 02-07-100-011, 02-07-100-002, and 02-07-300-005 and legally described and depicted in the Plat of Annexation, attached hereto as Exhibit A.

Section 2. That the territory described in Section 1 above is hereby annexed to the United City of Yorkville, Illinois.

Section 3. That the City Clerk is hereby directed within 90 days from the effective date of this ordinance to record or cause to be recorded with the Office of the Kendall County Recorder and to file with the Kendall County Clerk a certified copy of this Ordinance, together with the *Plat of Annexation* appended to this Ordinance.

Section 4. That this Ordinance shall be in full force and effect from and after its passage, approval, and publication in the manner provided by law.

[Remainder of Page Intentionally Left Blank, Roll Call Vote to Follow]

Passed by the City Council of the United City of Yorkville, Kendall County, Illinois this
____ day of _____, A.D. 2024.

CITY CLERK

KEN KOCH _____

DAN TRANSIER _____

ARDEN JOE PLOCHER _____

CRAIG SOLING _____

CHRIS FUNKHOUSER _____

MATT MAREK _____

SEAVER TARULIS _____

RUSTY CORNEILS _____

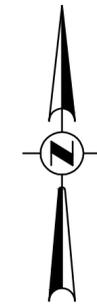
APPROVED by me, as Mayor of the United City of Yorkville, Kendall County, Illinois
this ____ day of _____, A.D. 2024.

MAYOR

Attest:

CITY CLERK

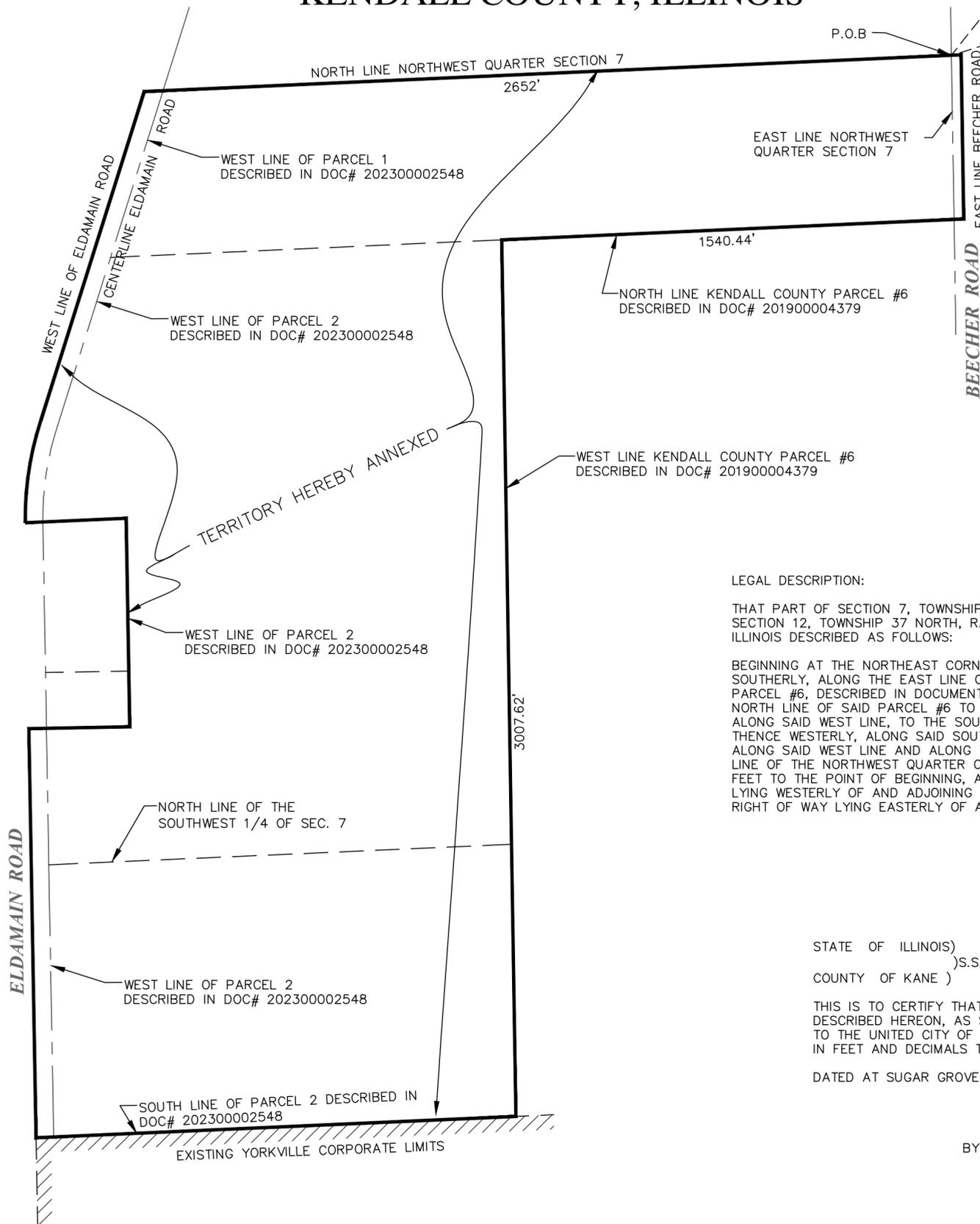
PLAT OF ANNEXATION TO THE UNITED CITY OF YORVILLE KENDALL COUNTY, ILLINOIS



N.T.S.

P.I.N.S:

02-07-100-011
02-07-100-002
02-07-300-005



LEGAL DESCRIPTION:

THAT PART OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7 EAST AND PART OF THE NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 37 NORTH, RANGE 6 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN KENDALL COUNTY, ILLINOIS DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION 7; THENCE SOUTHERLY, ALONG THE EAST LINE OF SAID NORTHWEST QUARTER, TO THE NORTH LINE OF KENDALL COUNTY PARCEL #6, DESCRIBED IN DOCUMENT NUMBER 201900004379; THENCE WESTERLY, 1540.44 FEET, ALONG THE NORTH LINE OF SAID PARCEL #6 TO THE WEST LINE OF SAID PARCEL; THENCE SOUTHERLY, 3007.62 FEET, ALONG SAID WEST LINE, TO THE SOUTH LINE OF PARCEL 2, DESCRIBED IN DOCUMENT NUMBER 202300002548; THENCE WESTERLY, ALONG SAID SOUTH LINE, TO THE WEST LINE OF SAID PARCEL 2; THENCE NORTHERLY, ALONG SAID WEST LINE AND ALONG THE WEST LINE OF PARCEL 1 DESCRIBED SAID DOCUMENT, TO THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 7; THENCE EASTERLY, ALONG SAID NORTH LINE, 2652 FEET TO THE POINT OF BEGINNING, ALSO INCLUDING THAT PART OF THE ELDAMAIN ROAD RIGHT OF WAY LYING WESTERLY OF AND ADJOINING THE ABOVE DESCRIBED PARCEL, AND THAT PART OF THE BEECHER ROAD RIGHT OF WAY LYING EASTERLY OF AND ADJOINING THE ABOVE DESCRIBED PARCEL.

STATE OF ILLINOIS)
)S.S.
COUNTY OF KANE)

THIS IS TO CERTIFY THAT WE, ENGINEERING ENTERPRISES, INC. HAVE PLATTED THE PROPERTY DESCRIBED HEREON, AS SHOWN BY THE ATTACHED PLAT FOR THE PURPOSE OF ANNEXATION TO THE UNITED CITY OF YORKVILLE, KENDALL COUNTY, ILLINOIS. ALL DISTANCES SHOWN ARE IN FEET AND DECIMALS THEREOF.

DATED AT SUGAR GROVE, ILLINOIS, THIS 6th DAY OF MAY 2024.

BY: 
ILLINOIS PROFESSIONAL LAND SURVEYOR NO 3581
(EXP. 11/30/24)



Engineering Enterprises, Inc.
CONSULTING ENGINEERS
52 Wheeler Road
Sugar Grove, Illinois 60554
630.466.6700 / www.eeiweb.com

**UNITED CITY OF YORKVILLE
KENDALL COUNTY, ILLINOIS**

			DATE: MAY 6, 2024
			PROJECT NO. YO2305
			FILE NO YO2304 ANNEXATION
			PAGE 1 OF 1
NO.	DATE	REVISIONS	

**AN ORDINANCE OF THE UNITED CITY OF YORKVILLE, ILLINOIS,
AUTHORIZING THE EXECUTION OF AN ANNEXATION AGREEMENT FOR
CERTAIN TERRITORY LOCATED EAST OF ELDAMAIN ROAD AND NORTH OF
CORNEILS ROAD TO THE UNITED CITY OF YORKVILLE
(Hagemann Property)**

WHEREAS, the United City of Yorkville (the "City") is a duly organized and validly existing non home-rule municipality created in accordance with the Constitution of the State of Illinois of 1970 and the laws of the State; and

WHEREAS, the Hagemann Family Trust and Green Door Capital (jointly the "Owner"), desires to enter into an Annexation Agreement (the "Agreement"), regarding property owned by the Owner which is approximately 138.441 acres legally described and identified in the Agreement, attached hereto as Exhibit A (the "Subject Property"); and

WHEREAS, the Subject Property is contiguous with the existing corporate limits of the City and is not within the boundary of any other city; and

WHEREAS, public hearings were conducted by the Mayor and City Council (the "Corporate Authorities") on the Agreement on May 14, 2024 and July 23, 2024, and all notices required by law have been given by the City and Owner; and

WHEREAS, the statutory procedures provided in Section 11-15.1-1 of the Illinois Municipal Code for the execution of the annexation agreement have been fully complied with; and

WHEREAS, the Corporate Authorities have concluded that the approval and execution of the proposed Agreement, attached hereto, is in the best interests of the health, safety, and welfare of the City.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and City Council of the United City of Yorkville, Kendall County, Illinois, as follows:

Section 1. The above recitals are incorporated and made a part of this Ordinance.

Section 2. The *Annexation Agreement* attached hereto and made a part hereof by reference as Exhibit A, be and is hereby approved and the Mayor and City Clerk are hereby authorized and directed to execute and deliver said Agreement.

Section 3. This Ordinance shall be in full force and effect upon its passage, approval, and publication in pamphlet form as provided by law.

Passed by the City Council of the United City of Yorkville, Kendall County, Illinois this ____ day of _____, A.D. 2024.

CITY CLERK

KEN KOCH _____

DAN TRANSIER _____

ARDEN JOE PLOCHER _____

CRAIG SOLING _____

CHRIS FUNKHOUSER _____

MATT MAREK _____

SEAVER TARULIS _____

RUSTY CORNEILS _____

APPROVED by me, as Mayor of the United City of Yorkville, Kendall County, Illinois this ____ day of _____, A.D. 2024.

MAYOR

Attest:

CITY CLERK

STATE OF ILLINOIS)
) ss.
COUNTY OF KENDALL)

ANNEXATION AGREEMENT

This Annexation Agreement (hereinafter (“*Agreement*”), is made and entered into this _____ day of _____, 2024, by and between the United City of Yorkville, a municipal corporation, hereinafter referred to as “*City*” and Hagemann Family Trust and Green Door Capital, hereinafter jointly referred to as “*Owner*”.

WITNESSETH:

WHEREAS, the Owner owns fee simple interest to the real property, which is legally described in *Exhibit A* attached hereto, consisting of approximately 138.441 acres, more or less (the “*Subject Property*”); and,

WHEREAS, it is the desire of the Owner to provide for the annexation of the Subject Property and to use the Subject Property in accordance with the terms of this Agreement and the ordinances of the City; and, to provide that when annexed, the Subject Property is to be zoned as M-2 General Manufacturing District; and,

WHEREAS, it is the desire of the Mayor and City Council (the “*Corporate Authorities*”) to annex the Subject Property and permit the zoning, all being pursuant to the terms and conditions of this Agreement and the ordinances of the City; and,

WHEREAS, Owner and City have or will perform and execute all acts required by law to effectuate such annexation; and,

WHEREAS, all notices and publications as required by law relating to the zoning of the Subject Property and the Agreement have been published and given to the persons or entities entitled thereto, pursuant to the applicable provisions of the Illinois Municipal Code (the “*Municipal Code*”); and,

WHEREAS, the Corporate Authorities of the City have duly fixed the time for a public hearing on this Agreement and pursuant to legal notice have held such hearing thereon all as required by the provisions of the Municipal Code; and,

WHEREAS, the Planning and Zoning Commission of the City and has duly held all public hearings relating to zoning, all as required by the provisions of the City’s Zoning Code and the Municipal Code (the “*Municipal Code*”); and,

WHEREAS, the Owner and City agree that upon Annexation to the City of the Subject Property shall be placed in the M-2 General Manufacturing District; and,

WHEREAS, in accordance with the powers granted to the City by the provisions of Section 11-15.1-1 *et seq.* of the Municipal Code (65 ILCS 5/11-15.1-1 *et seq.*), relating to Annexation Agreements, the parties hereto wish to enter into a binding Agreement with respect to the future annexation, and zoning of the Subject Property and to provide for various other matters related directly or indirectly to the annexation and use of the Subject Property during the term of this Agreement as authorized by the provisions of said statutes.

NOW THEREFORE, in consideration of the mutual covenants, agreements and conditions herein contained, and by authority of and in accordance with the aforesaid statutes of the State of Illinois, the City and the Owner agree as follows:

Section 1. Annexation.

The Owner has filed with the Clerk of the City a duly and properly executed petition pursuant to, and in accordance with, the provisions of Section 5/7-1-1 *et seq.* of the Municipal Code to annex the Subject Property and any adjacent roadways not previously annexed to the City of Yorkville.

Section 2. Conditions of Annexation.

- A. The City hereby agrees, contemporaneously with annexation, the City shall undertake procedures as required by the City's Unified Development Ordinance to rezone the Subject Property as M-2 General Manufacturing District.
- B. The Owner agrees to satisfy any and all obligations pertaining to the Subject Agreement pursuant to the Intergovernmental Agreement with Kendall County and the City of Plano Governing the Reconstruction of Eldamain Road attached hereto as *Exhibit B*.
- C. The Owner agrees to convey to the City one (1) acre of the subject Property for the purpose of constructing water tower and permanent easement for the extension of a watermain and driveway access to the water tower.

Section 3. Binding Effect and Term.

This Annexation Agreement shall be binding upon and inure to the benefit of the parties hereto, their successors and assigns including, but not limited to, successor owners of record, successor developers, lessees, and successor lessees, and upon any successor municipal authority of the City and the successor municipalities for a period of twenty (20) years from the later of the date of execution hereof and the date of adoption of the ordinances pursuant hereto.

Section 4. Notices and Remedies.

Upon a breach of this Agreement, the parties hereto agree that the venue shall be the Circuit Court of Kendall County. It is further understood by the parties hereto that upon breach of this Agreement the non-defaulting party may exercise any remedy available at law or equity.

Before any failure of any part of this Agreement to perform its obligations under this Agreement shall be deemed to be a breach of this Agreement, the party claiming such failure shall notify, in writing, by certified mail/return receipt requested, the party alleged to have failed to perform, state the obligation allegedly not performed and the performance demanded.

Notice shall be provided at the following addresses:

To the City: United City of Yorkville
651 Prairie Pointe Drive
Yorkville, Illinois 60560
Attn: City Administrator

With a copy to: Kathleen Field Orr
Ottosen DiNolfo Hasenbalg & Castaldo, Ltd.
1804 North Naper Boulevard
Suite 350
Naperville, Illinois 60563

To the Owner: Patricia Fleck & Larry Hagemann
Hagemann Family Trust
723 Tanager Lane
Geneva, IL, 60134

To the Purchaser: Matt Gilbert
Green Door Capital
837 W. Junior Ter
Chicago, IL 60613

Section 5. Agreement to Prevail over Ordinances.

In the event of any conflict between this Agreement and any ordinances of the City in force at the time of execution of this Agreement or enacted during the pendency of this Agreement, the provisions of this Agreement shall prevail to the of any such conflict or inconsistency.

Section 6. Provisions.

If any provision of this Agreement or its application to any person, entity, or property is held invalid, such provision shall be deemed to be excised here from and the invalidity thereof shall not affect the application or validity of any other terms, conditions, and provisions of this

Agreement and, to that end, any terms, conditions, and provisions of this Agreement are declared to be severable.

IN WITNESS WHEREOF, the parties hereto have caused this Fourth Amendment to be executed by their duly authorized officers on the above date at Yorkville, Illinois.

United City of Yorkville, an Illinois
municipal corporation

By: _____
Mayor

Attest:

City Clerk

Larry Hagemann

By: _____
Owner

Patricia Fleck

By: _____
Owner

EXHIBIT A

PARCEL 1:

THAT PART OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH FALLS WITHIN THE FOLLOWING DESCRIBED TRACT OF LAND:

THAT PART OF THE SOUTH 1/2 OF SECTION 6 AND THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE CENTER LINE OF A HIGHWAY NOW KNOWN AS W. BEECHER ROAD WHICH IS NORTH 15 DEGREES 11 MINUTES EAST 635 FEET FROM THE SOUTHEAST CORNER OF THE SOUTHWEST 1/4 OF SAID SECTION 6; THENCE SOUTH 15 DEGREES 11 MINUTES WEST ALONG SAID CENTER LINE 635 FEET TO THE SOUTHEAST CORNER OF SAID SOUTHWEST 1/4; THENCE SOUTH ALONG THE QUARTER SECTION LINE 8.80 CHAINS; THENCE SOUTH 88 DEGREES WEST ALONG A CLAIM LINE 43.78 CHAINS TO THE CENTER LINE OF A HIGHWAY NOW KNOWN AS ELDAMAIN ROAD; THENCE NORTH 17 DEGREES 30 MINUTES EAST ALONG SAID CENTER LINE 19 CHAINS TO A POINT SOUTH 88 DEGREES 25 MINUTES WEST FROM THE POINT OF BEGINNING; THENCE NORTH 88 DEGREES 25 MINUTES EAST 2652 FEET TO THE POINT OF BEGINNING, ALL IN TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE TOWNSHIP OF BRISTOL, KENDALL COUNTY, ILLINOIS.

PARCEL 2:

THAT PART OF THE WEST 1/2 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING ON THE WEST LINE OF SAID SECTION, 25.80 CHAINS NORTH OF THE SOUTHWEST CORNER OF SAID SECTION: THENCE EASTERLY ON A LINE PARALLEL TO THE SOUTH LINE OF SAID SECTION, 23.94 CHAINS; THENCE NORTHERLY ON A LINE PARALLEL WITH THE EAST LINE OF THE WEST 1/2 OF SAID SECTION, 45.57 CHAINS; THENCE WESTERLY ON A LINE PARALLEL WITH THE SOUTH LINE OF SAID SECTION, 20.20 CHAINS TO THE CENTER LINE OF THE ROAD; THENCE SOUTHERLY ALONG SAID CENTER LINE TO THE POINT OF BEGINNING; IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS, EXCEPTING THEREFROM THE FOLLOWING:

(1) THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 7; THENCE NORTHERLY ALONG THE WEST LINE OF SAID SECTION, 3,110.0 FEET FOR A POINT OF BEGINNING; THENCE EASTERLY AT RIGHT ANGLES TO SAID WEST LINE, 284.0 FEET; THENCE NORTHERLY PARALLEL WITH SAID WEST LINE, 191.73 FEET; THENCE WESTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, 284.0 FEET TO THE SAID WEST LINE; THENCE SOUTHERLY ALONG SAID WEST LINE,

191.73 FEET TO THE POINT OF BEGINNING, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

(2) THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 7; THENCE NORTHERLY ALONG THE WEST LINE OF SAID SECTION, 3301.73 FEET FOR A POINT OF BEGINNING; THENCE EASTERLY AT RIGHT ANGLES TO SAID WEST LINE, 284.0 FEET; THENCE NORTHERLY PARALLEL WITH SAID WEST LINE, 526.43 FEET; THENCE WESTERLY ALONG A LINE FORMING AN ANGLE OF 88 DEGREES, 30 MINUTES, 00 SECONDS WITH THE LAST DESCRIBED COURSE MEASURED COUNTER-CLOCKWISE THEREFROM, 284.10 FEET TO SAID WEST LINE; THENCE SOUTHERLY ALONG SAID WEST LINE, 519.0 FEET TO THE POINT OF BEGINNING, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

(3) THAT PART DEDICATED FOR PUBLIC ROAD BY PLAT OF DEDICATION RECORDED JULY 27, 2004 AS DOCUMENT NO. 200400020601, DESCRIBED AS FOLLOWS:

THAT PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED, AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE WEST LINE OF SAID NORTHWEST QUARTER WITH THE CENTER LINE OF ELDAMAIN ROAD EXTENDED FROM THE NORTHEAST, WHICH POINT IS DESCRIBED AS BEING 1327.29 FEET SOUTHERLY OF THE NORTHWEST CORNER OF SAID NORTHWEST QUARTER; THENCE NORTHEASTERLY ALONG SAID CENTER LINE 190.57 FEET; THENCE EASTERLY AT RIGHT ANGLES TO SAID CENTER LINE 40.0 FEET; THENCE SOUTHERLY ALONG A CURVE: TO THE LEFT HAVING A RADIUS OF 1160.0 FEET WITH IS RADIAL TO THE LAST DESCRIBED COURSE, 365.38 FEET TO A POINT 40.0 FEET EASTERLY OF SAID WEST LINE; THENCE WEST AT RIGHT ANGLES TO SAID WEST LINE 40.0 FEET TO SAID WEST LINE; THENCE NORTH ALONG SAID WEST LINE 190.57 FEET TO THE POINT OF BEGINNING IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

4) THAT PART CONVEYED TO KENDALL COUNTY, ILLINOIS BY WARRANTY DEED RECORDED APRIL 23, 2012 AS DOCUMENT NO. 201200007234, DESCRIBED AS FOLLOWS:

TRACT A

PART OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS, USING BEARINGS AND GRID DISTANCES REFERENCED TO THE ILLINOIS STATE PLANE COORDINATE SYSTEM, EAST ZONE, NAD 83(97 AD J): BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE NORTH 87 DEGREES 20 MINUTES 05 SECONDS EAST 30.30 FEET ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE SOUTH 01 DEGREES 41 MINUTES 00 SECONDS EAST 934.77 FEET; THENCE SOUTH 87 DEGREES 30 MINUTES 51 SECONDS WEST 40.90 FEET TO THE

WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE NORTH 01 DEGREES 02 MINUTES 01 SECONDS WEST 914.44 FEET ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7 TO THE TO THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 37 NORTH, RANGE 6, EAST OF SAID THIRD PRINCIPAL MERIDIAN; THENCE NORTH 01 DEGREES 02 MINUTES 30 SECONDS WEST 20.44 FEET ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7 TO THE POINT OF BEGINNING, CONTAINING 0.764 ACRES, MORE OR LESS, OF WHICH 0.537 ACRE, MORE OR LESS, IS WITHIN THE EXISTING RIGHT OF WAY FOR COUNTY HIGHWAY 7.

TRACT B

PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS, USING BEARINGS AND GRID DISTANCES REFERENCED TO THE ILLINOIS STATE PLANE COORDINATE SYSTEM, EAST ZONE, NAD 83(97 ADJ): COMMENCING AT THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION ; THENCE NORTH 87 DEGREES 15 MINUTES 05 SECONDS EAST 437.14 FEET ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 7: THENCE SOUTH 17 DEGREES 00 MINUTES 27 SECONDS WEST 1078.79 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 72 DEGREES 59 MINUTES 33 SECONDS EAST 21.70 FEET TO THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7; THENCE SOUTH 09 DEGREES 36 MINUTES 34 SECONDS WEST 142.10 FEET TO THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7; THENCE NORTH 72 DEGREES 59 MINUTES 33 SECONDS WEST 40.00 FEET ALONG THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7 AND THE EXTENSION THEREOF; THENCE NORTH 17 DEGREES 00 MINUTES 27 SECONDS EAST 140.91 FEET TO THE POINT OF BEGINNING, CONTAINING 0.100 ACRES, MORE OR LESS, OF WHICH 0.069 ACRE, MORE OR LESS, IS WITHIN THE EXISTING RIGHT OF WAY FOR COUNTY HIGHWAY 7.

with **Property Index Numbers 02-07-100-011, 02-07-100-002, and 02-07-300-005.**

EXHIBIT B

AN ORDINANCE OF THE UNITED CITY OF YORKVILLE, KENDALL COUNTY, ILLINOIS APPROVING THE REZONING TO M-2 GENERAL MANUFACTURING DISTRICT FOR THE PROPERTY LOCATED EAST OF ELDAMAIN ROAD AND NORTH OF CORNEILS ROAD IN YORKVILLE, ILLINOIS (Hagemann Property)

WHEREAS, the United City of Yorkville, Kendall County, Illinois (the “City”) is a duly organized and validly existing non home-rule municipality created in accordance with the Constitution of the State of Illinois of 1970 and the laws of the State; and

WHEREAS, the Hagemann Family Trust and Green Door Capital, are jointly the owners (the “Owner”) of real property identified by Parcel Numbers 02-07-100-011, 02-07-100-002, and 02-07-300-005 and legally described on Exhibit A attached hereto and made a part hereof by reference (the “Subject Property”), and are seeking rezoning of the Subject Property to M-2 General Manufacturing District; and

WHEREAS, the Planning Commission convened and held a public hearing on the 12th day of June, 2024, to consider the rezoning after publication of notice and notice to property owners within five hundred (500) feet of the Subject Property; and

WHEREAS, the Planning Commission reviewed the standards set forth in Section 10-4-11 and made findings of fact and recommendation to the Corporate Authorities for approval of the rezoning; and

NOW, THEREFORE, BE IT ORDAINED by the Mayor and City Council of the United City of Yorkville, Kendall County, Illinois, as follows:

Section 1. The above recitals are incorporated herein and made a part of this Ordinance.

Section 2. That the Corporate Authorities hereby approve the rezoning of the Subject Property, legally described on Exhibit A, from the R-1 One Family Residence District to the M-2 General Manufacturing District.

Section 3. This Ordinance shall be in full force and effect upon its passage, approval, and publication as provided by law.

[Remainder of Page Intentionally Left Blank, Roll Call Vote to Follow]

Passed by the City Council of the United City of Yorkville, Kendall County, Illinois this
____ day of _____, A.D. 2024.

CITY CLERK

KEN KOCH _____

DAN TRANSIER _____

ARDEN JOE PLOCHER _____

CRAIG SOLING _____

CHRIS FUNKHOUSER _____

MATT MAREK _____

SEAVER TARULIS _____

RUSTY CORNEILS _____

APPROVED by me, as Mayor of the United City of Yorkville, Kendall County, Illinois
this ____ day of _____, A.D. 2024.

MAYOR

Attest:

CITY CLERK

Exhibit A

LEGAL DESCRIPTION

PARCEL 1:

THAT PART OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH FALLS WITHIN THE FOLLOWING DESCRIBED TRACT OF LAND:

THAT PART OF THE SOUTH 1/2 OF SECTION 6 AND THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE CENTER LINE OF A HIGHWAY NOW KNOWN AS W. BEECHER ROAD WHICH IS NORTH 15 DEGREES 11 MINUTES EAST 635 FEET FROM THE SOUTHEAST CORNER OF THE SOUTHWEST 1/4 OF SAID SECTION 6; THENCE SOUTH 15 DEGREES 11 MINUTES WEST ALONG SAID CENTER LINE 635 FEET TO THE SOUTHEAST CORNER OF SAID SOUTHWEST 1/4; THENCE SOUTH ALONG THE QUARTER SECTION LINE 8.80 CHAINS; THENCE SOUTH 88 DEGREES WEST ALONG A CLAIM LINE 43.78 CHAINS TO THE CENTER LINE OF A HIGHWAY NOW KNOWN AS ELDAMAIN ROAD; THENCE NORTH 17 DEGREES 30 MINUTES EAST ALONG SAID CENTER LINE 19 CHAINS TO A POINT SOUTH 88 DEGREES 25 MINUTES WEST FROM THE POINT OF BEGINNING; THENCE NORTH 88 DEGREES 25 MINUTES EAST 2652 FEET TO THE POINT OF BEGINNING, ALL IN TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE TOWNSHIP OF BRISTOL, KENDALL COUNTY, ILLINOIS.

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Memorandum

To: Planning and Zoning Commission
From: Krysti Barksdale-Noble, Community Development Director
CC: Bart Olson, City Administrator
Sara Mendez, Planner I
Date: June 5, 2024
Subject: **PZC 2024-08 Hagemann Trust (Green Door Nexus North)**
Annexation and Rezoning Requests

SUMMARY:

The petitioner/contract purchaser, Green Door Capital, and Hagemann Family Trust, owner, are seeking to annex and rezone approximately 138-acres of unincorporated farmland. Generally located immediately east of Eldamain Road, north of Cornells Road, and west of West Beecher Road, the property consists of three (3) parcels (#02-07-100-011, 02-07-100-002, and 02-07-300-005). The petitioner is also requesting rezoning approval from R-1 Single-Family Suburban Residential District to M-2 General Manufacturing District, contingent on approval of annexation by the City Council.



HAGEMANN TRUST ANNEXATION MAP

United City of Yorkville, Illinois

Date: March 12, 2024

File Location: I:\ARCGIS TEMPLATES\HAGEMANN TRUST ANNEXATION MAP



PROPERTY BACKGROUND:

The subject property is currently unincorporated and zoned A-1 Agriculture in Kendall County. Consisting of three (3) rectangular parcels, the largest parcel, being approx. 69 acres and located in the center, surrounds two unincorporated residential parcels abutting Eldamain Road. The parcel to the north is approximately 35 acres and the southern parcel is roughly 33 acres. All three (3) parcels have frontage along Eldamain Road. The subject property is mainly utilized as cropland is also part of the Rob Roy Drainage District.

ANNEXATION REQUEST/CONTIGUITY:

As mentioned, the applicant seeks annexation of three (3) unincorporated parcels, #02-07-100-011, 02-07-100-002, and 02-07-300-005, totaling approximately 138-acres for the purpose of constructing and operating a future industrial/data center land use. Contiguity of the subject parcels and Yorkville’s current corporate boundary is established immediately north of the Bright Farms development which is currently under construction with a planned use for an industrial lettuce farm.

The city engineer will prepare a Plat of Annexation as an exhibit to the annexation agreement. A public hearing for the proposed annexation was held on May 14, 2024 before the City Council.

ELDAMAIN ROAD RECAPTURE:

In 2011, the City of Yorkville, City of Plano, and Kendall County entered into an intergovernmental agreement regarding the future reconstruction of Eldamain Road from Menards Distribution Center north to Galena Road (Ord. 2011-05). Kendall County agreed to bring Eldamain Road under its jurisdiction and made roadway improvements costing \$6,300,000 for that portion of the roadway. The three (3) governmental entities agreed to equally share the improvements cost which are to be paid through recapture agreements from future annexed properties with frontage along Eldamain Road.

Yorkville has approximately 11,290 lineal feet of frontage along Eldamain Road, and the estimated assessed fee per lineal foot for recapture is \$336.59, for a total of \$3.8 million. This total amount includes repayment of the city’s \$1.7 million of cost-sharing obligations memorialized in the 2020 Yorkville/Plano boundary agreement and \$2.1 million share of the total County’s reconstruction costs.

Below is an estimated amount each proposed annexed parcel is obligated to pay per the intergovernmental agreements:

<i>PARCEL</i>	<i>ESTIMATED FRONTAGE</i>	<i>ESTIMATED RECAPTURE</i>
<i>02-07-100-011</i>	~ 1,413 linear feet	\$475,601.67
<i>02-07-100-002</i>	~ 601 linear feet	\$202,290.59
<i>02-07-300-005</i>	~ 937 linear feet	\$315,384.83
<i>TOTAL</i>	<i>~ 2,951 linear feet</i>	<i>\$993,277.09</i>

REZONING REQUEST:

Per Section 10-3-4 of the Yorkville Unified Development Ordinance (UDO), any territory annexed to the city shall automatically be classified within the R-1 Single-Family Suburban Residential District. Therefore, the petitioner is seeking rezoning within the M-2 General Manufacturing District for a proposed future industrial/data center. Data centers are defined as a facility comprised of networked computers, storage systems, and computing infrastructure which organizations use to assemble, process, store and disseminate data.

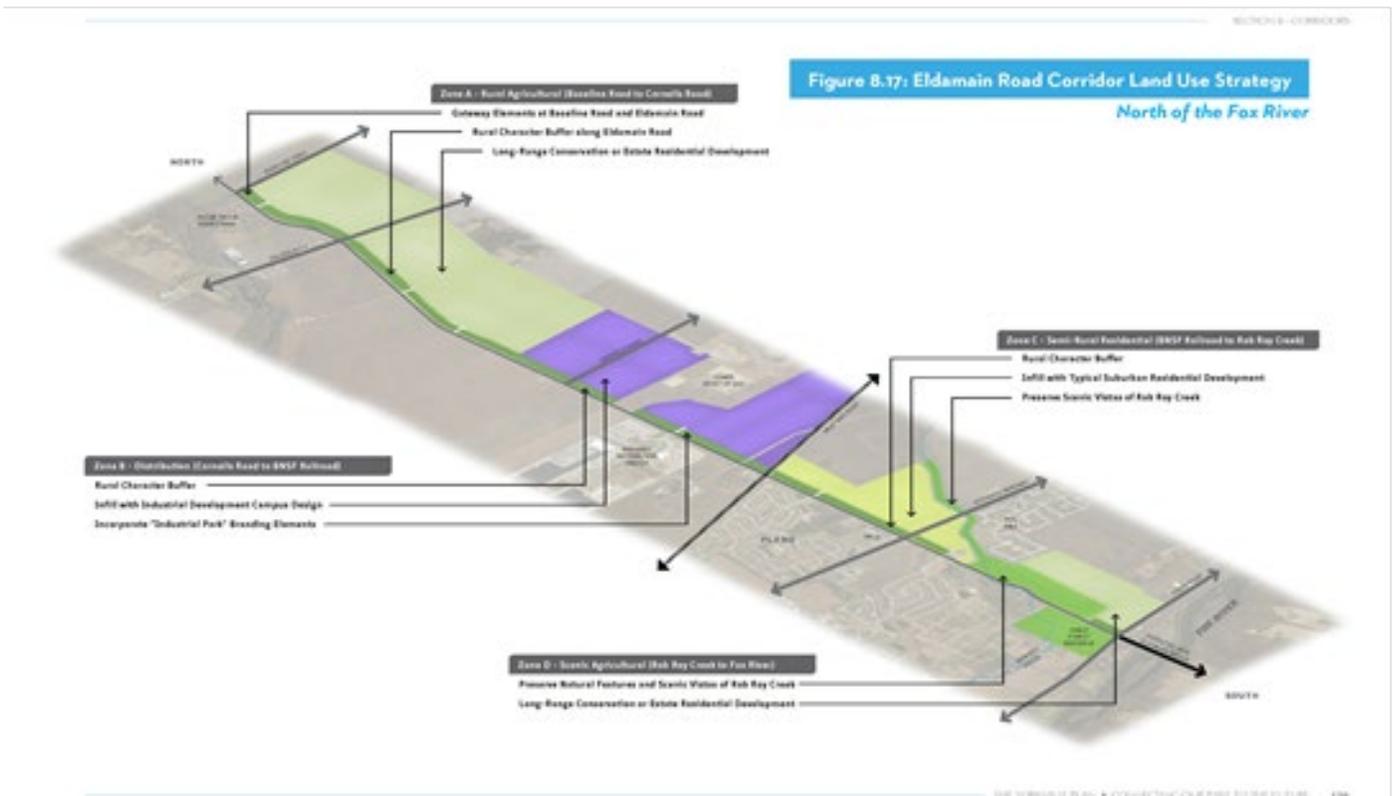
Table 10-3-12(B) Energy Industrial Uses of the United City of Yorkville’s Unified Development Ordinance identifies data centers as a permitted land uses in the M-2 District. The Unified Development Ordinance also states specific standards for rezoning which all recommendation bodies will review. The petitioner has provided responses to the established standards for each of the criteria provided in the application.

To understand the impact of the proposed rezoning and future land use of the subject property, staff has prepared the following chart summarizing the current immediate surrounding zoning and land uses:

	Zoning	Land Use
North	A-1 (Unincorporated Kendall County)	Agriculture
	M-1 Limited Manufacturing (Unincorporated Kendall County)	Jet’s Towing/Repair/Truck Storage
South	M-1 Limited Manufacturing	Bright Farms
	M-2 General Manufacturing	
East	A-1 Agriculture District	Agriculture/Undeveloped
West	A-1/R-1 Residential (Unincorporated Kendall County)	Agriculture/Residential
	Eldamain Road	Transportation Land Use

THE COMPREHENSIVE PLAN:

The 2016 Comprehensive Plan Update designates the future land use for this property as General Industrial. The General Industrial (GI) designation is generally intended for a broad range of warehousing and manufacturing served by both rail and truck, particularly along the Eldamain Corridor. In 2019 this area of the Comprehensive Plan was redesignated from Estate/Conservation Residential (ERC) to General Industrial (GI) based upon the roadway improvements to Eldamain Road. A data center and the requested M-2 General Manufacturing District is consistent with the current future land use designation in the 2016 Comprehensive Plan Update.





ELDAMAIN ROAD CORRIDOR

New Future Land Use Designation: General Industrial

Summary:

In 2019, the Illinois Department of Transportation announced that \$45 million in funds for the construction of the Eldamain Road bridge over the Fox River was allocated in their multiyear plan. The city was contacted by Kendall County asking us to revisit the comprehensive plan's future land use designation for the Eldamain Road corridor to align with the Kendall County Land Resource Management Plan. Yorkville's future land use designation for this area is "Estate/Conservation Residential" which is intended to provide flexibility for residential design of large lot single-family homes or clustering of home with most of the development dedicated for conservation or green space area. However, Kendall County's Land Resource Management Plan (LRMP) identifies this area's future land use as "Mixed Use Business.". The Mixed-Use Business category would include offices, warehouses, highway-oriented commercial businesses and light industrial. To better align the potential future land uses in this region, the "General Industrial" is more appropriate given the new funding for infrastructure in the area.

STAFF COMMENTS:

Staff is supportive of the request for annexation and rezoning approval as it would advance the Comprehensive Plan's future land use strategy of creating an Eldamain Road industrial corridor.

REZONING STANDARDS

Section 10-8-12 Map Amendments establishes criteria for findings of fact related to rezoning (map amendment) requests. When the purpose and affect is to change the zoning of a property and amend the City's Zoning Map, the Planning and Zoning Commission shall consider each of the following facts before rendering a decision on the request. The petitioner has provided answers to each of the criteria in the application these standards which are included in the packet for your review and will be entered into the public record as part of the public hearing process. The standards are:

1. The existing uses and zoning of nearby property.
2. The extent to which the property values are diminished by the particular zoning restrictions.
3. The extent to which the destruction of the property values of plaintiff promotes the health, safety, morals, or general welfare of the public.
4. The relative gain to the public as compared to the hardship imposed upon the individual property owner.
5. The suitability of the subject property for the zoned purpose.
6. The length of time the property has been vacant as zoned considered in the context of land development in the area in the vicinity of the subject property.
7. The community need for the proposed use.
8. The care to which the community has undertaken to plan its land use development.

Additional UDO standards:

1. The proposed Map Amendment s consistent with the Comprehensive Plan and the purposes of the UDO.
2. The proposed Map Amendment is consistent with the existing and planned uses and zoning of the nearby properties.
3. The subject property is suitable for the purposes of the proposed district.
4. The proposed Map Amendment will not result in an individual parcel zoned in one zoning district that is not shared by the adjacent parcels.
5. The proposed parcel(s) to be rezoned shall meet the minimum frontage and area requirements of the requested rezoning district as specified in Section 10-3-9(A).

Proposed Motion:

In consideration of testimony presented during a Public Hearing on June 12, 2024 and discussion of the findings of fact, the Planning and Zoning Commission recommends approval to the City Council a request for rezoning from R-1 Single-Family Residential to M-2 General Manufacturing District for a proposed future industrial/data center, contingent upon approval of annexation by the City Council, for a property generally located immediately east of Eldamain Road, north of Corneils Road, and west of West Beecher Road, subject to {insert any additional conditions of the Planning and Zoning Commission}...

ATTACHMENTS:

1. Draft Rezoning Ordinance
2. Ord. 2011-05 Yorkville/Plano/Kendall County IGA re: Eldamain Road Improvements
3. Ord. 2020-07 Yorkville/Plano Boundary Agreement
4. Rezoning Application
5. Public Hearing Notice

**AN ORDINANCE OF THE UNITED CITY OF YORKVILLE, KENDALL COUNTY, ILLINOIS,
APPROVING AN INTERGOVERNMENTAL AGREEMENT WITH
KENDALL COUNTY AND THE CITY OF PLANO
GOVERNING THE RECONSTRUCTION OF ELDAMAIN ROAD**

WHEREAS, the United City of Yorkville is a duly organized, and validly existing non home-rule municipality of the State of Illinois under the 1970 Illinois Constitution and the laws of the State of Illinois; and,

WHEREAS, Kendall County, the United City of Yorkville and the City of Plano are “public agencies” within the meaning of the Intergovernmental Cooperation Act (5 ILCS 220/1, *et seq.*) and have authority to exercise, combine and transfer their powers, functions and authority jointly with each other as public agencies; and,

WHEREAS, Kendall County, the United City of Yorkville and the City of Plano are “units of local government” within the context of Section 10 of Article VII, of the Illinois Constitution of 1970 and have the authority to obtain or share services, and to exercise, combine, or transfer any power or function in any manner not prohibited by law or by ordinance; and,

WHEREAS, Kendall County, the United City of Yorkville and the City of Plano are authorized pursuant to the above authority to enter into an intergovernmental agreement for the reconstruction, financing, and recapturing of costs for the improvements to Eldamain Road which is under the jurisdiction of Kendall County.

NOW, THEREFORE, BE IT ORDAINED, by the Mayor and City Council of the United City of Yorkville, Kendall County, Illinois, as follows:

Section 1. The Corporate Authorities of the United City of Yorkville hereby find as facts all of the recitals in the preamble of this Ordinance and incorporate them as though fully set forth herein.

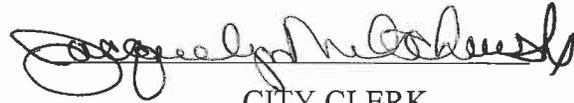
Section 2. That the agreement between Kendall County, the City of Plano, and the United City of Yorkville entitled, *Intergovernmental Agreement Between Kendall County, City of Plano and City of Yorkville, An Agreement Governing the Reconstruction of Eldamain Road from Menards to Galena Road*, (“Intergovernmental Agreement”) a copy of which is attached hereto and incorporated herein as Exhibit A, is hereby approved.

Section 3. That the Mayor and City Clerk are hereby authorized to execute and deliver said Intergovernmental Agreement.

Section 4. That the officials, officers, and employees of the United City of Yorkville are hereby authorized to take such further actions as are necessary to carry out the intent and purpose of this Ordinance and the Intergovernmental Agreement.

Section 5. This Ordinance shall be in full force and effect upon passage, approval, and publication as provided by law.

Passed by the City Council of the United City of Yorkville, Kendall County,
Illinois this 8 day of February, A.D. 2011.


CITY CLERK

ROBYN SUTCLIFF RS
ARDEN JOE PLOCHER AP
GARY GOLINSKI GG
ROSE SPEARS RS

DIANE TEELING DT
WALLY WERDERICH WW
MARTY MUNNS MM
GEORGE GILSON, JR. GG

Approved by me, as Mayor of the United City of Yorkville, Kendall County,
Illinois, this 22 day of FEBRUARY, A.D. 2011.


MAYOR

16AM 11-07

INTERGOVERNMENTAL AGREEMENT

BETWEEN

KENDALL COUNTY, CITY OF PLANO AND CITY OF YORKVILLE

An agreement governing the reconstruction of Eldamain Road from Menards to Galena Road

WHEREAS, Kendall County, the City of Plano, and the City of Yorkville are all units of local government authorized to enter into intergovernmental agreements pursuant to the Intergovernmental Cooperation Act, 5 ILCS 220 et seq. and the Illinois Constitution Article VII Sec. 10, and;

WHEREAS, Kendall County, hereinafter referred to as County, has jurisdiction over Eldamain Road for its entirety, and;

WHEREAS, the County seeks to make certain improvements to Eldamain Road from the Menards Distribution Center north to Galena Road to address the growing capacity needs of the roadway, improve public safety and stimulate the economies of local municipalities, and;

WHEREAS, specific improvements for the proposed roadway include the construction of one lane of concrete pavement in each direction, all appropriate turning lanes, paved shoulders, a raised grass median, pavement markings and all other appurtenances necessary to complete the reconstruction of the roadway in accordance with County specifications, and;

WHEREAS, the City of Plano, hereinafter referred to as Plano, has corporate boundaries lying immediately adjacent to and West of the centerline of Eldamain Road; and City of Yorkville, hereinafter referred to as Yorkville, has corporate boundaries lying immediately adjacent to and East of the centerline of Eldamain Road, and;

WHEREAS, both Plano and Yorkville share the vision of the County to make improvements to Eldamain Road from the Menards Distribution Center to Galena Road for reasons aforesaid, and;

WHEREAS, said agencies desire to codify the terms of agreement as they relate to the cost of the project, the recapture of fees, the timing of repayment of fees and expenses, the dedication of necessary rights-of-way, the cost of engineering and any and all other items expressly identified and contained herein.

NOW, THEREFORE, in consideration of the mutual promises, obligations and undertakings set forth herein, the parties mutually agree as follows:

1. The above recitals are incorporated herein by reference.
2. The County will prepare or cause to be prepared all documents related to the reconstruction of Eldamain Road from the Menards Distribution Center north to Galena Road, including, but not limited to, engineering plans, specifications, estimates, contracts, bonds, and certificates of insurance, as well as all documentation required for accurate payment of all contractors and subcontractors working on the

project under the terms and conditions of the contract, identified by the County as Section 07-00096-00-RP, at no cost to Plano and Yorkville.

3. The County will acquire necessary rights-of-way for the project, identified as Section 07-00096-00-RP, at no cost to Plano and Yorkville. Plano and Yorkville shall be responsible for acquiring rights of way for future improvements as set forth in paragraph 11 below.
4. As lead agency, the County will cause the reconstruction of Eldamain Road to be completed in a timely manner, and will make payment(s) to those performing the work in accordance with the contract documents.
5. The parties mutually agree that the estimated cost to improve Eldamain Road is \$6.3 million. Said costs shall be divided and assessed equally between the County, Plano and Yorkville, with the municipal shares being assessed per lineal foot of frontage along Eldamain Road. It is the understanding of all parties hereto that the Municipal Corporations, Plano and Yorkville, will not be responsible to directly pay said fees, but shall collect fees pursuant to recapture agreements as permitted by law in any applicable annexation agreement from future municipal developments, and upon receipt of such fees from developers shall turn over those fees to the County as a recapture of costs for construction of the roadway.
6. The City of Plano and the United City of Yorkville have heretofore entered into a Boundary Agreement between the United City of Yorkville, Illinois, and the City of Plano, Illinois, a copy of which has heretofore been filed for record in the Office of the Recorder of Deeds of Kendall County as Document Number 200100005727 and Document Number 200500008114. Said Agreement between the cities provides, at Paragraph 7, for a cost sharing for future improvements to Eldamain Road.
7. Pursuant to the terms of Paragraph 7 of the Boundary Agreement, the City of Plano has already expended the sum of \$3,400,000.00 for improvements to Eldamain Road. The obligation of the City of Plano to contribute further to the costs to improve Eldamain Road contemplated by the Agreement shall not occur until such time as the United City of Yorkville has contributed from recapture fees not less than \$3,400,000.00 to the project as set forth in the following Paragraphs of this Agreement.
8. Based upon current estimates, the City of Plano's share of the costs of the project will be \$2,100,000.00 (1/3rd of \$6,300,000.00). Accordingly, based upon current estimates of cost, the contribution to be collected by the City of Plano will be in the sum of \$400,000.00.
9. Based upon current estimates, the share of the cost to be recaptured by the United City of Yorkville shall be assessed at \$336.59 per lineal foot of frontage on the East side of Eldamain Road (11,290.00 lineal feet) and that the share of the cost to be recaptured by the City of Plano shall be assessed at \$34.85 per lineal foot along the West side of Eldamain Road (11,468 lineal feet), and shall be paid to the County under the following terms. Plano agrees to make every reasonable effort to assess through recapture and collect not less than \$34.85 per lineal foot and Yorkville agrees

to make every reasonable effort to assess through recapture and collect not less than \$336.59 per lineal foot from all developments in each respective community that have frontage on Eldamain Road between Menards Distribution Center and Galena Road, excluding those properties that have existing annexation agreements approved as of the date of the signing of this instrument. Collected fees shall be paid to the County not more than 180 days after recording of the final plat for any and all municipal developments that have frontage on Eldamain Road.

10. Upon completion of the improvements and the finalization of the computation of the costs of the project, the parties agree to execute an Amendment to this Agreement incorporating the final "AS BUILT" costs and adjusting, based upon final "AS BUILT" costs, the allocations set forth above.
11. In order to accommodate future multi-lane improvements, Plano and Yorkville also agree to use their best efforts to acquire from all future developed properties with frontage along Eldamain Road and to grant to the County of Kendall, at no costs to the Cities, not less than 60' nor more than 75' of road right-of-way, measured from the centerline of Eldamain Road to the right-of-way line, along the entire frontage of all developed properties that have frontage along Eldamain Road, at the time of annexation or platting of said developing properties. The exact width of right-of-way required shall be designated by the County Engineer of Kendall County.
12. In the event federal stimulus funds, or any other federal or state grant funds are allocated for the reconstruction of Eldamain Road, Section 07-00096-00-RP, the municipal share of recapture costs, identified above, shall be reduced proportionally for both Plano and Yorkville. Specifically, recapture costs per lineal foot shall be reduced to equal the following: Yorkville: $[1 - \text{Grant Funds} / \$6.3 \text{ million}] \times \336.59 ; Plano: $[1 - \text{Grant Funds} / \$6.3 \text{ million}] \times \34.85 .
13. This Agreement is executed in triplicate and each party shall retain one completely executed copy, each of which is deemed an original.
14. This Agreement represents the entire agreement between the parties and there are no other promises or conditions in any other agreement whether written or oral. This Agreement supersedes any prior written or oral agreements between the parties and may not be modified except in writing acknowledged by all parties.
15. If any provision of this Agreement shall be held to be invalid or unenforceable for any reason, the remaining provisions shall continue to be valid and enforceable. If a court finds that any provisions of this agreement is invalid or unenforceable, but that by limiting such provision it becomes valid and enforceable, then such provision shall be deemed to be written, construed, and enforced as so limited.
16. This agreement shall be in full force and effect for a period of 20 years from the date of execution of the agreement.
17. This Agreement may be terminated only by mutual consent of all of the parties acknowledged in writing.

IN WITNESS WHEREOF, the parties mutually agree to the terms and conditions contained herein.

FOR THE COUNTY

ATTEST

NAME John Purcell
TITLE County Board Chair
SIGNATURE JPR
DATE 3/15/11

Debbie Gillette
County Clerk
Debbie Gillette
3/15/11

SEAL

FOR THE CITY OF PLANO

ATTEST

NAME Robert Hausler
TITLE Mayor of Plano
SIGNATURE Robert Hausler
DATE 2-28-2011

Deanna Brown
City Clerk
Deanna Brown
3-2-11

SEAL

FOR THE CITY OF YORKVILLE

ATTEST

NAME Valerie Burd
TITLE Mayor of Yorkville
SIGNATURE Valerie Burd
DATE 2/22/2011

Jacquelyn Milschewski
City Clerk
Jacquelyn Milschewski
2-8-2011

SEAL

**UNITED CITY OF YORKVILLE
KENDALL COUNTY, ILLINOIS**

ORDINANCE NO. 2020-07

**AN ORDINANCE AUTHORIZING A JURISDICTIONAL BOUNDARY LINE
AGREEMENT BETWEEN THE UNITED CITY OF YORKVILLE
AND THE CITY OF PLANO**

**Passed by the City Council of the
United City of Yorkville, Kendall County, Illinois
This 11th day of February, 2020**

**Prepared by and Return to:
United City of Yorkville
800 Game Farm Road
Yorkville, IL 60560**

Published in pamphlet form by the
authority of the Mayor and City Council
of the United City of Yorkville, Kendall
County, Illinois on February 27, 2020.

Ordinance No. 2020-07

AN ORDINANCE AUTHORIZING A JURISDICTIONAL BOUNDARY LINE AGREEMENT BETWEEN THE UNITED CITY OF YORKVILLE AND THE CITY OF PLANO

WHEREAS, the United City of Yorkville (the “City”) is a duly organized and validly existing non home-rule municipality created in accordance with the constitution of the State of Illinois of 1970 and the laws of the State of Illinois; and,

WHEREAS, there is unincorporated territory lying between the City and the City of Plano (“Plano”) that was the subject of a previous Jurisdictional Boundary Line Agreement (“Boundary Agreement”) entered into between the City and Plano and it is the desire of each to update and extend the terms of that Boundary Agreement for an additional twenty years; and,

WHEREAS, the Section 11-12-9 of the Illinois Municipal Code (65 ILCS 5/11-12-9) provides for the entering into jurisdictional boundary line agreements after notice and hearing; and,

WHEREAS, The City and Plano have negotiated a new Boundary Agreement to establish a jurisdictional boundary line in order to enable each municipality to plan the orderly growth and development of their communities by the exercise of their planning, annexation, zoning and subdivision authority on its side of the boundary line.

NOW THEREFORE, BE IT ORDAINED, by the Mayor and City Council of the United City of Yorkville, Kendall County, State of Illinois, as follows:

Section 1: That the *JURISDICTIONAL BOUNDARY LINE AGREEMENT BETWEEN CITY OF PLANO AND THE UNITED CITY OF YORKVILLE, KENDALL COUNTY, ILLINOIS*, between the United City of Yorkville and the City of Plano, a copy of which is attached hereto and made a part hereof as Exhibit A, be and the same is hereby approved and the Mayor and City Clerk be and are hereby authorized and directed to execute the Agreement on behalf of the United City of Yorkville.

Section 2: This Ordinance shall be in full force and effect upon its passage and approval according to law.

Passed by the City Council of the United City of Yorkville, Kendall County, Illinois this 11th day of February, 2020.


CITY CLERK

KEN KOCH	<u>AYE</u>	DAN TRANSIER	<u>AYE</u>
JACKIE MILSCHEWSKI	<u>AYE</u>	ARDEN JOE PLOCHER	<u>AYE</u>
CHRIS FUNKHOUSER	<u>AYE</u>	JOEL FRIEDERS	<u>AYE</u>
SEAVER TARULIS	<u>AYE</u>	JASON PETERSON	<u>AYE</u>

Approved by me, as Mayor of the United City of Yorkville, Kendall County, Illinois, this

27th day of FEBRUARY, 2020.



MAYOR



STATE OF ILLINOIS)
)ss
COUNTY OF KENDALL)

202000003330

DEBBIE GILLETTE
RECORDER - KENDALL COUNTY, IL

RECORDED: 3/4/2020 10:41 AM
AGR: 57.00 RHSPS FEE: 10.00
PAGES: 10

THIS IS A COVER PAGE
FOR RECORDING PURPOSES ONLY

JURISDICTIONAL BOUNDARY LINE AGREEMENT
BETWEEN THE CITY OF PLANO AND
THE UNITED CITY OF YORKVILLE,
KENDALL COUNTY, ILLINOIS

Prepared by and Return to:

United City of Yorkville
800 Game Farm Road
Yorkville, IL 60560

STATE OF ILLINOIS)
) ss.
COUNTY OF KENDALL)

Above Space for Recorder's Use Only

JURISDICTIONAL BOUNDARY LINE AGREEMENT BETWEEN THE CITY OF PLANO AND THE UNITED CITY OF YORKVILLE, KENDALL COUNTY, ILLINOIS

This Jurisdictional Boundary Line Agreement by and between the City of Plano, Kendall County, Illinois a non-home rule municipal corporation (“*Plano*”) by virtue of the laws of the State of Illinois, and the United City of Yorkville, Kendall County, Illinois a non-home rule municipal corporation (“*Yorkville*”) by virtue of the laws of the State of Illinois dated this 27th day of FEBRUARY, ~~2019~~₂₀₂₀.

WITNESSETH:

WHEREAS, Plano and Yorkville recognize that the unincorporated lands lying between their current municipal boundaries provide unusual growth opportunities for their respective communities; and,

WHEREAS, Plano and Yorkville are aware of the fact that the opportunities for development in said unincorporated area will be accompanied by increased demands for transportation services, governmental police power services, utilities services, and other municipal services and the resulting financial commitments to meet such additional services; and,

WHEREAS, in order to plan for the demands which occur with development, Plano and Yorkville entered into a Jurisdictional Boundary Line Agreement in 1999 which established an agreed "*Jurisdictional Boundary Line*" between the cities and included such other measures as deemed to be in the best interests of their respective communities; and,

WHEREAS, the Corporate Authorities of Plano and Yorkville desire to extend its Jurisdictional Boundary Line Agreement as hereinafter set forth, in order to provide for the orderly development of the unincorporated areas lying between their municipalities and continue the spirit of cooperation between both communities which has existed since 1999; and,

WHEREAS, Plano and Yorkville further recognize that planning for the development of the unincorporated land lying between their municipal boundaries must include provisions for open space preservation, flood control, population density, joint operation of public facilities, ecological and economic impact, and multi-purpose uses; and,

WHEREAS, Plano and Yorkville and their respective citizens may be affected by potential development and the issues development presents and therefore believe it to be in their best interest that municipal boundaries and areas of municipal authority between their respective municipalities be established in order to plan effectively and efficiently for development between their communities and the conservation of the available resources for their respective residents without influences from developers or political factions; and,

WHEREAS, Plano and Yorkville have authorized, by ordinance, the execution of this Agreement as an exercise of their intergovernmental cooperation authority under the Constitution of the State of Illinois, and pursuant to the terms and provisions of Section 5/11-12-9 of the Illinois Municipal Code (65 ILCS 5/11-12-9).

NOW, THEREFORE, upon the consideration of the mutual promises contained herein and upon the further consideration of the recitals hereinabove set forth, it is hereby agreed between Plano and Yorkville as follows:

1. That Plano shall have jurisdiction west of a certain boundary line and Yorkville shall have jurisdiction east of a certain boundary line as depicted on the map attached hereto as Exhibit A (the "*Jurisdictional Boundary Line*") and legally described on Exhibit B, which is attached hereto, both of which are incorporated herein. In the event of a variance in the legal description and the boundary map, the legal description shall take precedence. During the term of this Agreement, each municipality agrees to the immediate disconnection and shall not object to the disconnection of such territory which may lay beyond the Jurisdictional Boundary Line as described on *Exhibits A and B*, whether said disconnection be by petition of the land owner, court action or otherwise.

2. Plano and Yorkville agree not to annex, zone or perform any other act as authorized by law involving territory lying within the jurisdiction of the other municipality.

3. In the event that Plano or Yorkville is better able to provide municipal water or sewer service to a particular parcel of land lying outside its City limits, and annexed or to be annexed to the other City (as to Plano, a parcel lying West of the Jurisdictional Boundary Line, and as to Yorkville, a parcel lying East of the Jurisdictional Boundary Line), the municipality better able to provide service, shall not refuse service simply because the parcel is not within its City limits and shall not require annexation, but shall, subject to availability and capacity, allow connection to and service from its utility system, subject at all times to the ordinances, fees and charges (uniformly applied) applicable to the providing of service to lands outside of the municipality.

4. The Jurisdictional Boundary Line between Plano and Yorkville, for municipal government planning, subdivision control and municipal purposes shall be as described in Exhibits A and B and all future annexations by the corporate authorities of both Cities shall be adopted in conformance with the provisions of this Agreement.

5. Except by agreement as to utility service as provided in Paragraph 3 of this Agreement and except upon the subsequent joint written agreement, duly authorized by the Corporate Authorities of both Cities, Plano and Yorkville hereby agree that they shall not act to annex or exercise any zoning authority or subdivision control authority beyond the Jurisdictional Boundary Line as established in this Agreement; provided, however, it is understood that this Agreement shall not be construed so as to limit or adversely affect the right of either municipality to file a statutory objection to proposed rezoning or proposed land use within one and one-half (1 ½) miles of its corporate limits. Each City further agrees that it will actively oppose any attempt to effectuate an involuntary annexation to its respective municipality which annexation would have the effect of changing the Jurisdictional Boundary Line established under this Agreement.

6. Plano and Yorkville had originally agreed that Yorkville was (and remains) responsible to use its own funds or funds from a third-party such as developers through recapture agreements to equalize the \$3,400,000 expended by Plano for improvements to Eldamain Road. Pursuant to an intergovernmental agreement executed in 2011 among Plano, Yorkville and Kendall County (the "IGA"), Kendall County agreed to bring Eldamain Road under its jurisdiction and made roadway improvements costing \$6,300,000 for that portion of the roadway from the Menards Distribution Center to Galena Road. The parties agreed to equally share the cost of \$6,300,000 which cost was to be paid through recapture

agreements from future municipal developments. It was determined in the IGA that Plano was required to assess \$34.85 per lineal foot for a total of 11,290 lineal feet in order to pay \$400,000 being its share of \$2,100,000 for the improvements made by Kendall County, reduced by \$1,700,000 for the amounts already expended by it for improvements to Eldamain Road and Yorkville was to assess \$336.59 per lineal foot for a total of 11,468 lineal feet in order to recapture a total of \$1,700,000 as expended by Plano and \$2,100,000 of its share of the cost to further improvement Eldamain Road for a total of approximately \$3,800,000 . The parties hereto confirm that as of the date hereof, the respective obligations of the cities hereinabove set forth remain outstanding.

7. It is agreed that neither Plano nor Yorkville shall either directly or indirectly seek any modification of this Agreement through court action and that this Agreement shall remain in full force and effect until amended or changed by the mutual agreement of both respective corporate authorities.

8. If any provision of this Agreement shall be declared invalid for any reason, such invalidation shall not affect other provisions of this Agreement which can be given effect without the invalid provision and to this end the provisions of this Agreement are to be severable.

9. This Agreement shall be construed in accordance with the laws of the State of Illinois and shall be published by the cities and recorded with the Kendall County Recorder.

10. This Agreement shall be in full force and effect from and after its adoption and execution by Plano and Yorkville and shall continue in full force and effect for a period of twenty (20) years. The term of this Agreement may be extended, renewed or revised at the end of the initial term or extended terms hereof by further agreement of the municipalities.

11. The parties deem each clause, paragraph and undertaking herein to be severable and the application of this Agreement to any individual landowners to likewise be severable. Therefore, the parties agree that in the event any clause, paragraph or undertaking is deemed invalid or unconstitutional, or in the event the application of this Agreement to any landowner is deemed invalid or unconstitutional or otherwise unenforceable, such invalidity, unconstitutionality or unenforceability shall not affect the other undertakings made herein by the parties, and the rest of the Agreement and its application to landowners shall remain in full force and effect.

IN WITNESS WHEREOF the City of Plano and the United City of Yorkville have caused this Jurisdictional Boundary Line Agreement to be executed by their respective Mayor and attested by their respective City Clerk, pursuant to Ordinances adopted by each municipality authorizing the execution of this Jurisdictional.

City of Plano

By: Robert A. Haul
Mayor

Attest:

Kathleen Miller
City Clerk

United City of Yorkville

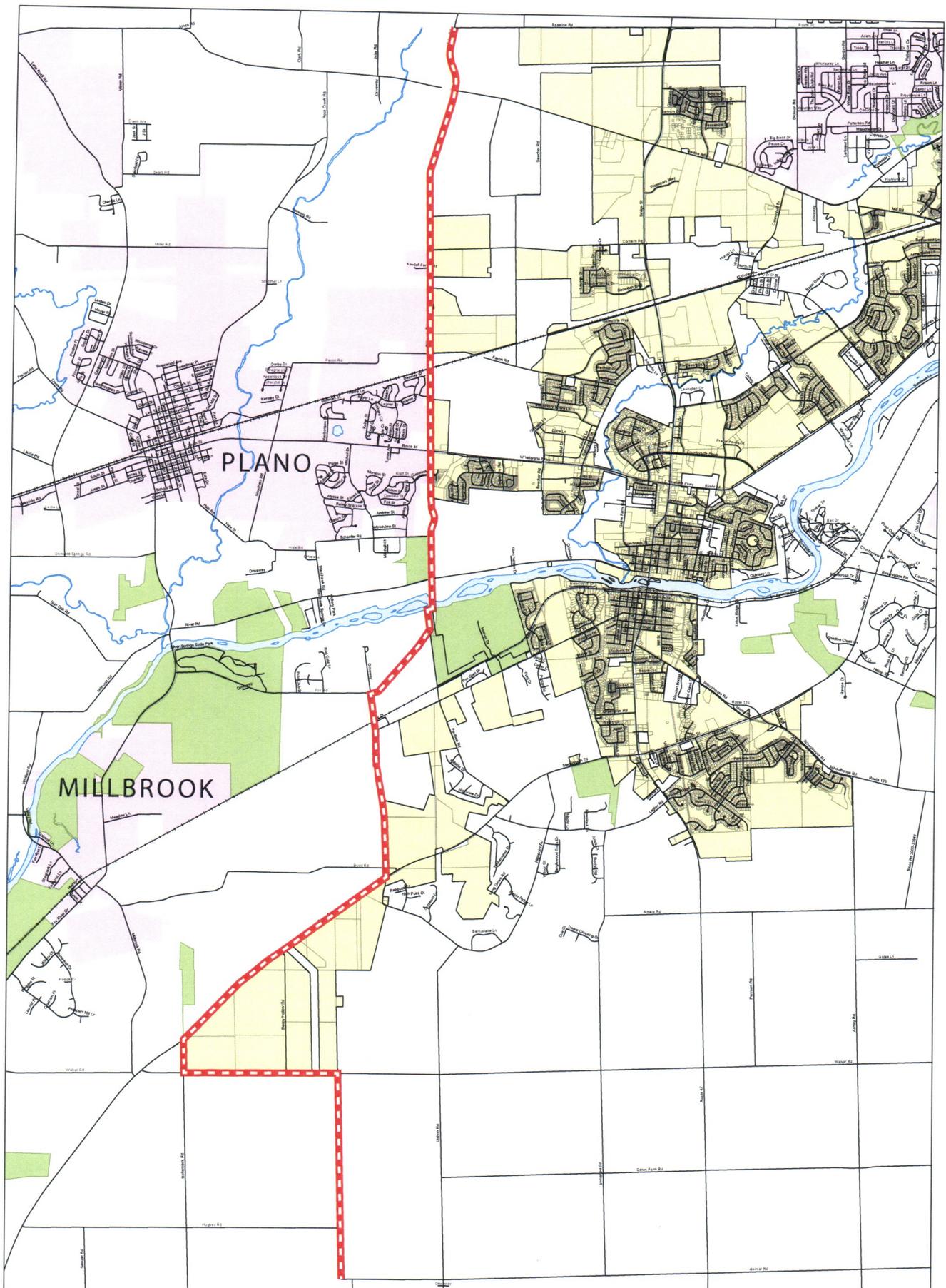
By: JAA
Mayor

Attest:

Lisa Pickering
City Clerk

Exhibit A

Boundary Line Map



PROPOSED YORKVILLE/PLANO BOUNDARY AGREEMENT
 UNITED CITY OF YORKVILLE, ILLINOIS

ADDRESS: 800 Game Farm Road, Yorkville Illinois

DATE: November 19, 2019

DATA: All permit data and geographic data are property of the United City of Yorkville

LOCATION: (I:)/Community Development/Boundary Agreements/Plano Boundary Map

Exhibit B

LEGAL DESCRIPTION

COMMENCING AT THE INTERSECTION OF THE CENTER LINE OF BASELINE ROAD AND ASHE ROAD IN BRISTOL TOWNSHIP; THENCE SOUTHERLY ALONG THE CENTER LINE OF ASHE ROAD TO THE CENTER LINE OF GALENA ROAD; THENCE SOUTHERLY ALONG THE CENTER LINE OF ELDAMAIN ROAD TO THE CENTER LINE OF RIVER ROAD; THENCE CONTINUING SOUTH ALONG THE CENTER LINE OF ELDAMAIN ROAD RIGHT OF WAY TO THE SOUTH BANK OF THE FOX RIVER; THENCE WESTERLY ALONG THE SOUTH BANK OF THE FOX RIVER TO THE NORTHWEST CORNER OF A TRACT OF LAND WITH A P.I.N. OF 01-36-400-011; THENCE SOUTHERLY ALONG THE WEST LINE OF SAID TRACT OF LAND TO THE SOUTHERLY MOST POINT OF SAID TRACT OF LAND; THENCE SOUTHWESTERLY TO THE NORTHERLY MOST CORNER OF A TRACT OF LAND CONVEYED TO THE COUNTY OF KENDALL BY DOCUMENT 201500004183; THENCE SOUTHWESTERLY ALONG THE NORTHERLY LINE SAID TRACT OF LAND CONVEYED TO THE COUNTY OF KENDALL TO THE CENTER LINE OF FOX ROAD EXTENDED NORTH; THENCE SOUTH ALONG SAID CENTER LINE EXTEND AND SAID CENTERLINE TO THE CENTER LINE OF HIGHPOINT ROAD; THENCE SOUTHERLY ALONG THE CENTER LINE OF HIGHPOINT ROAD TO THE CENTER LINE OF ROUTE 71; THENCE SOUTHWESTERLY ALONG THE CENTER LINE OF ROUTE 71 TO THE CENTER LINE OF HOLLENBACK ROAD; THENCE SOUTHERLY ALONG THE CENTER LINE OF HOLLENBACK ROAD TO THE CENTER LINE OF WALKER ROAD; THENCE EASTERLY ALONG THE CENTER LINE OF WALKER ROAD TO THE CENTER LINE OF WEST HELMAR ROAD; THENCE SOUTHERLY ALONG THE CENTER LINE OF WEST HELMAR ROAD TO THE SOUTHWEST CORNER OF SECTION 36, TOWNSHIP 36 NORTH , RANGE 6 EAST OF THE THIRD PRINCIPAL MERIDIAN.



United City of Yorkville
 800 Game Farm Road
 Yorkville, Illinois, 60560
 Telephone: 630-553-4350
 Fax: 630-553-7575
 Website: www.yorkville.il.us

APPLICATION FOR ANNEXATION

DATE: 1/31/2024	PZC NUMBER:	DEVELOPMENT NAME: Green Door Nexus North	
PETITIONER INFORMATION			
NAME: Matt Gilbert		COMPANY: Green Door Capital	
MAILING ADDRESS: 837 W Junior Ter			
CITY, STATE, ZIP: Chicago, IL 60613		TELEPHONE: <input checked="" type="radio"/> BUSINESS <input type="radio"/> HOME 312-622-8300	
EMAIL: matt@greendoorcapital.com		FAX:	
PROPERTY INFORMATION			
NAME OF HOLDER OF LEGAL TITLE: Hagemann Family Trust			
IS THE PROPERTY OCCUPIED OR VACANT: Vacant with seasonal farming			
IF OCCUPIED, PLEASE LIST ALL NAMES OF ELECTORS (THOSE REGISTERED TO VOTE) RESIDING ON THE PROPERTY:			
IF LEGAL TITLE IS HELD BY A LAND TRUST, LIST THE NAMES OF ALL HOLDERS OF ANY BENEFICIAL INTEREST THEREIN: Patricia Fleck and Larry Hagemann			
PROPERTY STREET ADDRESS: 1414 Eldamain Road, Plano, IL 60545			
DESCRIPTION OF PROPERTY'S PHYSICAL LOCATION: Approximately 138.441 acres of farmland lying East of Eldamain Road and north of Corneils road in Yorkville, IL			
CURRENT ZONING CLASSIFICATION: Unincorporated Bristol Township			
ZONING AND LAND USE OF SURROUNDING PROPERTIES			
NORTH: Unincorporated Bristol Township			
EAST: Unincorporated Bristol Township			
SOUTH: M-2			
WEST: Unincorporated Bristol Township			
KENDALL COUNTY PARCEL IDENTIFICATION NUMBER(S)			
02-07-100-011	02-07-100-002	02-07-100-005	



United City of Yorkville
800 Game Farm Road
Yorkville, Illinois, 60560
Telephone: 630-553-4350
Fax: 630-553-7575
Website: www.yorkville.il.us

APPLICATION FOR ANNEXATION

PLEASE DESCRIBE IN DETAIL ANY ADDITIONAL REQUESTS TO BE MADE UPON ANNEXATION APPROVAL.

ATTORNEY INFORMATION

NAME: Kevin Kearney COMPANY: Pedersen Houpt
MAILING ADDRESS: 161 N Clark St, Ste. 2700
CITY, STATE, ZIP: Chicago, IL 60601 TELEPHONE: 312-261-2291
EMAIL: kkearney@pedersenhaupt.com FAX:

ENGINEER INFORMATION

NAME: TBD COMPANY:
MAILING ADDRESS:
CITY, STATE, ZIP: TELEPHONE:
EMAIL: FAX:

LAND PLANNER/SURVEYOR INFORMATION

NAME: Bearnard Bauer COMPANY: HR Green
MAILING ADDRESS: 2363 Sequoia Dr, Ste. 101
CITY, STATE, ZIP: Aurora, IL 60560 TELEPHONE: 630-708-5033
EMAIL: bbauer@hrgreen.com FAX:

ATTACHMENTS

Petitioner must attach a legal description of the property to this application and title it as "Exhibit A".

Petitioner must list the names and addresses of any adjoining or contiguous landowners within five hundred (500) feet of the property that are entitled notice of application under any applicable City Ordinance or State Statute. Attach a separate list to this application and title it as "Exhibit B".

Petitioner must provide a written petition signed by a majority of the owners of record of land in the territory and also by a majority of the electors, if any, residing in the territory. Attach as a separate petition titled as "Exhibit C".



United City of Yorkville
800 Game Farm Road
Yorkville, Illinois, 60560
Telephone: 630-553-4350
Fax: 630-553-7575
Website: www.yorkville.il.us

APPLICATION FOR ANNEXATION

AGREEMENT

I VERIFY THAT ALL THE INFORMATION IN THIS APPLICATION IS TRUE TO THE BEST OF MY KNOWLEDGE. I UNDERSTAND AND ACCEPT ALL REQUIREMENTS AND FEES AS OUTLINED AS WELL AS ANY INCURRED ADMINISTRATIVE AND PLANNING CONSULTANT FEES WHICH MUST BE CURRENT BEFORE THIS PROJECT CAN PROCEED TO THE NEXT SCHEDULED COMMITTEE MEETING.

I UNDERSTAND ALL OF THE INFORMATION PRESENTED IN THIS DOCUMENT AND UNDERSTAND THAT IF AN APPLICATION BECOMES DORMANT IT IS THROUGH MY OWN FAULT AND I MUST THEREFORE FOLLOW THE REQUIREMENTS OUTLINED ABOVE.

DocuSigned by:

Matthew Gilbert

E3771CAA44E3444...

2/8/2024

PETITIONER SIGNATURE

DATE

OWNER HEREBY AUTHORIZES THE PETITIONER TO PURSUE THE APPROPRIATE ENTITLEMENTS ON THE PROPERTY.

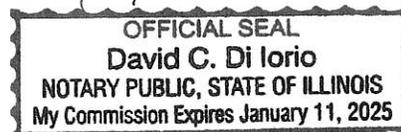
Patricia Fleck

2/6/2024

OWNER SIGNATURE

DATE

THIS APPLICATION MUST BE NOTARIZED PLEASE NOTARIZE HERE:





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APPLICANT DEPOSIT ACCOUNT/ ACKNOWLEDGMENT OF FINANCIAL RESPONSIBILITY

PROJECT NUMBER:	FUND ACCOUNT NUMBER:	PROPERTY ADDRESS:	
<p>PETITIONER DEPOSIT ACCOUNT FUND:</p> <p>It is the policy of the United City of Yorkville to require any petitioner seeking approval on a project or entitlement request to establish a Petitioner Deposit Account Fund to cover all actual expenses occurred as a result of processing such applications and requests. Typical requests requiring the establishment of a Petitioner Deposit Account Fund include, but are not limited to, plan review of development approvals/engineering permits. Deposit account funds may also be used to cover costs for services related to legal fees, engineering and other plan reviews, processing of other governmental applications, recording fees and other outside coordination and consulting fees. Each fund account is established with an initial deposit based upon the estimated cost for services provided in the INVOICE & WORKSHEET PETITION APPLICATION. This initial deposit is drawn against to pay for these services related to the project or request. Periodically throughout the project review/approval process, the Financially Responsible Party will receive an invoice reflecting the charges made against the account. At any time the balance of the fund account fall below ten percent (10%) of the original deposit amount, the Financially Responsible Party will receive an invoice requesting additional funds equal to one-hundred percent (100%) of the initial deposit if subsequent reviews/fees related to the project are required. In the event that a deposit account is not immediately replenished, review by the administrative staff, consultants, boards and commissions may be suspended until the account is fully replenished. If additional funds remain in the deposit account at the completion of the project, the city will refund the balance to the Financially Responsible Party. A written request must be submitted by the Financially Responsible Party to the city by the 15th of the month in order for the refund check to be processed and distributed by the 15th of the following month. All refund checks will be made payable to the Financially Responsible Party and mailed to the address provided when the account was established.</p>			
ACKNOWLEDGMENT OF FINANCIAL RESPONSIBILITY			
NAME: Matt Gilbert	COMPANY: Green Door Capital		
MAILING ADDRESS: 837 W Junior Ter			
CITY, STATE, ZIP: Chicago, IL 60613	TELEPHONE: 312-622-8300		
EMAIL: matt@greendoorcapital.com	FAX:		
<p>FINANCIALLY RESPONSIBLE PARTY:</p> <p>I acknowledge and understand that as the Financially Responsible Party, expenses may exceed the estimated initial deposit and, when requested by the United City of Yorkville, I will provide additional funds to maintain the required account balance. Further, the sale or other disposition of the property does not relieve the individual or Company/Corporation of their obligation to maintain a positive balance in the fund account, unless the United City of Yorkville approves a Change of Responsible Party and transfer of funds. Should the account go into deficit, all City work may stop until the requested replenishment deposit is received.</p>			
Matt Gilbert	Manager		
PRINT NAME	TITLE		
DocuSigned by: 	2/8/2024		
SIGNATURE* E3771CA44E3444	DATE		
<p><i>*The name of the individual and the person who signs this declaration must be the same. If a corporation is listed, a corporate officer must sign the declaration (President, Vice-President, Chairman, Secretary or Treasurer)</i></p>			
INITIAL ENGINEERING/LEGAL DEPOSIT TOTALS			
ENGINEERING DEPOSITS:	LEGAL DEPOSITS:		
Up to one (1) acre	\$5,000	Less than two (2) acres	\$1,000
Over one (1) acre, but less than ten (10) acres	\$10,000	Over two (2) acres, but less than ten (10) acres	\$2,500
Over ten (10) acres, but less than forty (40) acres	\$15,000	Over ten (10) acres	\$5,000
Over forty (40) acres, but less than one hundred (100)	\$20,000		
In excess of one hundred (100.00) acres	\$25,000		

LEGAL DESCRIPTION

PARCEL 1:

THAT PART OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH FALLS WITHIN THE FOLLOWING DESCRIBED TRACT OF LAND:

THAT PART OF THE SOUTH 1/2 OF SECTION 6 AND THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE CENTER LINE OF A HIGHWAY NOW KNOWN AS W. BEECHER ROAD WHICH IS NORTH 15 DEGREES 11 MINUTES EAST 635 FEET FROM THE SOUTHEAST CORNER OF THE SOUTHWEST 1/4 OF SAID SECTION 6; THENCE SOUTH 15 DEGREES 11 MINUTES WEST ALONG SAID CENTER LINE 635 FEET TO THE SOUTHEAST CORNER OF SAID SOUTHWEST 1/4; THENCE SOUTH ALONG THE QUARTER SECTION LINE 8.80 CHAINS; THENCE SOUTH 88 DEGREES WEST ALONG A CLAIM LINE 43.78 CHAINS TO THE CENTER LINE OF A HIGHWAY NOW KNOWN AS ELDAMAIN ROAD; THENCE NORTH 17 DEGREES 30 MINUTES EAST ALONG SAID CENTER LINE 19 CHAINS TO A POINT SOUTH 88 DEGREES 25 MINUTES WEST FROM THE POINT OF BEGINNING; THENCE NORTH 88 DEGREES 25 MINUTES EAST 2652 FEET TO THE POINT OF BEGINNING, ALL IN TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE TOWNSHIP OF BRISTOL, KENDALL COUNTY, ILLINOIS.

PARCEL 2:

THAT PART OF THE WEST 1/2 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING ON THE WEST LINE OF SAID SECTION, 25.80 CHAINS NORTH OF THE SOUTHWEST CORNER OF SAID SECTION: THENCE EASTERLY ON A LINE PARALLEL TO THE SOUTH LINE OF SAID SECTION, 23.94 CHAINS; THENCE NORTHERLY ON A LINE PARALLEL WITH THE EAST LINE OF THE WEST 1/2 OF SAID SECTION, 45.57 CHAINS; THENCE WESTERLY ON A LINE PARALLEL WITH THE SOUTH LINE OF SAID SECTION, 20.20 CHAINS TO THE CENTER LINE OF THE ROAD; THENCE SOUTHERLY ALONG SAID CENTER LINE TO THE POINT OF BEGINNING; IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS, EXCEPTING THEREFROM THE FOLLOWING:

(1) THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 7; THENCE NORTHERLY ALONG THE WEST LINE OF SAID SECTION, 3,110.0 FEET FOR A POINT OF BEGINNING; THENCE EASTERLY AT RIGHT ANGLES TO SAID WEST LINE, 284.0 FEET; THENCE NORTHERLY PARALLEL WITH SAID WEST LINE, 191.73 FEET; THENCE WESTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, 284.0 FEET TO THE SAID WEST LINE; THENCE SOUTHERLY ALONG SAID WEST LINE, 191.73 FEET TO THE POINT OF BEGINNING, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS

(2) THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 7; THENCE NORTHERLY ALONG THE WEST LINE OF SAID SECTION, 3301.73 FEET FOR A POINT OF BEGINNING; THENCE EASTERLY AT RIGHT ANGLES TO SAID WEST LINE, 284.0 FEET; THENCE NORTHERLY PARALLEL WITH SAID WEST LINE, 526.43 FEET; THENCE WESTERLY ALONG A LINE FORMING AN ANGLE OF 88 DEGREES, 30 MINUTES, 00 SECONDS WITH THE LAST DESCRIBED COURSE MEASURED COUNTER-CLOCKWISE THEREFROM, 284.10 FEET TO SAID WEST LINE; THENCE SOUTHERLY ALONG SAID WEST LINE, 519.0 FEET TO THE POINT OF BEGINNING, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

(3) THAT PART DEDICATED FOR PUBLIC ROAD BY PLAT OF DEDICATION RECORDED JULY 27, 2004 AS DOCUMENT NO. 200400020601, DESCRIBED AS FOLLOWS:

THAT PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED, AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE WEST LINE OF SAID NORTHWEST QUARTER WITH THE CENTER LINE OF ELDAMAIN ROAD EXTENDED FROM THE NORTHEAST, WHICH POINT IS DESCRIBED AS BEING 1327.29 FEET SOUTHERLY OF THE NORTHWEST CORNER OF SAID NORTHWEST QUARTER; THENCE NORTHEASTERLY ALONG SAID CENTER LINE 190.57 FEET; THENCE EASTERLY AT RIGHT ANGLES TO SAID CENTER LINE 40.0 FEET; THENCE SOUTHERLY ALONG A CURVE: TO THE LEFT HAVING A RADIUS OF 1160.0 FEET WITH IS RADIAL TO THE LAST DESCRIBED COURSE, 365.38 FEET TO A POINT 40.0 FEET EASTERLY OF SAID WEST LINE; THENCE WEST AT RIGHT ANGLES TO SAID WEST LINE 40.0 FEET TO SAID WEST LINE; THENCE NORTH ALONG SAID WEST LINE 190.57 FEET TO THE POINT OF BEGINNING IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

4) THAT PART CONVEYED TO KENDALL COUNTY, ILLINOIS BY WARRANTY DEED RECORDED APRIL 23, 2012 AS DOCUMENT NO. 201200007234, DESCRIBED AS FOLLOWS:

TRACT A

PART OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS, USING BEARINGS AND GRID DISTANCES REFERENCED TO THE ILLINOIS STATE PLANE COORDINATE SYSTEM, EAST ZONE, NAD 83(97 AD J): BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE NORTH 87 DEGREES 20 MINUTES 05 SECONDS EAST 30.30 FEET ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE SOUTH 01 DEGREES 41 MINUTES 00 SECONDS EAST 934.77 FEET; THENCE SOUTH 87 DEGREES 30 MINUTES 51 SECONDS WEST 40.90 FEET TO THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE NORTH 01 DEGREES 02 MINUTES 01 SECONDS WEST 914.44 FEET ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7 TO THE TO THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 37 NORTH, RANGE 6, EAST OF SAID THIRD PRINCIPAL MERIDIAN; THENCE NORTH 01 DEGREES 02 MINUTES 30 SECONDS WEST 20.44 FEET ALONG THE WEST LINE OF THE

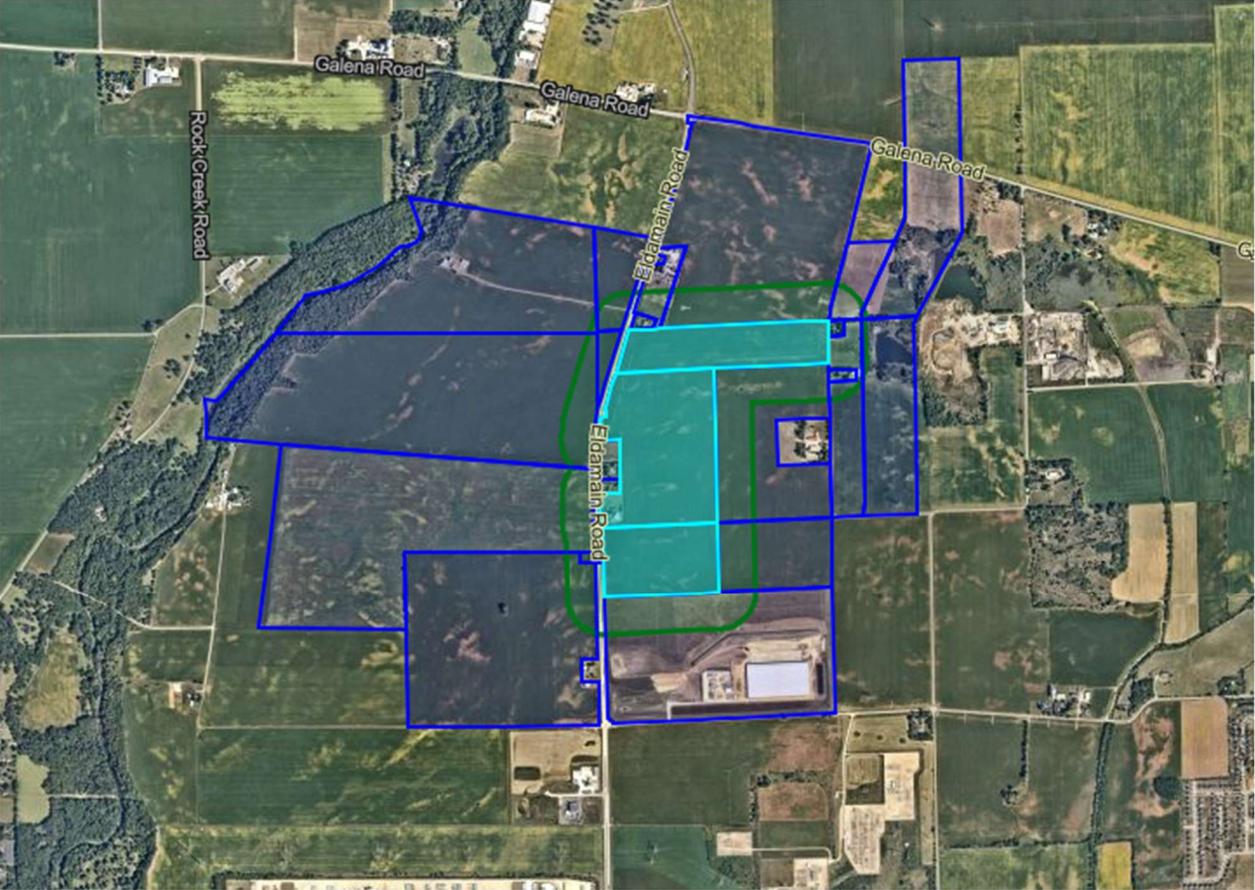
SOUTHWEST QUARTER OF SAID SECTION 7 TO THE POINT OF BEGINNING, CONTAINING 0.764 ACRES, MORE OR LESS, OF WHICH 0.537 ACRE, MORE OR LESS, IS WITHIN THE EXISTING RIGHT OF WAY FOR COUNTY HIGHWAY 7.

TRACT B

PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS, USING BEARINGS AND GRID DISTANCES REFERENCED TO THE ILLINOIS STATE PLANE COORDINATE SYSTEM, EAST ZONE, NAD 83(97 ADJ): COMMENCING AT THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION ; THENCE NORTH 87 DEGREES 15 MINUTES 05 SECONDS EAST 437.14 FEET ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 7: THENCE SOUTH 17 DEGREES 00 MINUTES 27 SECONDS WEST 1078.79 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 72 DEGREES 59 MINUTES 33 SECONDS EAST 21.70 FEET TO THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7; THENCE SOUTH 09 DEGREES 36 MINUTES 34 SECONDS WEST 142.10 FEET TO THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7; THENCE NORTH 72 DEGREES 59 MINUTES 33 SECONDS WEST 40.00 FEET ALONG THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7 AND THE EXTENSION THEREOF; THENCE NORTH 17 DEGREES 00 MINUTES 27 SECONDS EAST 140.91 FEET TO THE POINT OF BEGINNING, CONTAINING 0.100 ACRES, MORE OR LESS, OF WHICH 0.069 ACRE, MORE OR LESS, IS WITHIN THE EXISTING RIGHT OF WAY FOR COUNTY HIGHWAY 7.

ROSENWINKEL FAMILY TRUST ET AL 501	% JOHN ROSENWINKEL
ILLINIOS GREENHOUSE LLC	% BRIGHTFARMS
JAMES M SEARS ET AL	27 N COOK ST
ROSENWINKEL FAMILY TRUST ET AL 501	% JOHN ROSENWINKEL
JAMES M SEARS ET AL	27 N COOK ST
DONALD J & CAROL S HAMMAN	13351 B FAXON RD
JAMES M SEARS ET AL	27 N COOK ST
LATHAM-SCHLEINING TAMMI M SCHLEINING JOSHUA A &	790 ELDAMAIN RD
ROSENWINKEL FAMILY TRUST ET AL 501	% JOHN ROSENWINKEL
NICHOLAS A LIV TRUST DODD	% NICHOLAS A DODD & NICOLE E JALOVE
ARTURO & REYNALDA SANCHEZ	980 ELDAMAIN RD
KATHERINE SCHULTZ	% DANIEL SCHULTZ
HAGEMANN FAMILY TRUST	% PATRICIA K FLECK TTEE
HAGEMANN FAMILY TRUST	% PATRICIA K FLECK TTEE
COMMONWEALTH EDISON	THREE LINCOLN CENTRE 4TH FL
MORRIS FAMILY FARM LTD PARTNERSHIP	50 W 022 MCDERMOTT RD #A
MORRIS FAMILY FARM LTD PARTNERSHIP	50 W 022 #A MCDERMOTT RD
HAGEMANN FAMILY TRUST	% PATRICIA K FLECK TTEE
LISA ANN PRATHER	1314 ELDAMAIN RD
COMMONWEALTH EDISON	THREE LINCOLN CENTRE 4TH FL
MARY AUER	1327 W BEECHER RD
JAMES M SEARS ET AL	27 N COOK ST
JERRY G & MARILEE FOLTZ	1010 W BEECHER RD
KATHERINE SCHULTZ	% DANIEL SCHULTZ

10735 CHICAGO RD	WATERMAN, IL, 60556
50 S BUCKHOUT ST STE 202	IRVINGTON, NY, 10533
	PLANO, IL, 60545
10735 CHICAGO RD	WATERMAN, IL, 60556
	PLANO, IL, 60545
10735 CHICAGO RD	WATERMAN, IL, 60556
1286 ELDAMAIN RD	PLANO, IL, 60545
	PLANO, IL, 60545
32 BOAT LN	OSWEGO, IL, 60543
723 TANAGER LN	GENEVA, IL, 60134
723 TANAGER LN	GENEVA, IL, 60134
	OAK BROOK TERRACE, IL, 60181
	BIG ROCK, IL, 60511
	BIG ROCK, IL, 60511
723 TANAGER LN	GENEVA, IL, 60134
	PLANO, IL, 60545
	OAK BROOK TERRACE, IL, 60181
	BRISTOL, IL, 60512
	PLANO, IL, 60545
	BRISTOL, IL, 60512
32 BOAT LN	OSWEGO, IL, 60543





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APPLICATION FOR REZONING

DATE: 1/31/2024	PZC NUMBER:	DEVELOPMENT NAME:	
PETITIONER INFORMATION			
NAME: Matt Gilbert		COMPANY: Green Door Capital	
MAILING ADDRESS: 837 W Junior Ter			
CITY, STATE, ZIP: Chicago, IL 60613		TELEPHONE: <input checked="" type="radio"/> BUSINESS <input type="radio"/> HOME 312-622-8300	
EMAIL: matt@greendoorcapital.com		FAX:	
PROPERTY INFORMATION			
NAME OF HOLDER OF LEGAL TITLE: Hagemann Family Trust			
IF LEGAL TITLE IS HELD BY A LAND TRUST, LIST THE NAMES OF ALL HOLDERS OF ANY BENEFICIAL INTEREST THEREIN: Patricia Fleck and Larry Hagemann			
PROPERTY STREET ADDRESS: 1414 Eldamain Road, Plano, IL 60545			
DESCRIPTION OF PROPERTY'S PHYSICAL LOCATION: Approximately 138.441 acres of farmland lying East of Eldamain Road and north of Corneils road in Yorkville, IL			
CURRENT ZONING CLASSIFICATION: Unincorporated Bristol Township		REQUESTED ZONING CLASSIFICATION: M-2	
COMPREHENSIVE PLAN FUTURE LAND USE DESIGNATION: Industrial / Data Center		TOTAL ACREAGE: 138.441	
ZONING AND LAND USE OF SURROUNDING PROPERTIES			
NORTH: Unincorporated Bristol Township			
EAST: Unincorporated Bristol Township			
SOUTH: M-2			
WEST: Unincorporated Bristol Township			
KENDALL COUNTY PARCEL IDENTIFICATION NUMBER(S)			
02-07-100-011	02-07-100-002	02-07-100-005	



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APPLICATION FOR REZONING

ATTORNEY INFORMATION

NAME: Kevin Kearney COMPANY: Pedersen Houpt
 MAILING ADDRESS: 161 N Clark St, Ste. 2700
 CITY, STATE, ZIP: Chicago, IL 60601 TELEPHONE: 312-261-2291
 EMAIL: kkearney@pedersenhoupt.com FAX:

ENGINEER INFORMATION

NAME: TBD COMPANY:
 MAILING ADDRESS:
 CITY, STATE, ZIP: TELEPHONE:
 EMAIL: FAX:

LAND PLANNER/SURVEYOR INFORMATION

NAME: Bearnard Bauer COMPANY: HR Green
 MAILING ADDRESS: 2363 Sequoia Dr, Ste. 101
 CITY, STATE, ZIP: Aurora, IL 60560 TELEPHONE: 630-708-5033
 EMAIL: bbauer@hrgreen.com FAX:

ATTACHMENTS

Petitioner must attach a legal description of the property to this application and title it as "Exhibit A".

Petitioner must list the names and addresses of any adjoining or contiguous landowners within five hundred (500) feet of the property that are entitled notice of application under any applicable City Ordinance or State Statute. Attach a separate list to this application and title it as "Exhibit B".



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APPLICATION FOR REZONING

REZONING STANDARDS

PLEASE STATE THE EXISTING ZONING CLASSIFICATION(S) AND USES OF THE PROPERTY WITHIN THE GENERAL AREA OF THE PROPOSED REZONED PROPERTY:

N/A - currently in unincorporated Bristol Township, requesting to be annexed into Yorkville and rezoned M-2 per the 2016 Comprehensive Plan.

PLEASE STATE THE TREND OF DEVELOPMENT, IF ANY, IN THE GENERAL AREA OF THE PROPERTY IN QUESTION, INCLUDING CHANGES, IF ANY, WHICH HAVE TAKEN PLACE SINCE THE DAY THE PROPERTY IN QUESTION WAS PLACED IN ITS PRESENT ZONING CLASSIFICATION:

N/A - currently in unincorporated Bristol Township, requesting to be annexed into Yorkville and rezoned M-2 per the 2016 Comprehensive Plan.

PLEASE STATE THE EXTENT TO WHICH PROPERTY VALUES ARE DIMINISHED BY THE PARTICULAR ZONING RESTRICTIONS:

None to our knowledge.

PLEASE STATE THE EXTENT TO WHICH THE DESTRUCTION OF PROPERTY VALUES OF PETITIONER PROMOTES THE HEALTH, SAFETY, MORALS, AND GENERAL WELFARE OF THE PUBLIC:

None.



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APPLICATION FOR REZONING

REZONING STANDARDS

PLEASE STATE THE LENGTH OF TIME THE PROPERTY HAS BEEN VACANT AS ZONED CONSIDERED IN THE CONTEXT OF LAND DEVELOPMENT IN THE AREA IN THE VICINITY OF THE SUBJECT PROPERTY:

Subject property has been farmland in the past.

PLEASE STATE THE COMMUNITY NEED FOR THE PROPOSED LAND USE:

Surrounding area to be developed as industrial / data center, this site should follow behind.

WITH RESPECT TO THE SUBJECT PROPERTY, PLEASE STATE THE CARE WITH WHICH THE COMMUNITY HAS UNDERTAKEN TO PLAN ITS LAND USE DEVELOPMENT:

See 2016 Comprehensive Plan update.

PLEASE STATE THE IMPACT THAT SUCH RECLASSIFICATION WILL HAVE UPON TRAFFIC AND TRAFFIC CONDITIONS ON SAID ROUTES; THE EFFECT, IF ANY, SUCH RECLASSIFICATION AND/OR ANNEXATION WOULD HAVE UPON EXISTING ACCESSES TO SAID ROUTES; AND THE IMPACT OF ADDITIONAL ACCESSES AS REQUESTED BY THE PETITIONER UPON TRAFFIC AND TRAFFIC CONDITIONS AND FLOW ON SAID ROUTES (ORD. 1976-43, 11-4-1976):

The two development scenarios include industrial and data center development. Green Door has completed a traffic study to for the 280 acre development to the north. Both development scenarios would contemplate main traffic ingress/egress to the west on Eldamain Road. Beacher and Faxon Roads to north/east of Subject Site would be secondary/emergency access. Data Center would include significantly less traffic than even traffic study suggests.



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APPLICATION FOR REZONING

REZONING STANDARDS

PLEASE STATE THE RELATIVE GAIN TO THE PUBLIC AS COMPARED TO THE HARDSHIP IMPOSED UPON THE INDIVIDUAL PROPERTY OWNER:

With no known hardship, the development would envision substantial construction jobs as well as long-term jobs, added local residence and substantial local business revenue increases.

PLEASE STATE THE SUITABILITY OF THE SUBJECT PROPERTY FOR THE ZONED PURPOSES:

The planned development is what was envisioned with the 2016 updated Comprehensive Plan for the United City of Yorkville.

AGREEMENT

I VERIFY THAT ALL THE INFORMATION IN THIS APPLICATION IS TRUE TO THE BEST OF MY KNOWLEDGE. I UNDERSTAND AND ACCEPT ALL REQUIREMENTS AND FEES AS OUTLINED AS WELL AS ANY INCURRED ADMINISTRATIVE AND PLANNING CONSULTANT FEES WHICH MUST BE CURRENT BEFORE THIS PROJECT CAN PROCEED TO THE NEXT SCHEDULED COMMITTEE MEETING.

I UNDERSTAND ALL OF THE INFORMATION PRESENTED IN THIS DOCUMENT AND UNDERSTAND THAT IF AN APPLICATION BECOMES DORMANT IT IS THROUGH MY OWN FAULT AND I MUST THEREFORE FOLLOW THE REQUIREMENTS OUTLINED ABOVE.

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Matthew Gilbert

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2/8/2024

PETITIONER SIGNATURE

DATE

OWNER HEREBY AUTHORIZES THE PETITIONER TO PURSUE THE APPROPRIATE ENTITLEMENTS ON THE PROPERTY.

Patricia Fleck

2/6/2024

OWNER SIGNATURE

DATE

THIS APPLICATION MUST BE NOTARIZED PLEASE NOTARIZE HERE:

OFFICIAL SEAL
David C. Di Iorio
NOTARY PUBLIC, STATE OF ILLINOIS
My Commission Expires January 11, 2025

2/6/24
[Signature]



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ACKNOWLEDGMENT OF FINANCIAL RESPONSIBILITY			
NAME: Matt Gilbert	COMPANY: Green Door Capital		
MAILING ADDRESS: 837 W Junior Terrance			
CITY, STATE, ZIP: Chicago, IL 60613	TELEPHONE: 312-622-8300		
EMAIL: matt@greendoorcapital.com	FAX:		
<p>FINANCIALLY RESPONSIBLE PARTY:</p> <p>I acknowledge and understand that as the Financially Responsible Party, expenses may exceed the estimated initial deposit and, when requested by the United City of Yorkville, I will provide additional funds to maintain the required account balance. Further, the sale or other disposition of the property does not relieve the individual or Company/Corporation of their obligation to maintain a positive balance in the fund account, unless the United City of Yorkville approves a Change of Responsible Party and transfer of funds. Should the account go into deficit, all City work may stop until the requested replenishment deposit is received.</p>			
Matt Gilbert	Manager		
PRINT NAME <small>DocuSigned by:</small>	TITLE		
	2/8/2024		
SIGNATURE* <small>E3771CAA44E3444...</small>	DATE		
<p><i>*The name of the individual and the person who signs this declaration must be the same. If a corporation is listed, a corporate officer must sign the declaration (President, Vice-President, Chairman, Secretary or Treasurer)</i></p>			
INITIAL ENGINEERING/LEGAL DEPOSIT TOTALS			
ENGINEERING DEPOSITS:	LEGAL DEPOSITS:		
Up to one (1) acre	\$5,000	Less than two (2) acres	\$1,000
Over one (1) acre, but less than ten (10) acres	\$10,000	Over two (2) acres, but less than ten (10) acres	\$2,500
Over ten (10) acres, but less than forty (40) acres	\$15,000	Over ten (10) acres	\$5,000
Over forty (40) acres, but less than one hundred (100)	\$20,000		
In excess of one hundred (100.00) acres	\$25,000		

Sold To:
United City of Yorkville - CU00410749
651 Prairie Pointe Drive
Yorkville,IL 60560

Bill To:
United City of Yorkville - CU00410749
651 Prairie Pointe Drive
Yorkville,IL 60560

Certificate of Publication:

Order Number: 7624151
Purchase Order:

State of Illinois - Kane

Chicago Tribune Media Group does hereby certify that it is the publisher of the The Beacon-News. The The Beacon-News is a secular newspaper, has been continuously published Daily for more than fifty (50) weeks prior to the first publication of the attached notice, is published in the City of Aurora, Township of Aurora, State of Illinois, is of general circulation throughout that county and surrounding area, and is a newspaper as defined by 715 IL CS 5/5.

This is to certify that a notice, a true copy of which is attached, was published 1 time(s) in the The Beacon-News, namely one time per week or on 1 successive weeks. The first publication of the notice was made in the newspaper, dated and published on 4/26/2024, and the last publication of the notice was made in the newspaper dated and published on 4/26/2024.

This notice was also placed on a statewide public notice website as required by 715 ILCS 5/2. 1.

PUBLICATION DATES: **Apr 26, 2024.**

The Beacon-News

In witness, an authorized agent of The Chicago Tribune Media Group has signed this certificate executed in Chicago, Illinois on this

27th Day of April, 2024, by

Chicago Tribune Media Group



Jeremy Gates

**PUBLIC NOTICE
NOTICE OF PUBLIC HEARING ON AN ANNEXATION AGREEMENT
BEFORE UNITED CITY OF YORKVILLE CITY COUNCIL**

NOTICE IS HEREBY GIVEN THAT Green Door Capital, petitioner/contract purchaser, and Hagemann Family Trust, owners, has filed an application with the United City of Yorkville, Kendall County, Illinois, requesting annexation pursuant to an annexation agreement of a tract of property into the City's municipal boundary. The property is generally located immediately east of Eldamain, north of Cornells Road, and west of West Beecher Road. A total of three (3) parcels, consisting of approximately 138.441 acres, are proposed to be annexed pursuant to the annexation agreement. The land is currently undeveloped and used for seasonal farming. The purpose of this annexation is to allow for future industrial development on the property within City limits pursuant to the terms of that annexation agreement.

The legal description of the property is as follows:

PARCEL 1:
THAT PART OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH FALLS WITHIN THE FOLLOWING DESCRIBED TRACT OF LAND:

THAT PART OF THE SOUTH 1/2 OF SECTION 6 AND THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT IN THE CENTER LINE OF A HIGHWAY NOW KNOWN AS W. BEECHER ROAD WHICH IS NORTH 15 DEGREES 11 MINUTES EAST 635 FEET FROM THE SOUTHEAST CORNER OF THE SOUTHWEST 1/4 OF SAID SECTION 6; THENCE SOUTH 15 DEGREES 11 MINUTES WEST ALONG SAID CENTER LINE 635 FEET TO THE SOUTHEAST CORNER OF SAID SOUTHWEST 1/4; THENCE SOUTH ALONG THE QUARTER SECTION LINE 8.80 CHAINS; THENCE SOUTH 88 DEGREES WEST ALONG A CLAIM LINE 43.78 CHAINS TO THE CENTER LINE OF A HIGHWAY NOW KNOWN AS EL DAMAIN ROAD; THENCE NORTH 17 DEGREES 30 MINUTES EAST ALONG SAID CENTER LINE 19 CHAINS TO A POINT SOUTH 88 DEGREES 25 MINUTES WEST FROM THE POINT OF BEGINNING; THENCE NORTH 88 DEGREES 25 MINUTES EAST 2652 FEET TO THE POINT OF BEGINNING, ALL IN TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE TOWNSHIP OF BRISTOL, KENDALL COUNTY, ILLINOIS.

PARCEL 2:
THAT PART OF THE WEST 1/2 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:
BEGINNING ON THE WEST LINE OF SAID SECTION, 25.80 CHAINS NORTH OF THE SOUTHWEST CORNER OF SAID SECTION; THENCE EASTERLY ON A LINE PARALLEL TO THE SOUTH LINE OF SAID SECTION, 23.94 CHAINS; THENCE NORTHERLY ON A LINE PARALLEL WITH THE EAST LINE OF THE WEST 1/2 OF SAID SECTION, 45.57 CHAINS; THENCE WESTERLY ON A LINE PARALLEL WITH THE SOUTH LINE OF SAID SECTION, 20.20 CHAINS TO THE CENTER LINE OF THE ROAD; THENCE SOUTHERLY ALONG SAID CENTER LINE TO THE POINT OF BEGINNING; IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS, EXCEPTING THEREFROM THE FOLLOWING:

(1) THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 7; THENCE NORTHERLY ALONG THE WEST LINE OF SAID SECTION, 3,110.0 FEET FOR A POINT OF BEGINNING; THENCE EASTERLY AT RIGHT ANGLES TO SAID WEST LINE, 284.0 FEET; THENCE NORTHERLY PARALLEL WITH SAID WEST LINE, 191.73 FEET; THENCE WESTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, 284.0 FEET TO THE SAID WEST LINE; THENCE SOUTHERLY ALONG SAID WEST LINE, 191.73 FEET TO THE POINT OF BEGINNING, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

(2) THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 7; THENCE NORTHERLY ALONG THE WEST LINE OF SAID SECTION, 3301.73 FEET FOR A POINT OF BEGINNING; THENCE EASTERLY AT RIGHT ANGLES TO SAID WEST LINE, 284.0 FEET; THENCE NORTHERLY PARALLEL WITH SAID WEST LINE, 526.43 FEET; THENCE WESTERLY ALONG A LINE FORMING AN ANGLE OF 88 DEGREES, 30 MINUTES, 00 SECONDS WITH THE LAST DESCRIBED COURSE MEASURED COUNTERCLOCKWISE THEREFROM, 284.10 FEET TO SAID WEST LINE; THENCE SOUTHERLY ALONG SAID WEST LINE, 519.0 FEET TO THE POINT OF BEGINNING, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

(3) THAT PART DEDICATED FOR PUBLIC ROAD BY PLAT OF DEDICATION RECORDED JULY 27, 2004 AS DOCUMENT NO. 200400020601,

DESCRIBED AS FOLLOWS:

THAT PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED, AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE WEST LINE OF SAID NORTHWEST QUARTER WITH THE CENTER LINE OF ELDAMAIN ROAD EXTENDED FROM THE NORTHEAST, WHICH POINT IS DESCRIBED AS BEING 1327.29 FEET SOUTHERLY OF THE NORTHWEST CORNER OF SAID NORTHWEST QUARTER; THENCE NORTHEASTERLY ALONG SAID CENTER LINE 190.57 FEET; THENCE EASTERLY AT RIGHT ANGLES TO SAID CENTER LINE 40.0 FEET; THENCE SOUTHERLY ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 1160.0 FEET WITH IS RADIAL TO THE LAST DESCRIBED COURSE, 365.38 FEET TO A POINT 40.0 FEET EASTERLY OF SAID WEST LINE; THENCE WEST AT RIGHT ANGLES TO SAID WEST LINE 40.0 FEET TO SAID WEST LINE; THENCE NORTH ALONG SAID WEST LINE 190.57 FEET TO THE POINT OF BEGINNING IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

4) THAT PART CONVEYED TO KENDALL COUNTY, ILLINOIS BY WARRANTY DEED RECORDED APRIL 23, 2012 AS DOCUMENT NO. 201200007234, DESCRIBED AS FOLLOWS:

TRACT A

PART OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS, USING BEARINGS AND GRID DISTANCES REFERENCED TO THE ILLINOIS STATE PLANE COORDINATE SYSTEM, EAST ZONE, NAD 83(97 AD J): BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE NORTH 87 DEGREES 20 MINUTES 05 SECONDS EAST 30.30 FEET ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE SOUTH 01 DEGREES 41 MINUTES 00 SECONDS EAST 934.77 FEET; THENCE SOUTH 87 DEGREES 30 MINUTES 51 SECONDS WEST 40.90 FEET TO THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE NORTH 01 DEGREES 02 MINUTES 01 SECONDS WEST 914.44 FEET ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7 TO THE TO THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 37 NORTH, RANGE 6, EAST OF SAID THIRD PRINCIPAL MERIDIAN; THENCE NORTH 01 DEGREES 02 MINUTES 30 SECONDS WEST 20.44 FEET ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7 TO THE POINT OF BEGINNING, CONTAINING 0.764 ACRES, MORE OR LESS, OF WHICH 0.537 ACRE, MORE OR LESS, IS WITHIN THE EXISTING RIGHT OF WAY FOR COUNTY HIGHWAY 7.

TRACT B

PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS, USING BEARINGS AND GRID DISTANCES REFERENCED TO THE ILLINOIS STATE PLANE COORDINATE SYSTEM, EAST ZONE, NAD 83(97 ADJ): COMMENCING AT THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION ; THENCE NORTH 87 DEGREES 15 MINUTES 05 SECONDS EAST 437.14 FEET ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 7; THENCE SOUTH 17 DEGREES 00 MINUTES 27 SECONDS WEST 1078.79 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 72 DEGREES 59 MINUTES 33 SECONDS EAST 21.70 FEET TO THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7; THENCE SOUTH 09 DEGREES 36 MINUTES 34 SECONDS WEST 142.10 FEET TO THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7; THENCE NORTH 72 DEGREES 59 MINUTES 33 SECONDS WEST 40.00 FEET ALONG THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7 AND THE EXTENSION THEREOF; THENCE NORTH 17 DEGREES 00 MINUTES 27 SECONDS EAST 140.91 FEET TO THE POINT OF BEGINNING, CONTAINING 0.100 ACRES, MORE OR LESS, OF WHICH 0.069 ACRE, MORE OR LESS, IS WITHIN THE EXISTING RIGHT OF WAY FOR COUNTY HIGHWAY 7.

PINs: 02-07-100-011, 02-07-100-002, and 02-07-300-005

NOTICE IS HEREWITH GIVEN THAT the City Council for the United City of Yorkville will conduct a Public Hearing for the purpose of considering and hearing testimony as to an ordinance authorizing the annexation to the City of the above described tract of property on **Tuesday, May 14, 2024 at 7 p.m.** at the United City of Yorkville, City Hall, located at 651 Prairie Pointe Drive, Yorkville, Illinois 60560. An accurate map of the property proposed to be annexed to the City and form of the proposed annexation agreement are on file in the office of the Community Development Director.

The public hearing may be continued from time to time to dates certain without further notice being published.

All interested parties are invited to attend the public hearing and will be given an opportunity to be heard. Any written comments should be addressed to the United City of Yorkville Community Development Department, City Hall, 651 Prairie Pointe Drive, Yorkville, Illinois 60560.

CHICAGO TRIBUNE

media group

Department, City Hall, 651 Prairie Pointe Drive, Yorkville, Illinois, and will be accepted up to the date of the public hearing.

By order of the Corporate Authorities of the United City of Yorkville, Kendall County, Illinois.

JORI BEHLAND
City Clerk
4/26/24 7624151 HSPAXLP



United City of Yorkville

651 Prairie Pointe Drive

Yorkville, Illinois 60560

Telephone: 630-553-4350

Fax: 630-553-7575

www.yorkville.il.us

NOTICE of Proposed Annexation of Territory within the Bristol Kendall Fire Protection District

To: The Trustees of the Bristol Kendall Fire Protection District, Kendall County, Illinois:

Jeff Farren
1013 Prairie Lane
Yorkville, IL 60560

Marty Schwartz
8308 Walker Road
Yorkville, IL 60560

Gary Schlapp
103 E. Beaver Street
Yorkville, IL 60560

Ken Johnson
103 E. Beaver Street
Yorkville, IL 60560

Phyllis Yabsley
103 E. Beaver Street
Yorkville, IL 60560

YOU ARE HEREBY NOTIFIED that the United City of Yorkville, Kendall County, is about to annex the territory hereinafter described pursuant to the provisions of Section 7-1-1 of the Illinois Municipal Code *et seq.* (65 ILCS 5/7-1-1 *et seq.*), and that such annexation will take place not less than ten (10) days after the service of this notice to you. The Mayor and City Council intends to consider the annexation of this territory at a meeting to be held at City Hall, 651 Prairie Pointe Drive, Yorkville, Illinois, at **7:00 p.m. on May 14, 2024**. The real estate to be annexed is described as follows:

The legal description of the tract of property is as follows:

PARCEL 1:

THAT PART OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH FALLS WITHIN THE FOLLOWING DESCRIBED TRACT OF LAND:

THAT PART OF THE SOUTH 1/2 OF SECTION 6 AND THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE CENTER LINE OF A HIGHWAY NOW KNOWN AS W. BEECHER ROAD WHICH IS NORTH 15 DEGREES 11 MINUTES EAST 635 FEET FROM THE SOUTHEAST CORNER OF THE SOUTHWEST 1/4 OF SAID SECTION 6; THENCE SOUTH 15 DEGREES 11 MINUTES WEST ALONG SAID CENTER LINE 635 FEET TO THE SOUTHEAST CORNER OF SAID SOUTHWEST 1/4; THENCE SOUTH ALONG THE QUARTER SECTION LINE 8.80 CHAINS; THENCE SOUTH 88 DEGREES WEST ALONG A CLAIM LINE 43.78 CHAINS TO THE CENTER LINE OF A HIGHWAY NOW KNOWN

AS ELDAMAIN ROAD; THENCE NORTH 17 DEGREES 30 MINUTES EAST ALONG SAID CENTER LINE 19 CHAINS TO A POINT SOUTH 88 DEGREES 25 MINUTES WEST FROM THE POINT OF BEGINNING; THENCE NORTH 88 DEGREES 25 MINUTES EAST 2652 FEET TO THE POINT OF BEGINNING, ALL IN TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE TOWNSHIP OF BRISTOL, KENDALL COUNTY, ILLINOIS.

PARCEL 2:

THAT PART OF THE WEST 1/2 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING ON THE WEST LINE OF SAID SECTION, 25.80 CHAINS NORTH OF THE SOUTHWEST CORNER OF SAID SECTION: THENCE EASTERLY ON A LINE PARALLEL TO THE SOUTH LINE OF SAID SECTION, 23.94 CHAINS; THENCE NORTHERLY ON A LINE PARALLEL WITH THE EAST LINE OF THE WEST 1/2 OF SAID SECTION, 45.57 CHAINS; THENCE WESTERLY ON A LINE PARALLEL WITH THE SOUTH LINE OF SAID SECTION, 20.20 CHAINS TO THE CENTER LINE OF THE ROAD; THENCE SOUTHERLY ALONG SAID CENTER LINE TO THE POINT OF BEGINNING; IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS, EXCEPTING THEREFROM THE FOLLOWING:

(1) THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 7; THENCE NORTHERLY ALONG THE WEST LINE OF SAID SECTION, 3,110.0 FEET FOR A POINT OF BEGINNING; THENCE EASTERLY AT RIGHT ANGLES TO SAID WEST LINE, 284.0 FEET; THENCE NORTHERLY PARALLEL WITH SAID WEST LINE, 191.73 FEET; THENCE WESTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, 284.0 FEET TO THE SAID WEST LINE; THENCE SOUTHERLY ALONG SAID WEST LINE, 191.73 FEET TO THE POINT OF BEGINNING, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

(2) THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 7; THENCE NORTHERLY ALONG THE WEST LINE OF SAID SECTION, 3301.73 FEET FOR A POINT OF BEGINNING; THENCE EASTERLY AT RIGHT ANGLES TO SAID WEST LINE, 284.0 FEET; THENCE NORTHERLY PARALLEL WITH SAID WEST LINE, 526.43 FEET; THENCE WESTERLY ALONG A LINE FORMING AN ANGLE OF 88 DEGREES, 30 MINUTES, 00 SECONDS WITH THE LAST DESCRIBED COURSE MEASURED COUNTER-CLOCKWISE THEREFROM, 284.10 FEET TO SAID WEST LINE; THENCE SOUTHERLY ALONG SAID WEST LINE, 519.0 FEET TO THE POINT OF BEGINNING, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

(3) THAT PART DEDICATED FOR PUBLIC ROAD BY PLAT OF DEDICATION RECORDED JULY 27, 2004 AS DOCUMENT NO. 200400020601, DESCRIBED AS FOLLOWS:

THAT PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED, AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE WEST LINE OF SAID NORTHWEST QUARTER WITH THE CENTER LINE OF ELDAMAIN ROAD EXTENDED FROM THE NORTHEAST, WHICH POINT IS DESCRIBED AS BEING 1327.29 FEET SOUTHERLY OF

THE NORTHWEST CORNER OF SAID NORTHWEST QUARTER; THENCE NORTHEASTERLY ALONG SAID CENTER LINE 190.57 FEET; THENCE EASTERLY AT RIGHT ANGLES TO SAID CENTER LINE 40.0 FEET; THENCE SOUTHERLY ALONG A CURVE: TO THE LEFT HAVING A RADIUS OF 1160.0 FEET WITH IS RADIAL TO THE LAST DESCRIBED COURSE, 365.38 FEET TO A POINT 40.0 FEET EASTERLY OF SAID WEST LINE; THENCE WEST AT RIGHT ANGLES TO SAID WEST LINE 40.0 FEET TO SAID WEST LINE; THENCE NORTH ALONG SAID WEST LINE 190.57 FEET TO THE POINT OF BEGINNING IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

4) THAT PART CONVEYED TO KENDALL COUNTY, ILLINOIS BY WARRANTY DEED RECORDED APRIL 23, 2012 AS DOCUMENT NO. 201200007234, DESCRIBED AS FOLLOWS:

TRACT A

PART OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS, USING BEARINGS AND GRID DISTANCES REFERENCED TO THE ILLINOIS STATE PLANE COORDINATE SYSTEM, EAST ZONE, NAD 83(97 AD J): BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE NORTH 87 DEGREES 20 MINUTES 05 SECONDS EAST 30.30 FEET ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE SOUTH 01 DEGREES 41 MINUTES 00 SECONDS EAST 934.77 FEET; THENCE SOUTH 87 DEGREES 30 MINUTES 51 SECONDS WEST 40.90 FEET TO THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE NORTH 01 DEGREES 02 MINUTES 01 SECONDS WEST 914.44 FEET ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7 TO THE TO THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 37 NORTH, RANGE 6, EAST OF SAID THIRD PRINCIPAL MERIDIAN; THENCE NORTH 01 DEGREES 02 MINUTES 30 SECONDS WEST 20.44 FEET ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7 TO THE POINT OF BEGINNING, CONTAINING 0.764 ACRES, MORE OR LESS, OF WHICH 0.537 ACRE, MORE OR LESS, IS WITHIN THE EXISTING RIGHT OF WAY FOR COUNTY HIGHWAY 7.

TRACT B

PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS, USING BEARINGS AND GRID DISTANCES REFERENCED TO THE ILLINOIS STATE PLANE COORDINATE SYSTEM, EAST ZONE, NAD 83(97 ADJ): COMMENCING AT THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION ; THENCE NORTH 87 DEGREES 15 MINUTES 05 SECONDS EAST 437.14 FEET ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 7; THENCE SOUTH 17 DEGREES 00 MINUTES 27 SECONDS WEST 1078.79 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 72 DEGREES 59 MINUTES 33 SECONDS EAST 21.70 FEET TO THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7; THENCE SOUTH 09 DEGREES 36 MINUTES 34 SECONDS WEST 142.10 FEET TO THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7; THENCE NORTH 72 DEGREES 59 MINUTES 33 SECONDS WEST 40.00 FEET ALONG THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7 AND THE EXTENSION THEREOF; THENCE NORTH 17 DEGREES 00 MINUTES 27 SECONDS EAST 140.91 FEET TO THE POINT OF BEGINNING, CONTAINING 0.100 ACRES, MORE OR LESS, OF WHICH 0.069 ACRE,

MORE OR LESS, IS WITHIN THE EXISTING RIGHT OF WAY FOR COUNTY HIGHWAY
7.

PINs: 02-07-100-011, 02-07-100-002, and 02-07-300-005

Respectfully submitted,
/s/ John Purcell, Mayor

Attest:
/s/ Jori Behland, City Clerk



United City of Yorkville

651 Prairie Pointe Drive

Yorkville, Illinois 60560

Telephone: 630-553-4350

Fax: 630-553-7575

www.yorkville.il.us

NOTICE of Proposed Annexation of Territory within Bristol Township

To: The Trustees and Commissioner of Highways of Bristol Township, Kendall County, Illinois:

Jonathan Grote
324 E. Blackberry Ln.
Yorkville, IL 60560

Julie Bennett
10907 Corneils Rd.
Plano, IL 60545

Shan Logan-Waclaw
756 Heartland Dr.
Yorkville, IL 60560

Tammy Boehm
116 Conover Ct.
Yorkville, IL 60560

William (Bill) Weatherly
8 Park Lane
Bristol, IL 60512

Corey Johnson
1152 Grace St.
Yorkville, IL 60560

YOU ARE HEREBY NOTIFIED that the United City of Yorkville, Kendall County is about to annex the territory hereinafter described that includes highways under Township jurisdiction pursuant to the provisions of Section 7-1-1 *et seq.* of the Illinois Municipal Code (65 ILCS 5/7-1-1, *et seq.*), and that such annexation will take place not less than ten (10) days after the service of this notice to you. The Mayor and City Council intends to consider the annexation of this territory at a meeting to be held at City Hall, 651 Prairie Pointe Drive, Yorkville, Illinois, at **7:00 p.m. on May 14, 2024**. The real estate to be annexed is described as follows:

PARCEL 1:

THAT PART OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH FALLS WITHIN THE FOLLOWING DESCRIBED TRACT OF LAND:

THAT PART OF THE SOUTH 1/2 OF SECTION 6 AND THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE CENTER LINE OF A HIGHWAY NOW KNOWN AS W. BEECHER ROAD WHICH IS NORTH 15 DEGREES 11 MINUTES EAST 635 FEET FROM THE SOUTHEAST CORNER OF THE SOUTHWEST 1/4 OF SAID SECTION 6; THENCE SOUTH 15 DEGREES 11 MINUTES WEST ALONG SAID CENTER LINE 635 FEET TO THE SOUTHEAST CORNER OF SAID SOUTHWEST 1/4; THENCE SOUTH ALONG THE QUARTER SECTION LINE 8.80 CHAINS; THENCE SOUTH 88 DEGREES WEST ALONG A CLAIM LINE 43.78 CHAINS TO THE CENTER LINE OF A HIGHWAY NOW KNOWN AS ELDAMAIN ROAD;

THENCE NORTH 17 DEGREES 30 MINUTES EAST ALONG SAID CENTER LINE 19 CHAINS TO A POINT SOUTH 88 DEGREES 25 MINUTES WEST FROM THE POINT OF BEGINNING; THENCE NORTH 88 DEGREES 25 MINUTES EAST 2652 FEET TO THE POINT OF BEGINNING, ALL IN TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE TOWNSHIP OF BRISTOL, KENDALL COUNTY, ILLINOIS.

PARCEL 2:

THAT PART OF THE WEST 1/2 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING ON THE WEST LINE OF SAID SECTION, 25.80 CHAINS NORTH OF THE SOUTHWEST CORNER OF SAID SECTION: THENCE EASTERLY ON A LINE PARALLEL TO THE SOUTH LINE OF SAID SECTION, 23.94 CHAINS; THENCE NORTHERLY ON A LINE PARALLEL WITH THE EAST LINE OF THE WEST 1/2 OF SAID SECTION, 45.57 CHAINS; THENCE WESTERLY ON A LINE PARALLEL WITH THE SOUTH LINE OF SAID SECTION, 20.20 CHAINS TO THE CENTER LINE OF THE ROAD; THENCE SOUTHERLY ALONG SAID CENTER LINE TO THE POINT OF BEGINNING; IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS, EXCEPTING THEREFROM THE FOLLOWING:

(1) THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 7; THENCE NORTHERLY ALONG THE WEST LINE OF SAID SECTION, 3,110.0 FEET FOR A POINT OF BEGINNING; THENCE EASTERLY AT RIGHT ANGLES TO SAID WEST LINE, 284.0 FEET; THENCE NORTHERLY PARALLEL WITH SAID WEST LINE, 191.73 FEET; THENCE WESTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, 284.0 FEET TO THE SAID WEST LINE; THENCE SOUTHERLY ALONG SAID WEST LINE, 191.73 FEET TO THE POINT OF BEGINNING, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

(2) THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 7; THENCE NORTHERLY ALONG THE WEST LINE OF SAID SECTION, 3301.73 FEET FOR A POINT OF BEGINNING; THENCE EASTERLY AT RIGHT ANGLES TO SAID WEST LINE, 284.0 FEET; THENCE NORTHERLY PARALLEL WITH SAID WEST LINE, 526.43 FEET; THENCE WESTERLY ALONG A LINE FORMING AN ANGLE OF 88 DEGREES, 30 MINUTES, 00 SECONDS WITH THE LAST DESCRIBED COURSE MEASURED COUNTER-CLOCKWISE THEREFROM, 284.10 FEET TO SAID WEST LINE; THENCE SOUTHERLY ALONG SAID WEST LINE, 519.0 FEET TO THE POINT OF BEGINNING, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

(3) THAT PART DEDICATED FOR PUBLIC ROAD BY PLAT OF DEDICATION RECORDED JULY 27, 2004 AS DOCUMENT NO. 200400020601, DESCRIBED AS FOLLOWS:

THAT PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED, AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE WEST LINE OF SAID NORTHWEST QUARTER WITH THE CENTER LINE OF ELDAMAIN ROAD EXTENDED FROM THE NORTHEAST, WHICH POINT IS DESCRIBED AS BEING 1327.29 FEET SOUTHERLY OF THE NORTHWEST CORNER OF SAID NORTHWEST QUARTER; THENCE NORTHEASTERLY ALONG SAID CENTER LINE 190.57 FEET; THENCE EASTERLY AT RIGHT ANGLES TO SAID CENTER LINE 40.0 FEET; THENCE SOUTHERLY ALONG A CURVE: TO THE LEFT HAVING A RADIUS OF 1160.0 FEET WITH IS RADIAL TO THE LAST DESCRIBED COURSE, 365.38 FEET TO A POINT 40.0 FEET EASTERLY OF SAID WEST LINE; THENCE WEST AT RIGHT ANGLES TO SAID WEST LINE 40.0 FEET TO SAID WEST LINE; THENCE NORTH ALONG SAID WEST LINE 190.57 FEET TO THE POINT OF BEGINNING IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

4) THAT PART CONVEYED TO KENDALL COUNTY, ILLINOIS BY WARRANTY DEED RECORDED APRIL 23, 2012 AS DOCUMENT NO. 201200007234, DESCRIBED AS FOLLOWS:

TRACT A

PART OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS, USING BEARINGS AND GRID DISTANCES REFERENCED TO THE ILLINOIS STATE PLANE COORDINATE SYSTEM, EAST ZONE, NAD 83(97 AD J): BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE NORTH 87 DEGREES 20 MINUTES 05 SECONDS EAST 30.30 FEET ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE SOUTH 01 DEGREES 41 MINUTES 00 SECONDS EAST 934.77 FEET; THENCE SOUTH 87 DEGREES 30 MINUTES 51 SECONDS WEST 40.90 FEET TO THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE NORTH 01 DEGREES 02 MINUTES 01 SECONDS WEST 914.44 FEET ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7 TO THE TO THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 37 NORTH, RANGE 6, EAST OF SAID THIRD PRINCIPAL MERIDIAN; THENCE NORTH 01 DEGREES 02 MINUTES 30 SECONDS WEST 20.44 FEET ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7 TO THE POINT OF BEGINNING, CONTAINING 0.764 ACRES, MORE OR LESS, OF WHICH 0.537 ACRE, MORE OR LESS, IS WITHIN THE EXISTING RIGHT OF WAY FOR COUNTY HIGHWAY 7.

TRACT B

PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS, USING BEARINGS AND GRID DISTANCES REFERENCED TO THE ILLINOIS STATE PLANE COORDINATE SYSTEM, EAST ZONE, NAD 83(97 ADJ): COMMENCING AT THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION ; THENCE NORTH 87 DEGREES 15 MINUTES 05 SECONDS EAST 437.14 FEET ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 7: THENCE SOUTH 17 DEGREES 00 MINUTES 27 SECONDS WEST 1078.79 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 72 DEGREES 59 MINUTES 33 SECONDS EAST 21.70 FEET TO THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7; THENCE SOUTH 09 DEGREES 36 MINUTES 34 SECONDS WEST 142.10 FEET TO THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7; THENCE NORTH 72 DEGREES 59 MINUTES 33 SECONDS WEST 40.00 FEET ALONG THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7 AND THE EXTENSION THEREOF; THENCE NORTH 17 DEGREES 00 MINUTES 27 SECONDS EAST 140.91 FEET TO THE POINT OF BEGINNING, CONTAINING 0.100 ACRES, MORE OR LESS, OF WHICH 0.069 ACRE, MORE OR LESS, IS WITHIN THE EXISTING RIGHT OF WAY FOR COUNTY HIGHWAY 7.

PINS: 02-07-100-011, 02-07-100-002, AND 02-07-300-005

Respectfully submitted,
/s/ John Purcell, Mayor

Attest:
/s/ Jori Behland, City Clerk

7021 2720 0001 2044 9676

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Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To: **GARY SCHLAPP**
Street: **103 E BEAVER ST**
City, St: **YORKVILLE, IL 60560**

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 9690

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Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To: **PHYLLIS YABSLEY**
Street: **103 E BEAVER ST**
City, St: **YORKVILLE, IL 60560**

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 9683

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Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To: **KEN JOHNSON**
Street and A: **103 E BEAVER ST**
City, State: **YORKVILLE, IL 60560**

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 9652

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Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To: **JEFF FARREN**
Street: **1013 PRAIRIE LN**
City: **YORKVILLE, IL 60560**

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

Hagemann

7021 2720 0001 2044 9669

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Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To: **MARTY SCHWARTZ**
Street: **8308 WALKER RD**
City: **YORKVILLE, IL 60560**

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 9607

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Yorkville, IL 60560

OFFICIAL USE

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.45
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To
 Street
 City, State

JONATHAN GROTE
324 E BLACKBERRY LN
YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 9706

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Yorkville, IL 60560

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Extra Services & Fees (check box, add fee as appropriate)	\$3.45
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To
 Street
 City, State

TAMMY BOEHM
116 CONOVER CT
YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 9638

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Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.45
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To
 Street
 City, State

WILLIAM (BILL) WEATHERLY
8 PARK LANE
BRISTOL IL 60512

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7296 2720 0001 2044 9624

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Yorkville, IL 60560

OFFICIAL USE

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.45
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To
 Street
 City, State

SHAN LOGAN-WACLAW
756 HEARTLAND DR
YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 9614

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Plano, IL 60545

OFFICIAL USE

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.45
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To
 Street
 City, State

JULIE BENNETT
10907 CORNELIS RD
PLANO, IL 60545

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 9645

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Yorkville, IL 60560

OFFICIAL USE

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.45
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To
 Street
 City, State

COREY JOHNSON
1152 GRACE ST
YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

JEFF FARREN
1013 PRAIRIE LN
YORKVILLE, IL 60560



9590 9402 8499 3186 0567 97

2. Article Number (Transfer)

7021 2720 0001 2044 9652

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

- Agent
- Addressee

B. Received by (Printed Name)

C. Date of Delivery

7/24/21

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Insured Mail
- Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

SHAN LOGAN-WACLAW
756 HEARTLAND DR
YORKVILLE, IL 60560



9590 9402 8499 3186 0568 27

2. Article Number (Transfer from service label)

7021 2720 0001 2044 9621

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

B. Received by (Printed Name)

Agent

Addressee

C. Date of Delivery

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Insured Mail
- Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

COREY JOHNSON
1152 GRACE ST
YORKVILLE, IL 60560



9590 9402 8499 3186 0568 10

2. Article Number (Transfer from service label)

7021 2720 0001 2044 9645

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

- Agent
- Addressee

B. Received by (Printed Name)

Corey Johnson

C. Date of Delivery

7-24-20

D. Is delivery address different from item 1?
If YES, enter delivery address below:

- Yes
- No

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Insured Mail
- Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

MARTY SCHWARTZ
8308 WALKER RD
YORKVILLE, IL 60560



9590 9402 8499 3186 0568 03

2. Article Number (Transfer from service label)

7021 2720 0001 2044 9669

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 X *Kristi Schwartz* Agent Addressee

B. Received by (Printed Name) *Kristi Schwartz* C. Date of Delivery

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail
 - Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

GARY SCHLAPP
103 E BEAVER ST
YORKVILLE, IL 60560



9590 9402 8499 3186 0567 80

2. Article Number (Transfer from service label)

7021 2720 0001 2044 9676

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 X *Gary Schlapp* Agent Addressee

B. Received by (Printed Name) C. Date of Delivery

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail
 - Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

JONATHAN GROTE
324 E BLACKBERRY LN
YORKVILLE, IL 60560



9590 9402 8499 3186 0568 58

2. Article Number (Transfer from service label)

7021 2720 0001 2044 9607

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 X *Jonathan Grote* Agent Addressee

B. Received by (Printed Name) *Jonathan Grote* C. Date of Delivery *4/25/24*

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail
 - Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

KEN JOHNSON
103 E BEAVER ST
YORKVILLE, IL 60560



9590 9402 8499 3186 0567 73

2. Article Number (Transfer from service label)

7021 2720 0001 2044 9683

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 X *Ken Johnson* Agent Addressee

B. Received by (Printed Name) C. Date of Delivery

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail
 - Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

Order ID: 7640110

* Agency Commission not included

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AdSize(s): 2 Column

Run Date(s): Friday, May 24, 2024

Zone: Full Run

Color Spec. B/W

Preview

**PUBLIC NOTICE
NOTICE OF PUBLIC HEARING
BEFORE
UNITED CITY OF YORKVILLE
PLANNING AND ZONING COMMISSION
PZC 2024-08**

NOTICE IS HEREBY GIVEN THAT Green Door Capital, petitioner/contract purchaser, and Hagemann Family Trust, owners, has filed an application with the United City of Yorkville, Kendall County, Illinois, requesting rezoning classification. The real property is generally located immediately east of Eldamain, north of Cornells Road, and west of West Beecher Road. The petitioner is requesting rezoning approval from R-1 Single-Family Suburban Residential District to M-2 General Manufacturing District (contingent on approval of annexation by the City Council) for three (3) parcels, consisting of approximately 138.441 acres.

The legal description is as follows:

PARCEL 1:
THAT PART OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH FALLS WITHIN THE FOLLOWING DESCRIBED TRACT OF LAND:

THAT PART OF THE SOUTH 1/2 OF SECTION 6 AND THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT IN THE CENTER LINE OF A HIGHWAY NOW KNOWN AS W. BEECHER ROAD WHICH IS NORTH 15 DEGREES 11 MINUTES EAST 635 FEET FROM THE SOUTHEAST CORNER OF THE SOUTHWEST 1/4 OF SAID SECTION 6; THENCE SOUTH 15 DEGREES 11 MINUTES WEST ALONG SAID CENTER LINE 635 FEET TO THE SOUTHEAST CORNER OF SAID SOUTHWEST 1/4; THENCE SOUTH ALONG THE QUARTER SECTION LINE 8.80 CHAINS; THENCE SOUTH 88 DEGREES WEST ALONG A CLAIM LINE 43.78 CHAINS TO THE CENTER LINE OF A HIGHWAY NOW KNOWN AS ELDAMAIN ROAD; THENCE NORTH 17 DEGREES 30 MINUTES EAST ALONG SAID CENTER LINE 19 CHAINS TO A POINT SOUTH 88 DEGREES 25 MINUTES WEST FROM THE POINT OF BEGINNING; THENCE NORTH 88 DEGREES 25 MINUTES EAST 2652 FEET TO THE POINT OF BEGINNING, ALL IN TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE TOWNSHIP OF BRISTOL, KENDALL COUNTY, ILLINOIS.

PARCEL 2:
THAT PART OF THE WEST 1/2 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:
BEGINNING ON THE WEST LINE OF SAID SECTION, 25.80 CHAINS NORTH OF THE SOUTHWEST CORNER OF SAID SECTION; THENCE EASTERLY ON A LINE PARALLEL TO THE SOUTH LINE OF SAID SECTION, 23.94 CHAINS; THENCE NORTHERLY ON A LINE PARALLEL WITH THE EAST LINE OF THE WEST 1/2 OF SAID SECTION, 45.57 CHAINS; THENCE WESTERLY ON A LINE PARALLEL WITH THE SOUTH LINE OF SAID SECTION, 20.20 CHAINS TO THE CENTER LINE OF THE ROAD; THENCE SOUTHERLY ALONG SAID CENTER LINE TO THE POINT OF BEGINNING; IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS, EXCEPTING THEREFROM THE FOLLOWING:

(1) THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 7; THENCE NORTHERLY ALONG THE WEST LINE OF SAID SECTION,

Order ID: 7640110

* Agency Commission not included

GROSS PRICE * : \$871.20**PACKAGE NAME: IL Govt Legal Aurora Beacon**

3,110.0 FEET FOR A POINT OF BEGINNING; THENCE EASTERLY AT RIGHT ANGLES TO SAID WEST LINE, 284.0 FEET; THENCE NORTHERLY PARALLEL WITH SAID WEST LINE, 191.73 FEET; THENCE WESTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, 284.0 FEET TO THE SAID WEST LINE, THENCE SOUTHERLY ALONG SAID WEST LINE, 191.73 FEET TO THE POINT OF BEGINNING, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

(2) THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 7; THENCE NORTHERLY ALONG THE WEST LINE OF SAID SECTION, 3301.73 FEET FOR A POINT OF BEGINNING; THENCE EASTERLY AT RIGHT ANGLES TO SAID WEST LINE, 284.0 FEET; THENCE NORTHERLY PARALLEL WITH SAID WEST LINE, 526.43 FEET; THENCE WESTERLY ALONG A LINE FORMING AN ANGLE OF 88 DEGREES, 30 MINUTES, 00 SECONDS WITH THE LAST DESCRIBED COURSE MEASURED COUNTER-CLOCKWISE THEREFROM, 284.10 FEET TO SAID WEST LINE; THENCE SOUTHERLY ALONG SAID WEST LINE, 519.0 FEET TO THE POINT OF BEGINNING, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

(3) THAT PART DEDICATED FOR PUBLIC ROAD BY PLAT OF DEDICATION RECORDED JULY 27, 2004 AS DOCUMENT NO. 200400020601, DESCRIBED AS FOLLOWS:
THAT PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED, AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE WEST LINE OF SAID NORTHWEST QUARTER WITH THE CENTER LINE OF EL DAMAIN ROAD EXTENDED FROM THE NORTHEAST, WHICH POINT IS DESCRIBED AS BEING 1327.29 FEET SOUTHERLY OF THE NORTHWEST CORNER OF SAID NORTHWEST QUARTER; THENCE NORTHEASTERLY ALONG SAID CENTER LINE 190.57 FEET; THENCE EASTERLY AT RIGHT ANGLES TO SAID CENTER LINE 40.0 FEET; THENCE SOUTHERLY ALONG A CURVE, TO THE LEFT HAVING A RADIUS OF 1160.0 FEET WITH IS RADIAL TO THE LAST DESCRIBED COURSE, 365.38 FEET TO A POINT 40.0 FEET EASTERLY OF SAID WEST LINE; THENCE WEST AT RIGHT ANGLES TO SAID WEST LINE 40.0 FEET TO SAID WEST LINE; THENCE NORTH ALONG SAID WEST LINE 190.57 FEET TO THE POINT OF BEGINNING IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

4) THAT PART CONVEYED TO KENDALL COUNTY, ILLINOIS BY WARRANTY DEED RECORDED APRIL 23, 2012 AS DOCUMENT NO. 201200007234, DESCRIBED AS FOLLOWS:

TRACT A

PART OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS, USING BEARINGS AND GRID DISTANCES REFERENCED TO THE ILLINOIS STATE PLANE COORDINATE SYSTEM, EAST ZONE, NAD 83(97 AD J); BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE NORTH 87 DEGREES 20 MINUTES 05 SECONDS EAST 30.30 FEET ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE SOUTH 01 DEGREES 41 MINUTES 00 SECONDS EAST 934.77 FEET; THENCE SOUTH 87 DEGREES 30 MINUTES 51 SECONDS WEST 40.90 FEET TO THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE NORTH 01 DEGREES 02 MINUTES 01 SECONDS WEST 914.44 FEET ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7 TO THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 37 NORTH, RANGE 6, EAST OF SAID THIRD PRINCIPAL MERIDIAN; THENCE NORTH 01 DEGREES 02 MINUTES 30 SECONDS WEST 20.44 FEET ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7 TO THE POINT OF BEGINNING, CONTAINING 0.764 ACRES, MORE OR LESS, OF WHICH 0.537 ACRE, MORE OR LESS, IS WITHIN THE EXISTING RIGHT OF WAY FOR COUNTY HIGHWAY 7

TRACT B

PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS, USING BEARINGS AND GRID DISTANCES REFERENCED TO THE ILLINOIS STATE PLANE COORDINATE SYSTEM, EAST ZONE, NAD 83(97 AD J); COMMENCING AT THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION 7; THENCE NORTH 87 DEGREES 15 MINUTES 05 SECONDS EAST 437.14 FEET ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 7; THENCE SOUTH 17 DEGREES 00 MINUTES 27 SECONDS WEST 1078.79 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 23 DEGREES 50 MINUTES 22 SECONDS EAST 31.30 FEET TO

Order ID: 7640110

* Agency Commission not included

GROSS PRICE * : \$871.20

PACKAGE NAME: IL Govt Legal Aurora Beacon

SOUTH 72 DEGREES 59 MINUTES 33 SECONDS EAST 21.70 FEET TO THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7; THENCE SOUTH 09 DEGREES 36 MINUTES 34 SECONDS WEST 142.10 FEET TO THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7; THENCE NORTH 72 DEGREES 59 MINUTES 33 SECONDS WEST 40.00 FEET ALONG THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7 AND THE EXTENSION THEREOF; THENCE NORTH 17 DEGREES 00 MINUTES 27 SECONDS EAST 140.91 FEET TO THE POINT OF BEGINNING, CONTAINING 0.100 ACRES, MORE OR LESS, OF WHICH 0.069 ACRE, MORE OR LESS, IS WITHIN THE EXISTING RIGHT OF WAY FOR COUNTY HIGHWAY 7.

PINS: 02-07-100-011, 02-07-100-002, and 02-07-300-005

A copy of the application is available for review during normal City business hours at the office of the Community Development Director.

NOTICE IS HEREWITH GIVEN THAT the Planning and Zoning Commission for the United City of Yorkville will conduct a Public Hearing on said applications on **Wednesday, June 12, 2024 at 7 p.m.** at the United City of Yorkville, City Hall, located at 651 Prairie Pointe Drive, Yorkville, Illinois 60560.

The public hearing may be continued from time to time to dates certain without further notice being published.

All interested parties are invited to attend the public hearing and will be given an opportunity to be heard. Any written comments should be addressed to the United City of Yorkville Community Development Department, City Hall, 651 Prairie Pointe Drive, Yorkville, Illinois, and will be accepted up to the date of the public hearing.

By order of the Corporate Authorities of the United City of Yorkville, Kendall County, Illinois:

JORI BEHLAND
City Clerk
May 24, 2024 - 7640110 HSPAXLP

ROSENWINKEL FAMILY TRUST ET AL 501
JOHN ROSENWINKEL
10735 CHICAGO RD
WATERMAN IL 60556

ARTURO REYNALDA SANCHEZ
980 ELDAMAIN RD
PLANO IL 60545

COMMONWEALTH EDISON
THREE LINCOLN CENTRE 4TH FL
OAK BROOK TERRACE IL 60181

ROSENWINKEL FAMILY TRUST ET AL 501
JOHN ROSENWINKEL
10735 CHICAGO RD
WATERMAN IL 60556

KATHERINE SCHULTZ
DANIEL SCHULTZ
32 BOAT LN
OSWEGO IL 60543

MARY AUER
1327 W BEECHER RD
BRISTOL IL 60512

ROSENWINKEL FAMILY TRUST ET AL 501
JOHN ROSENWINKEL
10735 CHICAGO RD
WATERMAN IL 60556

HAGEMANN FAMILY TRUST
PATRICIA K FLECK TTEE
723 TANAGER LN
GENEVA IL 60134

JERRY G MARILEE FOLTZ
1010 W BEECHER RD
BRISTOL IL 60512

ILLINIOS GREENHOUSE LLC
BRIGHTFARMS
50 S BUCKHOUT ST STE 202
IRVINGTON NY 10533

COMMONWEALTH EDISON
THREE LINCOLN CENTRE 4TH FL
OAK BROOK TERRACE IL 60181

KATHERINE SCHULTZ
DANIEL SCHULTZ
32 BOAT LN
OSWEGO IL 60543

JAMES M SEARS ET AL
27 N COOK ST
PLANO IL 60545

HAGEMANN FAMILY TRUST
PATRICIA K FLECK TTEE
723 TANAGER LN
GENEVA IL 60134

JAMES M SEARS ET AL
27 N COOK ST
PLANO IL 60545

MORRIS FAMILY FARM LTD PARTNERSHIP
50 W 022 MCDERMOTT RD A
BIG ROCK IL 60511

MICROSOFT CORPORATION
ONE MICROSOFT WAY
REDMOND WA 980526399

MORRIS FAMILY FARM LTD PARTNERSHIP
50 W 022 A MCDERMOTT RD
BIG ROCK IL 60511

JAMES M SEARS ET AL
27 N COOK ST
PLANO IL 60545

HAGEMANN FAMILY TRUST
PATRICIA K FLECK TTEE
723 TANAGER LN
GENEVA IL 60134

LATHAM-SCHLEINING TAMMI M SCHLEINING JOSHUA A
790 ELDAMAIN RD
PLANO IL 60545

JAMES M SEARS ET AL
27 N COOK ST
PLANO IL 60545

NICHOLAS A LIV TRUST DODD
NICHOLAS A DODD NICOLE E JALOVE
1286 ELDAMAIN RD
PLANO IL 60545

LISA ANN PRATHER
1314 ELDAMAIN RD
PLANO IL 60545

7021 2720 0001 2044 8150

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<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
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Total Postage and Fees	\$8.73	

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Irvington, NY 10533

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Extra Services & Fees (check box, add fee as appropriate)	\$3.65	
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
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 Illinois Greenhouse LLC
 Brightfarms
 50 S Buckout St Ste 202
 Irvington, NY 10533

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Extra Services & Fees (check box, add fee as appropriate)	\$3.65	
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.92	
Total Postage and Fees	\$8.73	

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 Morris Family Farm Ltd
 Partnership
 50 W 022 Mc Dermott Rd A
 Big Rock, Illinois 60511

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<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
Total Postage and Fees	\$8.73	

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 Lisa Ann Prather
 1314 Eldamain Rd
 Plano, IL 60545

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Extra Services & Fees (check box, add fee as appropriate)	\$3.65	
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
Total Postage and Fees	\$8.73	

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 Rosenwinkel Family Trust et al 501
 John Rosenwinkel
 10735 Chicago Rd
 Waterman, IL 60556

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<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
Total Postage and Fees	\$8.73	

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 Mary Auer
 1327 W Beecher Rd
 Bristol, IL 60512

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<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To
 Street
 City, State

ARTURO REYNALDA SANCHEZ
 980 ELDAMAIN RD
 PLANO, IL 60545

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<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

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 Street and
 City, State

KATHERINE SCHULTZ
 DANIEL SCHULTZ
 32 BOAT LN
 OSWEGO, IL 60543

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<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To
 Street and
 City, State

NICHOLAS A LIV TRUST DODD
 NICHOLAS A DODD, NICOLE E JALOVE
 1286 ELDAMAIN RD
 PLANO, IL 60545

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<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
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<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To
 Street
 City, State

HAGEMANN FAMILY TRUST
 PATRICIA K FLECK TTEE
 723 TANGER LN
 GENEVA, IL 60134

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<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.92
Total Postage and Fees	\$8.97

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LATHAM-SCHLEINING TAMMI M,
 SCHLEINING JOSUA A
 790 ELDAMAIN RD
 PLANO, IL 60545

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<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$1.16
Total Postage and Fees	\$9.21

Sent To
 Street
 City, State

JAMES M SEARS ET AL
 27 N COOK ST
 PLANO, IL 60545

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Bristol, IL 60512

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Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To: JERRY G & MARILEE FOLTZ
 Street: 1010 W BEECHER RD
 City, St: Hag, BRISTOL, IL 60512

7021 2720 0001 2044 8211

U.S. Postal Service™
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For delivery information, visit our website at www.usps.com®
Redmond, WA 98052

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To: MICROSOFT CORPORATION
 Street a: ONE MICROSOFT WAY
 City, St: H, REDMOND, WA 98052-6399

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
 HANNEMANN FAMILY TRUST
 PATRICIA K FLECK TTEE
 723 TANAGER LN
 GENEVA, IL 60134



9590 9402 8499 3186 0572 51

2. Article Number (Transfer from service label)
 7021 2720 0001 2044 8167

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 Patricia Fleck Agent Addressee

B. Received by (Printed Name) *Patricia Fleck* C. Date of Delivery *5/22/21*

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail
 - Insured Mail Restricted Delivery (over \$500)
 - Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
 MORRIS FAMILY FARM LTD
 PARTNERSHIP
 50 W 072 MCDERMOTT RD A
 BIG ROCK, ILLINOIS 60511



9590 9402 8499 3186 0572 37

2. Article Number (Transfer from service label)
 7021 2720 0001 2044 8136

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 Diane Morris Agent Addressee

B. Received by (Printed Name) *Diane* C. Date of Delivery *5-23-21*

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail
 - Insured Mail Restricted Delivery (over \$500)
 - Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
 MARY AUER
 1327 W BEECHER RD
 BRISTOL, IL 60512



9590 9402 8499 3186 0572 06

2. Article Number (Transfer from service label)
 7021 2720 0001 2044 9973

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 Captain Penizon Agent Addressee

B. Received by (Printed Name) C. Date of Delivery

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail
 - Insured Mail Restricted Delivery (over \$500)
 - Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
COMMONWEALTH EDISON
THREE LINCOLN CENTRE 4TH FL
OAK BROOK TERRACE, IL 60181



9590 9402 8499 3186 0572 44

2. Article Number (Transfer from service label)
7021 2720 0001 2044 8150

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 X *[Signature]*

B. Received by (Printed Name) C. Date of Delivery

D. Is delivery address different from item 1?
 If YES, enter delivery address below:

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail
 - Insured Mail Restricted Delivery (over \$500)
 - Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
JERRY G & MARILEE FOLTZ
1010 W BEECHER RD
BRISTOL, IL 60512



9590 9402 8499 3186 0572 13

2. Article Number (Transfer from service label)
7021 2720 0001 2044 9935

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 X *[Signature]* Agent Addressee

B. Received by (Printed Name) C. Date of Delivery
 X *Jerry Foltz* **5-23-24**

D. Is delivery address different from item 1?
 If YES, enter delivery address below: No

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail
 - Insured Mail Restricted Delivery (over \$500)
 - Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
JAMES M SEARS ET AL
27 N COOK ST
PLANO, IL 60545



9590 9402 8499 3186 0573 12

2. Article Number (Transfer from service label)
7021 2720 0001 2044 8228

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 X *[Signature]* Agent Addressee

B. Received by (Printed Name) C. Date of Delivery
[Signature] **5-23-24**

D. Is delivery address different from item 1? Yes No
 If YES, enter delivery address below:

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail
 - Insured Mail Restricted Delivery (over \$500)
 - Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
NICHOLAS A LIV TRUST DODD
NICHOLAS A DODD, NICOLE E JALOVE
1286 ELDAMAIN RD
PLANO, IL 60545



9590 9402 8499 3186 0572 82

2. Article Number (Transfer from service label)
7021 2720 0001 2044 8198

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 X *[Signature]* Agent Addressee

B. Received by (Printed Name) C. Date of Delivery
Nicholas Dodd **5-22-24**

D. Is delivery address different from item 1? Yes No
 If YES, enter delivery address below:

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail
 - Insured Mail Restricted Delivery (over \$500)
 - Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

LOUIS GREENHOUSE LLC
 BRIGHTFARMS
 50 S BUCKOUT ST STE 202
 IRVINGTON, NY 10533



9590 9402 8499 3186 0573 29

2. Article Number (Transfer from service label)

7201 2720 0001 2044 8235

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 Adult Signature
 Agent
 Addressee

B. Received by (Printed Name)
 C. Date of Delivery
 8/28/24

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type

<input type="checkbox"/> Adult Signature	<input type="checkbox"/> Priority Mail Express®
<input type="checkbox"/> Adult Signature Restricted Delivery	<input type="checkbox"/> Registered Mail™
<input checked="" type="checkbox"/> Certified Mail®	<input type="checkbox"/> Registered Mail Restricted Delivery
<input type="checkbox"/> Certified Mail Restricted Delivery	<input type="checkbox"/> Signature Confirmation™
<input type="checkbox"/> Collect on Delivery	<input type="checkbox"/> Signature Confirmation Restricted Delivery
<input type="checkbox"/> Collect on Delivery Restricted Delivery	
<input type="checkbox"/> Insured Mail	
<input type="checkbox"/> Insured Mail Restricted Delivery (over \$500)	

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

MICROSOFT CORPORATION
 ONE MICROSOFT WAY
 REDMOND, WA 98052-6399



9590 9402 8499 3186 0573 05

2. Article Number (Transfer from service label)

7021 2720 0001 2044 8211

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 Adult Signature
 Agent
 Addressee

B. Received by (Printed Name)
 C. Date of Delivery
 Adam D Curry
 8/24/2024

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type

<input type="checkbox"/> Adult Signature	<input type="checkbox"/> Priority Mail Express®
<input type="checkbox"/> Adult Signature Restricted Delivery	<input type="checkbox"/> Registered Mail™
<input checked="" type="checkbox"/> Certified Mail®	<input type="checkbox"/> Registered Mail Restricted Delivery
<input type="checkbox"/> Certified Mail Restricted Delivery	<input checked="" type="checkbox"/> Signature Confirmation™
<input type="checkbox"/> Collect on Delivery	<input type="checkbox"/> Signature Confirmation Restricted Delivery
<input type="checkbox"/> Collect on Delivery Restricted Delivery	
<input type="checkbox"/> Insured Mail	
<input type="checkbox"/> Insured Mail Restricted Delivery (over \$500)	

Domestic Return Re.

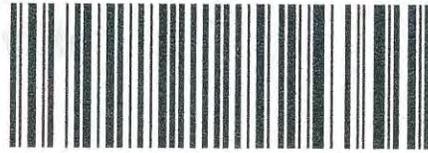


United City of Yorkville

County Seat of Kendall County
651 Prairie Pointe Drive
Yorkville, Illinois 60560

Forwarding Service Requested

CERTIFIED MAIL



7021 2720 0001 2044 8174

Retail



60543

RDC 99

U.S. POSTAGE PAID
FCM LETTER
YORKVILLE, IL 605
MAY 20, 2024

\$8.73

S2324D501437-3

KATHERINE SCHULTZ
DANIEL SCHULTZ
32 BOAT LN
OSWEGO, IL 60543

N/K
5/20/23

NIXIE 601 DE 1 6006/10/24

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

UNC

BC: 60560650000 *1176-04973-10-26

60560>6500



Sold To:
United City of Yorkville - CU00410749
651 Prairie Pointe Drive
Yorkville,IL 60560

Bill To:
United City of Yorkville - CU00410749
651 Prairie Pointe Drive
Yorkville,IL 60560

Certificate of Publication:

Order Number: 7661301
Purchase Order: Annexation 7-23-24

State of Illinois - Kane

Chicago Tribune Media Group does hereby certify that it is the publisher of the The Beacon-News. The The Beacon-News is a secular newspaper, has been continuously published Daily for more than fifty (50) weeks prior to the first publication of the attached notice, is published in the City of Aurora, Township of Aurora, State of Illinois, is of general circulation throughout that county and surrounding area, and is a newspaper as defined by 715 IL CS 5/5.

This is to certify that a notice, a true copy of which is attached, was published 1 time(s) in the The Beacon-News, namely one time per week or on 1 successive weeks. The first publication of the notice was made in the newspaper, dated and published on 7/03/2024, and the last publication of the notice was made in the newspaper dated and published on 7/03/2024.

This notice was also placed on a statewide public notice website as required by 715 ILCS 5/2. 1.

PUBLICATION DATES: **Jul 03, 2024.**

The Beacon-News

In witness, an authorized agent of The Chicago Tribune Media Group has signed this certificate executed in Chicago, Illinois on this

4th Day of July, 2024, by

Chicago Tribune Media Group



Jeremy Gates

PUBLIC NOTICE NOTICE OF PUBLIC HEARING ON AN ANNEXATION AGREEMENT BEFORE UNITED CITY OF YORKVILLE CITY COUNCIL

NOTICE IS HEREBY GIVEN THAT Green Door Capital, petitioner/contract purchaser, and Hagemann Family Trust, owners, has filed an application with the United City of Yorkville, Kendall County, Illinois, requesting annexation pursuant to an annexation agreement of a tract of property into the City's municipal boundary. The property is generally located immediately east of Eldamain, north of Cornells Road, and west of West Beecher Road. A total of three (3) parcels, consisting of approximately 138.441 acres, are proposed to be annexed pursuant to the annexation agreement. The land is currently undeveloped and used for seasonal farming. The purpose of this annexation is to allow for future industrial development on the property within City limits pursuant to the terms of that annexation agreement.

The legal description of the property is as follows:

PARCEL 1:
THAT PART OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH FALLS WITHIN THE FOLLOWING DESCRIBED TRACT OF LAND:

THAT PART OF THE SOUTH 1/2 OF SECTION 6 AND THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT IN THE CENTER LINE OF A HIGHWAY NOW KNOWN AS W. BEECHER ROAD WHICH IS NORTH 15 DEGREES 11 MINUTES EAST 635 FEET FROM THE SOUTHEAST CORNER OF THE SOUTHWEST 1/4 OF SAID SECTION 6; THENCE SOUTH 15 DEGREES 11 MINUTES WEST ALONG SAID CENTER LINE 635 FEET TO THE SOUTHEAST CORNER OF SAID SOUTHWEST 1/4; THENCE SOUTH ALONG THE QUARTER SECTION LINE 8.80 CHAINS; THENCE SOUTH 88 DEGREES WEST ALONG A CLAIM LINE 43.78 CHAINS TO THE CENTER LINE OF A HIGHWAY NOW KNOWN AS EL DAMAIN ROAD; THENCE NORTH 17 DEGREES 30 MINUTES EAST ALONG SAID CENTER LINE 19 CHAINS TO A POINT SOUTH 88 DEGREES 25 MINUTES WEST FROM THE POINT OF BEGINNING; THENCE NORTH 88 DEGREES 25 MINUTES EAST 2652 FEET TO THE POINT OF BEGINNING, ALL IN TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE TOWNSHIP OF BRISTOL, KENDALL COUNTY, ILLINOIS.

PARCEL 2:
THAT PART OF THE WEST 1/2 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:
BEGINNING ON THE WEST LINE OF SAID SECTION, 25.80 CHAINS NORTH OF THE SOUTHWEST CORNER OF SAID SECTION; THENCE EASTERLY ON A LINE PARALLEL TO THE SOUTH LINE OF SAID SECTION, 23.94 CHAINS; THENCE NORTHERLY ON A LINE PARALLEL WITH THE EAST LINE OF THE WEST 1/2 OF SAID SECTION, 45.57 CHAINS; THENCE WESTERLY ON A LINE PARALLEL WITH THE SOUTH LINE OF SAID SECTION, 20.20 CHAINS TO THE CENTER LINE OF THE ROAD; THENCE SOUTHERLY ALONG SAID CENTER LINE TO THE POINT OF BEGINNING; IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS, EXCEPTING THEREFROM THE FOLLOWING:

(1) THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 7; THENCE NORTHERLY ALONG THE WEST LINE OF SAID SECTION, 3,110.0 FEET FOR A POINT OF BEGINNING; THENCE EASTERLY AT RIGHT ANGLES TO SAID WEST LINE, 284.0 FEET; THENCE NORTHERLY PARALLEL WITH SAID WEST LINE, 191.73 FEET; THENCE WESTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, 284.0 FEET TO THE SAID WEST LINE; THENCE SOUTHERLY ALONG SAID WEST LINE, 191.73 FEET TO THE POINT OF BEGINNING, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

(2) THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 7; THENCE NORTHERLY ALONG THE WEST LINE OF SAID SECTION, 3301.73 FEET FOR A POINT OF BEGINNING; THENCE EASTERLY AT RIGHT ANGLES TO SAID WEST LINE, 284.0 FEET; THENCE NORTHERLY PARALLEL WITH SAID WEST LINE, 526.43 FEET; THENCE WESTERLY ALONG A LINE FORMING AN ANGLE OF 88 DEGREES, 30 MINUTES, 00 SECONDS WITH THE LAST DESCRIBED COURSE MEASURED COUNTERCLOCKWISE THEREFROM, 284.10 FEET TO SAID WEST LINE; THENCE SOUTHERLY ALONG SAID WEST LINE, 519.0 FEET TO THE POINT OF BEGINNING, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

(3) THAT PART DEDICATED FOR PUBLIC ROAD BY PLAT OF DEDICATION RECORDED JULY 27, 2004 AS DOCUMENT NO. 200400020601,

DESCRIBED AS FOLLOWS:

THAT PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED, AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE WEST LINE OF SAID NORTHWEST QUARTER WITH THE CENTER LINE OF ELDAMAIN ROAD EXTENDED FROM THE NORTHEAST, WHICH POINT IS DESCRIBED AS BEING 1327.29 FEET SOUTHERLY OF THE NORTHWEST CORNER OF SAID NORTHWEST QUARTER; THENCE NORTHEASTERLY ALONG SAID CENTER LINE 190.57 FEET; THENCE EASTERLY AT RIGHT ANGLES TO SAID CENTER LINE 40.0 FEET; THENCE SOUTHERLY ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 1160.0 FEET WITH IS RADIAL TO THE LAST DESCRIBED COURSE, 365.38 FEET TO A POINT 40.0 FEET EASTERLY OF SAID WEST LINE; THENCE WEST AT RIGHT ANGLES TO SAID WEST LINE 40.0 FEET TO SAID WEST LINE; THENCE NORTH ALONG SAID WEST LINE 190.57 FEET TO THE POINT OF BEGINNING IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

4) THAT PART CONVEYED TO KENDALL COUNTY, ILLINOIS BY WARRANTY DEED RECORDED APRIL 23, 2012 AS DOCUMENT NO. 201200007234, DESCRIBED AS FOLLOWS:

TRACT A

PART OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS, USING BEARINGS AND GRID DISTANCES REFERENCED TO THE ILLINOIS STATE PLANE COORDINATE SYSTEM, EAST ZONE, NAD 83(97 AD J): BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE NORTH 87 DEGREES 20 MINUTES 05 SECONDS EAST 30.30 FEET ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE SOUTH 01 DEGREES 41 MINUTES 00 SECONDS EAST 934.77 FEET; THENCE SOUTH 87 DEGREES 30 MINUTES 51 SECONDS WEST 40.90 FEET TO THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE NORTH 01 DEGREES 02 MINUTES 01 SECONDS WEST 914.44 FEET ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7 TO THE TO THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 37 NORTH, RANGE 6, EAST OF SAID THIRD PRINCIPAL MERIDIAN; THENCE NORTH 01 DEGREES 02 MINUTES 30 SECONDS WEST 20.44 FEET ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7 TO THE POINT OF BEGINNING, CONTAINING 0.764 ACRES, MORE OR LESS, OF WHICH 0.537 ACRE, MORE OR LESS, IS WITHIN THE EXISTING RIGHT OF WAY FOR COUNTY HIGHWAY 7.

TRACT B

PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS, USING BEARINGS AND GRID DISTANCES REFERENCED TO THE ILLINOIS STATE PLANE COORDINATE SYSTEM, EAST ZONE, NAD 83(97 ADJ): COMMENCING AT THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION ; THENCE NORTH 87 DEGREES 15 MINUTES 05 SECONDS EAST 437.14 FEET ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 7; THENCE SOUTH 17 DEGREES 00 MINUTES 27 SECONDS WEST 1078.79 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 72 DEGREES 59 MINUTES 33 SECONDS EAST 21.70 FEET TO THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7; THENCE SOUTH 09 DEGREES 36 MINUTES 34 SECONDS WEST 142.10 FEET TO THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7; THENCE NORTH 72 DEGREES 59 MINUTES 33 SECONDS WEST 40.00 FEET ALONG THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7 AND THE EXTENSION THEREOF; THENCE NORTH 17 DEGREES 00 MINUTES 27 SECONDS EAST 140.91 FEET TO THE POINT OF BEGINNING, CONTAINING 0.100 ACRES, MORE OR LESS, OF WHICH 0.069 ACRE, MORE OR LESS, IS WITHIN THE EXISTING RIGHT OF WAY FOR COUNTY HIGHWAY 7.

PINS: 02-07-100-011, 02-07-100-002, and 02-07-300-005

NOTICE IS HEREWITH GIVEN THAT the City Council for the United City of Yorkville will conduct a Public Hearing for the purpose of considering and hearing testimony as to an ordinance authorizing the annexation to the City of the above-described tract of property on **Tuesday, July 23, 2024 at 7 p.m.** at the United City of Yorkville, City Hall, located at 651 Prairie Pointe Drive, Yorkville, Illinois 60560. An accurate map of the property proposed to be annexed to the City and form of the proposed annexation agreement are on file in the office of the Community Development Director.

The public hearing may be continued from time to time to dates certain without further notice being published.

All interested parties are invited to attend the public hearing and will be given an opportunity to be heard. Any written comments should be addressed to the United City of Yorkville Community Development Department, City Hall, 651 Prairie Pointe Drive, Yorkville, Illinois 60560.

Chicago Tribune - chicagotribune.com

160 N Stetson Avenue, Chicago, IL 60601

(312) 222-2222 - Fax: (312) 222-4014

CHICAGO TRIBUNE

media group

Department, City Hall, 651 Prairie Pointe Drive, Yorkville, Illinois, and will be accepted up to the date of the public hearing.

By order of the Corporate Authorities of the United City of Yorkville, Kendall County, Illinois.

JORI BEHLAND
City Clerk
07/03/2024 7661301

ROSENWINKEL FAMILY TRUST ET AL 501
JOHN ROSENWINKEL
10735 CHICAGO RD
WATERMAN IL 60556

ARTURO REYNALDA SANCHEZ
980 ELDAMAIN RD
PLANO IL 60545

COMMONWEALTH EDISON
THREE LINCOLN CENTRE 4TH FL
OAK BROOK TERRACE IL 60181

ROSENWINKEL FAMILY TRUST ET AL 501
JOHN ROSENWINKEL
10735 CHICAGO RD
WATERMAN IL 60556

KATHERINE SCHULTZ
DANIEL SCHULTZ
32 BOAT LN
OSWEGO IL 60543

MARY AUER
1327 W BEECHER RD
BRISTOL IL 60512

ROSENWINKEL FAMILY TRUST ET AL 501
JOHN ROSENWINKEL
10735 CHICAGO RD
WATERMAN IL 60556

HAGEMANN FAMILY TRUST
PATRICIA K FLECK TTEE
723 TANAGER LN
GENEVA IL 60134

JERRY G MARILEE FOLTZ
1010 W BEECHER RD
BRISTOL IL 60512

ILLINIOS GREENHOUSE LLC
BRIGHTFARMS
50 S BUCKHOUT ST STE 202
IRVINGTON NY 10533

COMMONWEALTH EDISON
THREE LINCOLN CENTRE 4TH FL
OAK BROOK TERRACE IL 60181

KATHERINE SCHULTZ
DANIEL SCHULTZ
32 BOAT LN
OSWEGO IL 60543

JAMES M SEARS ET AL
27 N COOK ST
PLANO IL 60545

HAGEMANN FAMILY TRUST
PATRICIA K FLECK TTEE
723 TANAGER LN
GENEVA IL 60134

JAMES M SEARS ET AL
27 N COOK ST
PLANO IL 60545

MORRIS FAMILY FARM LTD PARTNERSHIP
50 W 022 MCDERMOTT RD A
BIG ROCK IL 60511

MICROSOFT CORPORATION
ONE MICROSOFT WAY
REDMOND WA 980526399

MORRIS FAMILY FARM LTD PARTNERSHIP
50 W 022 A MCDERMOTT RD
BIG ROCK IL 60511

JAMES M SEARS ET AL
27 N COOK ST
PLANO IL 60545

HAGEMANN FAMILY TRUST
PATRICIA K FLECK TTEE
723 TANAGER LN
GENEVA IL 60134

LATHAM-SCHLEINING TAMMI M SCHLEINING JOSHUA A
790 ELDAMAIN RD
PLANO IL 60545

JAMES M SEARS ET AL
27 N COOK ST
PLANO IL 60545

NICHOLAS A LIV TRUST DODD
NICHOLAS A DODD NICOLE E JALOVE
1286 ELDAMAIN RD
PLANO IL 60545

LISA ANN PRATHER
1314 ELDAMAIN RD
PLANO IL 60545



United City of Yorkville

651 Prairie Pointe Drive

Yorkville, Illinois 60560

Telephone: 630-553-4350

Fax: 630-553-7575

www.yorkville.il.us

NOTICE of Proposed Annexation of Territory within the Bristol Kendall Fire Protection District

To: The Trustees of the Bristol Kendall Fire Protection District, Kendall County, Illinois:

Jeff Farren
1013 Prairie Lane
Yorkville, IL 60560

Marty Schwartz
8308 Walker Road
Yorkville, IL 60560

Gary Schlapp
103 E. Beaver Street
Yorkville, IL 60560

Ken Johnson
103 E. Beaver Street
Yorkville, IL 60560

Phyllis Yabsley
103 E. Beaver Street
Yorkville, IL 60560

YOU ARE HEREBY NOTIFIED that the United City of Yorkville, Kendall County, is about to annex the territory hereinafter described pursuant to the provisions of Section 7-1-1 of the Illinois Municipal Code *et seq.* (65 ILCS 5/7-1-1 *et seq.*), and that such annexation will take place not less than ten (10) days after the service of this notice to you. The Mayor and City Council intends to consider the annexation of this territory at a meeting to be held at City Hall, 651 Prairie Pointe Drive, Yorkville, Illinois, at **7:00 p.m. on July 23, 2024**. The real estate to be annexed is described as follows:

The legal description of the tract of property is as follows:

PARCEL 1:

THAT PART OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH FALLS WITHIN THE FOLLOWING DESCRIBED TRACT OF LAND:

THAT PART OF THE SOUTH 1/2 OF SECTION 6 AND THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE CENTER LINE OF A HIGHWAY NOW KNOWN AS W. BEECHER ROAD WHICH IS NORTH 15 DEGREES 11 MINUTES EAST 635 FEET FROM THE SOUTHEAST CORNER OF THE SOUTHWEST 1/4 OF SAID SECTION 6; THENCE SOUTH 15 DEGREES 11 MINUTES WEST ALONG SAID CENTER LINE 635 FEET TO THE SOUTHEAST CORNER OF SAID SOUTHWEST 1/4; THENCE SOUTH ALONG THE QUARTER SECTION LINE 8.80 CHAINS; THENCE SOUTH 88 DEGREES WEST ALONG A CLAIM LINE 43.78 CHAINS TO THE CENTER LINE OF A HIGHWAY NOW KNOWN

AS ELDAMAIN ROAD; THENCE NORTH 17 DEGREES 30 MINUTES EAST ALONG SAID CENTER LINE 19 CHAINS TO A POINT SOUTH 88 DEGREES 25 MINUTES WEST FROM THE POINT OF BEGINNING; THENCE NORTH 88 DEGREES 25 MINUTES EAST 2652 FEET TO THE POINT OF BEGINNING, ALL IN TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE TOWNSHIP OF BRISTOL, KENDALL COUNTY, ILLINOIS.

PARCEL 2:

THAT PART OF THE WEST 1/2 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING ON THE WEST LINE OF SAID SECTION, 25.80 CHAINS NORTH OF THE SOUTHWEST CORNER OF SAID SECTION: THENCE EASTERLY ON A LINE PARALLEL TO THE SOUTH LINE OF SAID SECTION, 23.94 CHAINS; THENCE NORTHERLY ON A LINE PARALLEL WITH THE EAST LINE OF THE WEST 1/2 OF SAID SECTION, 45.57 CHAINS; THENCE WESTERLY ON A LINE PARALLEL WITH THE SOUTH LINE OF SAID SECTION, 20.20 CHAINS TO THE CENTER LINE OF THE ROAD; THENCE SOUTHERLY ALONG SAID CENTER LINE TO THE POINT OF BEGINNING; IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS, EXCEPTING THEREFROM THE FOLLOWING:

(1) THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 7; THENCE NORTHERLY ALONG THE WEST LINE OF SAID SECTION, 3,110.0 FEET FOR A POINT OF BEGINNING; THENCE EASTERLY AT RIGHT ANGLES TO SAID WEST LINE, 284.0 FEET; THENCE NORTHERLY PARALLEL WITH SAID WEST LINE, 191.73 FEET; THENCE WESTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, 284.0 FEET TO THE SAID WEST LINE; THENCE SOUTHERLY ALONG SAID WEST LINE, 191.73 FEET TO THE POINT OF BEGINNING, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

(2) THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 7; THENCE NORTHERLY ALONG THE WEST LINE OF SAID SECTION, 3301.73 FEET FOR A POINT OF BEGINNING; THENCE EASTERLY AT RIGHT ANGLES TO SAID WEST LINE, 284.0 FEET; THENCE NORTHERLY PARALLEL WITH SAID WEST LINE, 526.43 FEET; THENCE WESTERLY ALONG A LINE FORMING AN ANGLE OF 88 DEGREES, 30 MINUTES, 00 SECONDS WITH THE LAST DESCRIBED COURSE MEASURED COUNTER-CLOCKWISE THEREFROM, 284.10 FEET TO SAID WEST LINE; THENCE SOUTHERLY ALONG SAID WEST LINE, 519.0 FEET TO THE POINT OF BEGINNING, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

(3) THAT PART DEDICATED FOR PUBLIC ROAD BY PLAT OF DEDICATION RECORDED JULY 27, 2004 AS DOCUMENT NO. 200400020601, DESCRIBED AS FOLLOWS:

THAT PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED, AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE WEST LINE OF SAID NORTHWEST QUARTER WITH THE CENTER LINE OF ELDAMAIN ROAD EXTENDED FROM THE NORTHEAST, WHICH POINT IS DESCRIBED AS BEING 1327.29 FEET SOUTHERLY OF

THE NORTHWEST CORNER OF SAID NORTHWEST QUARTER; THENCE NORTHEASTERLY ALONG SAID CENTER LINE 190.57 FEET; THENCE EASTERLY AT RIGHT ANGLES TO SAID CENTER LINE 40.0 FEET; THENCE SOUTHERLY ALONG A CURVE: TO THE LEFT HAVING A RADIUS OF 1160.0 FEET WITH IS RADIAL TO THE LAST DESCRIBED COURSE, 365.38 FEET TO A POINT 40.0 FEET EASTERLY OF SAID WEST LINE; THENCE WEST AT RIGHT ANGLES TO SAID WEST LINE 40.0 FEET TO SAID WEST LINE; THENCE NORTH ALONG SAID WEST LINE 190.57 FEET TO THE POINT OF BEGINNING IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

4) THAT PART CONVEYED TO KENDALL COUNTY, ILLINOIS BY WARRANTY DEED RECORDED APRIL 23, 2012 AS DOCUMENT NO. 201200007234, DESCRIBED AS FOLLOWS:

TRACT A

PART OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS, USING BEARINGS AND GRID DISTANCES REFERENCED TO THE ILLINOIS STATE PLANE COORDINATE SYSTEM, EAST ZONE, NAD 83(97 AD J): BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE NORTH 87 DEGREES 20 MINUTES 05 SECONDS EAST 30.30 FEET ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE SOUTH 01 DEGREES 41 MINUTES 00 SECONDS EAST 934.77 FEET; THENCE SOUTH 87 DEGREES 30 MINUTES 51 SECONDS WEST 40.90 FEET TO THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE NORTH 01 DEGREES 02 MINUTES 01 SECONDS WEST 914.44 FEET ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7 TO THE TO THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 37 NORTH, RANGE 6, EAST OF SAID THIRD PRINCIPAL MERIDIAN; THENCE NORTH 01 DEGREES 02 MINUTES 30 SECONDS WEST 20.44 FEET ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7 TO THE POINT OF BEGINNING, CONTAINING 0.764 ACRES, MORE OR LESS, OF WHICH 0.537 ACRE, MORE OR LESS, IS WITHIN THE EXISTING RIGHT OF WAY FOR COUNTY HIGHWAY 7.

TRACT B

PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS, USING BEARINGS AND GRID DISTANCES REFERENCED TO THE ILLINOIS STATE PLANE COORDINATE SYSTEM, EAST ZONE, NAD 83(97 ADJ): COMMENCING AT THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION ; THENCE NORTH 87 DEGREES 15 MINUTES 05 SECONDS EAST 437.14 FEET ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 7; THENCE SOUTH 17 DEGREES 00 MINUTES 27 SECONDS WEST 1078.79 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 72 DEGREES 59 MINUTES 33 SECONDS EAST 21.70 FEET TO THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7; THENCE SOUTH 09 DEGREES 36 MINUTES 34 SECONDS WEST 142.10 FEET TO THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7; THENCE NORTH 72 DEGREES 59 MINUTES 33 SECONDS WEST 40.00 FEET ALONG THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7 AND THE EXTENSION THEREOF; THENCE NORTH 17 DEGREES 00 MINUTES 27 SECONDS EAST 140.91 FEET TO THE POINT OF BEGINNING, CONTAINING 0.100 ACRES, MORE OR LESS, OF WHICH 0.069 ACRE,

MORE OR LESS, IS WITHIN THE EXISTING RIGHT OF WAY FOR COUNTY HIGHWAY
7.

PINs: 02-07-100-011, 02-07-100-002, and 02-07-300-005

Respectfully submitted,
/s/ John Purcell, Mayor

Attest:
/s/ Jori Behland, City Clerk



United City of Yorkville

651 Prairie Pointe Drive

Yorkville, Illinois 60560

Telephone: 630-553-4350

Fax: 630-553-7575

www.yorkville.il.us

NOTICE of Proposed Annexation of Territory within Bristol Township

To: The Trustees and Commissioner of Highways of Bristol Township, Kendall County, Illinois:

Jonathan Grote
324 E. Blackberry Ln.
Yorkville, IL 60560

Julie Bennett
10907 Corneils Rd.
Plano, IL 60545

Shan Logan-Waclaw
756 Heartland Dr.
Yorkville, IL 60560

Tammy Boehm
116 Conover Ct.
Yorkville, IL 60560

William (Bill) Weatherly
8 Park Lane
Bristol, IL 60512

Corey Johnson
1152 Grace St.
Yorkville, IL 60560

YOU ARE HEREBY NOTIFIED that the United City of Yorkville, Kendall County is about to annex the territory hereinafter described that includes highways under Township jurisdiction pursuant to the provisions of Section 7-1-1 *et seq.* of the Illinois Municipal Code (65 ILCS 5/7-1-1, *et seq.*), and that such annexation will take place not less than ten (10) days after the service of this notice to you. The Mayor and City Council intends to consider the annexation of this territory at a meeting to be held at City Hall, 651 Prairie Pointe Drive, Yorkville, Illinois, at **7:00 p.m. on July 23, 2024**. The real estate to be annexed is described as follows:

PARCEL 1:

THAT PART OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH FALLS WITHIN THE FOLLOWING DESCRIBED TRACT OF LAND:

THAT PART OF THE SOUTH 1/2 OF SECTION 6 AND THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE CENTER LINE OF A HIGHWAY NOW KNOWN AS W. BEECHER ROAD WHICH IS NORTH 15 DEGREES 11 MINUTES EAST 635 FEET FROM THE SOUTHEAST CORNER OF THE SOUTHWEST 1/4 OF SAID SECTION 6; THENCE SOUTH 15 DEGREES 11 MINUTES WEST ALONG SAID CENTER LINE 635 FEET TO THE SOUTHEAST CORNER OF SAID SOUTHWEST 1/4; THENCE SOUTH ALONG THE QUARTER SECTION LINE 8.80 CHAINS; THENCE SOUTH 88 DEGREES WEST ALONG A CLAIM LINE 43.78 CHAINS TO THE CENTER LINE OF A HIGHWAY NOW KNOWN AS ELDAMAIN ROAD;

THENCE NORTH 17 DEGREES 30 MINUTES EAST ALONG SAID CENTER LINE 19 CHAINS TO A POINT SOUTH 88 DEGREES 25 MINUTES WEST FROM THE POINT OF BEGINNING; THENCE NORTH 88 DEGREES 25 MINUTES EAST 2652 FEET TO THE POINT OF BEGINNING, ALL IN TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE TOWNSHIP OF BRISTOL, KENDALL COUNTY, ILLINOIS.

PARCEL 2:

THAT PART OF THE WEST 1/2 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING ON THE WEST LINE OF SAID SECTION, 25.80 CHAINS NORTH OF THE SOUTHWEST CORNER OF SAID SECTION: THENCE EASTERLY ON A LINE PARALLEL TO THE SOUTH LINE OF SAID SECTION, 23.94 CHAINS; THENCE NORTHERLY ON A LINE PARALLEL WITH THE EAST LINE OF THE WEST 1/2 OF SAID SECTION, 45.57 CHAINS; THENCE WESTERLY ON A LINE PARALLEL WITH THE SOUTH LINE OF SAID SECTION, 20.20 CHAINS TO THE CENTER LINE OF THE ROAD; THENCE SOUTHERLY ALONG SAID CENTER LINE TO THE POINT OF BEGINNING; IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS, EXCEPTING THEREFROM THE FOLLOWING:

(1) THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 7; THENCE NORTHERLY ALONG THE WEST LINE OF SAID SECTION, 3,110.0 FEET FOR A POINT OF BEGINNING; THENCE EASTERLY AT RIGHT ANGLES TO SAID WEST LINE, 284.0 FEET; THENCE NORTHERLY PARALLEL WITH SAID WEST LINE, 191.73 FEET; THENCE WESTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, 284.0 FEET TO THE SAID WEST LINE; THENCE SOUTHERLY ALONG SAID WEST LINE, 191.73 FEET TO THE POINT OF BEGINNING, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

(2) THAT PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 7; THENCE NORTHERLY ALONG THE WEST LINE OF SAID SECTION, 3301.73 FEET FOR A POINT OF BEGINNING; THENCE EASTERLY AT RIGHT ANGLES TO SAID WEST LINE, 284.0 FEET; THENCE NORTHERLY PARALLEL WITH SAID WEST LINE, 526.43 FEET; THENCE WESTERLY ALONG A LINE FORMING AN ANGLE OF 88 DEGREES, 30 MINUTES, 00 SECONDS WITH THE LAST DESCRIBED COURSE MEASURED COUNTER-CLOCKWISE THEREFROM, 284.10 FEET TO SAID WEST LINE; THENCE SOUTHERLY ALONG SAID WEST LINE, 519.0 FEET TO THE POINT OF BEGINNING, IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

(3) THAT PART DEDICATED FOR PUBLIC ROAD BY PLAT OF DEDICATION RECORDED JULY 27, 2004 AS DOCUMENT NO. 200400020601, DESCRIBED AS FOLLOWS:

THAT PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED, AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE WEST LINE OF SAID NORTHWEST QUARTER WITH THE CENTER LINE OF ELDAMAIN ROAD EXTENDED FROM THE NORTHEAST, WHICH POINT IS DESCRIBED AS BEING 1327.29 FEET SOUTHERLY OF THE NORTHWEST CORNER OF SAID NORTHWEST QUARTER; THENCE NORTHEASTERLY ALONG SAID CENTER LINE 190.57 FEET; THENCE EASTERLY AT RIGHT ANGLES TO SAID CENTER LINE 40.0 FEET; THENCE SOUTHERLY ALONG A CURVE: TO THE LEFT HAVING A RADIUS OF 1160.0 FEET WITH IS RADIAL TO THE LAST DESCRIBED COURSE, 365.38 FEET TO A POINT 40.0 FEET EASTERLY OF SAID WEST LINE; THENCE WEST AT RIGHT ANGLES TO SAID WEST LINE 40.0 FEET TO SAID WEST LINE; THENCE NORTH ALONG SAID WEST LINE 190.57 FEET TO THE POINT OF BEGINNING IN BRISTOL TOWNSHIP, KENDALL COUNTY, ILLINOIS.

4) THAT PART CONVEYED TO KENDALL COUNTY, ILLINOIS BY WARRANTY DEED RECORDED APRIL 23, 2012 AS DOCUMENT NO. 201200007234, DESCRIBED AS FOLLOWS:

TRACT A

PART OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS, USING BEARINGS AND GRID DISTANCES REFERENCED TO THE ILLINOIS STATE PLANE COORDINATE SYSTEM, EAST ZONE, NAD 83(97 AD J): BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE NORTH 87 DEGREES 20 MINUTES 05 SECONDS EAST 30.30 FEET ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE SOUTH 01 DEGREES 41 MINUTES 00 SECONDS EAST 934.77 FEET; THENCE SOUTH 87 DEGREES 30 MINUTES 51 SECONDS WEST 40.90 FEET TO THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7; THENCE NORTH 01 DEGREES 02 MINUTES 01 SECONDS WEST 914.44 FEET ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7 TO THE TO THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 37 NORTH, RANGE 6, EAST OF SAID THIRD PRINCIPAL MERIDIAN; THENCE NORTH 01 DEGREES 02 MINUTES 30 SECONDS WEST 20.44 FEET ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7 TO THE POINT OF BEGINNING, CONTAINING 0.764 ACRES, MORE OR LESS, OF WHICH 0.537 ACRE, MORE OR LESS, IS WITHIN THE EXISTING RIGHT OF WAY FOR COUNTY HIGHWAY 7.

TRACT B

PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, KENDALL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS, USING BEARINGS AND GRID DISTANCES REFERENCED TO THE ILLINOIS STATE PLANE COORDINATE SYSTEM, EAST ZONE, NAD 83(97 ADJ): COMMENCING AT THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION ; THENCE NORTH 87 DEGREES 15 MINUTES 05 SECONDS EAST 437.14 FEET ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 7: THENCE SOUTH 17 DEGREES 00 MINUTES 27 SECONDS WEST 1078.79 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 72 DEGREES 59 MINUTES 33 SECONDS EAST 21.70 FEET TO THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7; THENCE SOUTH 09 DEGREES 36 MINUTES 34 SECONDS WEST 142.10 FEET TO THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7; THENCE NORTH 72 DEGREES 59 MINUTES 33 SECONDS WEST 40.00 FEET ALONG THE SOUTHEASTERLY EXISTING RIGHT OF WAY LINE OF COUNTY HIGHWAY 7 AND THE EXTENSION THEREOF; THENCE NORTH 17 DEGREES 00 MINUTES 27 SECONDS EAST 140.91 FEET TO THE POINT OF BEGINNING, CONTAINING 0.100 ACRES, MORE OR LESS, OF WHICH 0.069 ACRE, MORE OR LESS, IS WITHIN THE EXISTING RIGHT OF WAY FOR COUNTY HIGHWAY 7.

PINS: 02-07-100-011, 02-07-100-002, AND 02-07-300-005

Respectfully submitted,
/s/ John Purcell, Mayor

Attest:
/s/ Jori Behland, City Clerk

7021 2720 0001 2044 8834

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Postage	\$0.68
\$	
Total Postage and Fees	\$8.73
\$	



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\$	
Total Postage and Fees	\$8.73
\$	



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Postage	\$0.68
\$	
Total Postage and Fees	\$8.73
\$	



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Postage	\$0.68
\$	
Total Postage and Fees	\$8.73
\$	



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JOHN ROSENWINKEL
City, State H 10735 CHICAGO RD
WATERMAN, IL 60556
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Postage	\$0.68
\$	
Total Postage and Fees	\$8.73
\$	



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<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
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Postage	\$0.68
\$	
Total Postage and Fees	\$8.73
\$	



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Hagemann Owners

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<input type="checkbox"/> Adult Signature Required \$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery \$0.00	
Postage \$0.68	
Total Postage and Fees \$8.73	

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Street Address
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MICROSOFT CORPORATION
ONE MICROSOFT WAY
REDMOND, WA 98052-6399

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<input type="checkbox"/> Certified Mail Restricted Delivery \$0.00	
<input type="checkbox"/> Adult Signature Required \$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery \$0.00	
Postage \$0.68	
Total Postage and Fees \$8.73	

Sent To
Street Address
City, State
NICHOLAS A LIV TRUST DODD
NICHOLAS A DODD NICOLE E JALOVE
1286 ELDAMAIN RD
PLANO, IL 60545

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<input type="checkbox"/> Return Receipt (hardcopy) \$0.00	
<input type="checkbox"/> Return Receipt (electronic) \$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery \$0.00	
<input type="checkbox"/> Adult Signature Required \$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery \$0.00	
Postage \$0.68	
Total Postage and Fees \$8.73	

Sent To
Street Address
City, State
JAMES M SEARS ET AL
27 N COOK ST
PLANO, IL 60545

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<input type="checkbox"/> Return Receipt (hardcopy) \$0.00	
<input type="checkbox"/> Return Receipt (electronic) \$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery \$0.00	
<input type="checkbox"/> Adult Signature Required \$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery \$0.00	
Postage \$0.68	
Total Postage and Fees \$5.08	

Sent To
Street Address
City, State
ARTURO REYNALDA SANCHEZ
980 ELDAMAIN RD
PLANO, IL 60545

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

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Villa Park, IL 60181

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Extra Services & Fees (check box, add fee as appropriate)	11
<input type="checkbox"/> Return Receipt (hardcopy) \$0.00	
<input type="checkbox"/> Return Receipt (electronic) \$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery \$0.00	
<input type="checkbox"/> Adult Signature Required \$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery \$0.00	
Postage \$0.68	
Total Postage and Fees \$8.73	

Sent To
Street Address
City, State
COMMONWEALTH EDISON
THREE LINCOLN CENTRE 4TH FL
OAK BROOK TERRACE, IL 60181

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 8792

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com.
Plano, IL 60545

OFFICIAL USE	
Certified Mail Fee \$4.40	0560
Extra Services & Fees (check box, add fee as appropriate)	11
<input type="checkbox"/> Return Receipt (hardcopy) \$0.00	
<input type="checkbox"/> Return Receipt (electronic) \$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery \$0.00	
<input type="checkbox"/> Adult Signature Required \$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery \$0.00	
Postage \$0.68	
Total Postage and Fees \$8.73	

Sent To
Street Address
City, State
LATHAM-SCHLEINING TAMMI M
SCHLEINING JOSHUA A
790 ELDAMAIN RD
PLANO, IL 60545

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

Hagemann Owners

7021 2720 0001 2044 8822

U.S. Postal Service™
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For delivery information, visit our website at www.usps.com®.

Oswego, IL 60543

Certified Mail Fee	\$4.40
\$	\$3.65
Extra Services & Fees (check box, add fee as appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.68
Total Postage and Fees \$8.73



Sent
Street
City, State
PS Form 3800, April 2013 PSN 7530-02-000-9000 See Reverse for Instructions

H
KATHERINE SCHULTZ
DANIEL SCHULTZ
32 BOAT LANE
OSWEGO, IL 60543

7021 2720 0001 2044 8761

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Irvington, NY 10533

Certified Mail Fee	\$4.40
\$	\$3.65
Extra Services & Fees (check box, add fee as appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.68
Total Postage and Fees \$8.73



Sent To
Street
City, State
PS Form 3800, April 2013 PSN 7530-02-000-9000 See Reverse for Instructions

H
ILLINOIS GREENHOUSE LLC
BRIGHT FARMS
50 S BUCKHOUT ST, STE 202
IRVINGTON, NY 10533

Hagemann Owners

7021 2720 0001 2044 6552

U.S. Postal Service™
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For delivery information, visit our website at www.usps.com®.

Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage	\$0.68
Total Postage and Fees	\$8.73

OFFICIAL USE

YORKVILLE, IL 60560

JUL - 3 2024
Postmark Here

07/03/2024

Sent To

Street and City, State

H SHAN LOGAN-WACLAW
756 HEARTLAND DR
YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 9485

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
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For delivery information, visit our website at www.usps.com®.

Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage	\$0.68
Total Postage and Fees	\$8.73

OFFICIAL USE

YORKVILLE, IL 60560

JUL - 3 2024
Postmark Here

07/03/2024

Sent To

Street and City, State

H COREY JOHNSON
1152 GRACE ST
YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 6576

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
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For delivery information, visit our website at www.usps.com®.

Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage	\$0.68
Total Postage and Fees	\$8.73

OFFICIAL USE

YORKVILLE, IL 60560

JUL - 3 2024
Postmark Here

07/03/2024

Sent To

Street and City, State

H JONATHAN GROTE
324 E BLACKBERRY LN
YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 6569

U.S. Postal Service™
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For delivery information, visit our website at www.usps.com®.

Bristol, IL 60512

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage	\$0.68
Total Postage and Fees	\$8.73

OFFICIAL USE

BRISTOL, IL 60512

JUL - 3 2024
Postmark Here

07/03/2024

Sent To

Street and City, State

H ROBERT W WALKER
P.O. BOX 16
BRISTOL, IL 60512

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

Hagemann T-shirt

7021 2720 0001 2044 9478

U.S. Postal Service™
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Bristol, IL 60512

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage	\$0.68
Total Postage and Fees	\$8.73

OFFICIAL USE

BRISTOL, IL 60512

JUL - 3 2024
Postmark Here

07/03/2024

Sent To

Street and City, State

H SUSAN PEREZ
70 CHARITY LANE
BRISTOL, IL 60512

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 9508

U.S. Postal Service™
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For delivery information, visit our website at www.usps.com®.

Yorkville, IL 60560

OFFICIAL USE

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To: TAMMY BOEHM
 Street: 116 CONOVER CT
 City, St: YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

Postmark Here
 07/03/2024

7021 2720 0001 2044 9492

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Bristol, IL 60512

OFFICIAL USE

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73

Sent To: WILLIAM (BILL) WEATHERLY
 Street: 8 PARK LANE
 City, St: BRISTOL, IL 60512

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

Postmark Here
 07/03/2024

Hagemann T-ship

7021 2720 0001 2044 9508

U.S. Postal Service™
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Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
 Street H 116 CONOVER CT
 City YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 6613

U.S. Postal Service™
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Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
 Street H 8308 WALKER RD
 City, State YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 6590

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Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
 Street H 103 E. BEAVER ST
 City, State YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 6620

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
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For delivery information, visit our website at www.usps.com®.

Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
 Street H 1013 PRAIRIE LANE
 City, State YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 6583

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
 Street H 103 E. BEAVER ST
 City, State YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 6606

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
 Street H 103 E. BEAVER ST
 City, State YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

Hagemann Fire

7021 2720 0001 2044 6613

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT

Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.45
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
Street H MARTY SCHWARTZ
8308 WALKER RD
City, S YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 6620

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Domestic Mail Only

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Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.45
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
Street H JEFF FARREN
1013 PRAIRIE LANE
City, S YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 6590

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Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.45
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
Street H KEN JOHNSON
103 E. BEAVER ST
City, S YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7021 2720 0001 2044 6606

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT

Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.45
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
Street H GARY SCHLAPP
103 E. BEAVER ST
City, S YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

Hagemann Fire

7021 2720 0001 2044 6583

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT

Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Yorkville, IL 60560

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.45
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.68
Total Postage and Fees	\$8.73



Sent To
Street H PHYLLIS YABSLEY
103 E. BEAVER ST
City, S YORKVILLE, IL 60560

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

MORRIS FAMILY FARM LTD
PARTNERSHIP
50 W 022 MCDERMOTT RD A
BIG ROCK, IL 60511

2. Article Number (Transfer from service label)
021 2720 0001 2044 8853

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *Diane K Morris* Agent Addressee

B. Received by (Printed Name)
Diane K Morris

C. Date of Delivery
7-5-24

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature Priority Mail Express®
 Adult Signature Restricted Delivery Registered Mail™
 Certified Mail® Registered Mail Restricted Delivery
 Certified Mail Restricted Delivery Signature Confirmation™
 Collect on Delivery Signature Confirmation Restricted Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Hagemann

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

COMMONWEALTH EDISON
THREE LINCOLN CENTRE 4TH FL
OAKBROOK TERRACE, IL 60181

2. Article Number (Transfer from service label)
021 2720 0001 2044 8846

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *[Signature]* Agent Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature Priority Mail Express®
 Adult Signature Restricted Delivery Registered Mail™
 Certified Mail® Registered Mail Restricted Delivery
 Certified Mail Restricted Delivery Signature Confirmation™
 Collect on Delivery Signature Confirmation Restricted Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Hagemann

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

JAMES M SEARS ET AL
27 N COOK ST
PLANO, IL 60545

2. Article Number (Transfer from service label)
21 2720 0001 2044 8778

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *[Signature]* Agent Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature Priority Mail Express®
 Adult Signature Restricted Delivery Registered Mail™
 Certified Mail® Registered Mail Restricted Delivery
 Certified Mail Restricted Delivery Signature Confirmation™
 Collect on Delivery Signature Confirmation Restricted Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Hagemann

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

MICROSOFT CORPORATION
ONE MICROSOFT WAY
REDMOND, WA 98052-6399

2. Article Number (Transfer from service label)
7021 2720 0001 2044 8785

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *Tyle Fincher* Agent Addressee

B. Received by (Printed Name)
Tyle Fincher

C. Date of Delivery
7-8-24

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature Priority Mail Express®
 Adult Signature Restricted Delivery Registered Mail™
 Certified Mail® Registered Mail Restricted Delivery
 Certified Mail Restricted Delivery Signature Confirmation™
 Collect on Delivery Signature Confirmation Restricted Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Hagemann

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

NICHOLAS A LIV TRUST DODD
NICHOLAS A DODD NICOLE E JALOVE
1286 ELDAMAIN RD
PLANO, IL 60545

2. Article Number (Transfer from service label)
7021 2720 0001 2044 8808

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *Charles A Soloski* Agent Addressee

B. Received by (Printed Name)
Charles A Soloski

C. Date of Delivery
07/09

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature Priority Mail Express®
 Adult Signature Restricted Delivery Registered Mail™
 Certified Mail® Registered Mail Restricted Delivery
 Certified Mail Restricted Delivery Signature Confirmation™
 Collect on Delivery Signature Confirmation Restricted Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Hagemann

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

ROSENWINKEL FAMILY TRUST ET AL 501
JOHN ROSENWINKEL
10735 CHICAGO RD
WATERMAN, IL 60556

2. Article Number (Transfer from service label)
7021 2720 0001 2044 8754

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *Tamara Rosenwinkel* Agent Addressee

B. Received by (Printed Name)
Tamara Rosenwinkel

C. Date of Delivery

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Adult Signature Priority Mail Express®
 Adult Signature Restricted Delivery Registered Mail™
 Certified Mail® Registered Mail Restricted Delivery
 Certified Mail Restricted Delivery Signature Confirmation™
 Collect on Delivery Signature Confirmation Restricted Delivery
 Collect on Delivery Restricted Delivery
 Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Hagemann

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

MARY AUER
1327 W BEECHER RD
BRISTOL, IL 60512



9590 9402 8499 3186 0558 99

2. Article Number (Transfer from service label)
021 2720 0001 2044 8877

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *Crystal Fernigan* Agent Addressee

B. Received by (Printed Name)
Crystal Fernigan

C. Date of Delivery
7/15/24

D. Is delivery address different from item 1? Yes No
If YES, enter delivery address below:

3. Service Type
 Adult Signature Priority Mail Express®
 Adult Signature Restricted Delivery Registered Mail™
 Certified Mail® Registered Mail Restricted Delivery
 Certified Mail Restricted Delivery Signature Confirmation™
 Collect on Delivery Signature Confirmation Restricted Delivery
 Collect on Delivery Restricted Delivery Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Hagemann

Domestic Return Receipt

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- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

JERRY G MARILEE FOLTZ
1010 W BEECHER RD
BRISTOL, IL 60512



9590 9402 8499 3186 0559 05

2. Article Number (Transfer from service label)
7021 2720 0001 2044 8884

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *Jerry Foltz* Agent Addressee

B. Received by (Printed Name)
Jerry FOLTZ

C. Date of Delivery
7-6-24

D. Is delivery address different from item 1? Yes No
If YES, enter delivery address below:

3. Service Type
 Adult Signature Priority Mail Express®
 Adult Signature Restricted Delivery Registered Mail™
 Certified Mail® Registered Mail Restricted Delivery
 Certified Mail Restricted Delivery Signature Confirmation™
 Collect on Delivery Signature Confirmation Restricted Delivery
 Collect on Delivery Restricted Delivery Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Hagemann

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

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- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

MARTY SCHWARTZ
8308 WALKER RD
YORKVILLE, IL 60560



9590 9402 8499 3186 0555 85

2. Article Number (Transfer from service label)
7021 2720 0001 2044 6613

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *Marty Schw* Agent Addressee

B. Received by (Printed Name)
Marty Schw

C. Date of Delivery
7/15/24

D. Is delivery address different from item 1? Yes No
If YES, enter delivery address below:

3. Service Type
 Adult Signature Priority Mail Express®
 Adult Signature Restricted Delivery Registered Mail™
 Certified Mail® Registered Mail Restricted Delivery
 Certified Mail Restricted Delivery Signature Confirmation™
 Collect on Delivery Signature Confirmation Restricted Delivery
 Collect on Delivery Restricted Delivery Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Hagemann

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

MARTY SCHWARTZ
8308 WALKER RD
YORKVILLE, IL 60560



9590 9402 8499 3186 0555 85

2. Article Number (Transfer from service label)
7021 2720 0001 2044 6613

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X *Marty Schw* Agent Addressee

B. Received by (Printed Name)
Marty Schw

C. Date of Delivery
7/15/24

D. Is delivery address different from item 1? Yes No
If YES, enter delivery address below:

3. Service Type
 Adult Signature Priority Mail Express®
 Adult Signature Restricted Delivery Registered Mail™
 Certified Mail® Registered Mail Restricted Delivery
 Certified Mail Restricted Delivery Signature Confirmation™
 Collect on Delivery Signature Confirmation Restricted Delivery
 Collect on Delivery Restricted Delivery Insured Mail
 Insured Mail Restricted Delivery (over \$500)

Hagemann

Domestic Return Receipt

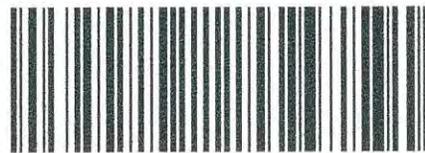


United City of Yorkville

County Seat of Kendall County
651 Prairie Pointe Drive
Yorkville, Illinois 60560

Forwarding Service Requested

CERTIFIED MAIL®



7021 2720 0001 2044 9508

TAMMY BOEHM
116 CONOVER CT
YORKVILLE, IL 60560

WVC

**RETURN RECEIPT
REQUESTED**

*L/N
WVC
7/5/24*

Retail



60560

U.S. POSTAGE PAID
FCM LETTER
YORKVILLE, IL 60
JUL 03, 2024

\$8.73

501445

SENDER: COMPLETE THIS SECTION

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1. Article Addressed to:

LISA ANN PRATHER
 1314 ELDA MAIN RD
 PLANO, IL 60545



9590 9402 8499 3186 0550 73

2. Article Number (Transfer from service label)

7021 2720 0001 2044 8860

COMPLETE THIS SECTION ON DELIVERY

- A. Signature *LSA Prather* Agent Addressee
- B. Received by (Printed Name) *LSA Prather*
- C. Date of Delivery *08/10*
- D. Is delivery address different from item 1? Yes No
 If YES, enter delivery address below:

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail
 - Insured Mail Restricted Delivery (over \$500)
 - Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery
- Hagemann*

PS Form 3811, July 2020

Domestic Return Receipt



United City of Yorkville

County Seat of Kendall County
 651 Prairie Pointe Drive
 Yorkville, Illinois 60560

Forwarding Service Requested

CERTIFIED MAIL®



7021 2720 0001 2044 8822

KATHERINE SCHULTZ
 DANIEL SCHULTZ
 32 BOAT LANE
 OSWEGO, IL 60543

w/c 7.5/24
7/10
7/25

RETURN RECEIPT REQUESTED

Retail

U.S. POSTAGE PAID
FCM LETTER

NIXIE 601 DE 1 0007/29/24

RETURN TO SENDER
ILLEGIBLE
UNABLE TO FORWARD

DNC
60560>0901

BC: 60560090199 *1276-00506-29-35



Reviewed By:	
Legal	<input checked="" type="checkbox"/>
Finance	<input type="checkbox"/>
Engineer	<input type="checkbox"/>
City Administrator	<input checked="" type="checkbox"/>
Community Development	<input checked="" type="checkbox"/>
Purchasing	<input type="checkbox"/>
Police	<input type="checkbox"/>
Public Works	<input type="checkbox"/>
Parks and Recreation	<input type="checkbox"/>

Agenda Item Number

Planning and Zoning Commission #3

Tracking Number

PZC 2024-12 & EDC 2024-39

Agenda Item Summary Memo

Title: 102 Worsley Street (Rezoning)

Meeting and Date: City Council – August 13, 2024

Synopsis: Please see the attached memo.

Council Action Previously Taken:

Date of Action: PZC – 7/10/24 Action Taken: Moved forward to City Council agenda.

Item Number: PZC 2024-12 & EDC 2024-39

Type of Vote Required: Majority

Council Action Requested: Approval

Submitted by: Sara Mendez Community Development
Name Department

Agenda Item Notes:

Proposed rezoning of 102 Worsley Street from R-1 Single-Family Suburban Residence District
to R-2 Single-Family Traditional Residence District and variance to decrease the minimum lot
size for the R-2 Single-Family Traditional Residence District to less than the required 12,000
square feet

Have a question or comment about this agenda item?

Call us Monday-Friday, 8:00am to 4:30pm at 630-553-4350, email us at agendas@yorkville.il.us, post at www.facebook.com/CityofYorkville, tweet us at @CityofYorkville, and/or contact any of your elected officials at http://www.yorkville.il.us/gov_officials.php

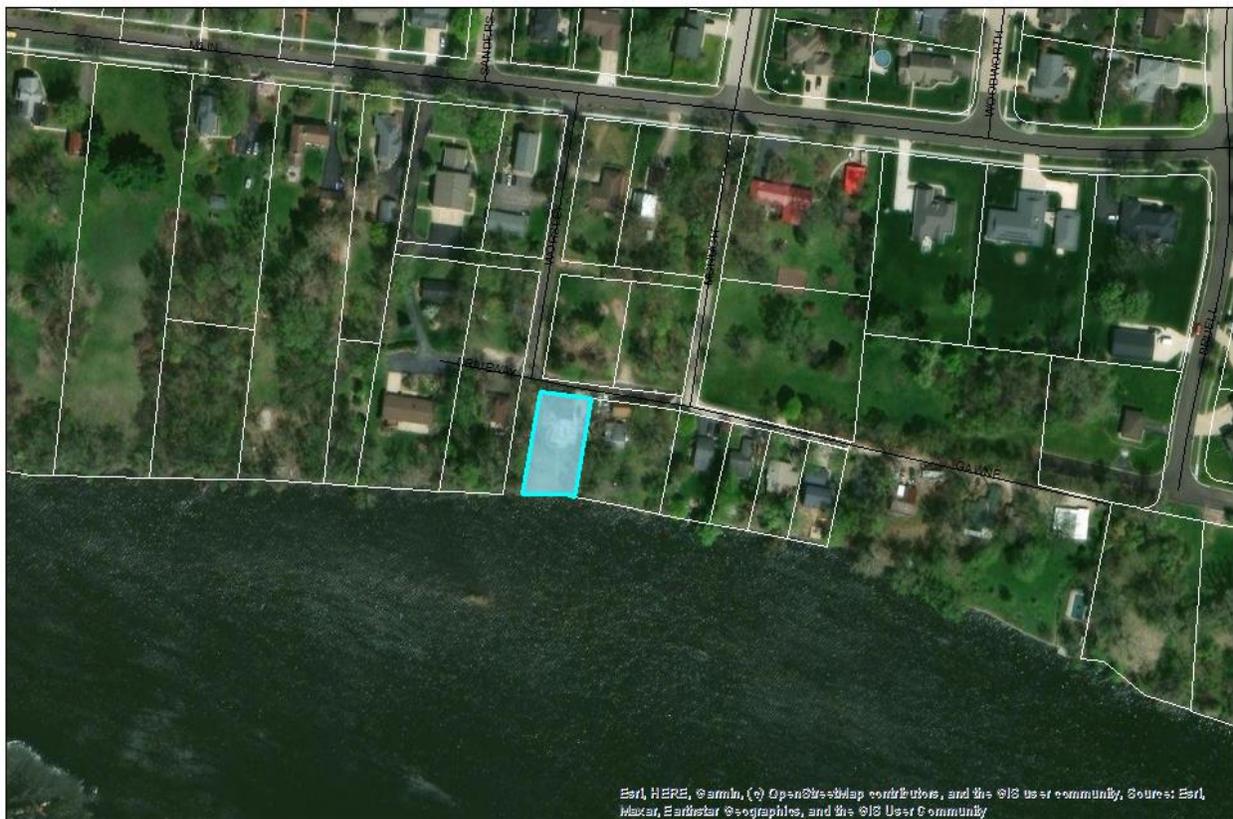


Memorandum

To: Planning and Zoning Commission
From: Sara Mendez, Planner I
CC: Bart Olson, City Administrator
Krysti Barksdale-Noble, Community Development Director
Date: June 25, 2024
Subject: **PZC 2024-12 102 S Worsley Street (Rezone)** –
Residential Rezoning from R-1 to R-2

SUMMARY:

The petitioners, Steve Holland, contract purchaser, and Peter McKnight, owner, are seeking rezoning approval for an approximately 0.28-acre parcel at 102 Worsley Street in Yorkville, Illinois. The property is located south of East Main Street, immediately east of Worsley Street, and north of the Fox River in Yorkville, Illinois. The property is currently zoned R-1 Single-Family Suburban Residence District and is vacant. The petitioners are seeking to rezone the property to R-2 Single-Family Traditional Residence District with the intention of constructing a multigenerational single-family home.



Esri, HERE, Garmin, (c) OpenStreetMap contributors, and the GIS user community. Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community

102 WORSLEY ST

United City of Yorkville, Illinois
Date: April 9, 2024
File Location: I:\ARCGIS TEMPLATES\102 WORSLEY ST



PROPERTY BACKGROUND:

As previously mentioned, the property is located south of East Main Street, immediately east of Worsley Street, and north of the Fox River.



The parcel is approximately 11,969 square feet. Due to the property being slightly smaller than the required minimum lot size of 12,000 for the requested R-2 zoning classification, the petitioners are also seeking a variance.

The property is located in the older part of town in the historic Bristol area and once had a two-story home which faced the Fox River. The home was constructed in 1900 and in its original condition, the home had 4 beds, 2 baths, and was 1,862 square feet. However, according to the petitioner, the home had been vacant for the last 10 years until the parcel was purchased on June 21, 2022 and the home and detached garage were subsequently demolished pursuant to a building permit. The parcel in its current state is shown in the photo to the left.

It is also important to note, the property is adjacent to Worsley Street, an unimproved dedicated future right-of-way. The right-of-way is located to the west of the property and is planned to connect it to Gawne Lane to the north.

PROPOSED REQUEST:

The petitioners are seeking to rezone the parcel from R-1 Single-Family Suburban Residence District to R-2 Single-Family Traditional Residence District to construct a single-family multi-generational home. A multi-generational home typically houses more than one adult generation of family members in the same home. The living arrangements can include grandparents, parents, and their adult children. It can also include extended family and in-laws. According to the petitioners, the purpose of the rezoning is to have the property zoned in a way that is more applicable to the actual size of the property and to allow them to have smaller setbacks that would accommodate the design of the home.



Initially, staff was concerned if the R-2 Single-Family Traditional Residence District was the most appropriate zoning district based on the site plans, which could be interpreted as multi-family housing. However, after a review of the plans by Pete Ratos, Building Code Official, the site plans properly reflect a single-family structure. Per Mr. Ratos’s comment, “In the case of a structure like this the defining factor between single family and multifamily would be interconnectivity of the spaces. In the case of this home there is a main center staircase the interconnects all three levels and the common living areas. In my opinion this design would not be conducive to multifamily use but would work well for a multi-generational home. The 2018 IRC provides us with the minimal facilities required for habitable space but it does not put a cap on the number of those minimally the required facilities per structure. I will make sure to reiterate to the owner that this is a single-family home and cannot be treated as a multifamily home in any way shape or form.”

SITE ANALYSIS:

To consider the appropriateness for the rezoning request, an evaluation of the surrounding land uses and zoning is conducted. The immediate vicinity of 102 Worsley Street is primarily zoned residential, as illustrated in the table below.

	Zoning	Land Use
North	R-2 Single-Family Traditional Residence District	Vacant
South	Fox River	Water Course
East	R-1 Single-Family Suburban Residence District	Single-Family Home
West	R-3 Multi-Family Attached Residence District	Multi-Family Home

Although the proposed single-family home is consistent with the existing surrounding zoning and land uses, the proposed property still requires one (1) variance to comply with the requested R-2 Single-Family Traditional Residence Standards. The variance pertains to the minimum lot size, as detailed in the table below.

<u>REGULATIONS</u>	<u>CURRENT ZONING</u>	<u>PROPOSED ZONING</u>	<u>PROPOSED SITE PLAN</u>	<u>VARIANCE DIFFERENCE FROM R-2 STANDARDS</u>
	<u>R-1 REGULATIONS</u>	<u>R-2 REGULATIONS</u>		
Minimum Lot Size	18,000 sq. ft.	12,000 sq ft	11,969 sq. ft.	Decrease of 31 feet
Maximum Lot Width	100 feet	80 feet	80 feet	-
Minimum Front Setback	40 feet	30 feet	30 feet	-
Minimum Side Yard Setback	15 feet	10 feet	16 feet	-
Minimum Corner Side Yard Setback	40 feet	30 feet	30 feet	-
Minimum Rear Setback	50 feet	40 feet	45 feet	-
Maximum Building Height	30 feet	30 feet	27 feet	-
Maximum Lot Coverage	50%	45%	13%	-

The variance needed is not a significant change to the standards of the R-2 zoning district and align with the character of the neighborhood as illustrated in the aerial below.



COMPREHENSIVE PLAN:

According to Yorkville’s Comprehensive Plan, the subject property’s future land use is classified as “Suburban Neighborhoods” which is intended to create well-designed, walkable neighborhoods that incorporate open space and appropriate linkages to surrounding districts or areas. The current land use and the proposed detached single-family home are consistent with Yorkville’s Comprehensive Plan.

STAFF COMMENTS:

Staff is supportive of the proposed rezoning request of the property located at 102 Worsley Street from R-1 Single-Family Suburban Residence District to R-2 Single-Family Traditional Residence District. The proposed rezoning falls in line with the standards of the R-2 district and is consistent with the existing surrounding zoning and land use in the area. Lastly, the proposed rezoning request is consistent with Yorkville’s Comprehensive Plans.

REZONING STANDARDS:

Section 10-8-12 Map Amendments of the Unified Development Ordinance establishes criteria for findings of fact related to rezoning (map amendment) requests. When the purpose and affect is to change the zoning of a property and amend the City’s Zoning Map, the Planning and Zoning Commission shall consider each of the following facts before rendering a decision on the request. The petitioner has provided answers to each of the criteria in the application these standards which are included in the packet for your review and will be entered into the public record as part of the public hearing process. The standards are:

1. The existing uses and zoning of nearby property.
2. The extent to which the property values are diminished by the particular zoning restrictions.
3. The extent to which the destruction of the property values of plaintiff promotes the health, safety, morals, or general welfare of the public.
4. The relative gain to the public as compared to the hardship imposed upon the individual property owner.
5. The suitability of the subject property for the zoned purpose.
6. The length of time the property has been vacant as zoned considered in the context of land development in the area in the vicinity of the subject property.
7. The community need for the proposed use.
8. The care to which the community has undertaken to plan its land use development.

Additional UDO standards:

1. The proposed Map Amendment s consistent with the Comprehensive Plan and the purposes of the UDO.
2. The proposed Map Amendment is consistent with the existing and planned uses and zoning of the nearby properties.
3. The subject property is suitable for the purposes of the proposed district.
4. The proposed Map Amendment will not result in an individual parcel zoned in one zoning district that is not shared by the adjacent parcels.
5. The proposed parcel(s) to be rezoned shall meet the minimum frontage and area requirements of the requested rezoning district as specified in Section 10-3-9(A).

PROPOSED MOTION:

In consideration of testimony presented during a Public Hearing on July 10, 2024 and discussion of the findings of fact, the Planning and Zoning Commission recommends approval to the City Council a request for rezoning from R-1 Single-Family Suburban Residence District to R-2 Single-Family Traditional Residence District for a proposed multi-generational single-family home, for a property located at 102 Worsley Street {insert any additional conditions of the Planning and Zoning Commission}...

ATTACHMENTS:

1. Rezoning Application
2. Legal Description
3. Plat of Survey (photograph)
4. Site Plans
5. Property Owners Within 500 Feet
6. Public Hearing Notice
7. Draft Rezoning Ordinance
8. Draft Variance Ordinance

STATE OF ILLINOIS)
) ss.
COUNTY OF KENDALL)

Ordinance No. _____

AN ORDINANCE OF THE UNITED CITY OF YORKVILLE, KENDALL COUNTY, ILLINOIS, APPROVING THE REZONING TO THE R-2 SINGLE-FAMILY TRADITIONAL RESIDENCE DISTRICT OF THE PROPERTY LOCATED AT 102 WORSLEY STREET

WHEREAS, the United City of Yorkville (the “City”) is a duly organized and validly existing non home-rule municipality created in accordance with the Constitution of the State of Illinois of 1970 and the laws of the State; and,

WHEREAS, Steve Holland (the “*Applicant*”) is the contract purchaser of an approximately 0.28-acre parcel located south of East Main Street, immediately east of Worsley Street, and north of the Fox River (the “*Subject Property*”) within the corporate limits of the City legally described in Section 2 and as shown on Exhibit A attached hereto and made a part hereof, and is seeking rezoning of the Subject Property from R-1 Single-Family Suburban Residence District to R-2 Single Family Traditional Residence District; and,

WHEREAS, the Planning and Zoning Commission convened and held a public hearing on July 10, 2024, to consider the requested rezoning after publication of notice and notice to property owners within five hundred (500) feet of the Subject Property; and,

WHEREAS, the Planning and Zoning Commission reviewed the standards set forth in Section 10-8-12 and made findings of fact and recommendation to the Mayor and City Council (the “*Corporate Authorities*”) for approval of the rezoning; and,

WHEREAS, the Corporate Authorities have received and considered the recommendation of the Planning and Zoning Commission.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and City Council of the United City of Yorkville, Kendall County, Illinois, as follows:

Section 1. The above recitals are incorporated herein and made a part of this Ordinance.

Section 2. That the Corporate Authorities hereby rezone the Subject Property from R-1 Single-Family Suburban Residence District to R-2 Single-Family Traditional Residence District, legally described as:

LOT 9 IN BLOCK 2 OF WORSLEY’S ADDITION TO THE VILLAGE OF BRISTOL, IN THE NORTHWEST QUARTER SECTION 33, TOWNSHIP 37 NORTH, RANGE 7 EAST OF THE PRINCIPAL MERIDIAN, IN THE VILLAGE OF BRISTOL, KENDALL COUNTY, ILLINOIS.

with **Property Index Number 02-33-129-004**

Section 3. This Ordinance shall be in full force and effect upon its passage, approval, and publication as provided by law.

Passed by the City Council of the United City of Yorkville, Kendall County, Illinois this ____ day of _____, A.D. 2024.

CITY CLERK

KEN KOCH _____

DAN TRANSIER _____

ARDEN JOE PLOCHER _____

CRAIG SOLING _____

CHRIS FUNKHOUSER _____

MATT MAREK _____

SEAVER TARULIS _____

RUSTY CORNEILS _____

APPROVED by me, as Mayor of the United City of Yorkville, Kendall County, Illinois this ____ day of _____, A.D. 2024.

MAYOR

EXHIBIT A

LOT 9 IN BLOCK 2 OF WORSLEY'S ADDITION TO THE VILLAGE OF BRISTOL,
IN THE NORTHWEST QUARTER SECTION 33, TOWNSHIP 37 NORTH, RANGE 7
EAST OF THE PRINCIPAL MERIDIAN, IN THE VILLAGE OF BRISTOL, KENDALL
COUNTY, ILLINOIS.

STATE OF ILLINOIS)
) ss.
COUNTY OF KENDALL)

Ordinance No. _____

AN ORDINANCE OF THE UNITED CITY OF YORKVILLE, KENDALL COUNTY, ILLINOIS, GRANTING A VARIANCE TO DECREASE THE MINIMUM LOT SIZE FOR THE R-2 SINGLE-FAMILY TRADITIONAL RESIDENCE DISTRICT TO LESS THAN THE REQUIRED 12,000 SQUARE FEET FOR THE PROPERTY LOCATED AT 102 WORSLEY STREET

WHEREAS, the United City of Yorkville, Kendall County, Illinois (the “*City*”) is a duly organized and validly existing non home-rule municipality created in accordance with the Constitution of the State of Illinois of 1970 and the laws of the State; and,

WHEREAS, pursuant to the Illinois Municipal Code (65 ILCS 5/11-13-5) the Mayor and City Council of the City (the “*Corporate Authorities*”) may provide for and allow variances to provide relief when strict compliance with the requirements of the Unified Development Ordinance (the “*Zoning Ordinance*”) creates a particular hardship; and,

WHEREAS, Steve Holland (the “*Applicant*”), requested to construct a multi-generational single-family home with a variance to the minimum lot size contained in Section 10-3-9 of the Unified Development Ordinance of 12,000 square feet to 11,969 square feet with respect to the real property described in Section 1 herein (the “*Subject Property*”) and as shown on Exhibit A attached hereto and made a part hereof; and,

WHEREAS, the Planning and Zoning Commission convened and held a public hearing on July 10, 2024, to consider the requested variance after publication of notice and notice to property owners within five hundred (500) feet of the Subject Property; and,

WHEREAS, the Planning and Zoning Commission reviewed the standards set forth in Section 10-8-9 and made findings of fact and recommendation to the Mayor and City Council (the “*Corporate Authorities*”) for approval of the variance; and,

WHEREAS, the Corporate Authorities of the City of Yorkville have received and considered the recommendation of the Planning and Zoning Commission.

NOW, THEREFORE, BE IT ORDAINED, by the Mayor and City Council of the City of Yorkville, Kendall County, Illinois, as follows:

Section 1. The above recitals are incorporated herein and made a part of this Ordinance.

Section 2. That this Ordinance shall apply to the Subject Property commonly known as 102 Worsley and legally described as:

LOT 9 IN BLOCK 2 OF WORSLEY’S ADDITION TO THE VILLAGE OF BRISTOL, IN THE NORTHWEST QUARTER SECTION 33, TOWNSHIP 37 NORTH, RANGE 7 EAST OF THE PRINCIPAL MERIDIAN, IN THE VILLAGE OF BRISTOL, KENDALL COUNTY, ILLINOIS.

with **Property Index Number 02-33-129-004.**

Section 3. That a variation pursuant to Section 10-3-9 of the Unified Development Ordinance to permit a decrease the minimum lot size from 12,000 square feet to 11,969 square feet is hereby granted for the Subject Property.

Section 4. That the development on the Subject Property shall be constructed, operated, and maintained substantially in accordance with the following plans:

A. Site Plan dated January 18, 2024 prepared by Agama Designs Architecture, attached hereto and made a part hereof as *Exhibit B*; and,

Section 5. That this ordinance shall be in full force and effect from and after its passage, approval and publication in pamphlet form as provided by law.

Passed by the City Council of the United City of Yorkville, Kendall County, Illinois this ____ day of _____, A.D. 2024.

CITY CLERK

KEN KOCH _____

DAN TRANSIER _____

ARDEN JOE PLOCHER _____

CRAIG SOLING _____

CHRIS FUNKHOUSER _____

MATT MAREK _____

SEAVER TARULIS _____

RUSTY CORNEILS _____

APPROVED by me, as Mayor of the United City of Yorkville, Kendall County, Illinois
this ____ day of _____, A.D. 2024.

MAYOR

EXHIBIT A

LOT 9 IN BLOCK 2 OF WORSLEY'S ADDITION TO THE VILLAGE OF BRISTOL, IN THE NORTHWEST QUARTER SECTION 33, TOWNSHIP 37 NORTH, RANGE 7 EAST OF THE PRINCIPAL MERIDIAN, IN THE VILLAGE OF BRISTOL, KENDALL COUNTY, ILLINOIS.

EXHIBIT B

RESIDENTIAL GENERAL NOTES

SECTION 0100 GENERAL

- MEANS AND METHODS AND SAFETY OF WORK: THE ARCHITECT SHALL NOT CONTROL OR SPECIFY ANY MEANS OR METHODS OF ANY WORK PERFORMED BY THE GENERAL CONTRACTOR OR ANY SUBCONTRACTOR. ALL ISSUES OF JOBSITE SAFETY SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR, THE CONSTRUCTION MANAGER OR THE OWNER IF THE OWNER IS ACTING AS GENERAL CONTRACTOR OR CONSTRUCTION MANAGER.
- INSURANCE: ALL CONTRACTORS SHALL HAVE A MINIMUM OF ONE MILLION DOLLARS OF INSURANCE COVERAGE FOR PROPERTY AND PERSONAL LIABILITY INSURANCE FOR THE PERFORMANCE OF THE WORK AND TRANSPORTATION TO AND FROM THE JOBSITE. ALL CONTRACTORS EMPLOYING OTHERS SHALL HAVE WORKMAN'S COMPENSATION INSURANCE AS REQUIRED BY THE STATE OF ILLINOIS. ALL CONTRACTORS SHALL SUPPLY THE OWNER WITH CURRENT CERTIFICATES OF INSURANCE THAT NAME THE OWNER AND THE ARCHITECT AS "ALSO INSURED". SUBMITTAL OF A BID SHALL BE CONSTRUED AS EVIDENCE THAT THE CONTRACTOR HAS SUCH INSURANCE OR WILL PROVIDE SUCH INSURANCE. NOT SUBMITTING SUCH CERTIFICATES SHALL NOT CONSTITUTE WAIVING OF CONTRACTOR'S REQUIREMENT TO CARRY INSURANCE THROUGHOUT THE DURATION OF THE JOB. BIDDER AGREES THAT NON-SUBMITTAL OF AN INSURANCE CERTIFICATE IS GROUNDS FOR WITHHOLDING PAYMENT BY OWNER UNTIL CERTIFICATE IS FILED WITH THE OWNER.
- ERRORS AND CONFLICTS ON THE DRAWINGS: THE GENERAL CONTRACTOR OR CONST. MANAGER SHALL BE RESPONSIBLE FOR CHECKING AND VERIFYING ALL DIMENSIONS ON THE DESIGN DRAWINGS AND ANY SHOP DRAWINGS. THE GENERAL CONTRACTOR OR CONSTRUCTION MANAGER SHALL BE RESPONSIBLE FOR VERIFYING AND CHECKING THE LAYOUT AND CONSTRUCTION OF ALL SUBCONTRACTORS, AND HIS OWN WORK. THE ARCHITECT SHALL NOT BE LIABLE FOR CORRECTIVE WORK OR REMOVAL OF RESULTING FROM ERRORS OR CONFLICTS ON THE DESIGN DRAWINGS IF THE GENERAL CONTRACTOR OR CONSTRUCTION MANAGER FAILS TO CHECK THE DRAWINGS OR THE LAYOUT FOR CONFORMANCE WITH THE OVERALL DESIGN CONCEPT. SUBCONTRACTORS ARE RESPONSIBLE FOR VERIFYING THAT ANY EQUIPMENT OR FIXTURES SPECIFIED BY MODEL NUMBER ETC. IS THE APPROPRIATE MODEL NUMBER, WITH THE APPROPRIATE FITTINGS, ATTACHMENTS, TRIMS, ETC. FOR THE TYPE OF CONSTRUCTION INTO WHICH THE EQUIPMENT, DEVICE OR FIXTURE IS TO BE INSTALLED. THE ARCHITECT ASSUMES NO LIABILITY FOR CORRECTION OR REPLACEMENT OR RESTOCKING FEES FOR MATERIALS ORDERED BY ANY CONTRACTOR OR SUBCONTRACTOR WHO DOES NOT VERIFY MODEL NUMBERS AND CONTEXT OF THE INSTALLATION.
- GENERAL CONTRACTOR SHALL VISIT THE SITE AND FULLY INFORM HIMSELF OF ALL EXISTING CONDITIONS AND LIMITATIONS AFFECTING THE WORK. ALL DIMENSIONS TO BE VERIFIED IN THE FIELD.
- DO NOT SCALE DRAWINGS, DIMENSIONS GOVERN. CONTACT ARCHITECT FOR ANY CLARIFICATIONS.
- ALL WORK TO BE DONE IN ACCORDANCE WITH ALL STATE AND LOCAL CODES WHICH HAVE AUTHORITY OVER THIS PROJECT.
- THE CONTRACTOR SHALL SECURE AND PAY FOR ALL PERMITS, LICENSES AND INSPECTIONS NECESSARY AND INCIDENTAL FOR HIS INSTALLATION.
- THE GENERAL CONTRACTOR IS RESPONSIBLE FOR THE REMOVAL OF ALL TOOLS, DEBRIS AND GENERAL CLEAN-UP.
- GENERAL CONTRACTOR TO UNCONDITIONALLY GUARANTEE ALL WORK AND MATERIALS FOR A PERIOD OF ONE YEAR AFTER ACCEPTANCE OF THE WORK AND MATERIALS.
- THE G.C. SHALL BUILD THE BUILDING IN ACCORDANCE WITH THE MINIMUM STANDARDS OF THE INTERNATIONAL RESIDENTIAL CODE AND ALL LOCAL BUILDING CODES
- G.C. TO COMPLY WITH FEDERAL OSHA STANDARDS

SECTION 0200 SITE

- EXCAVATION: UNLESS NOTED OTHERWISE, ASSUMED BEARING CAPACITY FOR FOUNDATION DESIGN IS 3000 PSF. NOTIFY ARCHITECT IMMEDIATELY IF PROPER BEARING IS NOT EVIDENT. PROVIDE SOILS REPORT W/ FOOTING P.P. IF APPLIES
- SITE CLEARING: DO NOT REMOVE ANY TREES OR VEGETATION OUTSIDE OF THE IMMEDIATE AREA OF THE HOUSE. OBTAIN OWNERS WRITTEN PERMISSION BEFORE REMOVING ANY TREE OVER 2" DIAMETER. STOCKPILE TOPSOIL AND REAPPLY TO FINISH GRADE AROUND HOUSE. FINISH GRADE SHALL BE +/- 1" OF GRADES SHOWN ON DRAWING. IF NO GRADES ARE INDICATED, GRADE FOR PROPER DRAINAGE AWAY FROM AND AROUND THE HOUSE. MAINTAIN GRADE MIN. 8" BELOW TOP OF FOUNDATION.
- AREAS NOTED "UNEXCAVATED" AND ALL AREAS BELOW CONCRETE SLABS SHALL HAVE UNSUITABLE MATERIALS REMOVED AND BE PROPERLY COMPACTED BEFORE GRANULAR FILL IS PLACED AND COMPACTED
- CALL "J.U.L.I.E." 1-800-892-0123 OR "DIGGER" 1-312-744-7000 AT LEAST 48 HOURS BEFORE YOU DIG. (TWO WORKING DAYS)
- COMPLIANCE WITH UNDERGROUND AND OVERHEAD FACILITIES REGULATIONS MUST BE DONE BEFORE WORK BEGINS

SECTION 0300 CONCRETE

- 4" DRAIN TILE: 4" PERFORATED PVC FOUNDATION DRAIN TILE ALL AROUND THE FOUNDATION CONNECTED TO SUMP PUMP. PROVIDE 2" MIN. WASHED STONE BED AND 12" MIN. STONE COVER. PROVIDE 4" DIA. VERTICAL PIPE FROM EACH WINDOW WELL DOWN TO DRAIN TILE, FILL W/ STONE. COVER DRAIN TILE WITH APPROVED FILTER MEMBRANE MATERIAL (DRAIN TILE IN A SOCK TYPE)
- CONCRETE: USE 3000 PSI (AT 28 DAYS) COMPRESSIVE STRENGTH. TRANSIT MIXED CONCRETE: ASTM C-90 UNLESS NOTED OTHERWISE. USE AIR ENTRAINING ADMIXTURE FOR ALL FLATWORK EXPOSED TO WEATHER. FITCH ALL EXTERIOR CONCRETE SLABS AND WALKS 1/8" AWAY FROM THE HOUSE.
- ALL FOOTINGS TO BEAR NO LESS THAN 42" BELOW FINISHED GRADE ON UNDISTURBED, INORGANIC SOIL, WITH AN ALLOWABLE BEARING CAPACITY OF 3,000 P.S.F.
- ESCAPE LADDER IS REQUIRED FOR ESCAPE WINDOW. PROVIDE WINDOW WELL COVER ON ALL WINDOW WELLS.
- SEALED SUMP PUMP PIT REQUIRED FOR PASSIVE RADON SYSTEM

SECTION 0400 MASONRY

- MASONRY: USE GALVANIZED CORRUGATED BRICK TIES ATTACHED TO SHEATHING AND STUDS AT 16" O.C. HORIZ (NOT TO EXCEED 24" & 16" VERT. USE TYPE "M" MORTAR, NATURAL COLOR UNLESS INDICATED OTHERWISE ON THE DRAWING. PROVIDE COTTON ROPE USED BETWEEN EACH TWO ADJACENT WEEP HOLES. LOCATE WEEP HOLES 24" O.C. USE PVC BASE FLASHING AND PVC FLASHING AT WINDOW SILLS AND HEADS

SECTION 0500 METALS

- ANCHOR BOLT - ALL WOOD PLATES ANCHORED TO CONCRETE TO HAVE 1/2"x10" HOOKED BOLTS WITH 7" EMBEDMENT SPACED MAX. 6'-0" O.C. AND WITHIN 12" OF ALL CORNERS (MIN. 2 PER PLATE)
- ALLY COLUMNS SPECIFIED ARE OUTSIDE DIAMETER OF STANDARD WEIGHT, UNLESS NOTED OTHERWISE. THEY SHALL BE FURNISHED WITH 6"x10"x3/4" BASE PLATES, AND 6"x10"x1/2" CAP PLATES, UNLESS NOTED. BASE PLATES AND CAP PLATES SHALL BE SECURED DIRECTLY TO FOUNDATIONS AND STEEL BEAMS WITH 2-1/2" DIAMETER BOLTS (MINIMUM)

SECTION 0600 WOOD

- FRAMING LUMBER SPECIES AND BASE VALUES SHALL BE AS NOTED BELOW. U.N.O. RAFTERS, JOISTS, HEADERS AND BEAMS - #2 DOMESTIC HEM-FIR OR BETTER Fb= 850 PSI, Fv= 75 PSI, E= 1,300,000 PSI STUDS - 10'-0" AND LESS IN HEIGHT - STUD GRADE S-P-F OR BETTER Fb= 575 PSI, Fc= 600 PSI, E= 1,000,000 PSI GREATER THAN 10'-0" IN HEIGHT - #2 S-P-F OR BETTER Fb= 750 PSI, Fc= 975 PSI, E= 1,100,000 PSI POSTS AND TREATED LUMBER - #2 SOUTHERN PINE OR BETTER Fv= PER NDS TABLES, Fv= 90 PSI, Fc= PER NDS TABLES, E= 1,600,000 PSI LAMINATED STRUCTURAL WOOD BEAMS Fv= 2,400 PSI, Fv= 165 PSI, E=1,800,000 ALL FRAMING MEMBERS DESIGNATED "M.L." OR "MICROLLAM" SHALL BE L9E MICROLLAM LVL BY TRUS JOIST McMICROLLAM OR BETTER Fv= 2,600 PSI, Fv= 285 PSI, E= 1,900,000
- DOUBLE FRAMING MEMBERS (MINIMUM) AROUND OPENINGS IN ROOFS, FLOORS, CEILINGS, UNDER BATHTUBS AND SHOWERS AND UNDER PARTITIONS PARALLEL TO JOISTS.
- ALL HEADERS TO BE 2-2"x12" UNLESS NOTED OTHERWISE
- MINIMUM 2 CRIPPLE STUDS BELOW ALL OPENINGS 6'-0" AND WIDER
- DESIGN LOADS AS FOLLOWS: CEILING/ATTIC DESIGN LIVE LOAD = 20 PSF ROOF DESIGN LIVE LOAD = 30 PSF WALL WIND LOAD, 0-20 FT. = 20 PSF FLOOR DESIGN LIVE LOAD = 40 PSF WALL WIND LOAD, 21-29 FT. = 25 PSF SLEEPING AREAS LIVE LOAD = 30 PSF WALL WIND LOAD, +30 FT. = 20 PSF
- ALL WALL TOP PLATES ARE TO BE LAPPED AT ALL CORNERS
- PROVIDE METAL JOISTS HANGERS AT STAIRS AND ALL FLUSH FRAMED MEMBERS
- FIRESTOP SOFFITS AND TOP AND BOTTOM OF STAIR STRINGERS
- PROVIDE MINIMUM 2" CLEARANCE BETWEEN FRAMING MEMBERS AND CHIMNEY
- FIRESTOP CAVITIES BETWEEN CHIMNEY AND FRAMING LUMBER WITH NON-COMBUSTIBLE FILL

- LUMBER: USE GRADED S4S LUMBER. ALL LUMBER SHALL BE KILN DRIED #2 OR BETTER. USE TMA APPROVED FRAMING DETAILS. USE MIN. TWO-2x12 HEADERS AT ALL OPENINGS UP TO 72" UNLESS NOTED OTHERWISE. USE HIP & VALLEY RAFTER NOM. 2" LARGER THAN RAFTER. USE 11 1/2" MICROLLAM VALLEY FOR 2X12 RAFTERS. USE SAME DEPTH MICROLLAM HIP & VALLEY FOR CATHEDRAL CEILINGS PROVIDE CROSS BRIDGING NOT TO EXCEED 8'-0" IN ALL FLOOR FRAMED W/ DIMENSIONAL LUMBER BRIDGING IS NOT REQUIRED FOR TJ'S SEE MANUFACTURER'S INSTRUCTIONS FOR CUTTING AND REINFORCING.
- PLYWOOD: ALL PLYWOOD SHALL BE APA RATED-SEE PLAN FOR THICKNESS WATERBOARD: ALL WAFFER BOARD SHALL BE ORIENTED STRAND, NOT RANDOM. ROOF SHEATHING SHALL BE SPACED FOR EXPANSION WHEN INSTALLED PER APA STANDARDS TYPE 1.
- EXTERIOR WALL FRAMING TO BE FULLY BRACED WITH 1/2" O.S.B SHEATHING

SECTION 0700 THERMAL

- GLAZING: ALL GLAZING WITHIN 24" OF A DOOR (IN CLOSED POSITION), OR WITHIN A DOOR, OR WITHIN 18" FROM FINISHED FLOOR OR WALKING SURFACE (WITHIN 36" OF GLAZING), SHALL BE TEMPERED GLASS OR OTHER APPROVED SAFETY GLAZING. MEET 2018 IRC R-308.4
- ALL GLAZING TO FOLLOW 2018 INTERNATIONAL RESIDENTIAL CODE AS REQUIRED
- PROVIDE TEMPERED SAFETY GLASS, AS NOTED, AT ALL WINDOWS OVER TUBS, AND AT WINDOWS WITH SILLS 18" OR LESS ABOVE THE FINISHED FLOOR
- EXPOSED KRAFT PAPER OF INSULATION IN BASEMENT MUST HAVE A FLAME SPREAD OF 25 OR LESS
- FLASH OVER EXTERIOR DOORS AND WINDOWS, UNDER SILLS AND AT JUNCTIONS WITH DISSIMILAR MATERIALS FLASHING AT TOP OF FOUNDATION TO CARRY 16" UP WALL ALL ROOFING COUNTER FLASHING MUST BE BENT AND CUT INTO THE BRICK MORTAR JOINTS
- BEDROOM WINDOW EGRESS - WINDOW MANUFACTURER TO SUPPLY WINDOWS FOR SLEEPING ROOMS WHICH MEET THE IRC 2018 CODE EMERGENCY EGRESS REQUIREMENTS. MIN. OPENABLE AREA OF 5.7 SQ. FT. MIN. OPENABLE CLEAR HEIGHT OF 2'-0" AND A MIN. CLEAR WIDTH OF 1'-8" AND NOT MORE THAN 3'-4" ABOVE FINISHED FLOOR AND NO LESS THAN 24" ABOVE FINISHED FLOOR - 2018 IRC

SECTION 0800 DOORS

- U.N.O. DOORS SHALL BE CENTERED IN OPENINGS OR MIN. 4" FROM FACE OF ADJACENT WALLS.

SECTION 0900 FINISHES

- INTERIOR TRIM: FILL ALL VOIDS IN FRAMING OR AROUND PENETRATIONS IN CONSTRUCTION WITH EXPANDING FOAM. USE POLYSULFIDE, URETHANE, OR RUBBER SILICONE CAULK AT ALL OPENINGS, JOINTS, ETC. AS REQUIRED TO MAKE CONSTRUCTION WEATHER TIGHT.
- FOR FLOOR CEILING HEIGHT REFER TO ELEVATIONS AND SECTIONS.
- PROVIDE WATER RESISTIVE DRYWALL IN ALL BATHS, SHOWERS AND AREAS SUBJECT TO MOISTURE.

SECTION 1000 SPECIALTIES

- STAIR NOTES - ALL STAIRS SHALL HAVE A MAX. RISE OF 7 3/4", A MIN. TREAD OF 10" CLEAR OF TREAD ABOVE, MINIMUM 1 1/8" NOSING, MINIMUM WIDTH OF 36" AND A CONT. CLEAR HEADROOM MEASURED VERTICALLY FROM FRONT NOSING OF TREAD TO A LINE PARALLEL WITH A STAIR RUN MIN. OF 6'-10"
- HAND AND GUARD RAILS
 - ALL REQUIRED HANDRAILS SHALL BE CONTINUOUS THE FULL LENGTH OF THE STAIRS AND ENDS SHALL BE RETURNED OR SHALL TERMINATE IN NEWEL POSTS OR SAFETY TERMINALS.
 - HANDRAILS ADJACENT TO A WALL SHALL HAVE A SPACE NOT LESS THAN 1 1/2" BETWEEN THE WALL AND THE HANDRAIL
 - HANDRAILS SHALL HAVE EITHER A CIRCULAR CROSS SECTION WITH A DIAMETER OF 1 1/4" TO 2" OR A NON-CIRCULAR CROSS SECTION WITH A PERIMETER DIMENSION OF AT LEAST 4" BUT NOT MORE THAN 6 1/4" AND A LARGEST CROSS SECTION DIMENSION NOT EXCEEDING 2 1/4"
 - STAIR NOSINGS SHALL BE NO LESS THAN 1 1/8"
 - OPEN SIDES OF STAIRS WITH A TOTAL RISE OF MORE THAN 30" ABOVE THE FLOOR SHALL HAVE GUARDRAILS NOT LESS THAN 34" IN HEIGHT MEASURED VERTICALLY FROM THE NOSING OF THE TREADS.
 - GUARDRAILS ON OPEN SIDES OF STAIRWAYS OR RAISED FLOOR AREAS SHALL HAVE INTERMEDIATE RAILS OR ORNAMENTAL CLOSURES WHICH DO NOT ALLOW PASSAGE OF AN OBJECT 4" OR MORE IN DIAMETER.
 - THE TRIANGULAR OPENINGS FORMED BY RISER, TREAD AND BOTTOM RAIL OF A GUARDRAIL AT THE OPEN SIDE OF A STAIRWAY WILL NOT ALLOW AN OBJECT THE SIZE OF A 4" SPHERE PASS THROUGH - 36" MIN. HEIGHT
- ALL GUARDRAILS (VERANDA, BALCONY, DECK, AND INTERIOR STAIRWELLS, ETC.) SHALL HAVE BALUSTERS WHICH ARE SPACED SO THAT A 4" DIAMETER SPHERE CANNOT PASS-THRU.

SECTION 1500 MECHANICAL & PLUMBING

- PLUMBING: USE HARD COPPER (TYPE "L" ABOVE GRADE OR "K" BELOW GRADE FOR ALL WATER SUPPLY. USE 4" SCHEDULE 40 CAST IRON BELOW GRADE FOR WASTE. USE SCHED. 40 PVC WASTE PIPING ABOVE GRADE INSIDE BUILDING AND WITH PURPLE PRIMER ONLY. PROPERLY VENT ALL WASTE LINES, DO NOT USE WET VENTS. PROVIDE HOSE BIBBS WHERE SHOWN OR WHERE DIRECTED BY THE OWNER. PROVIDE SUMP, PUMP AND METAL LID FOR FOUNDATION DRAIN. PROVIDE HIGH WATER ALARM IN SUMP. PROVIDE INSTALLATION OF BATTERY BACK-UP FOR SUMP PUMP IF OWNER SUPPLIES EQUIPMENT. USE NON-LEAD SOLDER. CONNECT BASEMENT FLOOR DRAIN TO SANITARY SEWER.
- VENT DRYERS AND EXHAUST FANS DIRECTLY TO EXTERIOR VIA RIGID METAL DUCT WITHOUT SHEET SCREWS
- PROVIDE ANTI-SQAD VALVES IN ALL TUBS, SHOWERS AND TUB/SHOWER COMBINATIONS. SEND TO DELIVER MAX. 115 DEGREES. DO NOT USE HOT WATER HEATER TO SET VALVES.
- PROVIDE ACCESS PANEL FOR WHIRLPOOL MOTOR REPAIRS, 18" H x 24" W.
- PROVIDE GRAY BOX OR 2" STAND PIPE FOR WATER DISCHARGE AND FLOOR DRAIN IN LAUNDRY AREA
- PROVIDE FULL 2" WASTE OPENINGS FOR KITCHEN SINK W/ ACCESSIBLE FULL 2" OPENING OR CLEAN OUT UNDER SINK.
- ALL FLOOR DRAINS MUST BE TRAPPED AND VENTED. SEND TO EJECTOR PIT WHEN BELOW GRADE, SEND TO SEWER WHEN ABOVE GRADE.
- SUMP PIT MUST BE 2" ABOVE THE FINISHED FLOOR.
- COMBUSTION AIR FROM OUTDOOR SHALL BE REQUIRED IF THE SPACE WHERE COMBUSTION APPLIANCES ARE LOCATED IS ENCLOSED OR OF UNUSUALLY TIGHT CONSTRUCTION

SECTION 1600 ELECTRICAL - 2008 NEC / 2018 IRC

- ELECTRICAL: 200 AMP 120/240 VOLT SERVICE (VERIFY). USE CONDUIT AND CONDUCTORS SIZED PER CURRENT NATIONAL ELECTRICAL CODE. UNLESS NOTED OTHERWISE, PROVIDE SWITCHED CIRCUIT IN 1/2 OF EACH OUTLET IN EVERY BEDROOM. PROVIDE JUNCTION BOX AND/OR OUTLET FOR GARBAGE DISPOSAL, DISHWASHER, OVERHEAD DOOR OPERATOR(S), CEILING FANS, ETC. PROVIDE GROUND FAULT INTERRUPTING CIRCUITS AT ALL OUTLETS WITHIN BATHROOM, KITCHEN, BASEMENT, ETC. SINKS. ALSO G.F.I. AT EXTERIOR & GARAGE OUTLETS. PER MUNICIPAL CODE-EXTERIOR MAIN DISCONNECT/OVER CURRENT DEVICE
- FOLLOW THE NATIONAL ELECTRIC CODE- GROUND FAULT INTERRUPT = ALL OUTLETS
- USE SINGLE DEDICATED OUTLETS FOR SUMP, EJECTOR AND FURNACE.
- NO MORE THAN 12'-0" PERMITTED BETWEEN ELECTRICAL RECEPTACLES AND THEY SHALL BE LOCATED NOT MORE THAN 6'-0" FROM AN OPENING IN A WALL
- DUAL-VOLTAGE U.L.A. SMOKE DETECTORS WIRED IN SERIES WITH BATTERY BACKUP ON EACH LEVEL AND IN EACH BEDROOM & CO2 DETECTORS @ 15'-0" FROM ALL BEDROOMS LIGHT FIXTURES IN ALL CLOSETS
 - LOCATION-A FIXTURE IN A CLOSET SHALL BE PERMITTED TO BE INSTALLED:
 - ON THE WALL ABOVE THE CLOSET DOOR, PROVIDED THE CLEARANCE BETWEEN THE FIXTURE AND A STORAGE AREA WHERE COMBUSTIBLE MATERIAL MAY BE STORED WITHIN THE CLOSET IS NOT LESS THAN 18" OR;
 - ON THE CEILING OVER AN AREA WHICH IS UNOBSTRUCTED TO THE FLOOR, MAINTAINING AN 18" CLEARANCE HORIZONTALLY BETWEEN THE FIXTURE AND A STORAGE AREA WHERE COMBUSTIBLE MATERIAL MAY BE STORED WITHIN THE CLOSET
 - FLUSH RECESSED FIXTURE WITH A SOLID LENS OR A CEILING FLUORESCENT FIXTURE SHALL BE PERMITTED TO BE INSTALLED, PROVIDED THERE IS A 6" CLEARANCE, HORIZONTALLY BETWEEN THE FIXTURE AND STORAGE AREA.
 - PENDANTS SHALL NOT BE INSTALLED IN CLOTHES CLOSETS.
 - CEILING LIGHT FIXTURES IN HABITABLE ROOMS SHALL HAVE FAN RATED BOXES

2021 ENERGY CODE NOTES

- ATTIC ACCESS PANELS MUST BE INSULATED TO MATCH ATTIC AND MUST BE WEATHERSTRIPPED (SECTION R402.2.4)
- SECTION R402.4.1 AND TABLE R402.4.1.1 THE BUILDING THERMAL ENVELOP SHALL BE DURABLE SEALED TO LIMIT INFILTRATION. THE SEALING METHODS BETWEEN DISSIMILAR MATERIALS SHALL ALLOW FOR DIFFERENTIAL EXPANSION AND CONTRACTION. THE FOLLOWING SHALL BE CAULKED, GASKETED, WEATHERSTRIPPED OR OTHERWISE SEALED WITH A AIR BARRIER MATERIAL SUITABLE FILM OR SOLID MATERIAL; AND INSTALLED IN ACCORDANCE WITH MANUFACTURES INSTRUCTIONS:
 - AIR BARRIER AND THERMAL BARRIER
 - CEILING / ATTIC
 - WALLS
 - WINDOWS, SKYLIGHTS AND DOORS
 - RIM JOISTS
 - FLOOR (INCLUDING ABOVE GARAGE AND CANTILEVER FLOORS)
 - CRAWL SPACE WALLS
 - SHAFTS, PENETRATIONS
 - NARROW CAVITIES
 - GARAGE SEPARATION
 - RECESSED LIGHTING
 - PLUMBING AND WIRING
 - SHOWER/TUB ON EXTERIOR WALL
 - ELECTRICAL / PHONE BOX ON EXTERIOR WALL
 - HVAC REGISTER BOOTS
 - FIREPLACE
 NOTE: REFER TO TABLE R402.4.1.1. FOR THE INSTALLATION CRITERIA FOR THE ABOVE BUILDING COMPONENTS
- THE FIREPLACES SHALL HAVE GASKETED DOORS, TIGHT FITTING FLUE DAMPERS AND OUTDOOR COMBUSTION AIR (SECTION R402.4.2)
- WINDOWS AND SLIDING GLASS DOORS LIMITED TO NO MORE THAN 0.3 CFM PER SQUARE FOOT AIR LEAKAGE. SWING DOORS LIMITED TO NO MORE THAN 0.5 CFM PER SQUARE FOOT. (SECTION 402.4.3)
- RECESSED LIGHT FIXTURES INSTALLED IN BUILDING THERMAL ENVELOPE SHALL BE:
 - IC-RATED AND LABELED (SUITABLE FOR INSULATION CONTACT).
 - SEALED WITH A GASKET OR CAULK BETWEEN THE FIXTURE HOUSING AND CEILING. (SECTION R402.4.4)
- AT LEAST ONE THERMOSTAT SHALL BE PROVIDED FOR EACH SEPARATE HEATING AND COOLING SYSTEM. AT LEAST ON THERMOSTAT SHALL BE PROGRAMMABLE. (SECTION R403.1.1)
- IN AN UNCONDITIONED SPACE, SUPPLY DUCTS IN ATTICS SHALL BE INSULATED TO A MINIMUM R-8. ALL OTHER DUCTS SHALL BE INSULATED TO A MIN. OF R-6 (SECTION R403.2.1)
- ALL DUCTS, AIR HANDLERS, FILTER BOXES AND BUILDING CAVITIES USED AS DUCTS SHALL BE SEALED AT ALL JOINTS AND SEAMS. DUCT TAPE OR ANY OTHER UNLISTED TAPE IS NOT PERMITTED. (SECTION R403.2.2)
- BUILDING FRAMING CAVITIES SHALL NOT BE USED AS SUPPLY DUCTS. (SECTION R403.2.3.)
- MECHANICAL SYSTEM PIPING CAPABLE OF CARRYING FLUIDS ABOVE 105 DEGREES FAHRENHEIT SHALL BE INSULATED TO A MINIMUM OF R-3 (SECTION 403.3)
- ALL CIRCULATING SERVICE HOT WATER PIPING SHALL BE INSULATED TO A MIN. OF R-3 WITH A READY ACCESSIBLE MANUAL SWITCH THAT CAN TURN OFF THE HOT WATER CIRCULATING PUMP WHEN THE SYSTEM IS NOT IN USE. (SECTION 403.4.1 AND 403.4.2)
- OUTDOOR AIR INTAKES AND EXHAUSTS SHALL HAVE AUTOMATIC OR GRAVITY DAMPERS THAT CLOSE WHEN THE VENTILATION SYSTEM IS NOT IN USE. (SECTION R403.5)
- ALL PERMANENTLY INSTALLED LIGHT FIXTURES (EXCLUDING KITCHEN APPLIANCE LIGHTING FIXTURES) SHALL BE HIGH EFFICIENCY LAMPS(SECTION R404.1)
- SECTION R402.4.1.2 TESTING: BUILDING SHALL BE TESTED AND VERIFIED AS HAVING AN AIR LEAKAGE RATE OF NOT EXCEEDING 3 AIR CHANGES PER HOUR. TESTING SHALL BE CONDUCTED WITH A BLOWER DOOR AT A PRESSURE OF 0.2 INCHES W.G. (50 PASCAL). WHERE REQUIRED BY THE CODE OFFICIAL, TESTING SHALL BE CONDUCTED BY AN APPROVED THIRD PARTY.
- ALL RECESSED LUMINAIRES SHALL BE IC-RATED, LABELED AS HAVING A LEAKAGE RATE OF NOT MORE THAN 2.0 CFM@75 PA AND SEALED WITH A GASKET OR CAULK BETWEEN THE HOUSING AND CEILING.C402.5.8 RECESSED LIGHTING
- R406.3 ENERGY RATING INDEX (NUMBER VALUE BASED LINEAR SCALE SUCH THAT THE ERI REFERENCE DESIGN HAS AN INDEX VALUE OF 100 AND A RESIDENTIAL BUILDING THAT HAS NET ZERO ANNUAL PURCHASED ENERGY HAS AN INDEX RATING OF 0. EACH INCREASE/DECREASE IN INDEX VALUE SHALL REPRESENT A 1% CHANGE IN TOTAL ANNUAL ENERGY USE OF THE RATED DESIGN RELATIVE TO THE ERI REFERENCE DESIGN) 100 X (REFERENCE BUILDING ANNUAL ENERGY COST - DESIGN BUILDING ANNUAL ENERGY COST) REFERENCE BUILDING ANNUAL ENERGY COST
- R406.3.1 ERI REFERENCE DESIGN (ERI REFERENCE
- PER SECTION R40222 OF THE 2021 IECC, INSULATION IN VAULTED CEILINGS MAY BE REDUCED TO R-38 PROVIDED THAT THE AREA REDUCED INSULATION DOES NOT EXCEED 500 S.F. OR 20% OF THE TOTAL INSULATED AREA WHICHEVER IS LESS

DESIGN ELEMENTS

GROUND SNOW LOAD - 25	
WIND SPEED - 107	
TOPOGRAPHIC EFFECTS - NO	
SPECIAL WIND REGION - NO	
WINDBORNE DEBRIS ZONE - NO	
SEISMIC DESIGN CATEGORY - A	
SUBJECT TO DAMAGE FROM WEATHERING - SEVERE	
FROST LINE DEPTH - 42 INCHES BELOW GRADE	
TERMITE - MODERATE TO HEAVY	
WINTER DESIGN TEMPERATURE - MINUS 5 DEG F	
ICE BARRIER UNDERLAYMENT REQUIRED - YES	
FLOOD HAZARDS FEBRUARY 12, 1975	
AIR FREEZING INDEX -1000-2000	
MEAN ANNUAL TEMP 45-50 F	

DESIGN CRITERIA

FLOOR	= 40# LL / 10# DL	ALL AREAS
WALL	= 60# PLF OR ACTUAL LOAD	
CEILING	= 20# LL /10 DL	ROOF SLOPES OVER 3:12
ROOF CATHEDRAL	= 30# LL / 10 DL	ALL SLOPES
EXIT DECK	= 40# LL / 10 DL	EXTERIOR
BALCONY	= 60# LL / 10 DL	

Design Firm License No. 184-007710-0001

I HEREBY CERTIFY THAT THESE PLANS AND SPECIFICATIONS ARE PREPARED UNDER MY DIRECT SUPERVISION AND TO THE BEST OF KNOWLEDGE CONFORM TO ALL APPLICABLE CODES AND ORDINANCES



ARCHITECT ILL. LIC. #001-020439

EXPIRATION DATE: 11-30-24

Alberto B. Agama

ALBERTO B. AGAMA

05-24-24

DATE

Single Family Residence

Yorkville, Illinois



City of Yorkville

Building Department
800 Game Farm Road
Yorkville, IL 60560
Phone: (630) 553-4350

THESE DRAWINGS AND ALL CONSTRUCTION SHALL CONFORM TO CITY OF YORKVILLE CODES AND AMENDMENTS LISTED BELOW:

2018 International Residential Code
2021 International Energy Conservation Code
2014 Illinois State Plumbing Code
2018 International Mechanical Code
2017 National Electric Code

PRESCRIPTIVE METHOD TO BE USED

INSULATION AND FENESTRATION REQUIREMENTS BY COMPONENT

2021 IECC- TABLE R402.1.2

CLIMATE ZONE	FENESTRATION U-FACTOR	SKYLIGHT U-FACTOR	GLAZED FEN. SHGC	CEILING R-VALUE	WD FRAME WALL R-VALUE	MASS WALL R-VALUE	FLOOR R-VALUE	BSMNT WALL R-VALUE	SLAB R-VALUE & DEPTH	CRAWL SPACE WALL R-VALUE
5 AND MARINE 4	0.30	0.55	0.40	60	30 OR 20+5ci OR 13+10ci OR 0+20ci	13/17	30	15ci OR 19 OR 13+5CI	10ci , 4 ft	15ci OR 19 OR 13+5CI

- R-values are minimums. U-factors and SHGC are maximums. When insulation is installed in a cavity that is less than the label or design thickness of the insulation, the installed R-value of the insulation shall not be less than the R-value specified in the table.
- The fenestration U-factor column excludes skylights. The SHGC column applies to all glazed fenestration. Exception: in Climate Zones 0 through 3, Skylights shall be permitted to be excluded from glazed fenestration SHGC requirements provided that the SHGC for such skylights does not exceed 0.30.
- "5ci or 13" means R-5 continuous insulation (ci) on the interior or exterior surface of the wall or R-13 cavity insulation on the interior side of the wall. "10ci or 13" means R-10 continuous insulation (ci) on the interior or exterior surface of the wall or R-13 cavity insulation on the interior side of the wall.
- "15ci or 19 or 13 +5ci" means R-15 continuous insulation (ci) on the interior or exterior surface of the wall; or R-19 cavity insulation on the interior side of wall; or R-13 cavity insulation on the interior of the wall in addition to R-5 continuous insulation on the interior or exterior surface the wall.
- R-5 shall be provided under the full slab area of heated slab in addition to the required slab-edge insulation R-value fo slabs, as indicated in the table. the slobedge insulation/or heated slabshall not be required to extend below the slab.
- There are no SHGC requirements in the Marine Zone.
- Basement wall insulation is not required in warm-humid locations as defined by Figure R301.1 and Table R301.1.
- The first value is cavity insulation; the second value is continuous insulation. Therefore, as an example, "13+5" means R-13 cavity insulation plus R-5 continuous insulation.
- Mass walls shall be in accordance with section R402.2.5 The second R-value applies wherw more than half of the insulation is on the interior of the mass wall.
- A maximum U-factor of 0.32 shall apply in climate zones 3 through 8 to vertical fenestration products installed in buildings located either 1. above 4,000 feetin elevation, or 2. in windborne debris regions where protection of openings is required by section R301.2.1.2 of the International Residential Code.



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ISSUED	DATE
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FOR APPROVAL
FOR PERMIT
FOR BID
FOR CONST.

REVISIONS	DATE
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PROJECT:
SINGLE FAMILY RESIDENCE
102 WORSLEY STREET
YORKVILLE, IL 60560

CLIENT:
STEVE HOLLAND
819 Columbus Drive
Oswego, Illinois, 60543

JOB NO. 23-132
DATE 01-18-2024
FILE
PLOT SCALE:1:1

OWNER APPROVAL

Signature

Date

SHEET TITLE
DRAWING INDEX &
GENERAL NOTES

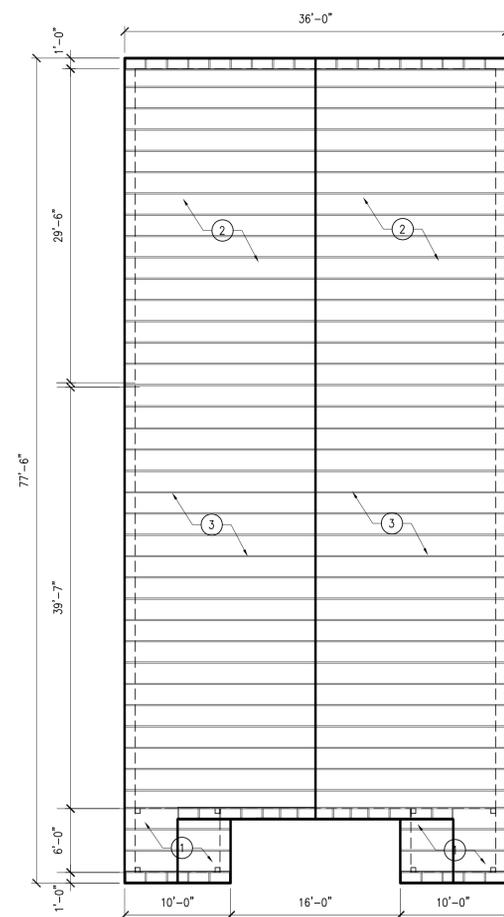
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ISSUED	DATE
FOR APPROVAL	
FOR PERMIT	
FOR BID	
FOR CONST.	

REVISIONS	DATE
1	
2	
3	



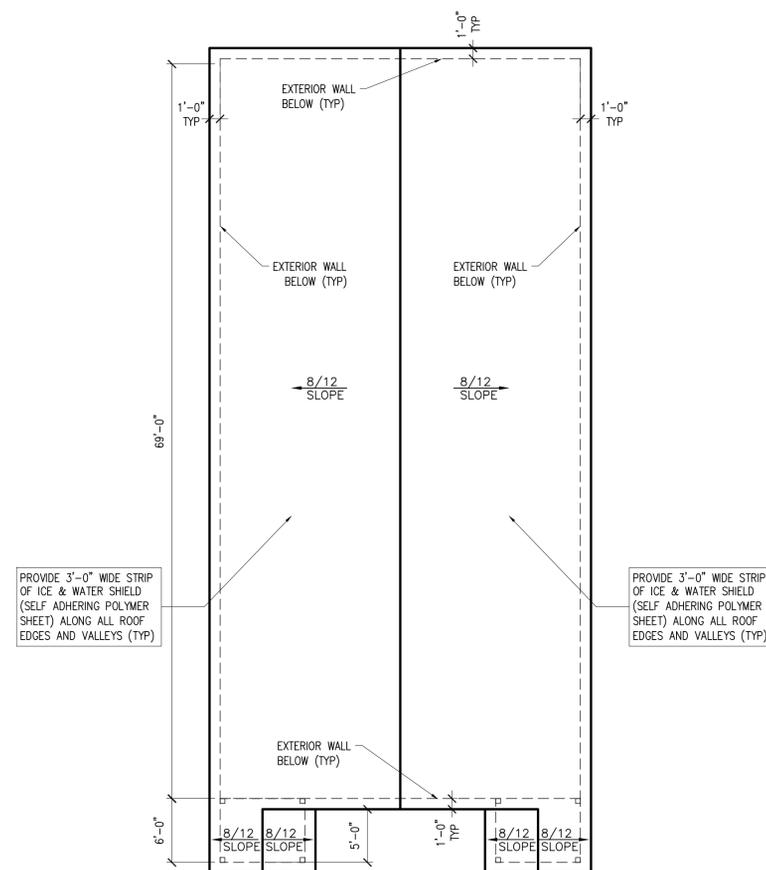
(FOR REFERENCE ONLY – FINAL TRUSS LAYO
 PROVIDED BY TRUSS MANUFACTURER)

ROOF FRAMING NOTES

- 1 COMMON WOOD TRUSSES @ 24" O.C. – DESIGN AND LAYOUT BY MANUFACTURER.
- 2 COMMON SCISSOR TRUSSES – SEE OVERALL SECTIONS – BY TRUSS MANUFACTURER
- 3 CUSTOM SCISSOR TRUSSES – SEE OVERALL SECTIONS – BY TRUSS MANUFACTURER

ROOF FRAMING PLAN

SCALE: 1" = 10'



attic vent. calculations

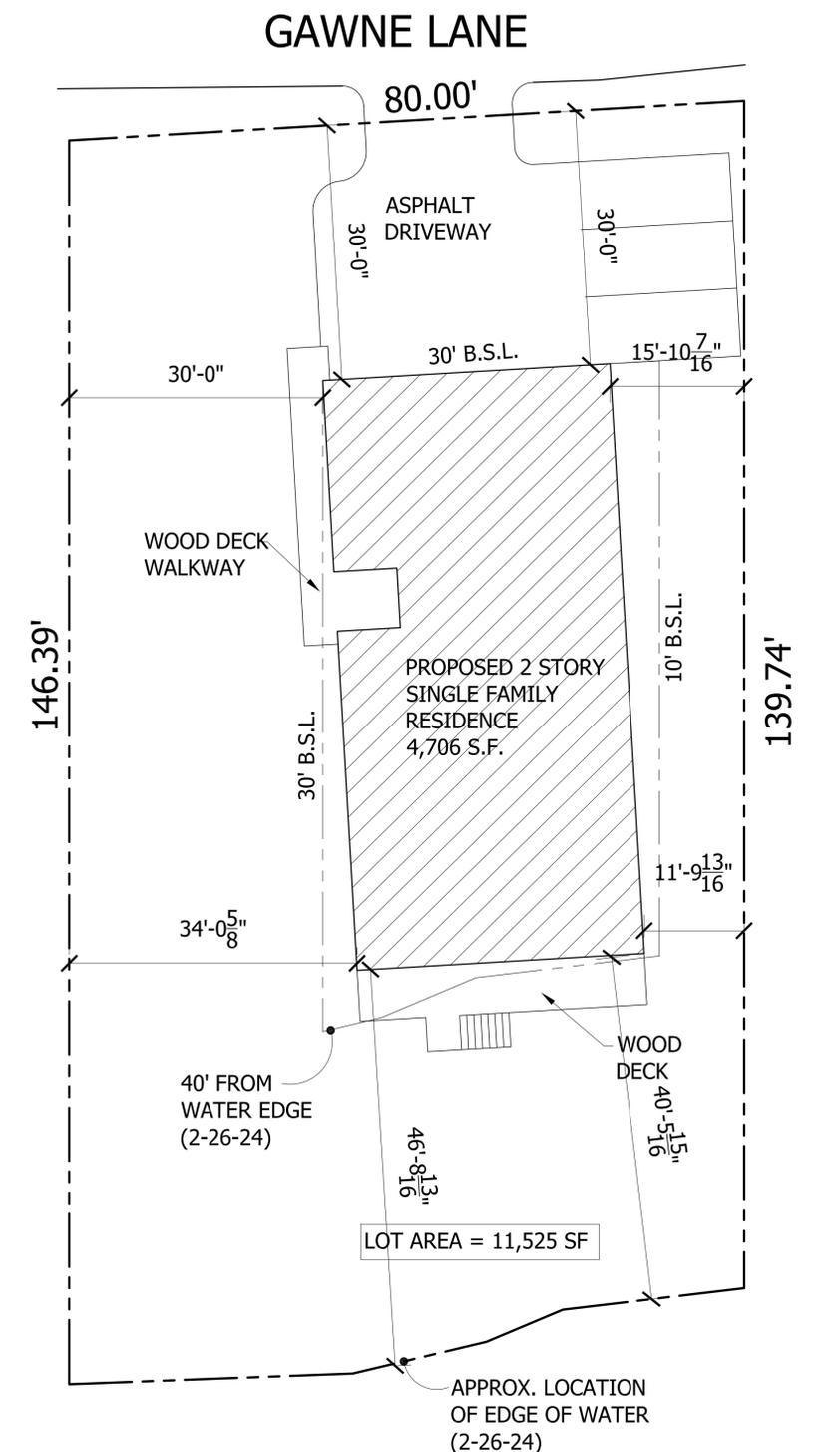
HOUSE ROOF	
2,459 SQ. FT. x 1/300 =	8.19 SQ. FT. REQUIRED
79' CONTINUOUS RIDGE VENT (0.13) =	10.27 SQ. FT.
SOFFIT VENTS PANELS =	10.27 SQ. FT.
TOTAL PROVIDED =	20.54 SQ. FT.

ROOF PLAN

SCALE: 1" = 10'



**WORSELEY STREET
 (R.O.W.)**



(FOR REFERENCE ONLY - SEE PLOT OF SURVEY FOR MORE INFORMATION)

SITE PLAN

SCALE: 1" = 10'



PROJECT: SINGLE FAMILY RESIDENCE
 102 WORSELEY STREET
 YORKVILLE, IL 60560
 CLIENT: STEVE HOLLAND
 819 Columbus Drive
 Oswego, Illinois, 60543

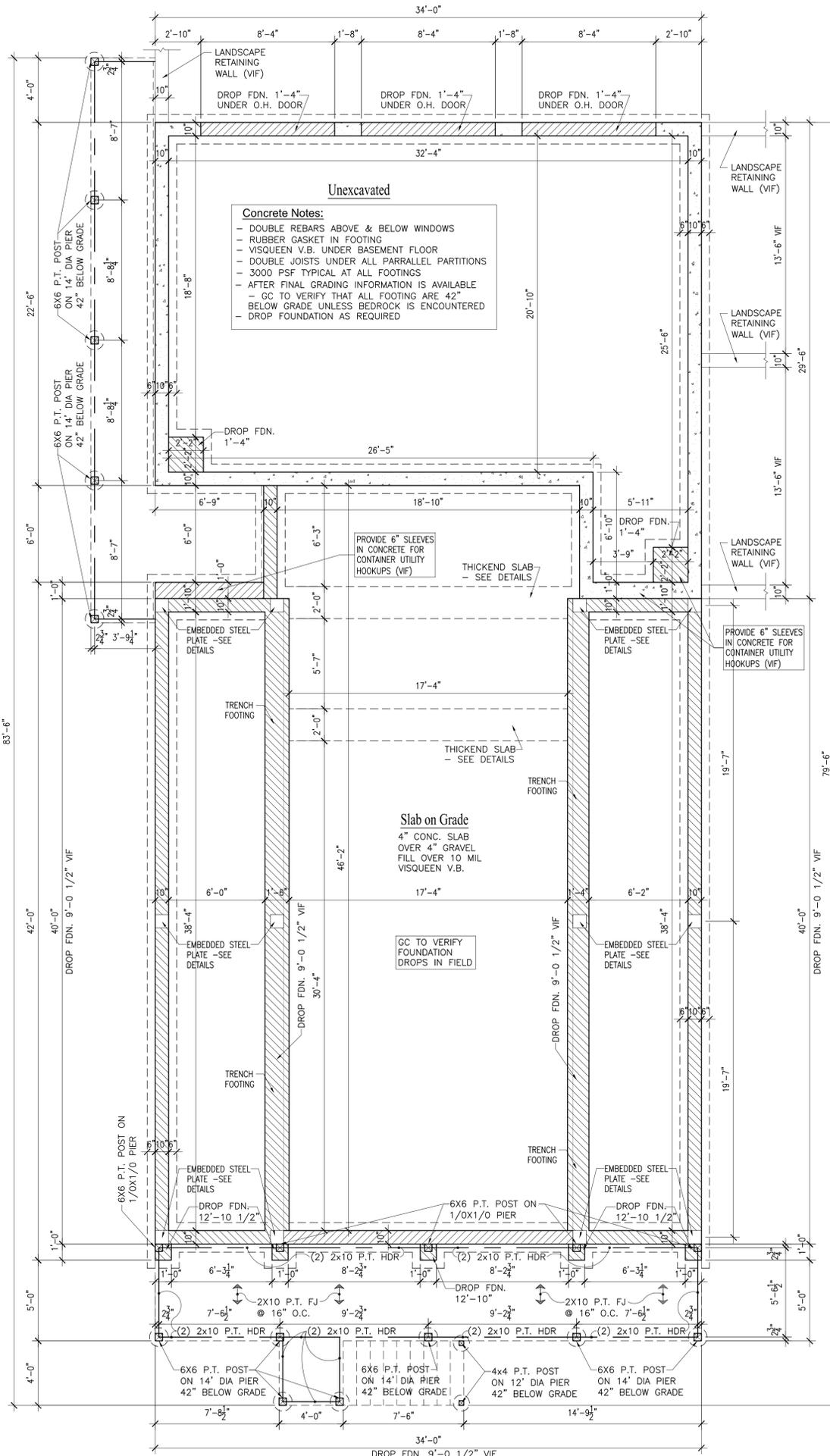
JOB NO. 23-132
 DATE 01-18-2024
 FILE
 PLOT SCALE: 1/4"

OWNER APPROVAL

Signature _____
 Date _____

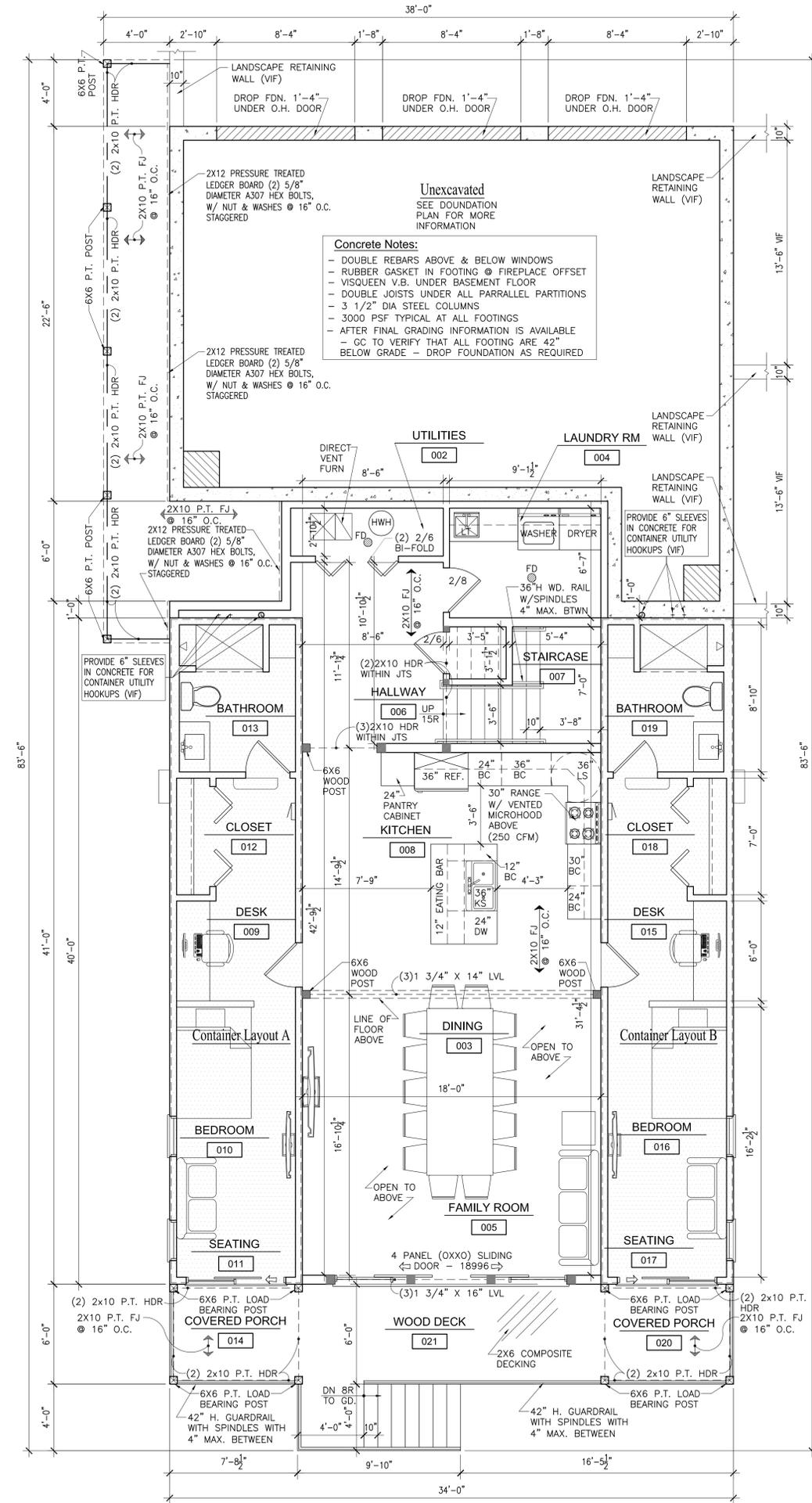
SHEET TITLE
 SITE PLAN

SHEET NUMBER
 SP1



FOUNDATION PLAN

SCALE: 1/4" = 1'-0"



BASEMENT FLOOR PLAN

SCALE: 1/4" = 1'-0"

GENERAL NOTES:

- ALL FLOOR JOISTS SHALL BE #2 DOMESTIC HEM-FIR OR #2 CANADIAN SPRUCE PINE FIR OR BETTER WITH BRIDGING U.N.O. ON PLANS.
- FOOTING SIZES REQ'D: 8" x 16" SUPPORTING FRAME 10" x 20" SUPPORTING BRICK VENEER DESIGN SOIL BEARING CAPACITY = 3000 PSF
- PROVIDE 1/2" OSB CORNER BRACING AND AT 20" INTERVALS MAX - OSB BRACING TO FOLLOW R602.10.2.1 AND R602.10.2.2
- FOUNDATION WALLS SHALL BE 10" THICK UNDER BRICK VENEER AND 8" THICK UNDER FRAME CONSTRUCTION.
- ALL CONSTRUCTION TO MEET APPLICABLE BUILDING CODES
- DOUBLE ALL JOIST UNDER WHIRLPOOL
- ALL FOOTINGS TO BEAR ON UNDISTURBED, NON-ORGANIC SOIL CAPABLE OF CARRYING 3,000 PSF MINIMUM AND TO BE A MINIMUM OF 42" BELOW GRADE
- STRUCTURAL STEEL TO BE A.S.T.M. A-36 REINFORCING STEEL TO BE GRADE 60
- ALL GLAZING TO FOLLOW R308 OF THE 2018 IRC AS REQUIRED. REQUIREMENTS PROVIDE SAFETY GLASS IN ALL DOORS, SIDELIGHTS, WINDOWS WITH GLAZING WITHIN 18" OF THE FLOOR & OVER 9 SQUARE FEET OF AREA, GLASS SHOWER ENCLOSURES, AND WINDOWS AT TUB AREA
- ANY WHIRLPOOL INSTALLATIONS ARE TO FOLLOW 2008 NEC
- DRYER VENT SHALL BE MADE OF GALVANIZED SHEET METAL OR ALUMINUM - VENT DRYERS AND EXHAUST FANS TO OUTSIDE
- A FIRE RATED DOOR IS REQUIRED BETWEEN THE GARAGE AND THE HOUSE - SOLID CORE WITH CLOSERS
- CONTRACTORS TO OBTAIN AND FOLLOW THE INSTALLATION DETAILS AND PROCEDURES FOR ALL MANUFACTURED PRODUCTS AS CALLED FOR IN THE MANUFACTURER'S SPECIFICATIONS THIS IS TO INCLUDE LVL BEAMS, JOISTS, SHINGLES, SIDING, INSULATION, WINDOWS, DOORS, APPLIANCES, ETC.
- WINDOW MANUFACTURER TO DESIGN AND PROVIDE NECESSARY REINFORCING FOR WIND LOADS IN MULLIONS OF COMBINED WINDOWS VERIFY LOAD REQUIREMENTS
- HEARTH EXTENSION - MIN. 16" TO FRONT & 8" TO SIDE OF FIREPLACE OPENING - IF OPENING IS 6 SQ. FT. OR GREATER 20" TO FRONT AND 12" TO SIDES.
- EMERGENCY EGRESS WINDOWS PER SEC R310 OF 2018 IRC
- PROVIDE A (1) HOUR FIRE SEPARATION AT WALLS AND CEILINGS IN GARAGE COMMON TO RESIDENCE - 5/8" TYPE "X" GYP. BD. AT WALLS AND CEILING AND PROTECTING ALL STRUCTURAL AND STEEL MEMBERS
- ARC-FAULT INTERRUPTER DISCONNECT (AFCI) IS REQUIRED PER 2018 IRC E3902.11 OR 2008 NEC ARTICLE 210.12
- ALL OUTLETS IN GARAGE, BATHROOMS, KITCHEN, EXTERIOR AND BASEMENT TO BE GFI PROTECTED - OUTLETS AT FOR SUMP PUMP, FURNACE AND EJECTOR PITS TO BE SINGLE DEDICATED OUTLETS - SEE ELECTRICAL DRAWINGS
- ALL BEDROOMS SHALL HAVE AT LEAST ONE EGRESS WINDOW WITH A MINIMUM NET CLEAR OPENING OF 5.7 SQ. FT., A MINIMUM NET CLEAR OPENING HEIGHT DIMENSION OF 24". MINIMUM WIDTH OF 20" AND A MAXIMUM SILL HEIGHT OF 44" ABOVE THE FINISHED FLOOR. PROVIDE WINDOW FALL PROTECTION AS PER R312 OF THE 2018 IRC
- INSTALL (1) 110V ELECTRIC FIRE AND SMOKE DETECTOR ON EACH FLOOR, INCLUDING BASEMENT, AND EACH BEDROOM WIRED IN SERIES FOR SIMULTANEOUS ACTION
- ALL FRAMING DRILLED FOR PLUMBING VENTS OR SIMILAR HOLES SHALL BE A MINIMUM OF 2 x 8 STUDS IN LIEU OF 2 x 4 STUDS.
- ALL GUARDRAILS (VERANDA, BALCONY, DECK, AND INTERIOR STAIRWELLS, ETC.) SHALL HAVE BALUSTERS WHICH ARE SPACED SO THAT A 4" DIAMETER SPHERE CANNOT PASS-THRU.
- WINDOW FALL PROTECTION: ALL WINDOWS TO FOLLOW 4312 OF HE 2018 IRC AS REQUIRED

ROOF RAFTER SCHEDULE

RAFTER SIZE	RAFTER SPACING	MAX. SPAN VAULTED CLG.	MAX. SPAN NON-VAULTED
2 x 12	16" O.C.	19'-11"	21'-1"
2 x 10	16" O.C.	17'-2"	18'-2"
2 x 10	12" O.C.	19'-10"	21'-0"
2 x 8	16" O.C.	14'-0"	14'-11"

ALL RAFTERS SHALL BE MINIMUM SIZE AND SPACING PER SCHEDULE ABOVE UNLESS OTHERWISE NOTED ON PLANS - ALL RAFTERS SHALL BE #2 HEM - FIR (E = 1,400,000 MIN.) #2 CANADIAN SPRUCE PINE FIR (E = 1,400,000 MIN.) OR BETTER

CEILING JOIST SCHEDULE

JOIST SIZE	JOIST SPACING	MAX. SPAN
2 x 4	AT 16" O.C.	6'-6"
2 x 6	AT 16" O.C.	12'-0"
2 x 8	AT 16" O.C.	16'-0"
2 x 8	AT 12" O.C.	18'-6"
2 x 10	AT 16" O.C.	19'-7"
2 x 10	AT 12" O.C.	22'-7"
2 x 12	AT 16" O.C.	22'-8"
2 x 12	AT 12" O.C.	26'-3"

CEILING JOISTS SHALL BE #2 HEM - FIR, #2 CANADIAN SPRUCE PINE FIR OR BETTER. ALL JOISTS SHALL BE MINIMUM SIZE AND SPACING PER SCHEDULE ABOVE UNLESS OTHERWISE NOTED OTHERWISE ON PLANS.

FLOOR JOIST SCHEDULE

JOIST & SPACING	MAXIMUM SPAN	
	NON-SLEEPING ROOMS	SLEEPING ROOMS
L / 360	40# LL - 10# DL	30# LL - 10# DL
2 x 8 AT 12" O.C.	13'-2"	14'-6"
2 x 8 AT 16" O.C.	12'-0"	13'-2"
2 x 10 AT 12" O.C.	16'-10"	18'-6"
2 x 10 AT 16" O.C.	15'-2"	16'-10"
2 x 10 AT 16" O.C. DBL. EVERY OTHER JOIST	15'-9"	17'-5"
2 x 12 AT 12" O.C.	20'-4"	22'-6"
2 x 12 AT 16" O.C.	17'-7"	19'-8"
2 x 12 AT 16" O.C. DBL. EVERY OTHER JOIST	19'-1"	21'-4"

PROVIDE DBL. FLOOR JOIST BELOW ALL PARALLEL PARTITIONS, UNLESS NOTED OTHERWISE ON PLANS.

ALL FLOOR JOISTS SHALL BE #2 DOMESTIC HEM-FIR, #2 CANADIAN SPRUCE PINE FIR OR BETTER.

PROVIDE CROSS BRIDGING AT MAX. 8'-0" O.C.



664 W Veterans Pkwy, Suite A
Yorkville, Illinois 60560
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E-mail: alberto@agamadesigns.com

THESE DRAWINGS, INCLUDING ALL DESIGN, DETAIL, SPECIFICATIONS AND INFORMATION, ARE THE SOLE PROPERTY AND COPYRIGHT OF AGAMA DESIGNS AND ARE FOR USE ON THIS SPECIFIC PROJECT AND SHALL NOT BE USED ON ANY OTHER WORK WITHOUT THE AGREEMENT AND WRITTEN PERMISSION OF AGAMA DESIGNS

ISSUED	DATE
FOR APPROVAL	
FOR PERMIT	
FOR BID	
FOR CONST.	

REVISIONS	DATE
1	
2	
3	

PROJECT: SINGLE FAMILY RESIDENCE
102 WORSLEY STREET
YORKVILLE, IL 60560

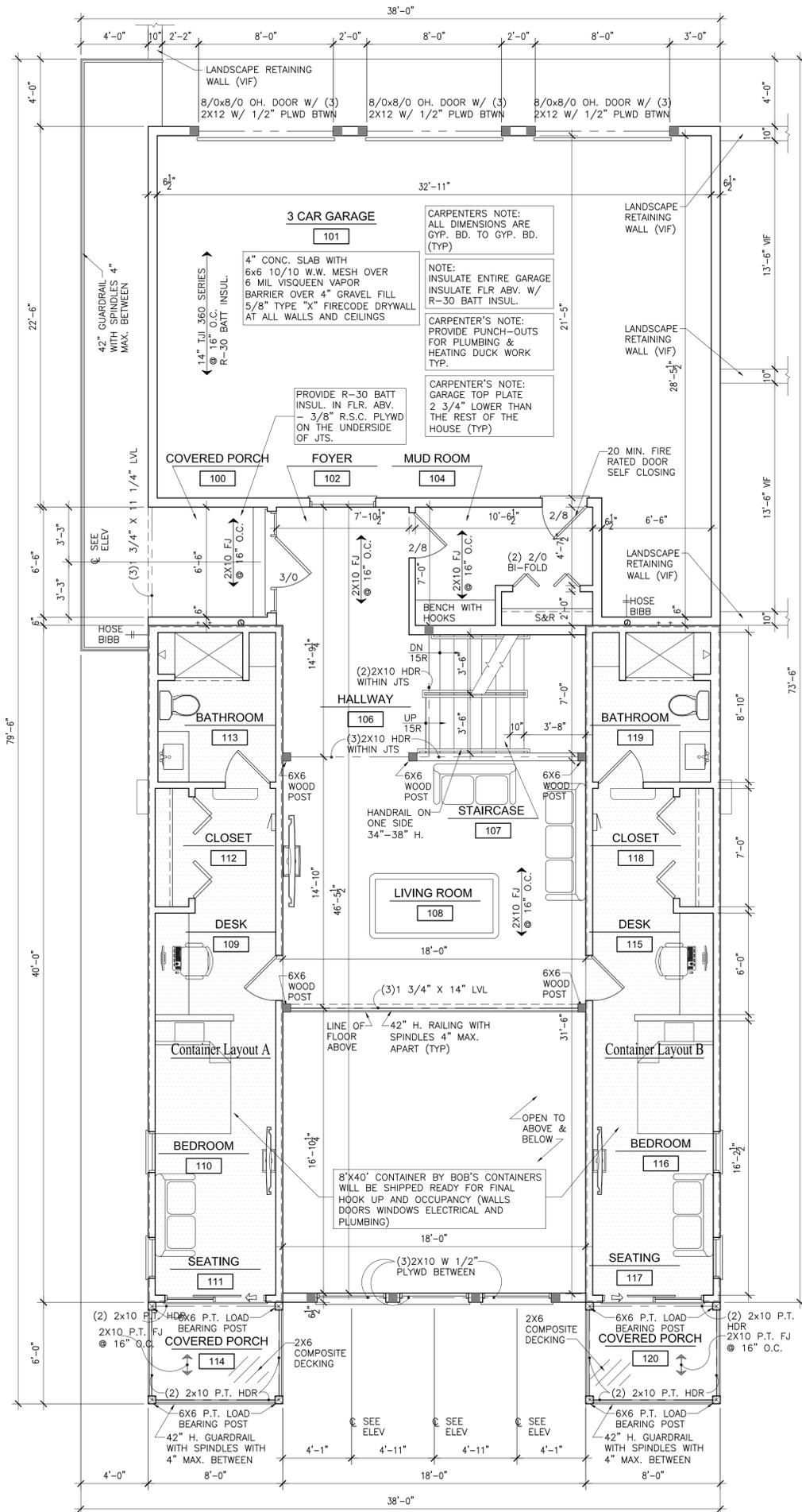
CLIENT: STEVE HOLLAND
819 Columbus Drive
Oswego, Illinois 60543

JOB NO. 23-132
DATE 01-18-2024
FILE
PLOT SCALE: 1/4"

OWNER APPROVAL
Signature _____
Date _____

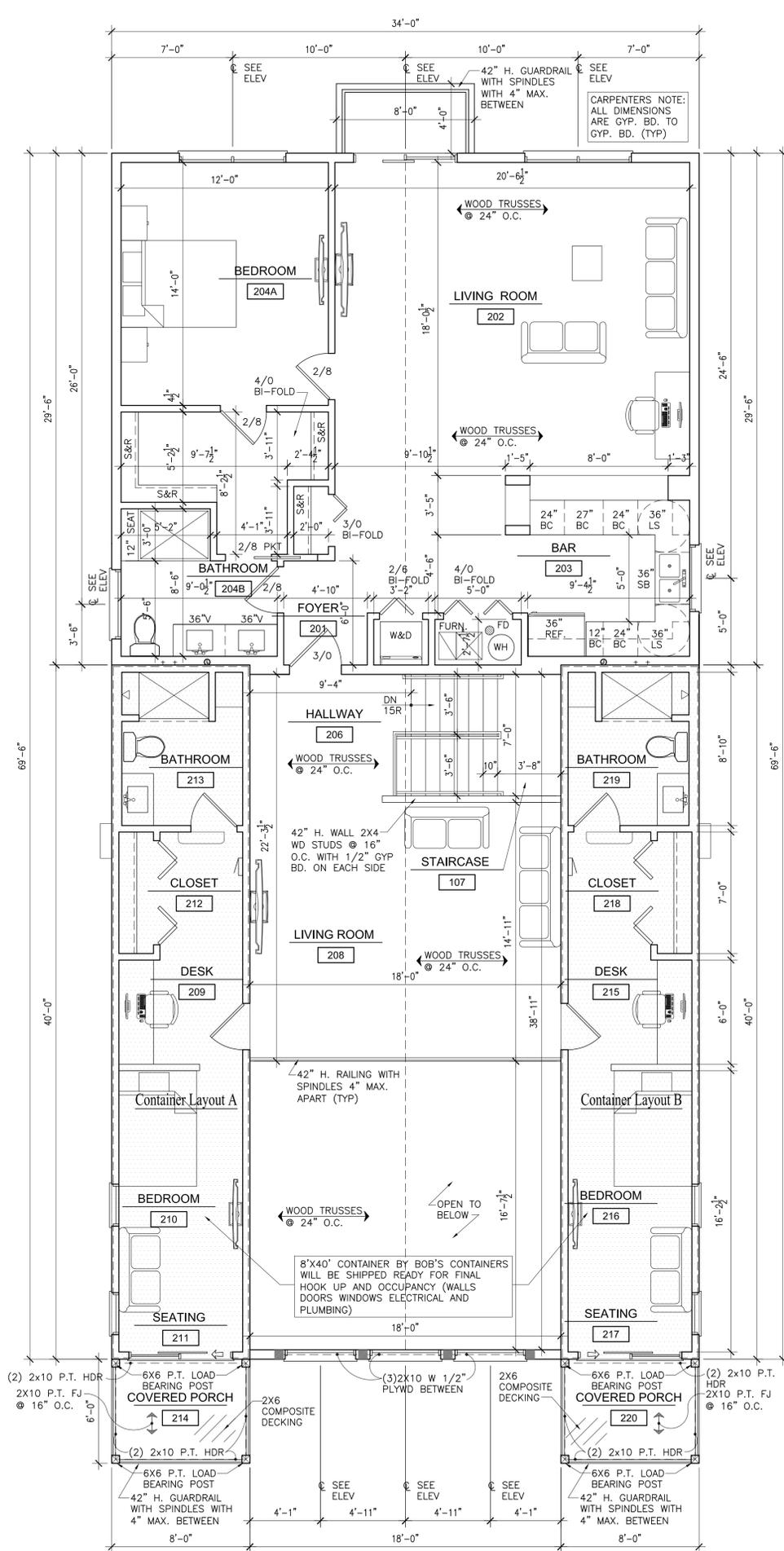
SHEET TITLE
FOUNDATION AND
BASEMENT FLOOR PLANS

SHEET NUMBER
A1



FIRST FLOOR PLAN

SCALE: 1/4" = 1'-0"



SECOND FLOOR PLAN

SCALE: 1/4" = 1'-0"



GENERAL NOTES:

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- ALL FRAMING DRILLED FOR PLUMBING VENTS OR SIMILAR HOLES SHALL BE A MINIMUM OF 2 x 6 STUDS IN LIEU OF 2 x 4 STUDS.
- ALL GUARDRAILS (VERANDA, BALCONY, DECK, AND INTERIOR STAIRWELLS, ETC.) SHALL HAVE BALUSTERS WHICH ARE SPACED SO THAT A 4" DIAMETER SPHERE CANNOT PASS THROUGH
- WINDOW FALL PROTECTION: ALL WINDOWS TO FOLLOW 4312 OF THE 2018 IRC AS REQUIRED

ROOF RAFTER SCHEDULE

RAFTER SIZE	RAFTER SPACING	MAX. SPAN VAULTED CLG.	MAX. SPAN NON-VAULTED
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2 x 10	16" O.C.	17'-2"	18'-2"
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2 x 8	16" O.C.	14'-0"	14'-11"

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CEILING JOIST SCHEDULE

JOIST SIZE	JOIST SPACING	MAX. SPAN
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2 x 6	AT 16" O.C.	12'-0"
2 x 8	AT 16" O.C.	16'-0"
2 x 8	AT 12" O.C.	18'-6"
2 x 10	AT 16" O.C.	19'-7"
2 x 10	AT 12" O.C.	22'-7"
2 x 12	AT 16" O.C.	22'-8"
2 x 12	AT 12" O.C.	26'-3"

CEILING JOISTS SHALL BE #2 HEM - FIR - #2 CANADIAN SPRUCE PINE FIR OR BETTER. ALL JOISTS SHALL BE MINIMUM SIZE AND SPACING PER SCHEDULE ABOVE UNLESS OTHERWISE NOTED OTHERWISE ON PLANS.

FLOOR JOIST SCHEDULE

JOIST & SPACING	MAXIMUM SPAN	
	NON-SLEEPING ROOMS	SLEEPING ROOMS
L / 360	40# LL - 10# DL	30# LL - 10# DL
2 x 8 AT 12" O.C.	13'-2"	14'-6"
2 x 8 AT 16" O.C.	12'-0"	13'-2"
2 x 10 AT 12" O.C.	16'-10"	18'-6"
2 x 10 AT 16" O.C.	15'-2"	16'-10"
2 x 10 AT 16" O.C. DBL. EVERY OTHER JOIST	15'-9"	17'-5"
2 x 12 AT 12" O.C.	20'-4"	22'-6"
2 x 12 AT 16" O.C.	17'-7"	19'-8"
2 x 12 AT 16" O.C. DBL. EVERY OTHER JOIST	19'-1"	21'-4"

PROVIDE DBL. FLOOR JOIST BELOW ALL PARALLEL PARTITIONS, UNLESS NOTED OTHERWISE ON PLANS.
ALL FLOOR JOISTS SHALL BE #2 DOMESTIC HEM-FIR, #2 CANADIAN SPRUCE PINE FIR OR BETTER.
PROVIDE CROSS BRIDGING AT MAX. 8'-0" O.C.



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ISSUED	DATE
FOR APPROVAL	
FOR PERMIT	
FOR BID	
FOR CONST.	

REVISIONS	DATE
1	
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PROJECT: SINGLE FAMILY RESIDENCE
102 WORSLEY STREET
YORKVILLE, IL 60560

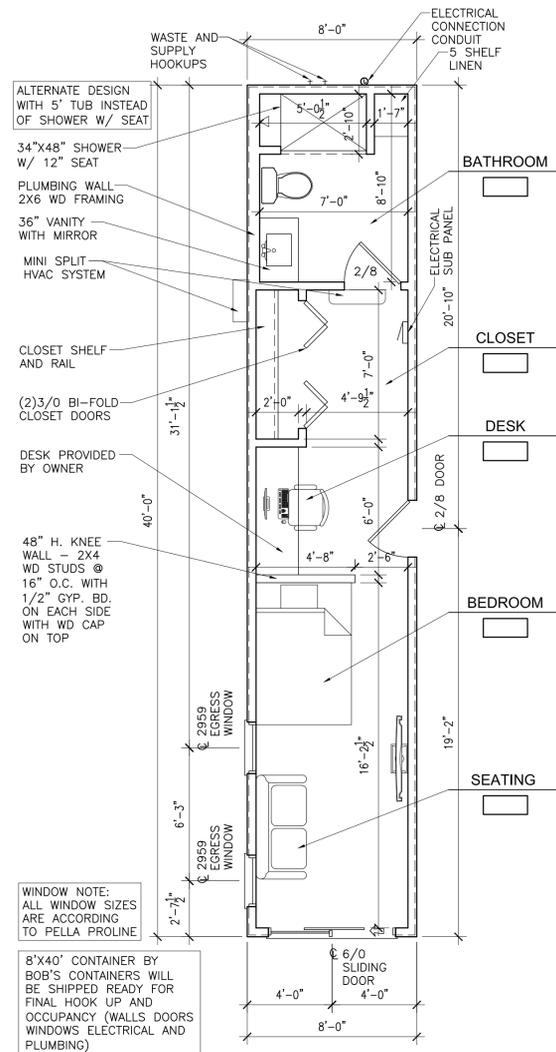
CLIENT: STEVE HOLLAND
819 Columbus Drive
Oswego, Illinois, 60543

JOB NO. 23-132
DATE 01-18-2024
FILE
PLOT SCALE: 1:1

OWNER APPROVAL
Signature _____
Date _____

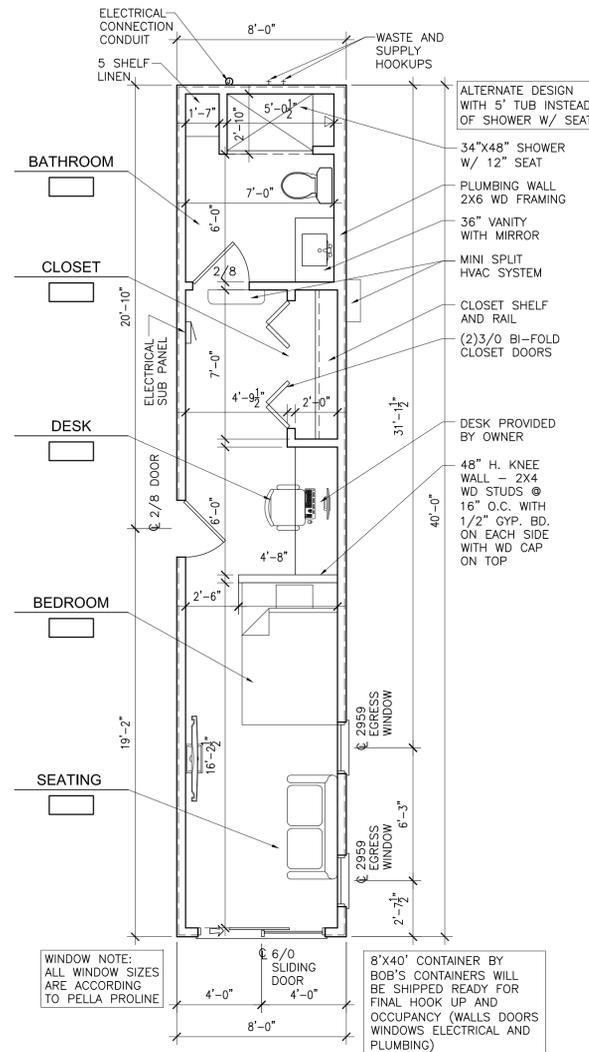
SHEET TITLE
FIRST AND SECOND
FLOOR PLAN

SHEET NUMBER
A2



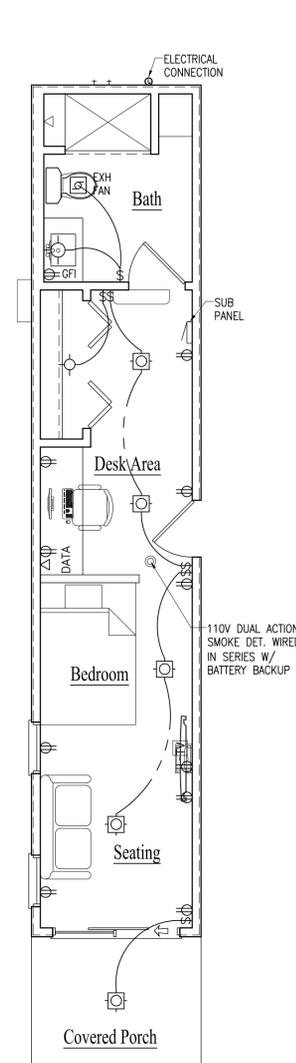
CONTAINER LAYOUT A

SCALE: 1/4" = 1'-0"



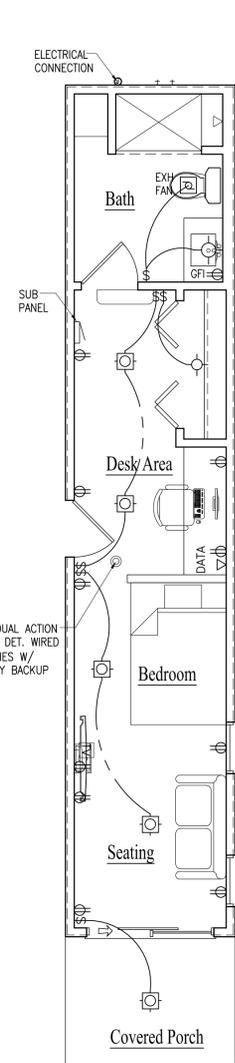
CONTAINER LAYOUT B

SCALE: 1/4" = 1'-0"



LAYOUT A ELEC.

SCALE: 1/4" = 1'-0"



LAYOUT B ELEC.

SCALE: 1/4" = 1'-0"

GENERAL NOTES:

- ALL FLOOR JOISTS SHALL BE #2 DOMESTIC HEM-FIR OR #2 CANADIAN SPRUCE PINE FIR OR BETTER WITH BRIDGING U.N.O. ON PLANS.
- FOOTING SIZES REQ'D: 8" x 16" SUPPORTING FRAME 10" x 20" SUPPORTING BRICK VENEER DESIGN SOIL BEARING CAPACITY = 3000 PSF
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- WINDOW FALL PROTECTION: ALL WINDOWS TO FOLLOW 4312 OF THE 2018 IRC AS REQUIRED

ROOF RAFTER SCHEDULE

RAFTER SIZE	RAFTER SPACING	MAX. SPAN VAULTED CLG.	MAX. SPAN NON-VAULTED
2 x 12	16" O.C.	19'-11"	21'-1"
2 x 10	16" O.C.	17'-2"	18'-2"
2 x 10	12" O.C.	19'-10"	21'-0"
2 x 8	16" O.C.	14'-0"	14'-11"

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CEILING JOIST SCHEDULE

JOIST SIZE	JOIST SPACING	MAX. SPAN
2 x 4	AT 16" O.C.	6'-6"
2 x 6	AT 16" O.C.	12'-0"
2 x 8	AT 16" O.C.	16'-0"
2 x 8	AT 12" O.C.	18'-6"
2 x 10	AT 16" O.C.	19'-7"
2 x 10	AT 12" O.C.	22'-7"
2 x 12	AT 16" O.C.	22'-8"
2 x 12	AT 12" O.C.	26'-3"

CEILING JOISTS SHALL BE #2 HEM - FIR - #2 CANADIAN SPRUCE PINE FIR OR BETTER. ALL JOISTS SHALL BE MINIMUM SIZE AND SPACING PER SCHEDULE ABOVE UNLESS OTHERWISE NOTED OTHERWISE ON PLANS.

FLOOR JOIST SCHEDULE

JOIST & SPACING	MAXIMUM SPAN	
	NON-SLEEPING ROOMS	SLEEPING ROOMS
L / 360	40# LL - 10# DL	30# LL - 10# DL
2 x 8 AT 12" O.C.	13'-2"	14'-6"
2 x 8 AT 16" O.C.	12'-0"	13'-2"
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AGAMA DESIGNS
architecture

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Phone: 630-381-9019

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PROJECT:
SINGLE FAMILY RESIDENCE
102 WORSLEY STREET
YORKVILLE, IL 60560

CLIENT:
STEVE HOLLAND
819 Columbus Drive
Oswego, Illinois, 60543

JOB NO. 23-132
DATE 01-18-2024
FILE
PLOT SCALE: 1/4"

OWNER APPROVAL

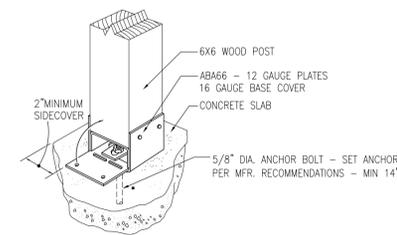
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Date _____

SHEET TITLE
CONTAINER DETAILS

SHEET NUMBER

A3



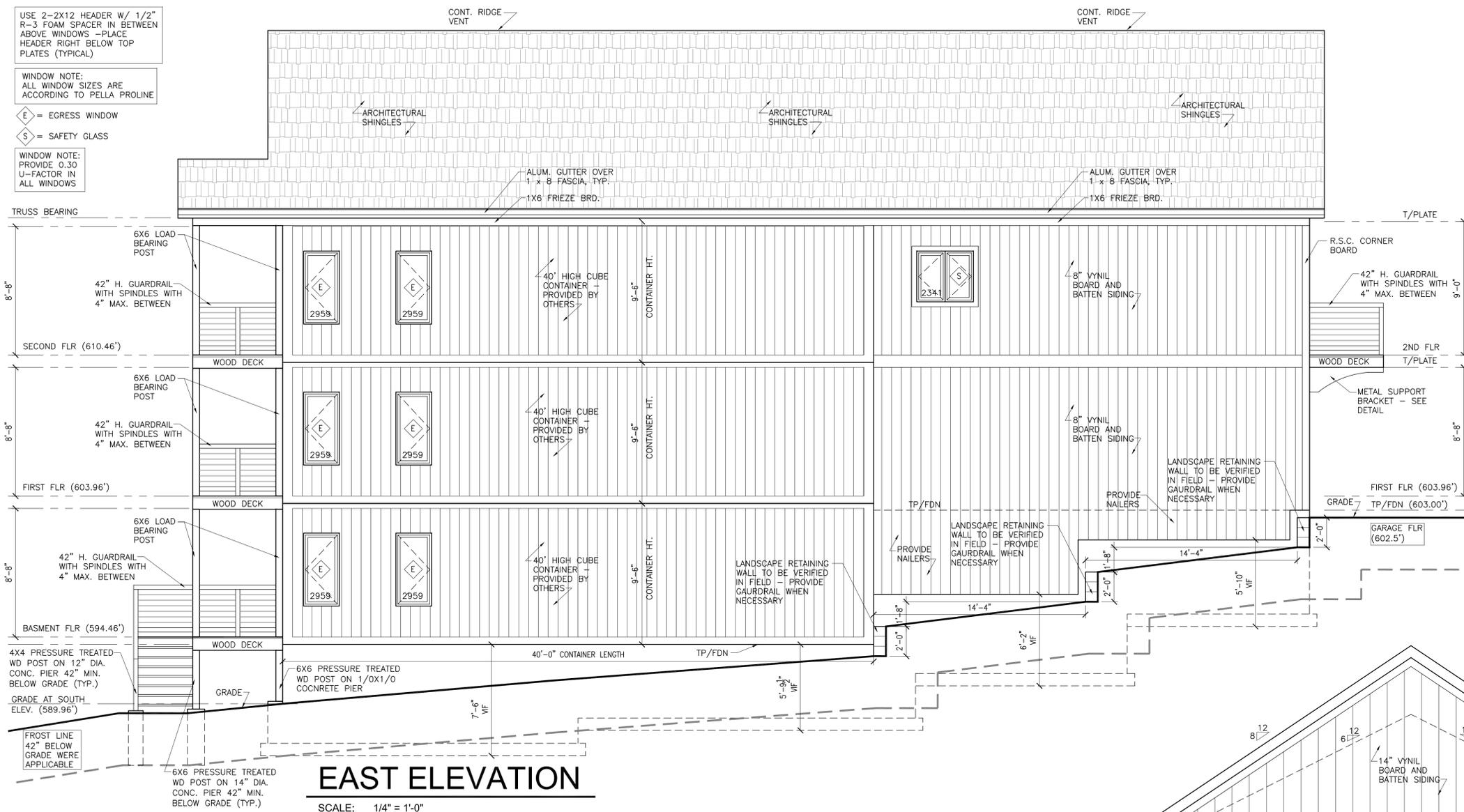
WOOD POST DETAIL

SCALE: NTS

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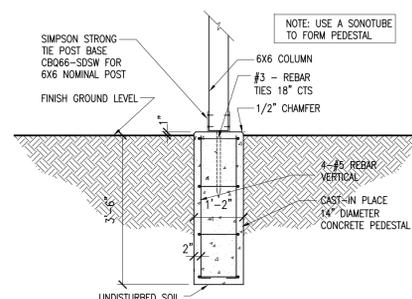
REVISIONS	DATE
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AREAS	
BASEMENT AREA	1,521 S.F.
1ST FLOOR	1,205 S.F.
2ND FLOOR AREA	1,990 S.F.
GARAGE AREA	801 S.F.
TOTAL AREA - GARAGE NOT INCLUDED	4,716 S.F.



EAST ELEVATION

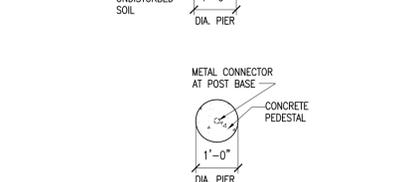
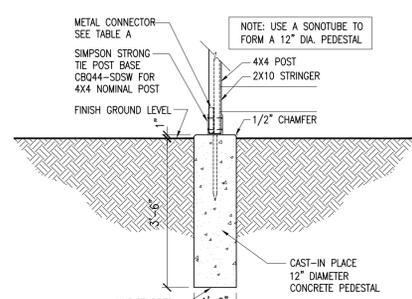
SCALE: 1/4" = 1'-0"



- NOTES:
- CONTRACTOR TO LOCATE UTILITIES PRIOR TO EXCAVATING FOR FOUNDATION
 - CONTRACTOR TO NOTIFY (1-312-744 700) 48 HOURS MIN. PRIOR TO EXCAVATION
 - REINFORCEMENT TO BE ASTM A-615, GR-60 EPOXY COATED
 - CONC. TO HAVE FC=3,000 PSI W/ 5-8% AIR ENTRAINMENT

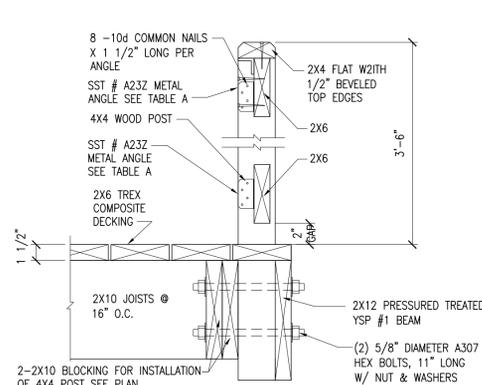
PIER DETAIL

SCALE: 1/2"=1'-0"



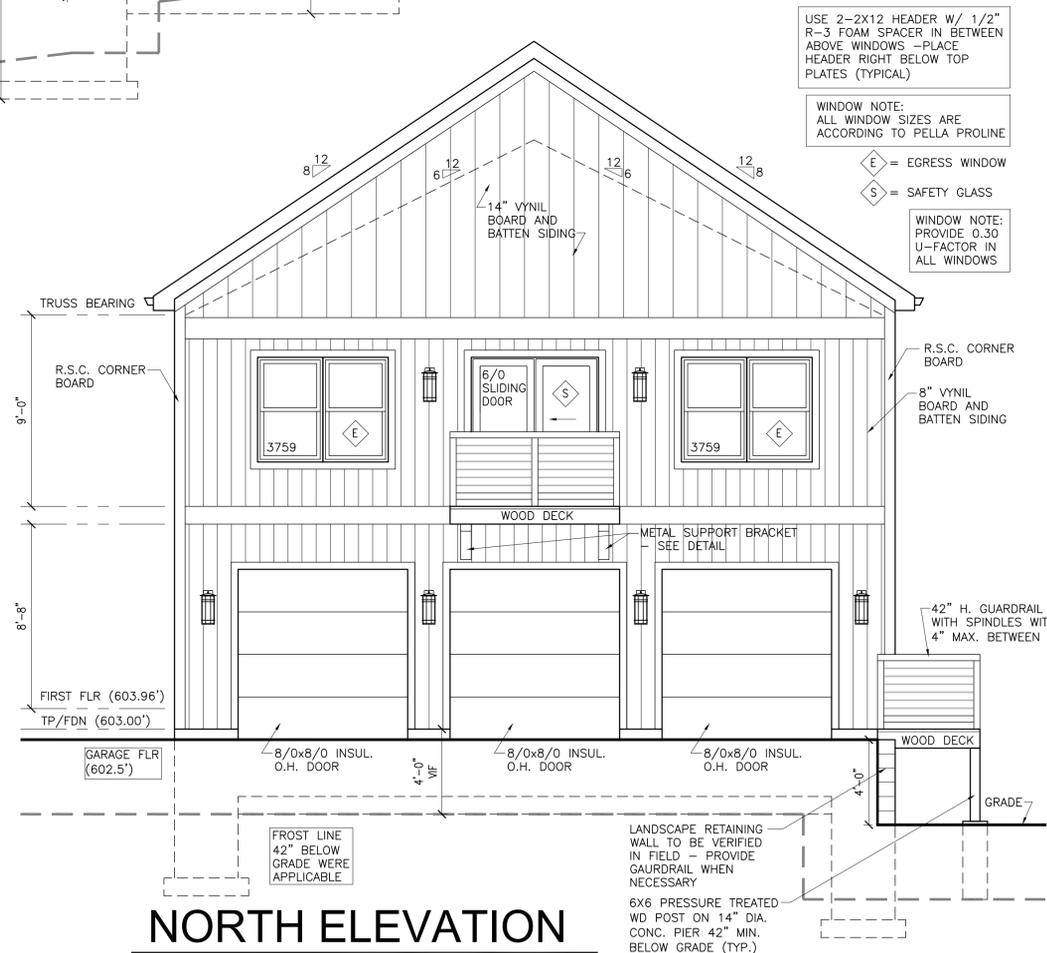
PIER DETAIL

SCALE: 1/2"=1'-0"



POST DETAIL

SCALE: 1 1/2"=1'-0"



NORTH ELEVATION

SCALE: 1/4" = 1'-0"

PROJECT:
SINGLE FAMILY RESIDENCE
102 WORSLEY STREET
YORKVILLE, IL 60560

CLIENT:
STEVE HOLLAND
 819 Columbus Drive
 Oswego, Illinois, 60543

JOB NO. 23-132
 DATE 01-18-2024
 FILE
 PLOT SCALE 1:1
 OWNER APPROVAL

Signature _____
 Date _____

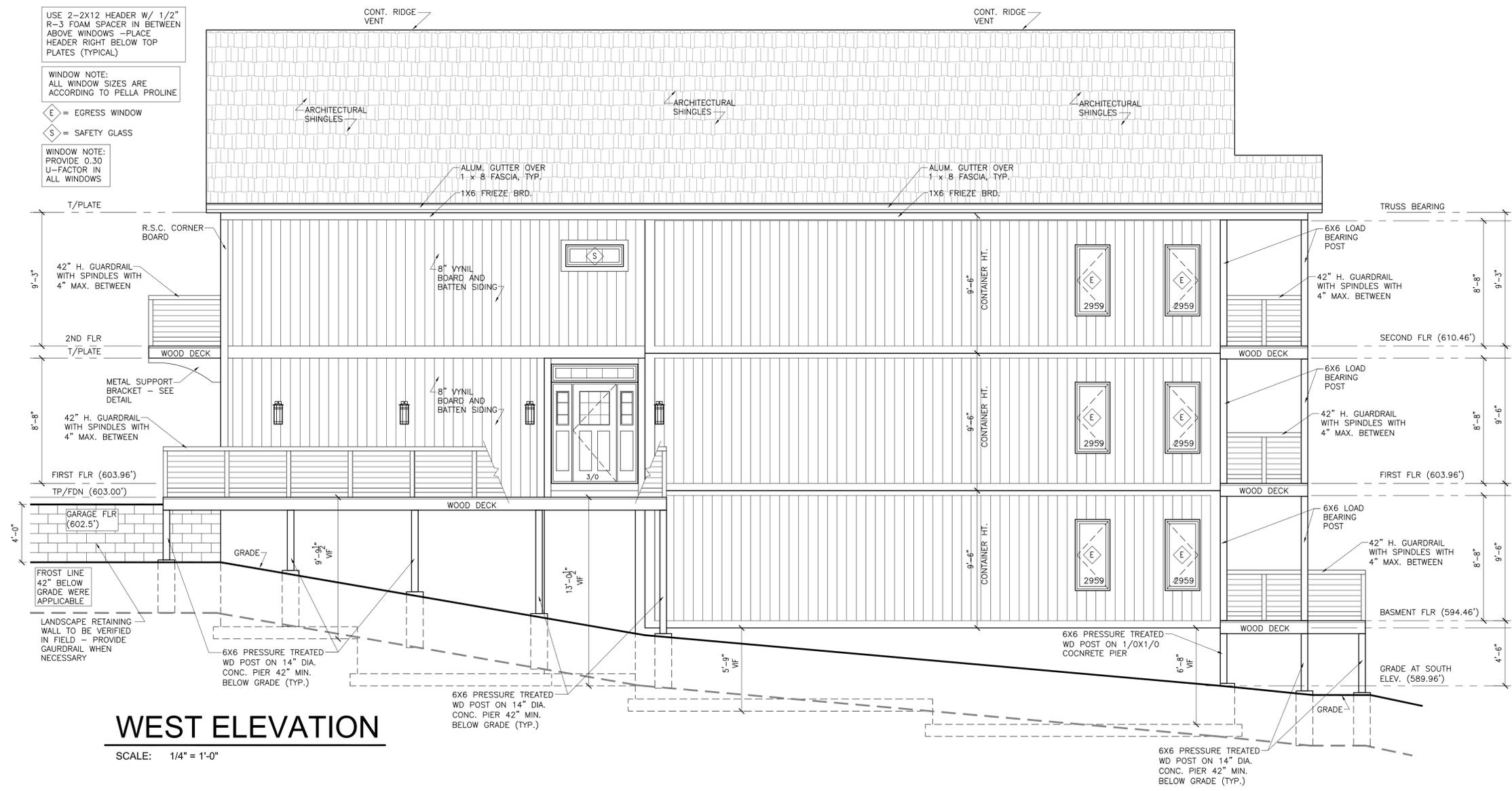
SHEET TITLE
EXTERIOR ELEVATIONS

SHEET NUMBER
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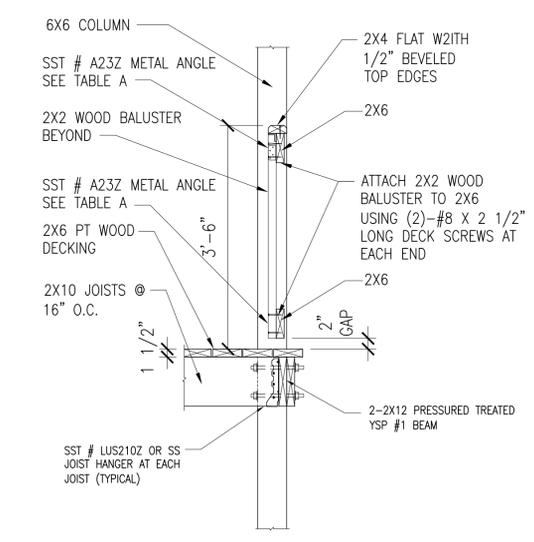
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FOR BID	
FOR CONST.	

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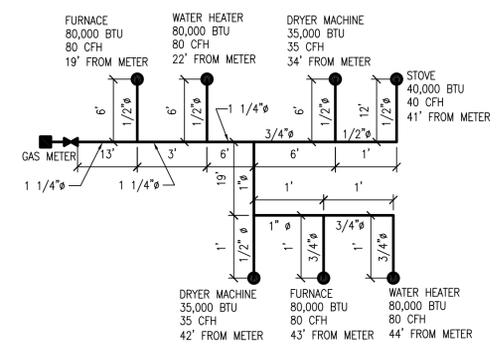
WEST ELEVATION

SCALE: 1/4" = 1'-0"



POST DECK DETAIL

SCALE: 1"=1'-0"



GAS RISER DIAGRAMS

SCALE: NTS

FUEL GAS SCHEDULE
 FROM TABLE G2413.4(1)

PIPING TYPE	SCHEDULE 40 METALLIC PIPE
GAS	NATURAL
INLET PRESSURE	LESS THAN 2 PSI
PRESSURE DROP	0.5 IN. W.C.
SPECIFIC GRAVITY	0.60

ELECTRIC LOAD CALCULATIONS

GENERAL LIGHTING AND RECEPTACLE LOADS
 2,085 S.F. DWELLING UNIT
 2 SMALL APPLIANCE CIRCUITS
 1 LAUNDRY CIRCUIT

120V. SINGLE PHASE LOADS
 2600 VA WATER PUMP
 1000 VA DISPOSAL
 1200 VA COMPACTOR
 1600 VA DISHWASHER

240 V. SINGLE PHASE LOADS
 5000 VA DRYER
 6000 VA A/C UNIT
 20,000 VA HEATING UNIT
 6000 VA WATER HEATER
 10,000 VA OVEN
 9000 VA COOKTOP
 800 VA BLOWER MOTOR
 1000 VA WHIRLPOOL PUMP

PANEL SCHEDULE

*225A MAIN LUGS ONLY
 *SURFACE MOUNT

PANELBOARD "A"

*120/240V, 1PH, 3W
 *10,000 AIC
 *GROUND BAR

CCT. NO.	LOAD NAME	BRKR. A/P	CCT. NO.	LOAD NAME	BRKR. A/P
1	PANEL GFI	20/1	2	WALK AND HALL LIGHTS AND RECEPT.	20/1
3	FOYER, STUDY, LIVING RM LIGHTS	15/1	4	MASTER BEDROOM LIGHTS & RECEPT.	15/1
5	DINING & KITCHEN LIGHTS	15/1	6	FAMILY ROOM LIGHTS RECEPTACLES	15/1
7	SMALL APPLIANCES CIRCUIT	20/1	8	SMOKE DETECTORS	15/1
9	SMALL APPLIANCES CIRCUIT	20/1	10	DINING ROOM RECEPTACLES	15/1
11	OVEN RECEPTACLE	20/1	12	KITCHEN GFI RECEPTACLE	20/1
13	MICROWAVE	20/1	14	DRYER	20/1
15	UPPER HALL LIGHTS & RECEPTACLES	15/1	16	WASHER / DISPOSAL	20/1
17	RECEPTACLES	15/1	18	REFRIG	20/1
19	RECEPTACLES	15/1	20	EJECTOR PIT (1 POLE)	15/1
21	CONDENSING UNIT-2	20/1	22	CONDENSING UNIT-1	20/1
23	SPARE	20/1	24	SPARE	20/1
25	SUMP PUMP (1 POLE)	15/1	26	BASMENT LIGHTS	15/1
27	POWDER ROOM GFI	20/1	28	LAUNDRY RECEPTACLE	20/1
29	FURNACE 1	15/1	30	SPARE	15/1
31	BEDROOM 1, BATHROOM 1 LIGHTS	15/1	32	BEDROOMS 2 AND 3 LIGHTS	15/1
33	SPARE	15/1	34	BATH 2 GFI RECEPTACLES	20/1
35	GARAGE LIGHTS	20/1	36	BATH 3 GFI RECEPTACLE	20/1
37	GARAGE OUTLETS	20/1	38	GARAGE OPENER OUTLETS	20/1
39	SPARE	20/1	40	SPARE	20/1
41	SPARE	20/1	42	SPARE	20/1

++ VERIFY CIRCUIT SIZE WITH EQUIPMENT MFR.

PHASES A & B I = 223 A NEUTRAL I=95 A

FEEDER SIZE 2/0
 NEUTRAL SIZE 4
 EQ. GROUNDING CONDUCTOR 6

PROJECT: SINGLE FAMILY RESIDENCE
 102 WORSLEY STREET
 YORKVILLE, IL 60560

CLIENT: STEVE HOLLAND
 819 Columbus Drive
 Oswego, Illinois, 60543

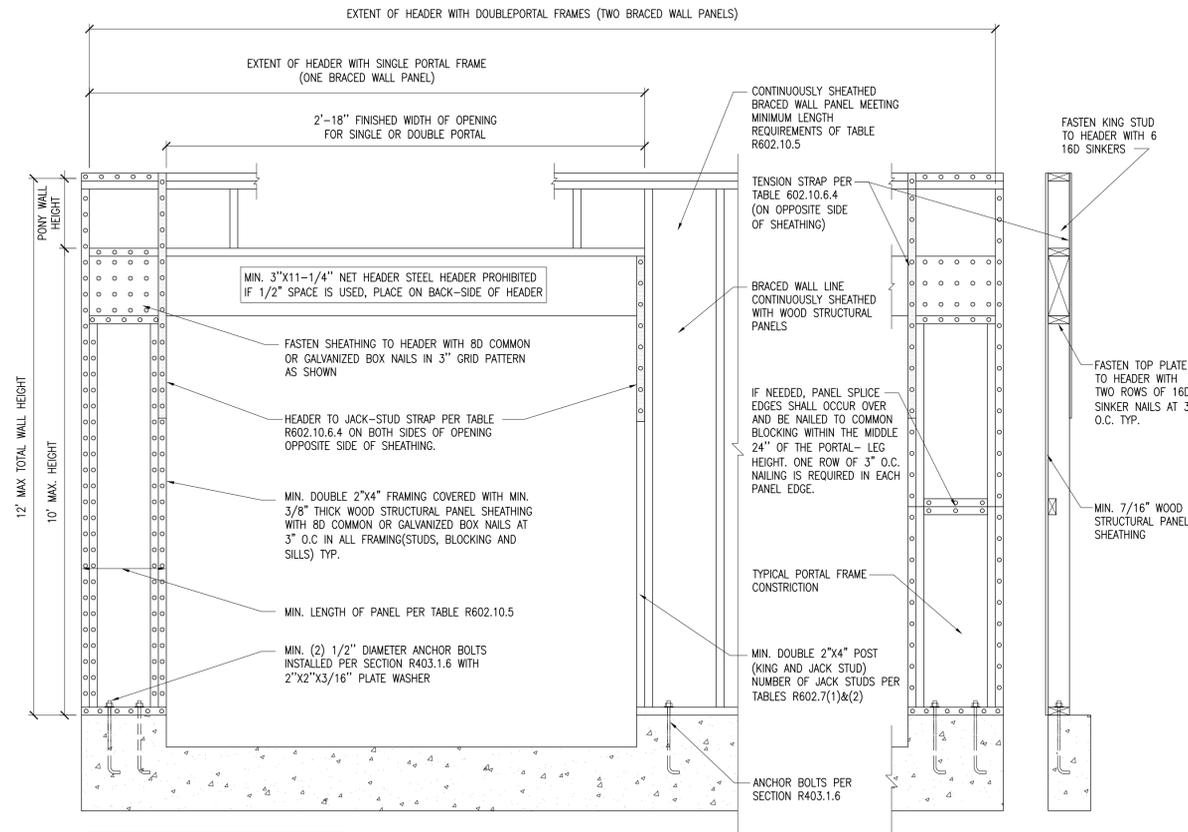
JOB NO. 23-132
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Signature _____
 Date _____

SHEET TITLE
 EXTERIOR
 ELEVATIONS

SHEET NUMBER
A5



OVER CONCRETE OR MASONRY BLOCK FOUNDATION

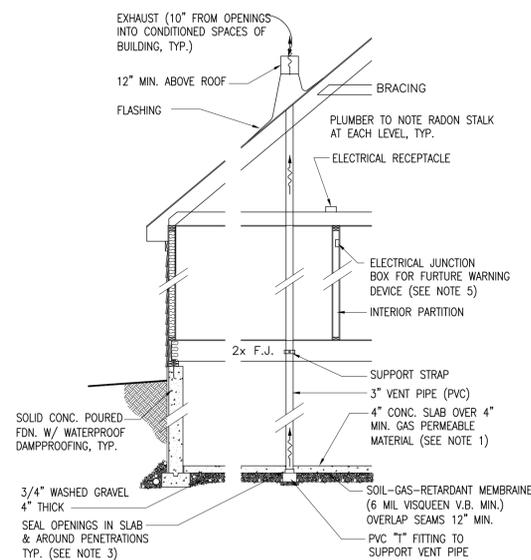
FIGURE R602.10.6.4 METHOD CS-PF-CONTINUOUSLY SHEATHED PORTAL FRAME PANEL CONSTRUCTION

NOTE:
DETAILS SHOWN APPLY TO PORTAL FRAME AT GARAGE OPENINGS

R602.10.6.4 METHOD CS-PF-CONTINUOUSLY SHEATHED PORTAL FRAME. CONTINUOUSLY SHEATHED PORTAL FRAME BRACED WALL PANELS SHALL BE CONSTRUCTED IN ACCORDANCE WITH FIGURE R602.10.6.4 AND TABLE R602.10.6.4 THE NUMBER OF CONTINUOUSLY SHEATHED PORTAL FRAME PANELS IN A SINGLE BRACED WALL LINE SHALL NOT EXCEED FOUR.

1 PORTAL FRAME DETAIL

SCALE: 3/4"=1'-0"



Passive Sub-Slab Depression Control System

2 PASSIVE RADON DETIAL

SCALE: NTS

Passive Sub-Slab Depression Control System

NOTES:

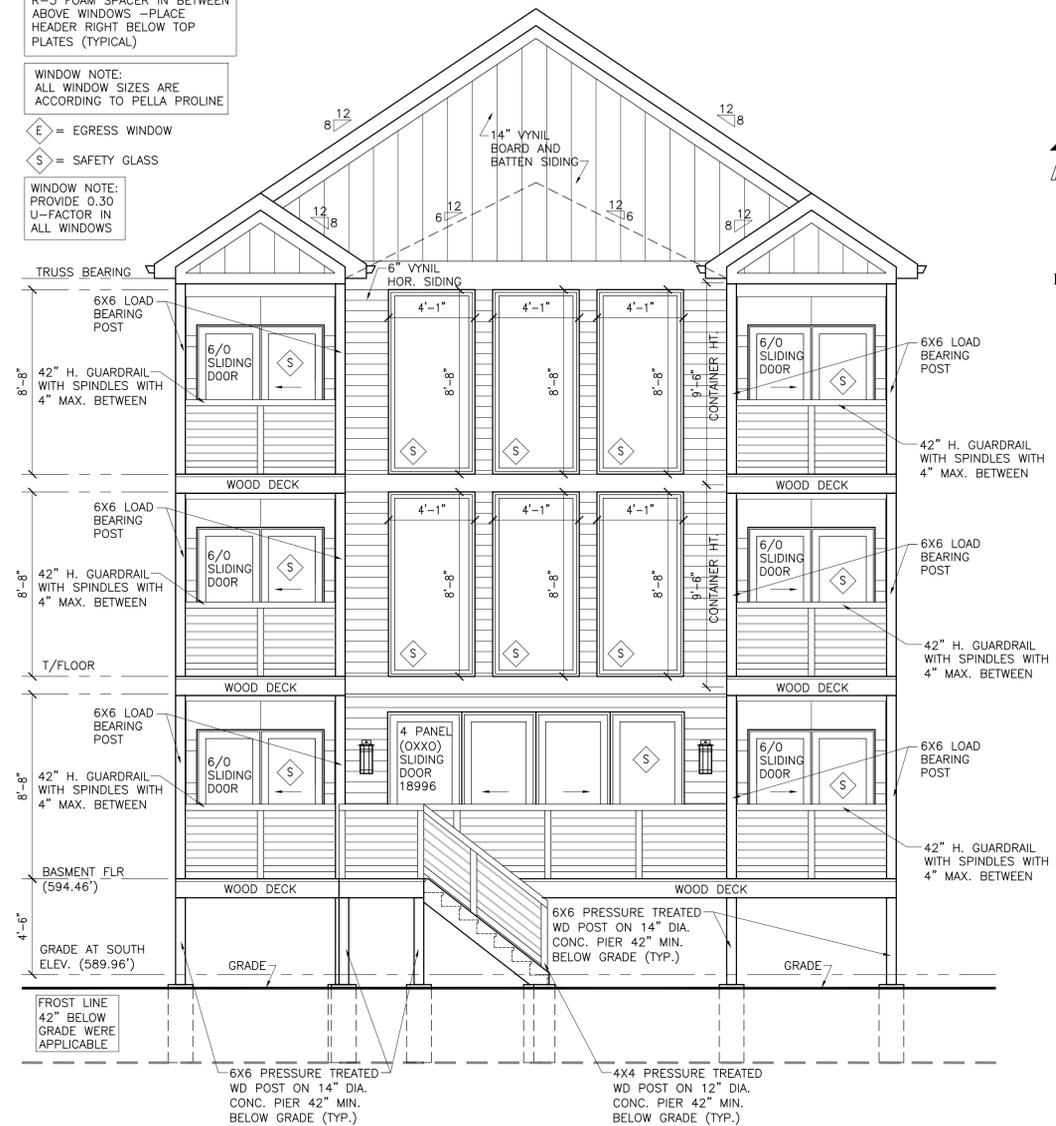
- 1.) ALL CONC. SLABS THAT COME IN CONTACT WITH THE GROUND SHALL BE LAID OVER A GAS PERMIABLE MATERIAL MADE UP OF EITHER A MIN. 4" THICK UNIFORM LAYER OF CLEAN AGGREGATE, OR A 4" MIN. UNIFORM LAYER OF SAND, OVERLAIN BY A LAYER OF MANUFACTURED MATTING DESIGNED TO ALLOW THE LATERAL FLOW OF SOIL GASES.
- 2.) ALL CONC. SLABS SHALL BE DESIGNED & CONSTRUCTED IN ACCORDANCE WITH LOCAL BUILDING CODES. ADDITIONAL REFS.: AMERICAN CONCRETE INSTITUTE PUBLICATIONS, "AC1302.1R" & "AC1332R", OR THE POST TENSIONING INSTITUTE MANUAL, "DESIGN & CONSTRUCTION OF POST-TENSIONED SLABS ON GROUND".
- 3.) ALL OPENINGS, GAPS & JOINTS IN FLOOR & WALL ASSEMBLIES IN CONTACT WITH SOIL OR GAPS AROUND PIPES, TOILETS, BATHTUBS OR DRAINS PENETRATING THESE ASSEMBLIES SHALL BE FILLED OR CLOSED WITH MATERIALS THAT PROVIDE PERMINENT AIR-TIGHT SEAL. SEAL LARGE OPENINGS WITH NON-SHRINK MORTAR, GROUTS OR EXPANDING FOAM MATERIALS & SMALL GAPS WITH AN ELASTIC JOINT SEALANT, AS DEFINED IN ASTM C920-87.
- 4.) VENT PIPES SHALL BE INSTALLED SO THAT ANY RAINWATER OR CONDENSATION DRAINS DOWNWARD INTO THE GROUND BENEATH THE SLAB OR SOIL-GAS-RETARDENT MEMBRANE. "AC1332R", OR THE POST TENSIONING INSTITUTE MANUAL.
- 5.) CIRCUITS SHOULD BE A MIN. OF 15 AMPS, 115 VOLT.
- 6.) RADON SYSTEM TO INCLUDE 5 FEET EXTENSIONS OF EACH SIDE OF "T" IN UNDERSLAB PER STATE OF ILLINOIS REQUIREMENTS.
- 7.) MIN. 3' HEADROOM REQUIRED IN ATTIC WHERE PIPING EXTENDS THROUGH ROOF

USE 2-2X12 HEADER W/ 1/2" R-3 FOAM SPACER IN BETWEEN ABOVE WINDOWS - PLACE HEADER RIGHT BELOW TOP PLATES (TYPICAL)

WINDOW NOTE:
ALL WINDOW SIZES ARE ACCORDING TO PELLA PROLINE

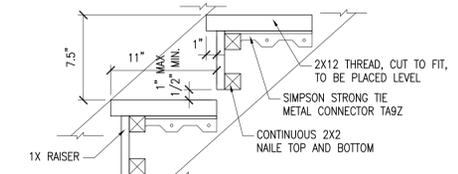
◇ = EGRESS WINDOW
◇ S = SAFETY GLASS

WINDOW NOTE:
PROVIDE 0.30 U-FACTOR IN ALL WINDOWS



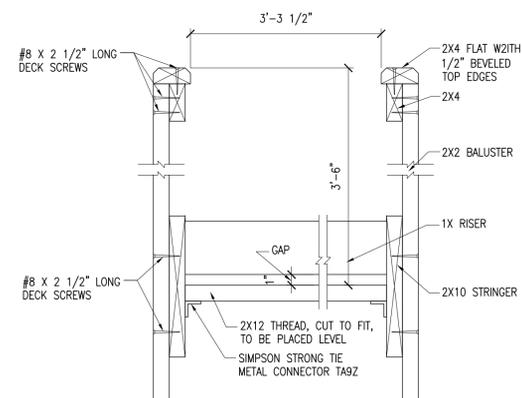
SOUTH ELEVATION

SCALE: 1/4" = 1'-0"



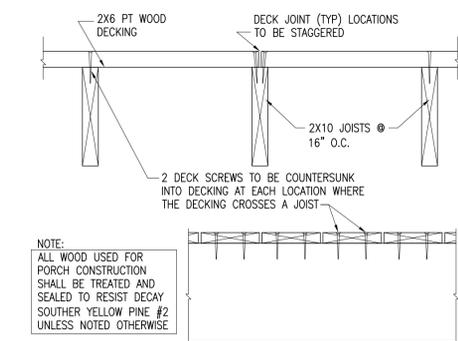
1 STAIR DETAIL

SCALE: NTS



2 STAIR DETAIL

SCALE: NTS



NOTE:
ALL WOOD USED FOR PORCH CONSTRUCTION SHALL BE TREATED AND SEALED TO RESIST DECAY SOUTHERN YELLOW PINE #2 UNLESS NOTED OTHERWISE

3 DECK DETAIL

SCALE: NTS

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PROJECT:
SINGLE FAMILY RESIDENCE
102 WORSLEY STREET
YORKVILLE, IL 60560

CLIENT:
STEVE HOLLAND
819 Columbus Drive
Oswego, Illinois, 60543

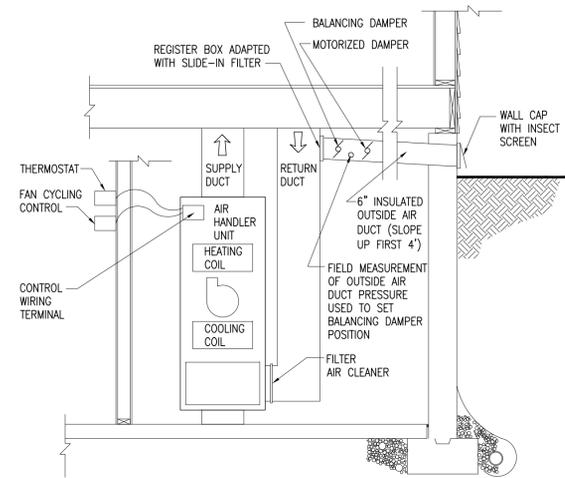
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Date _____

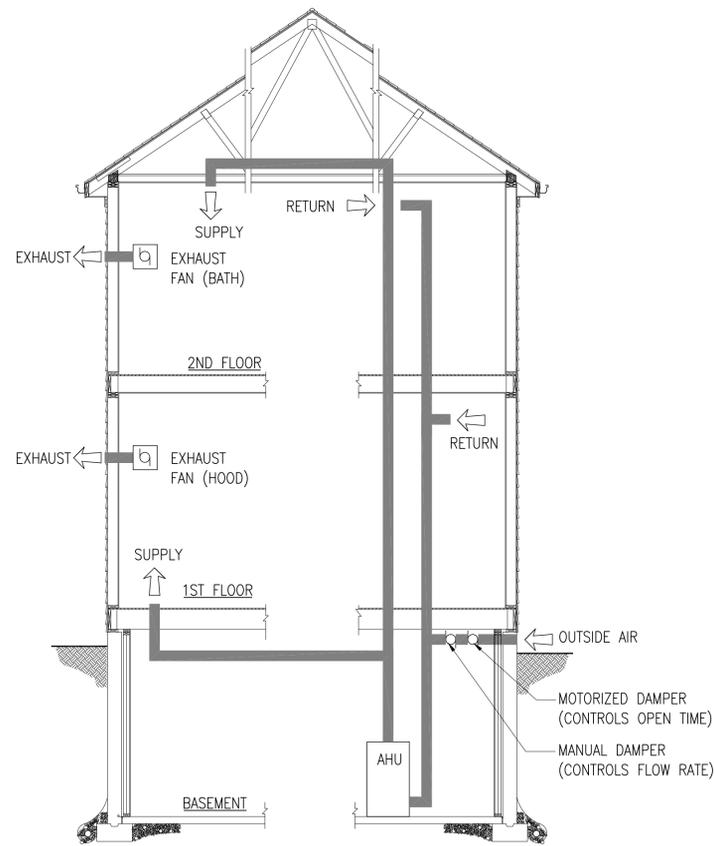
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EXTERIOR ELEVATIONS
AND DETAILS

SHEET NUMBER
A6



AHU OUTSIDE AIR DETAIL

SCALE: NT.



1. OUTSIDE AIR DUCT SHOULD BE INSULATED AND POSITIONED SO THAT THERE IS A FALL/SLOPE TOWARD THE OUTSIDE TO DRAIN ANY POTENTIAL CONDENSATION DUE TO BLOWN SNOW*
2. MOTORIZED DAMPER ALLOWS CONTROL OF VENTILATION AIR DUTY CYCLE (I.E., OPEN TIME) SEPARATE FROM AIR HANDLER DUTY CYCLE (I.E. RUN TIME)*
3. CONTROLLER CAN BE MOUNTED ON THE AIR HANDLER, OR IN THE MAIN SPACE NEAR THE THERMOSTAT*
4. BALANCING DAMPER ADJUSTED TO PROVIDE REQUIRED AIR FLOW*
5. MIXED RETURN AIR (15% OR LESS OUTSIDE AIR MIXED WITH 85% OR MORE INSIDE AIR) TEMPERATURE SHOULD NOT DROP BELOW 55° FAHRENHEIT, OR FOLLOW FURNACE MANUFACTURER'S INSTRUCTIONS.

WHMV SYSTEM DIAGRAM

SCALE: NTS

M1505.4 Whole-House Mechanical Ventilation System

Whole-house mechanical ventilation systems shall be designed in accordance with Sections M1505.4.1 through M1505.4.4.
M1505.4.1 System Design
 The whole-house ventilation system shall consist of one or more supply or exhaust fans, or a combination of such, and associated ducts and controls. Local exhaust or supply fans are permitted to serve as such a system. Outdoor air ducts connected to the return side of an air handler shall be considered as providing supply ventilation.
M1505.4.2 System Controls
 The whole-house mechanical ventilation system shall be provided with controls that enable manual override.
M1505.4.3 Mechanical Ventilation Rate
 The whole house mechanical ventilation system shall provide outdoor air at a continuous rate as determined in accordance with Table M1505.4.3(1) or Equation 15-1.
 (Equation 15-1)
 Exception: The whole-house mechanical ventilation system is permitted to operate intermittently where the system has controls that enable operation for not less than 25 percent of each 4-hour segment and the ventilation rate prescribed in Table M1505.4.3(1) is multiplied by the factor determined in accordance with Table M1505.4.3(2).

TABLE M1505.4.3(1)
CONTINUOUS WHOLE-HOUSE MECHANICAL VENTILATION SYSTEM AIRFLOW RATE REQUIREMENTS

DWELLING UNIT FLOOR AREA (SQUARE FOOTAGE)	NUMBER OF BEDROOMS				
	0-1	2-3	4-5	6-7	> 7
< 1,500	30	45	60	75	90
1,501 - 3,000	45	60	75	90	105
3,001 - 4,500	60	75	90	105	120
4,501 - 6,000	75	90	105	120	135
6,001 - 7,500	90	105	120	135	150
> 7,500	105	120	135	150	165

FOR SI: 1 SQUARE FOOT = 0.0929 M², 1 CUBIC FOOT PER MINUTE = 0.0004719 M³/S.

TABLE M1505.4.3(2)
INTERMITTENT WHOLE-HOUSE MECHANICAL VENTILATION

RUN-TIME PERCENTAGE IN EACH 4-HOUR SEGMENT	25%	33%	50%	66%	75%	100%
	FACTOR ^a	4	3	2	1.2	1.3

a. For ventilation system run time values between those given, the factors are permitted to be determined by interpolation.
 b. Extrapolation beyond the table is prohibited.

TABLE M1505.4.4

MINIMUM REQUIRED LOCAL EXHAUST RATES FOR ONE- AND TWO-FAMILY DWELLINGS

AREA TO BE EXHAUSTED	EXHAUST RATES
KITCHENS	100 CFM INTERMITTENT OR 25 CFM CONTINUOUS
BATHROOMS - TOILET ROOMS	MECHANICAL EXHAUST CAPACITY OF 50 CFM INTERMITTENT OR 20 CFM CONTINUOUS

FOR SI: 1 CUBIC FOOT PER MINUTE = 0.0004719 M³/S.



664 W Veterans Pkwy, Suite A
 Yorkville, Illinois 60560
 Phone: 630-381-9019
 E-mail: alberto@agamadesigns.com

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PROJECT: **SINGLE FAMILY RESIDENCE**
102 WORSLEY STREET
YORKVILLE, IL 60560
 CLIENT: **STEVE HOLLAND**
819 Columbus Drive
Oswego, Illinois, 60543

JOB NO. 23-132
 DATE 01-18-2024
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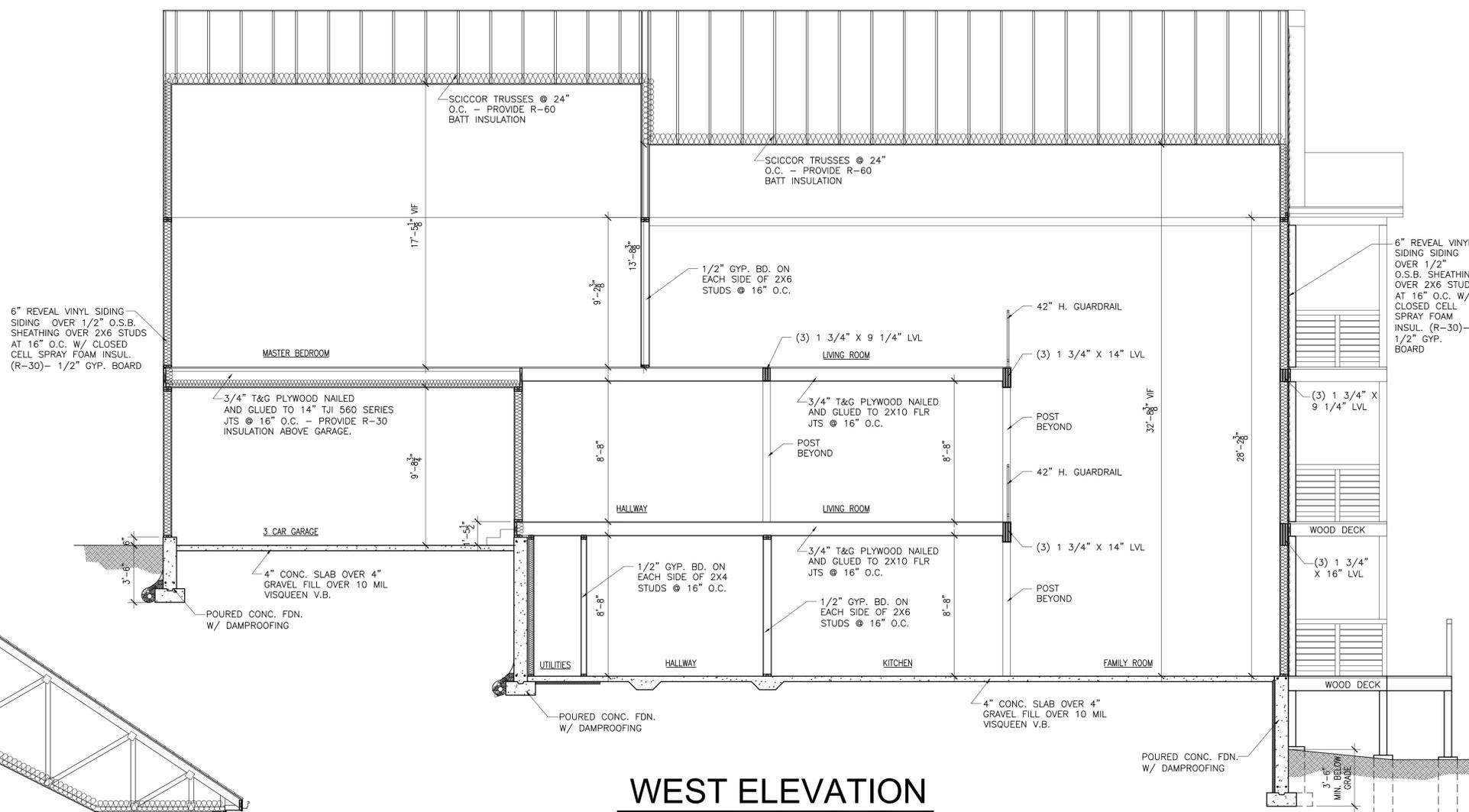
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MECHANICAL SCHEDULES

SHEET NUMBER
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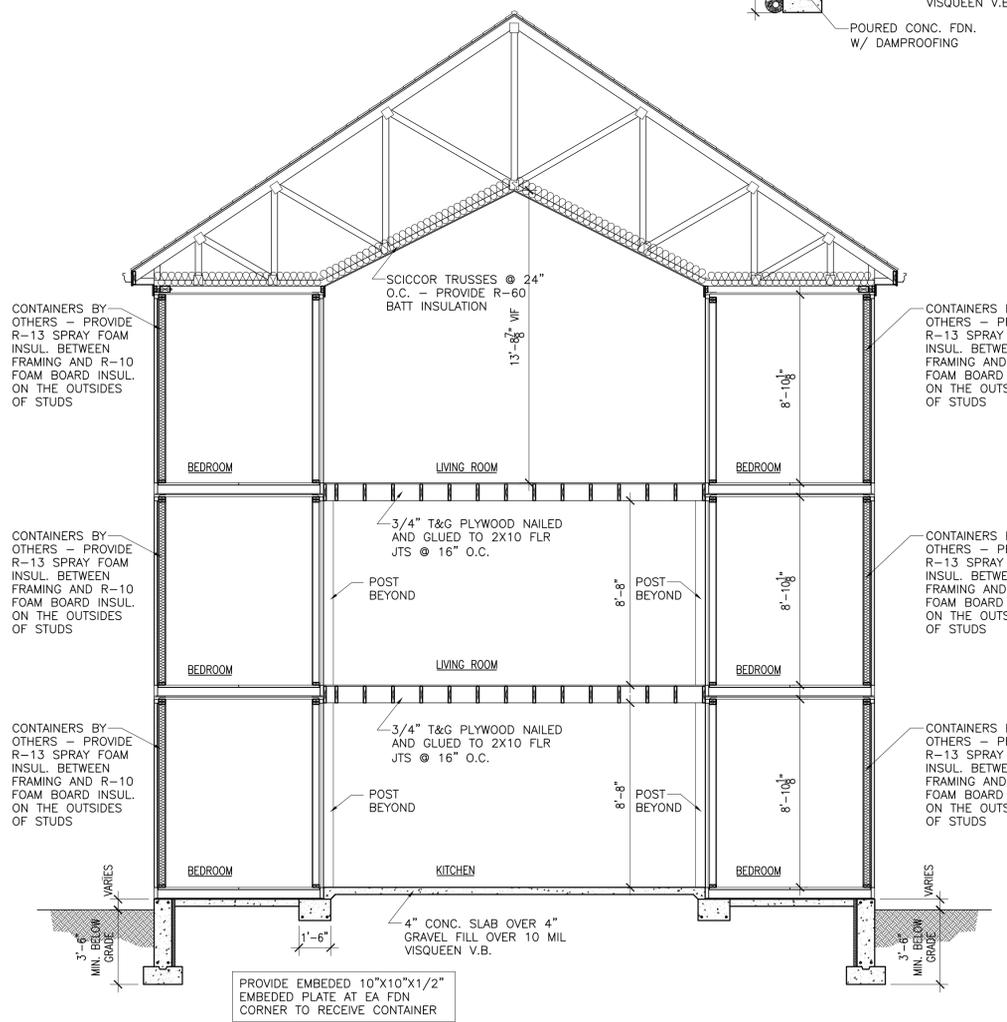
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3	



WEST ELEVATION
 SCALE: 1/4" = 1'-0"



SOUTH ELEVATION
 SCALE: 1/4" = 1'-0"

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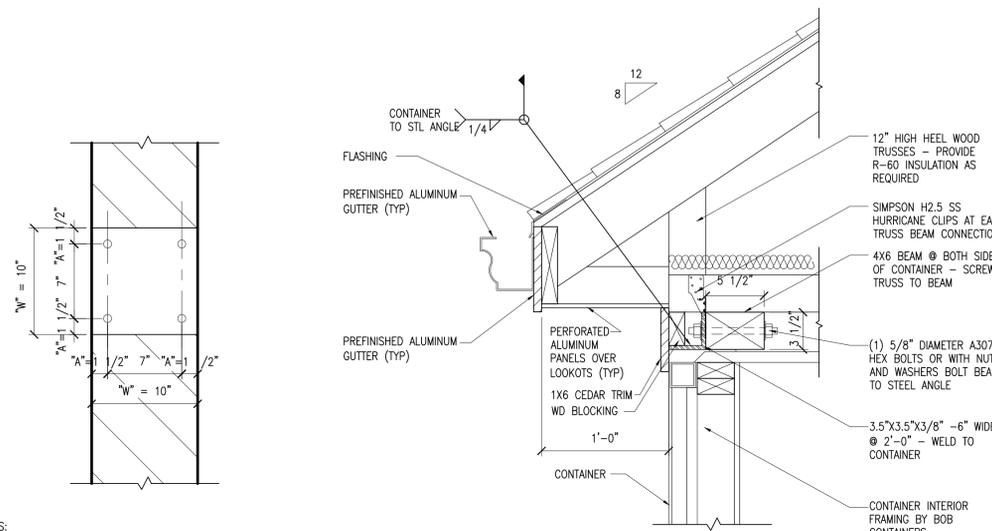
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SECTIONS

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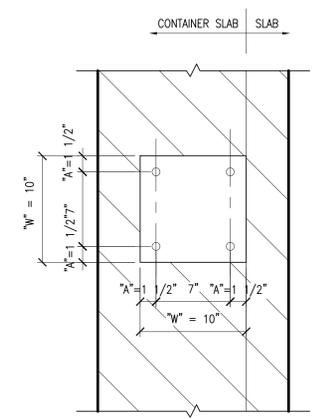
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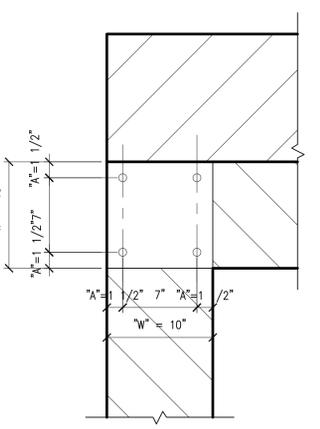
- NOTES:
1. ALL BASE PLATES SHALL HAVE GAS-CUT OR SAW-CUT EDGES
 2. "A"=1 1/2" = 1 1/2" FOR ANCHOR ROD DIAMETER DIA.<1 1/8"
"A"=1 1/2" = 2" FOR ANCHOR ROD DIAMETER 1 1/8" < DIA. < 1 1/2"

4 BASE PLATE DETAIL
SCALE: 1 1/2" = 1'-0"



- NOTES:
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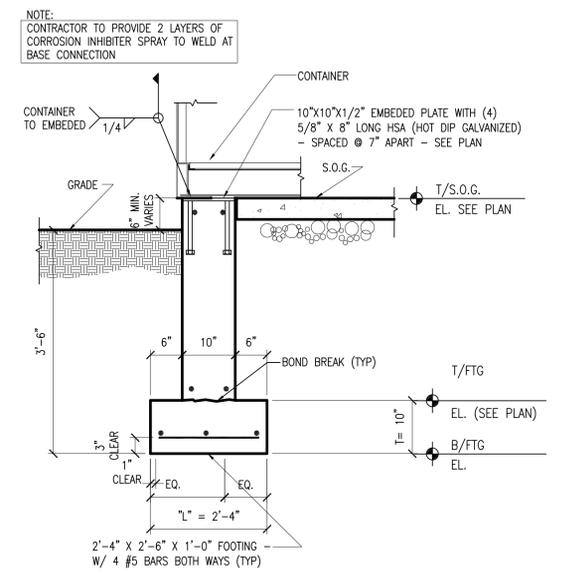
5 BASE PLATE DETAIL
SCALE: 1 1/2" = 1'-0"



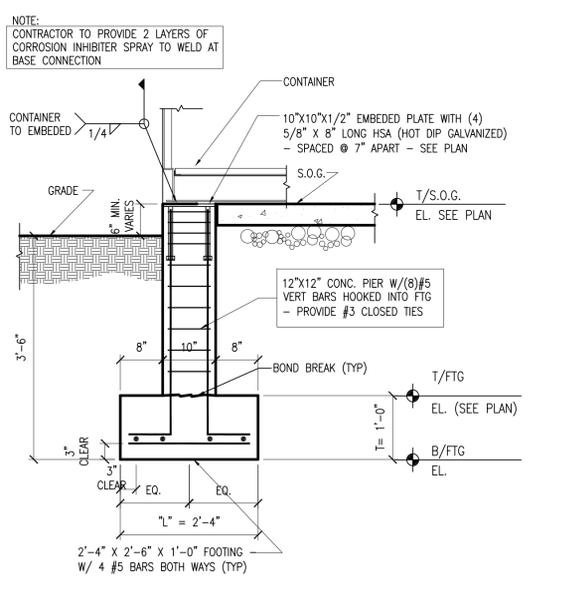
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6 BASE PLATE DETAIL
SCALE: 1 1/2" = 1'-0"

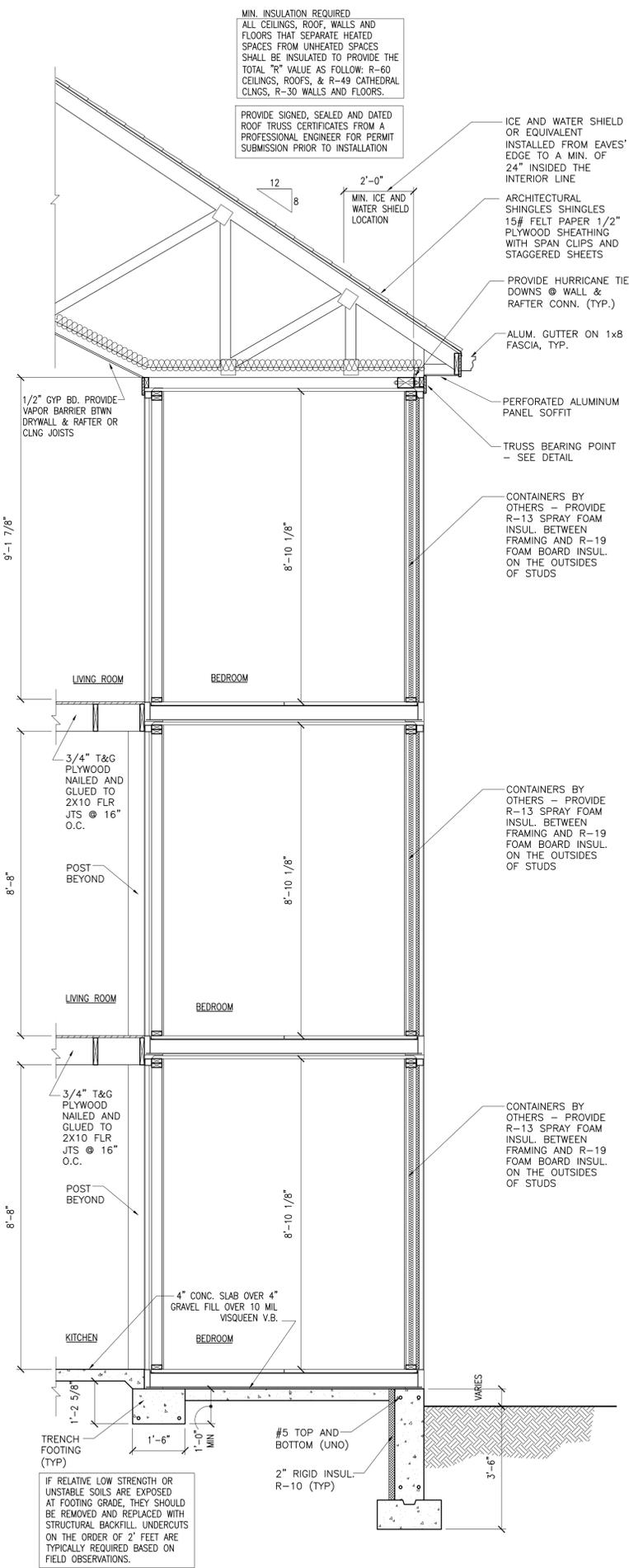
1 DETAIL
SCALE: 1 1/2" = 1'-0"



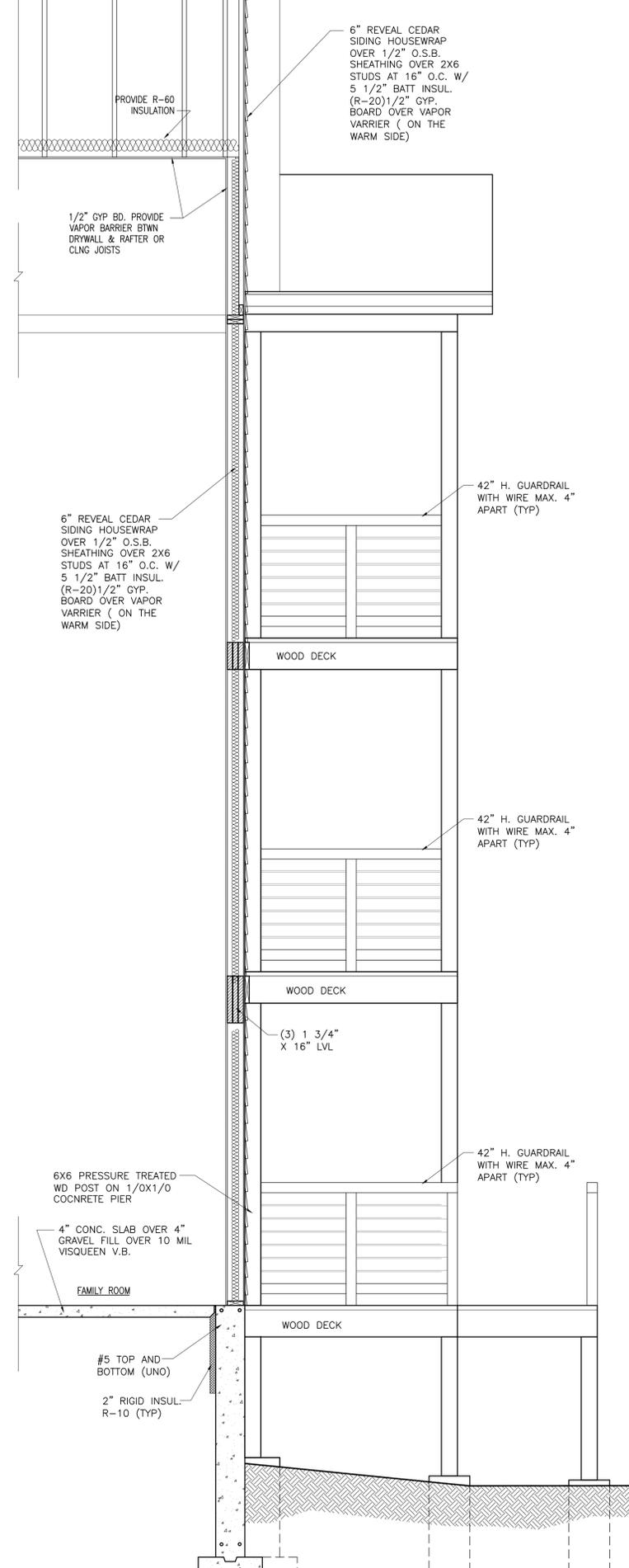
2 DETAIL
SCALE: 1 1/2" = 1'-0"



3 DETAIL
SCALE: 1 1/2" = 1'-0"



7 SECTION
SCALE: 1/2" = 1'-0"



8 SECTION
SCALE: 1/2" = 1'-0"

PROJECT: **SINGLE FAMILY RESIDENCE**
102 WORSLEY STREET
YORKVILLE, IL 60560

CLIENT: **STEVE HOLLAND**
819 Columbus Drive
Oswego, Illinois, 60543

JOB NO. 23-132
DATE 01-18-2024
FILE
PLOT SCALE: 1:1

OWNER APPROVAL

Signature _____
Date _____

SHEET TITLE
SECTIONS AND DETAILS

SHEET NUMBER
A11



United City of Yorkville 651
Prairie Pointe Drive
Yorkville, Illinois, 60560
Telephone: 630-553-4350
Fax: 630-553-7575
Website: www.yorkville.il.us

APPLICATION FOR REZONING

INTENT AND PURPOSE

Rezoning is a type of map amendment which allows for the reclassification of a property's zoning district. A request for rezoning must not be arbitrary. There are several land use factors which are considered during the review process for a rezoning request including the suitability of surrounding land uses and zoning districts, local development trends, potential traffic impacts, and the overall public health and safety of the community.

This packet explains the process to successfully submit and complete an Application for Rezoning. It includes a detailed description of the process, outlines required submittal materials, and contains the application for rezoning.

For a complete explanation of what is legally required throughout the Special Use process, please refer to "Title 10, Chapter 4, Section 7: Amendments" of the Yorkville, Illinois City Code.

APPLICATION PROCEDURE

STEP

1

APPLICATION SUBMITTAL

SUBMIT APPLICATION, FEES, AND PLANS TO THE COMMUNITY DEVELOPMENT DEPT.

The following must be submitted:

- One (1) original signed and notarized application.
- Legal description of the property in Microsoft Word.
- Three (3) copies each of the exhibits, proposed drawings, location map, and site plan. All exhibits and plans must be an appropriate size for all details and descriptions to be legible.
- Appropriate application and filing fee. Checks may be written to the United City of Yorkville.
- Signed Applicant Deposit Account/Acknowledgment of Financial Responsibility form.
- One (1) electronic copy (PDF) of all materials submitted including application and exhibits.

Within one (1) week of submittal, the Community Development Department will determine if the application is complete or if additional information is needed. An incomplete submittal could delay the scheduling of the project.

The petitioner is responsible for payment of recording fees and public hearing costs, including written transcripts of the public hearing and outside consultant costs (i.e. legal review, land planner, zoning coordinator, environmental, etc.). The petitioner will be required to establish a deposit account with the City to cover these fees.

Once a submitted and complete, Community Development staff will provide a tentative schedule of meetings as well as all needed documents for the process.

STEP

2

PLAN COUNCIL

MEETS ON THE 2ND & 4TH THURSDAY OF THE MONTH

The petitioner must present the proposed request to the Plan Council. The members of the Council include the Community Development Director, City Engineer, the Building Department Official, the Public Works Director, the Director of Parks and Recreation, a Fire Department Representative, and a Police Department Representative. This meeting is held to provide the petitioner with guidance from all City staff departments to ensure the petitioner is aware of all requirements and regulations for their development. Upon recommendation by the Plan Council, the petitioner will move forward to the Economic Development Committee.



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APPLICATION FOR REZONING

STEP 3

ECONOMIC DEVELOPMENT COMMITTEE

MEETS ON THE 1ST TUESDAY OF THE MONTH

The petitioner must present the proposed plan to the Economic Development Committee. The committee consists of four alderman who will provide feedback to the petitioner regarding their request. This feedback allows the petitioner to gather comments and concerns prior to full City Council considerations. It also allows the City Council members to review the request prior to its arrival at City Council.

STEP 4

PLANNING & ZONING COMMISSION

MEETS ON THE 2ND WEDNESDAY OF THE MONTH

The petitioner will attend and present their request at a public hearing conducted by the Planning and Zoning Commission. The Planning and Zoning Commission will conduct a public hearing on the request, take public comments, discuss the request, and make a recommendation to City Council. No rezoning request shall be recommended by the Planning and Zoning Commission unless it follows the standards set forth in City's Zoning Ordinance.

The petitioner is responsible for sending certified public hearing notices to adjacent property owners within five hundred (500) feet of the subject property no less than fifteen (15) days and no more than thirty (30) days prior to the public hearing date. The public hearing notice will be drafted by the City as well as published in a local newspaper. Additionally, a public hearing notice sign must be placed on the property no less than fifteen (15) days prior to the public hearing.

A certified affidavit must be filed by the petitioner with the Community Development Department containing the names, addresses and permanent parcel numbers of all parties that were notified. The Certified Mailing Affidavit form is attached to this document.

STEP 5

CITY COUNCIL

MEETS ON THE 2ND & 4TH TUESDAY OF THE MONTH

The petitioner will attend the City Council meeting where the recommendation of the special use will be considered. City Council will make the final approval of the special use. If approved, City staff will have a drafted ordinance to be signed by the Council and must be recorded with the County Clerk before any further steps may be taken by the petitioner.

SUMMARY OF RESPONSIBILITIES

Below is a summary breakdown of what will be required by the petitioner and what will be completed by the City:

PETITIONER

- Signed and Notarized Application
- Required Plans, Exhibits, and Fees
- Certified Mailing of Public Notice
- Signed Certified Affidavit of Mailings
- Attendance at All Meetings

CITY STAFF

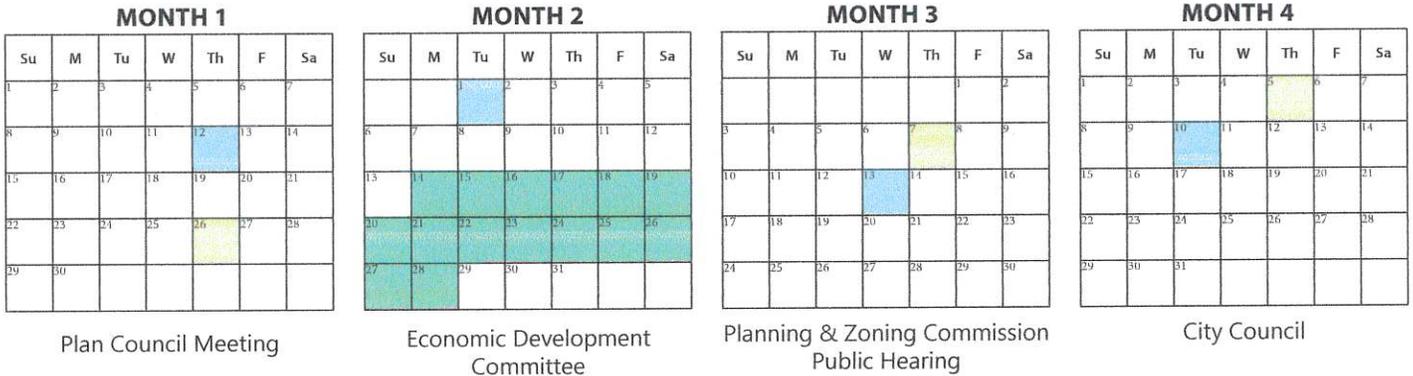
- Detailed Schedule After Complete Submission
- Public Hearing Notice Language
- Posting of the Public Notice in a Local Newspaper
- Public Hearing Sign Application
- Draft Ordinance & Signatures for Recording



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APPLICATION FOR REZONING

SAMPLE MEETING SCHEDULE



This is a sample of what a schedule may look like after submission. The Step 1 Submission must be completed before the Plan Council Meeting can be scheduled. This timeline represents an ideal schedule. Throughout the review process, there may be requests or changes to the submission requested by the committees which may delay the meeting schedule. As illustrated, there is a small amount of time between meeting dates and the deadline for updated materials to be submitted for review. Depending on the complexity and nature of the request, this timeline may be extended to give the petitioner and staff enough time to review requested updates to the submission.

DORMANT APPLICATIONS

The Community Development Director shall determine if an application meets or fails to meet the submission requirements. If the Director determines that the application is incomplete it will become dormant under these circumstances:

- The applicant has been notified of such deficiencies and has not responded or provided a time line for completing the application within ninety (90) days from the time of notification.
- The applicant has not responded in writing to a request for information or documentation from the initial planning and zoning commission review within six (6) months from the date of that request.
- The applicant has not responded to a request for legal or engineering deposit replenishment for city incurred costs and fees within ninety (90) days from the date of the request.

If the Community Development Director has sent the required notice and the applicant has not withdrawn their application or brought it into compliance, then the director shall terminate the application. After termination, the application shall not be reconsidered except after the filing of a completely new application.

Withdrawal or termination of an application shall not affect the applicant's responsibility for payment of any costs and fees, or any other outstanding debt owed to the city. The balance of any funds deposited with the city that is not needed to pay for costs and fees shall be returned to the applicant. (Ord. 2011-34, 7-26-2011)



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APPLICATION FOR REZONING

APR 03 2024

Community Development Department

INVOICE & WORKSHEET PETITION APPLICATION			Community Development Department
CONCEPT PLAN REVIEW	<input checked="" type="checkbox"/> Engineering Plan Review deposit	\$500.00	Total: \$
AMENDMENT	<input type="checkbox"/> Annexation \$500.00 <input checked="" type="checkbox"/> Plan \$500.00 <input type="checkbox"/> Plat \$500.00 <input type="checkbox"/> P.U.D. \$500.00		Total: \$
ANNEXATION	<input type="checkbox"/> \$250.00 + \$10 per acre for each acre over 5 acres		Total: \$
$\underline{\hspace{2cm}} - 5 = \underline{\hspace{2cm}} \times \$10 = \underline{\hspace{2cm}} + \$250 = \$ \underline{\hspace{2cm}}$ <p style="text-align: center;"># of Acres Acres over 5 Amount for Extra Acres Total Amount</p>			
REZONING	<input checked="" type="checkbox"/> \$200.00 + \$10 per acre for each acre over 5 acres		Total: \$
<i>If annexing and rezoning, charge only 1 per acre fee; if rezoning to a PUD, charge PUD Development Fee - not Rezoning Fee</i>			200.00
$\underline{\hspace{2cm}} - 5 = \underline{\hspace{2cm}} \times \$10 = \underline{\hspace{2cm}} + \$200 = \$ \underline{\hspace{2cm}}$ <p style="text-align: center;"># of Acres Acres over 5 Amount for Extra Acres Total Amount</p>			
SPECIAL USE	<input type="checkbox"/> \$250.00 + \$10 per acre for each acre over 5 acres		Total: \$
$\underline{\hspace{2cm}} - 5 = \underline{\hspace{2cm}} \times \$10 = \underline{\hspace{2cm}} + \$250 = \$ \underline{\hspace{2cm}}$ <p style="text-align: center;"># of Acres Acres over 5 Amount for Extra Acres Total Amount</p>			
ZONING VARIANCE	<input type="checkbox"/> \$85.00 + \$500.00 outside consultants deposit		Total: \$
PRELIMINARY PLAN FEE	<input type="checkbox"/> \$500.00		Total: \$
PUD FEE	<input type="checkbox"/> \$500.00		Total: \$
FINAL PLAT FEE	<input type="checkbox"/> \$500.00		Total: \$
ENGINEERING PLAN REVIEW DEPOSIT	<input type="checkbox"/> Less than 1 acre \$5,000.00 <input type="checkbox"/> Over 1 acre, less than 10 acres \$10,000.00 <input type="checkbox"/> Over 10 acres, less than 40 acres \$15,000.00 <input type="checkbox"/> Over 40 acres, less than 100 acres \$20,000.00 <input type="checkbox"/> Over 100 acres \$25,000.00		Total: \$
OUTSIDE CONSULTANTS DEPOSIT	<i>Legal, land planner, zoning coordinator, environmental services</i> For Annexation, Subdivision, Rezoning, and Special Use: <input type="checkbox"/> Less than 2 acres \$1,000.00 <input type="checkbox"/> Over 2 acres, less than 10 acres \$2,500.00 <input type="checkbox"/> Over 10 acres \$5,000.00		Total: \$
TOTAL AMOUNT DUE:			200.00



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APPLICATION FOR REZONING

DATE:	PZC NUMBER:	DEVELOPMENT NAME:
PETITIONER INFORMATION		
NAME: Steve Holland	COMPANY:	
MAILING ADDRESS: 819 Columbus Dr.		
CITY, STATE, ZIP: Oswego, IL 60543	TELEPHONE: <input type="radio"/> BUSINESS <input checked="" type="radio"/> HOME 847-489-5713	
EMAIL: steve.holland@beachfordogs.com	FAX:	
PROPERTY INFORMATION		
NAME OF HOLDER OF LEGAL TITLE:		
IF LEGAL TITLE IS HELD BY A LAND TRUST, LIST THE NAMES OF ALL HOLDERS OF ANY BENEFICIAL INTEREST THEREIN:		
PROPERTY STREET ADDRESS: 102 Worsley St, Yorkville, IL 60560		
DESCRIPTION OF PROPERTY'S PHYSICAL LOCATION: <i>Property is on the North Side of the River</i>		
CURRENT ZONING CLASSIFICATION: R-1	REQUESTED ZONING CLASSIFICATION: R-2	
COMPREHENSIVE PLAN FUTURE LAND USE DESIGNATION: R-2	TOTAL ACREAGE: .28	
ZONING AND LAND USE OF SURROUNDING PROPERTIES		
NORTH: R-1		
EAST: R-1		
SOUTH: River		
WEST: R-1		
KENDALL COUNTY PARCEL IDENTIFICATION NUMBER(S)		
<i>02-33-129-004</i>		



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APPLICATION FOR REZONING

ATTORNEY INFORMATION

NAME: *Jamie White* COMPANY: *White law*
MAILING ADDRESS: *160 S. Municipal DR Suite #100*
CITY, STATE, ZIP: *SUGAR GROVE, IL 60554* TELEPHONE: *630-466-1600*
EMAIL: *Lawyers@JWhite-law.com* FAX: *630-466-9972*

ENGINEER INFORMATION

NAME: *Jiun-Guang Lin* COMPANY: *Ridgeline Consultants*
MAILING ADDRESS: *1661 Aucutt Road*
CITY, STATE, ZIP: *Montgomery, IL 60538* TELEPHONE: *630-801-7927*
EMAIL: *jlin@ridgelineconsultantsllc.com* FAX:

LAND PLANNER/SURVEYOR INFORMATION

NAME: *Same ↑* COMPANY:
MAILING ADDRESS: *Same ↑*
CITY, STATE, ZIP: TELEPHONE:
EMAIL: FAX:

ATTACHMENTS

Petitioner must attach a legal description of the property to this application and title it as "Exhibit A".

Petitioner must list the names and addresses of any adjoining or contiguous landowners within five hundred (500) feet of the property that are entitled notice of application under any applicable City Ordinance or State Statute. Attach a separate list to this application and title it as "Exhibit B".

See Plat Survey



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APPLICATION FOR REZONING

REZONING STANDARDS

PLEASE STATE THE EXISTING ZONING CLASSIFICATION(S) AND USES OF THE PROPERTY WITHIN THE GENERAL AREA OF THE PROPOSED REZONED PROPERTY:

Existing zone class is R-1 - Residential
Proposed zone class is R-2 - Residential

PLEASE STATE THE TREND OF DEVELOPMENT, IF ANY, IN THE GENERAL AREA OF THE PROPERTY IN QUESTION, INCLUDING CHANGES, IF ANY, WHICH HAVE TAKEN PLACE SINCE THE DAY THE PROPERTY IN QUESTION WAS PLACED IN ITS PRESENT ZONING CLASSIFICATION:

NONE

PLEASE STATE THE EXTENT TO WHICH PROPERTY VALUES ARE DIMINISHED BY THE PARTICULAR ZONING RESTRICTIONS:

Property value will increase

PLEASE STATE THE EXTENT TO WHICH THE DESTRUCTION OF PROPERTY VALUES OF PETITIONER PROMOTES THE HEALTH, SAFETY, MORALS, AND GENERAL WELFARE OF THE PUBLIC:

NOT APPLICABLE



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APPLICATION FOR REZONING

REZONING STANDARDS

PLEASE STATE THE LENGTH OF TIME THE PROPERTY HAS BEEN VACANT AS ZONED CONSIDERED IN THE CONTEXT OF LAND DEVELOPMENT IN THE AREA IN THE VICINITY OF THE SUBJECT PROPERTY:

10 years.

PLEASE STATE THE COMMUNITY NEED FOR THE PROPOSED LAND USE:

Improvement/use of river as a resource for enjoyment

WITH RESPECT TO THE SUBJECT PROPERTY, PLEASE STATE THE CARE WITH WHICH THE COMMUNITY HAS UNDERTAKEN TO PLAN ITS LAND USE DEVELOPMENT:

The purpose of the development is the improvement of this portion of the riverfront.

PLEASE STATE THE IMPACT THAT SUCH RECLASSIFICATION WILL HAVE UPON TRAFFIC AND TRAFFIC CONDITIONS ON SAID ROUTES; THE EFFECT, IF ANY, SUCH RECLASSIFICATION AND/OR ANNEXATION WOULD HAVE UPON EXISTING ACCESSES TO SAID ROUTES; AND THE IMPACT OF ADDITIONAL ACCESSES AS REQUESTED BY THE PETITIONER UPON TRAFFIC AND TRAFFIC CONDITIONS AND FLOW ON SAID ROUTES (ORD. 1976-43, 11-4-1976):

NO IMPACT



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APPLICATION FOR REZONING

REZONING STANDARDS

PLEASE STATE THE RELATIVE GAIN TO THE PUBLIC AS COMPARED TO THE HARDSHIP IMPOSED UPON THE INDIVIDUAL PROPERTY OWNER:

Better access to the river for the enjoyment of the community and the adjacent lots.

PLEASE STATE THE SUITABILITY OF THE SUBJECT PROPERTY FOR THE ZONED PURPOSES:

The subject property is SUITABLE and meets all R-2 requirements.
 (12,000 s.f., 80' wide lot, 10' setbacks and 40' rear setback)

AGREEMENT

I VERIFY THAT ALL THE INFORMATION IN THIS APPLICATION IS TRUE TO THE BEST OF MY KNOWLEDGE. I UNDERSTAND AND ACCEPT ALL REQUIREMENTS AND FEES AS OUTLINED AS WELL AS ANY INCURRED ADMINISTRATIVE AND PLANNING CONSULTANT FEES WHICH MUST BE CURRENT BEFORE THIS PROJECT CAN PROCEED TO THE NEXT SCHEDULED COMMITTEE MEETING.

I UNDERSTAND ALL OF THE INFORMATION PRESENTED IN THIS DOCUMENT AND UNDERSTAND THAT IF AN APPLICATION BECOMES DORMANT IT IS THROUGH MY OWN FAULT AND I MUST THEREFORE FOLLOW THE REQUIREMENTS OUTLINED ABOVE.



 PETITIONER SIGNATURE

4-2-24

 DATE

OWNER HEREBY AUTHORIZES THE PETITIONER TO PURSUE THE APPROPRIATE ENTITLEMENTS ON THE PROPERTY.

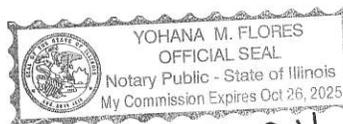


 OWNER SIGNATURE

4-2-24

 DATE

THIS APPLICATION MUST BE NOTARIZED PLEASE NOTARIZE HERE:



4-2-24

Yohana Flores



United City of Yorkville
 651 Prairie Pointe Drive
 Yorkville, Illinois, 60560
 Telephone: 630-553-4350
 Fax: 630-553-7575
 Website: www.yorkville.il.us

APPLICANT DEPOSIT ACCOUNT/ ACKNOWLEDGMENT OF FINANCIAL RESPONSIBILITY

PROJECT NUMBER:	FUND ACCOUNT NUMBER:	PROPERTY ADDRESS: 102 Worsley St.
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PETITIONER DEPOSIT ACCOUNT FUND:

It is the policy of the United City of Yorkville to require any petitioner seeking approval on a project or entitlement request to establish a Petitioner Deposit Account Fund to cover all actual expenses occurred as a result of processing such applications and requests. Typical requests requiring the establishment of a Petitioner Deposit Account Fund include, but are not limited to, plan review of development approvals/engineering permits. Deposit account funds may also be used to cover costs for services related to legal fees, engineering and other plan reviews, processing of other governmental applications, recording fees and other outside coordination and consulting fees. Each fund account is established with an initial deposit based upon the estimated cost for services provided in the **INVOICE & WORKSHEET PETITION APPLICATION**. This initial deposit is drawn against to pay for these services related to the project or request. Periodically throughout the project review/approval process, the Financially Responsible Party will receive an invoice reflecting the charges made against the account. At any time the balance of the fund account fall below ten percent (10%) of the original deposit amount, the Financially Responsible Party will receive an invoice requesting additional funds equal to one-hundred percent (100%) of the initial deposit if subsequent reviews/fees related to the project are required. In the event that a deposit account is not immediately replenished, review by the administrative staff, consultants, boards and commissions may be suspended until the account is fully replenished. If additional funds remain in the deposit account at the completion of the project, the city will refund the balance to the Financially Responsible Party. A written request must be submitted by the Financially Responsible Party to the city by the 15th of the month in order for the refund check to be processed and distributed by the 15th of the following month. All refund checks will be made payable to the Financially Responsible Party and mailed to the address provided when the account was established.

ACKNOWLEDGMENT OF FINANCIAL RESPONSIBILITY

NAME: Steve Holland	COMPANY:
MAILING ADDRESS: 819 Columbus Dr.	
CITY, STATE, ZIP: Oswego, IL 60543	TELEPHONE: 847-489-5713
EMAIL: steve.holland@beachfordogs.com	FAX:

FINANCIALLY RESPONSIBLE PARTY:

I acknowledge and understand that as the Financially Responsible Party, expenses may exceed the estimated initial deposit and, when requested by the United City of Yorkville, I will provide additional funds to maintain the required account balance. Further, the sale or other disposition of the property does not relieve the individual or Company/Corporation of their obligation to maintain a positive balance in the fund account, unless the United City of Yorkville approves a Change of Responsible Party and transfer of funds. Should the account go into deficit, all City work may stop until the requested replenishment deposit is received.

Steve Holland

 PRINT NAME


 SIGNATURE

Owner

 TITLE
 4.2.24

 DATE

**The name of the individual and the person who signs this declaration must be the same. If a corporation is listed, a corporate officer must sign the declaration (President, Vice-President, Chairman, Secretary or Treasurer)*

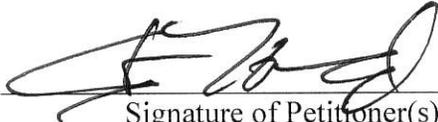
INITIAL ENGINEERING/LEGAL DEPOSIT TOTALS

ENGINEERING DEPOSITS:		LEGAL DEPOSITS:	
Up to one (1) acre	\$5,000	Less than two (2) acres	\$1,000
Over one (1) acre, but less than ten (10) acres	\$10,000	Over two (2) acres, but less than ten (10) acres	\$2,500
Over ten (10) acres, but less than forty (40) acres	\$15,000	Over ten (10) acres	\$5,000
Over forty (40) acres, but less than one hundred (100)	\$20,000		
In excess of one hundred (100.00) acres	\$25,000		

**CERTIFIED MAILING
AFFIDAVIT**

STATE OF ILLINOIS)
) SS
COUNTY OF KENDALL)

I/We, Steve Holland, petitioner, being first duly sworn, do hereby state under oath that to the best of my knowledge the **attached** list is a true, correct and **complete list of all permanent parcel numbers, and names and addresses of owners**, of all lots and parts of lots located within 500 feet (exclusively of any public streets and alleys) of the property legally described on the attached application for annexation, rezoning, special use permit, planned unit development, variation, or other zoning amendment. I further state that said list was obtained from the current tax rolls of the Kendall County Treasurer's Office. I further state that I mailed by U.S. Certified Mail, Return Receipt Requested, a copy of the Public Notice of Public Hearing before the United City of Yorkville Planning and Zoning Commission for the Public Hearing held on Wednesday, _____, at the United City of City Council Chambers, Yorkville, Illinois. The notice was mailed to the attached list of all of the permanent parcel numbers and names and addresses of owners at the U.S. Post office on 4.2, 2024.

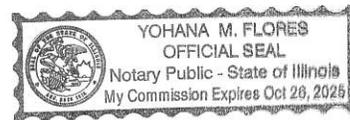


Signature of Petitioner(s)

Subscribed and sworn to before me this

2ND day of April, 2024

Yohana M. Flores
Notary Public





United City of Yorkville
 651 Prairie Pointe Drive
 Yorkville, Illinois, 60560
 Telephone: 630-553-4350
 Fax: 630-553-7575
 Website: www.yorkville.il.us

APPLICATION FOR PUBLIC HEARING SIGN

PERMIT NUMBER:		DATE/TIME RECEIVED:
SITE ADDRESS: 102 Worsley St		PARCEL NUMBER:
SUBDIVISION:		LOT/UNIT:
APPLICANT INFORMATION		
NAME: Steve Holland	TELEPHONE: <input checked="" type="radio"/> HOME <input type="radio"/> BUSINESS 847-489-5713	
ADDRESS: 819 Columbus Dr.	E-MAIL: <input checked="" type="radio"/> HOME <input type="radio"/> BUSINESS	
CITY, STATE, ZIP: Oswego, IL 60543	FAX:	
SIGN INFORMATION		
DATE OF PICK UP:	NUMBER OF SIGNS:	
DATE OF PUBLIC HEARING:	SIGN RETURN DATE:	
<p>The undersigned hereby states that they have acquired Public Hearing Signs from the United City of Yorkville's Community Development Department and agrees to return said sign/s to Yorkville City Hall, 651 Prairie Pointe Drive, Yorkville, Illinois, immediately following the date of the public hearing.</p> <p>Petitioner or Representative agrees to pay to the United City of Yorkville a deposit of \$50 for each sign. The deposit will be returned to the petitioner when the public hearing sign/s have been returned to the City.</p> <p>Petitioner or Representative further agrees to pay to the United City of Yorkville the full amount of the purchase price for each sign not returned to the United City of Yorkville within seven (7) days after the date of the public hearing.</p>		
 SIGNATURE/AUTHORIZED AGENT		4-2-24 DATE
DATE RETURNED: _____		
RECEIVED BY: _____		PZC# _____



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APPLICATION FOR REZONING

REZONING STANDARDS

PLEASE STATE THE RELATIVE GAIN TO THE PUBLIC AS COMPARED TO THE HARDSHIP IMPOSED UPON THE INDIVIDUAL PROPERTY OWNER.

PLEASE STATE THE SUITABILITY OF THE SUBJECT PROPERTY FOR THE ZONED PURPOSES:

AGREEMENT

I VERIFY THAT ALL THE INFORMATION IN THIS APPLICATION IS TRUE TO THE BEST OF MY KNOWLEDGE. I UNDERSTAND AND ACCEPT ALL REQUIREMENTS AND FEES AS OUTLINED AS WELL AS ANY INCURRED ADMINISTRATIVE AND PLANNING CONSULTANT FEES WHICH MUST BE CURRENT BEFORE THIS PROJECT CAN PROCEED TO THE NEXT SCHEDULED COMMITTEE MEETING.

I UNDERSTAND ALL OF THE INFORMATION PRESENTED IN THIS DOCUMENT AND UNDERSTAND THAT IF AN APPLICATION BECOMES DORMANT IT IS THROUGH MY OWN FAULT AND I MUST THEREFORE FOLLOW THE REQUIREMENTS OUTLINED ABOVE.

PETITIONER SIGNATURE _____

DATE _____

OWNER HEREBY AUTHORIZES THE PETITIONER TO PURSUE THE APPROPRIATE ENTITLEMENTS ON THE PROPERTY. I, the Manager of the LLC that is the Record Owner of the subject Real Property hereby consents to the Applicant proceeding with His Zoning Request.

OWNER SIGNATURE _____

DATE _____

[Handwritten Signature] *6/4/2024*

**THIS APPLICATION MUST BE
 NOTARIZED PLEASE NOTARIZE HERE:**

Subscribed and sworn to before me.

this *4th* day of *June*, 2024.

Colleen Hanson



PLAT OF SURVEY

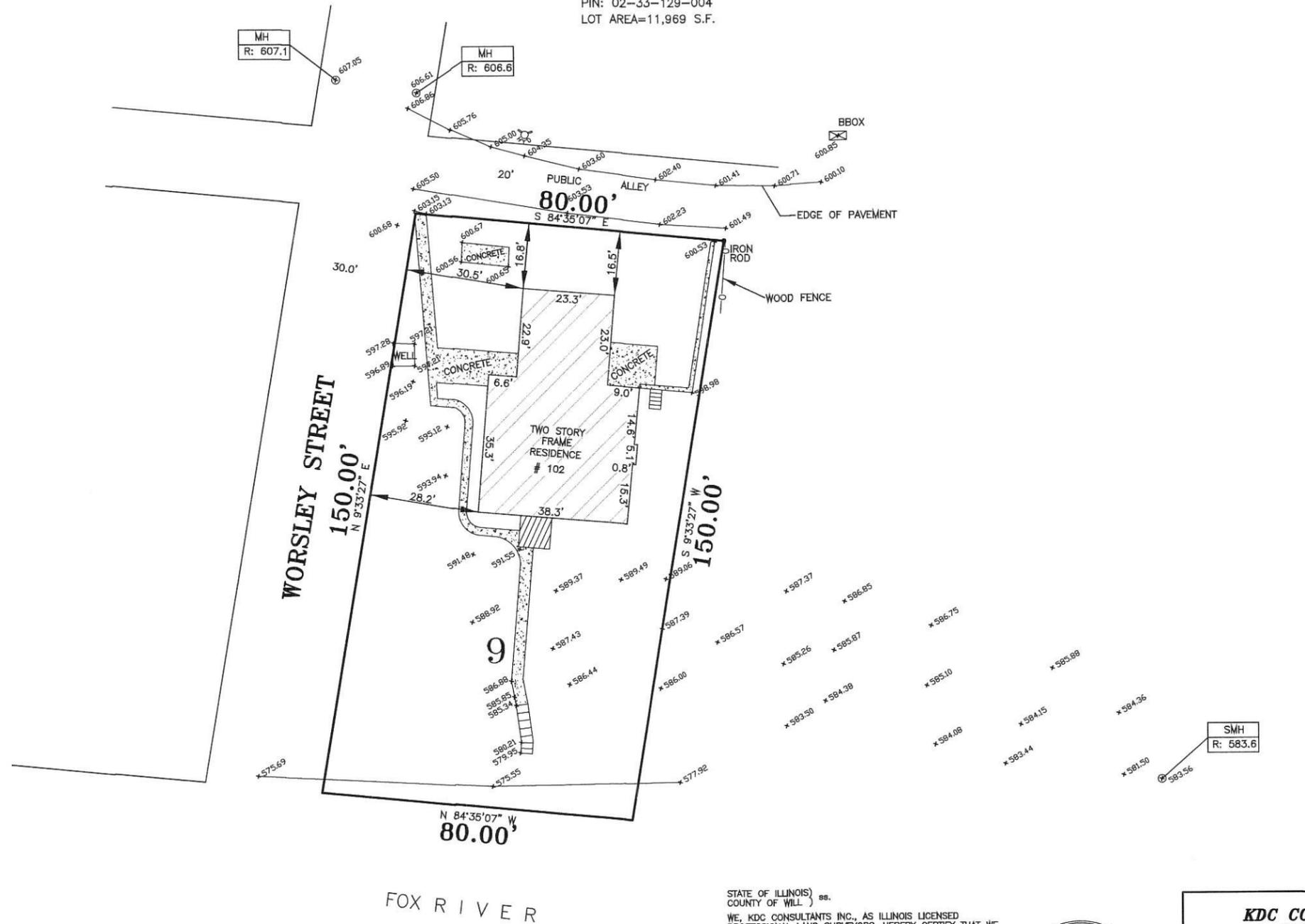
OF

LOT 9 IN BLOCK 2 OF WORSLEY'S ADDITION TO THE VILLAGE OF BRISTOL, IN THE NORTHWEST QUARTER OF SECTION 33, TOWNSHIP 37 NORTH, RANGE 7 EAST OF THE PRINCIPAL MERIDIAN, IN THE VILLAGE OF BRISTOL, KENDALL COUNTY, ILLINOIS.

COMMON ADDRESS: 102 WORSLEY STREET
YORKVILLE, IL

PIN: 02-33-129-004
LOT AREA=11,969 S.F.

EXHIBIT A



SCALE: 1" = 20'

COMPARE LEGAL DESCRIPTION WITH DEED AND REPORT ANY DISCREPANCY IMMEDIATELY. A TITLE COMMITMENT MAY NOT HAVE BEEN FURNISHED FOR USE IN PREPARATION OF THIS SURVEY. IF A TITLE COMMITMENT WAS NOT FURNISHED, THERE MAY BE EASEMENTS, BUILDING LINES OR OTHER RESTRICTIONS NOT SHOWN ON THIS PLAT. THIS PLAT DOES NOT SHOW BUILDING RESTRICTIONS ESTABLISHED BY LOCAL ORDINANCES. LOCAL AUTHORITIES MUST BE CONSULTED REGARDING ANY RESTRICTIONS. SUBJECT TO EASEMENTS OF RECORD.

DO NOT SCALE DIMENSIONS FROM THIS PLAT. NO EXTRAPOLATIONS SHOULD BE MADE FROM THE INFORMATION SHOWN WITHOUT THE PERMISSION OF KDC CONSULTANTS, INC. THIS PLAT IS NOT TRANSFERABLE. ONLY PRINTS WITH AN EMBOSSED SEAL ARE OFFICIAL COPIES. © COPYRIGHT, ALL RIGHTS RESERVED.

STATE OF ILLINOIS) ss.
COUNTY OF WILL) ss.
WE, KDC CONSULTANTS INC., AS ILLINOIS LICENSED PROFESSIONAL LAND SURVEYORS, HEREBY CERTIFY THAT WE HAVE SURVEYED THE PROPERTY DESCRIBED IN THE CAPTION TO THE PLAT HEREON DRAWN AND THAT THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY.
ALL DIMENSIONS ARE IN FEET AND DECIMAL PARTS OF A FOOT AND ARE CORRECT AT A TEMPERATURE OF 68 DEGREES FAHRENHEIT. DIMENSIONS SHOWN ON BUILDINGS ARE TO THE OUTSIDE OF BUILDINGS.
SURVEYED 5TH DAY OF MARCH 2021.
SIGNED THIS 4TH DAY OF AUG. 2021.
BY: _____
PROFESSIONAL ILLINOIS LAND SURVEYOR No. 3184



PREPARED BY: KDC CONSULTANTS INC. WWW.KDCCONSULTANTSINC.COM 16144 S. BELL ROAD HOMER GLEN, ILLINOIS 60491 (708) 645-0545 FAX: 645-0546	
PREPARED FOR: INTEGRITY INVESTMENT	
PROJECT 21-02-024	PAGE 1 OF 1

HAROLD K LIV TR 1 HAGERTY-FELTZ ELEANORA TR 1 FELTZ
410 E MAIN ST
YORKVILLE IL 60560

KEVIN R MARY BETH GAWNE
133 S QUINCY ST
HINSDALE IL 60521

DANIEL D DEANNA L NICHOLSON
32 GAWNE LN
YORKVILLE IL 60560

BEN CYNTHIA NILES
512 E MAIN ST
YORKVILLE IL 60560

STEPHEN G CAROLE L GUENZLER
413 E MAIN ST
YORKVILLE IL 60560

KCJ RESTORATION LLC
102 WORSLEY ST
YORKVILLE IL 60560

JAMES F MADELEINE PATRICK
414 E MAIN ST
YORKVILLE IL 60560

GEORGE R RONALD R REINERT
1208 BADGER ST
YORKVILLE IL 60560

UNKNOWN CLAIMANTS/OWNERS OF RECORD GAWNE WM JR
111 W FOX ST
YORKVILLE IL 60560

IL DEPT NATURAL RESOURCES
OFFICE OF WATER RESOURCES
ONE NATURAL WAY
SPRINGFIELD IL 62702

PETER L ST DENIS
105 WORSLEY ST
YORKVILLE IL 60560

BYRON T WAGNER
508 E MAIN ST
YORKVILLE IL 60560

BYRON T WAGNER
508 E MAIN ST
YORKVILLE IL 60560

KCJ RESTORATION LLC
102 WORSLEY ST
YORKVILLE IL 60560

DIV WATER RES ST ILL
ATTN PAT JOHNSON
3215 EXECUTIVE PARK DR
SPRINGFIELD IL 627033215

KCJ RESTORATION LLC
102 WORSLEY ST
YORKVILLE IL 60560

MARTIN C DE FRANCESCO GAWNE JEAN GAWNE
851 W GUNNISON UNIT 1
CHICAGO IL 60640

DONALD E TERESA L GREEN
404 E MAIN ST
YORKVILLE IL 60560

PAUL D MARY RUTH DOVERSPIKE
302 SANDERS CT
YORKVILLE IL 60560

JACOB JAMIE HURT
408 E MAIN ST
YORKVILLE IL 60560

NICOLE STENGELE
26 GAWNE LN
YORKVILLE IL 60560

JAMES BECK
11748 RIVER RD
PLANO IL 60545

UNKNOWN CLAIMANTS/OWNERS OF RECORD GAWNE WM JR
111 W FOX ST
YORKVILLE IL 60560

VALERIE K MELOUN
22 GAWNE LN
YORKVILLE IL 60560

RYAN WILLIAM VANESSA A DEBOLT
301 SANDERS CT
YORKVILLE IL 60560

RYAN MALKOWSKI
406 E MAIN ST
YORKVILLE IL 60560

BERINGER GLENDA L LIVING TRUST BERINGER RUDOLF LIVING TRUST
105 E BLACKBERRY LN
YORKVILLE IL 60560

WILLIAM A HEATHER BUESCHEN
301 MCHUGH RD
YORKVILLE IL 60560

JUAN MANUEL TRISHA BERMUDEZ
510 E MAIN ST
YORKVILLE IL 60560

ROY A II PAULA D WILKINSON
400 WOODWORTH ST
YORKVILLE IL 60560

DAVID A LISA M SCHILLINGER
412 E MAIN ST
YORKVILLE IL 60560

**PUBLIC NOTICE
NOTICE OF PUBLIC HEARING
BEFORE
UNITED CITY OF YORKVILLE
PLANNING AND ZONING COMMISSION
PZC 2024-12**

NOTICE IS HEREBY GIVEN THAT Steve Holland, petitioner/contract purchaser, and KCJ Restoration LLC, owners, has filed an application with the United City of Yorkville, Kendall County, Illinois, requesting rezoning classification. The real property is generally located south of east Main Street, immediately east of Worsley Street, and north of the Fox River in Yorkville, Illinois. The petitioner is requesting rezoning approval from R-1 Single-Family Suburban Residential District to R-2 Single Family Traditional Residence District, consisting of approximately 0.28 acres, commonly known as 102 Worsley Street. Additionally, the petitioner is requesting to decrease the minimum lot size for the R-2 Single-Family Traditional Residence District to less than the required 12,000 square feet.

The legal description is as follows:

PARCEL 1:

LOT 9 IN BLOCK 2 OF WORSLEY'S ADDITION TO THE VILLAGE OF BRISTOL, IN THE NORTHWEST QUARTER SECTION 33, TOWNSHIP 37 NORTH, RANGE 7 EAST OF THE PRINCIPAL MERIDIAN, IN THE VILLAGE OF BRISTOL, KENDALL COUNTY, ILLINOIS.

PINs: 02-33-129-004

A copy of the application is available for review during normal City business hours at the office of the Community Development Director.

NOTICE IS HEREWITH GIVEN THAT the Planning and Zoning Commission for the United City of Yorkville will conduct a Public Hearing on said application on **Wednesday, July 10, 2024 at 7 p.m.** at the United City of Yorkville, City Hall, located at 651 Prairie Pointe Drive, Yorkville, Illinois 60560.

The public hearing may be continued from time to time to dates certain without further notice being published.

All interested parties are invited to attend the public hearing and will be given an opportunity to be heard. Any written comments should be addressed to the United City of Yorkville Community Development Department, City Hall, 651 Prairie Pointe Drive, Yorkville, Illinois, and will be accepted up to the date of the public hearing.

By order of the Corporate Authorities of the United City of Yorkville, Kendall County, Illinois.

JORI BEHLAND
City Clerk



Reviewed By:	
Legal	<input type="checkbox"/>
Finance	<input type="checkbox"/>
Engineer	<input type="checkbox"/>
City Administrator	<input checked="" type="checkbox"/>
Community Development	<input type="checkbox"/>
Purchasing	<input type="checkbox"/>
Police	<input type="checkbox"/>
Public Works	<input type="checkbox"/>
Parks and Recreation	<input type="checkbox"/>

Agenda Item Number

Mayor's Report #5

Tracking Number

CC 2021-04

Agenda Item Summary Memo

Title: City Buildings Updates

Meeting and Date: City Council – August 13, 2024

Synopsis: _____

Council Action Previously Taken:

Date of Action: _____ Action Taken: _____

Item Number: _____

Type of Vote Required: None

Council Action Requested: Informational

Submitted by: Bart Olson Administration
Name Department

Agenda Item Notes:

If new information is available at the time of the meeting, then a discussion will be held.



Reviewed By:	
Legal	<input type="checkbox"/>
Finance	<input type="checkbox"/>
Engineer	<input type="checkbox"/>
City Administrator	<input checked="" type="checkbox"/>
Community Development	<input type="checkbox"/>
Purchasing	<input type="checkbox"/>
Police	<input type="checkbox"/>
Public Works	<input type="checkbox"/>
Parks and Recreation	<input type="checkbox"/>

Agenda Item Number

Mayor's Report #6

Tracking Number

CC 2021-38

Agenda Item Summary Memo

Title: Water Study Update

Meeting and Date: City Council – August 13, 2024

Synopsis: _____

Council Action Previously Taken:

Date of Action: _____ Action Taken: _____

Item Number: _____

Type of Vote Required: None

Council Action Requested: Informational

Submitted by: Bart Olson Administration
Name Department

Agenda Item Notes:

If new information is available at the time of the meeting, then a discussion will be held.
