



**CITY OF LOCKPORT
CITY COUNCIL MEETING
AGENDA**

**WEDNESDAY, FEBRUARY 07, 2024
CITY HALL, 3RD FLOOR, BOARD ROOM**

7:00 PM

A. PLEDGE OF ALLEGIANCE

B. ROLL CALL

C. INTRODUCTION

D. LIAISON'S REPORT

E. MAYOR'S REPORT

F. AGENDA PARTICIPATION

(Any person who wishes to speak on a topic that is on the Agenda of the Meeting shall fill out a Speaker Card before the start of the Meeting, either at the City Clerk's Office, or may give to the City Clerk before the start of the Meeting itself, stating name, and topic on the Agenda to be discussed. Speaker Cards are required for each of the items the Speaker wishes to address. The purpose of the Cards is to obtain the spelling of name of the Speaker, contact information, and provide for efficient meeting administration. All Speakers shall comply with these rules, which shall be posted at the Speaker Sign-In desk and rulings of the City Clerk. Speakers shall be called by name to approach the podium by the City Clerk. A time limit of five (5) minutes shall be imposed on each Speaker.)

Illinois Municipalities may adopt a group of assorted Ordinances, Resolutions, Motions, and orders by a single Roll Call Vote called an Omnibus Vote or approval by Consent Agenda. The Omnibus Vote/Consent Agenda Vote shall be taken following the unanimous consent by the City Council as to the items to be included in the vote. There will be no separate discussion on these items unless a Council Member or Citizen so requests. In that event, the item will be removed from the Omnibus Vote/Consent Agenda and considered in its normal sequence on the Agenda

G. CONSENT AGENDA

CL-1. [Regular City Council Meeting Minutes from January 17, 2024](#)

Suggested Action: Approve the Regular City Council Meeting Minutes from January 17,

2024 as presented.

- CL-2. [Committee of the Whole Meeting Minutes from January 17, 2024](#)
Suggested Action: Approve the Committee of the Whole Meeting Minutes from January 17, 2024 as presented.
- FN-1. [Bills Through January 30, 2024](#)
Suggested Action: Approve the various bills as presented.
- FN-2. [Payroll Period Ending January 21, 2024](#)
Suggested Action: Approve the payroll period as presented.
- CA-1. [Approving a Valet Services Contract with VPA - Valet Parking Authority for Valet Services Throughout Downtown Lockport in 2024 for an Amount Not to Exceed \\$100,000.](#)
Suggested Action: Approve Resolution No. 24-007 to execute an agreement with Valet Parking Authority, Limited for Valet Services for downtown businesses on weekends and/or other events not to exceed \$100,000 for 2024.
- AT-1. [6-Month Review of Closed Executive Session Meeting Minutes as Required by IL OMA](#)
Suggested Action: Approve Resolution No. 24-012 the 6-month review of Closed Session meeting Minutes as required by Illinois Open Meetings Act.
- PW-1. [Declare Items as Surplus](#)
Suggested Action: Approve Resolution No. 24-006 authorizing the City of Lockport to declare the listed items as surplus.

H. APPROVAL OF MEETING MINUTES (IF NOT APPROVED AS A CONSENT AGENDA ITEM)

I. APPROVAL OF PAYROLL (IF NOT APPROVED AS A CONSENT AGENDA ITEM)

J. PUBLIC HEARING

- AT-1. [Second Amendment to Amended and Restated Annexation Agreement for Redwood Development](#)
Suggested Action: Hold a public hearing and vote on Resolution No. 24-11 approving the Second Amendment to the Annexation Agreement on the Redwood Development.

K. REGULAR BUSINESS ACTION ITEMS

- CD-1. [Concept Plan for a New Lockport Square Master Plan that Includes a Proposed Mixed Use Development Including Approximately 18,000 SF of New Commercial, a 3,500 SF Restaurant, an 89-Room Hotel, 310 Luxury Apartments and 116 Townhomes](#)
Suggested Action: Approve Resolution No. 24-002 a Concept Plan for a proposed Master Plan for Lockport Square.
- PW-1. [2024 Roadway Reconstruction and Water Main Replacement Award](#)
Suggested Action: Approve Resolution No. 24-009 to award the 2024 Roadway and Watermain Replacement Project to Austin Tyler Corp., Inc., in the amount of

\$5,778,413.32.

PW-2. [IL Route 7 \(9th Street\) Channelization Project](#)
Suggested Action: Information Only.

PW-3. [Approve Change Order to Old 9th Street at BNSF Railroad Quiet Zone Project in the Amount of \\$215,000.00 for Additional Utility Conflict Resolution and Pavement Geometry Changes](#)
Suggested Action: Approve Resolution No. 24-018 a Change Order to old 9th Street at BNSF Railroad Quiet Zone Project in the amount of \$215,000.00 for additional utility conflict resolution and pavement geometry changes.

L. PERMANENT COMMITTEES

M. NEW BUSINESS

N. OPEN FLOOR FOR COMMENTS

(Comments will be heard on items that do not appear on the Agenda. The Public Comment portion of the Agenda shall be subject to a twenty (20) minute limitation. A time limit of five (5) minutes shall be imposed on each Speaker.

The purpose of having Public Comments as an Agenda item is to allow any person to make his/her views known to the City Council upon any subject of general or public interest.

Each person wishing to speak during the Public Comment portion of the Agenda must fill out a Public Comment Speaker Card stating name, and the topic about which he/she wishes to speak as well as a sign-in sheet, and give to the City Clerk at the Meeting itself.

The purpose of the Cards is to obtain the spelling of the name of the Speaker, and provide for efficient meeting administration.

The order of speaking shall be based upon the order of sign-in with first person signing-in speaking first and so forth. If the twenty (20) minutes has elapsed before all Speakers who have signed up are allowed to speak, the City Council may elect to continue the time period.

However, if the City Council elects not to extend the time period those Speakers who signed up but did not speak may if they so choose to be placed on the next Agenda under the Public Comments Section and shall be placed at the top of the Sign-In Sheet in the same order they were in from the previous Sign-In Sheet.

All Speakers shall comply with these rules which shall be posted at the Speaker Sign-In desk and rulings of the City Clerk.)

O. EXECUTIVE SESSION: OPEN MEETINGS EXEMPTIONS

2(c)(1) Appointments, Employment, Compensation, Discipline, Performance or Dismissal of specific Employees.

2(c)(2): Collective negotiating matters between the public body and its employees or their representatives, or deliberations concerning salary schedules for one or more classes of employees.

2(c)(3) Selection of a person to fill a Public Office, including a vacancy in a Public Office.

2(c)(5) Purchase or Lease of real property, including meetings held for the purpose of discussing whether a particular parcel should be acquired.

2(c)(6) The setting of a price for Sale or Lease of property owned by the public body.

2(c)(11) Litigation, when an action against, affecting or on behalf of the particular public body has been filed and is pending before a court or administrative tribunal, or when the public body finds that an action is probable or imminent, in which case the basis for the finding shall be recorded and entered into the minutes of the closed meeting.

2(c)(21) Discussion of minutes of meetings lawfully closed under this Act, whether for purposes of approval by the body of the minutes or semi-annual review of the minutes as mandated by Section 2.06

P. ADJOURNMENT



City Council

Agenda Memorandum

Item # CL-1

To: Mayor & City Council

From: Donna Tadey, Deputy City Clerk

Subject: Regular City Council Meeting Minutes from January 17, 2024

Date: Wednesday, February 7, 2024

BACKGROUND/HISTORY

Provided are the Regular City Council Meeting Minutes from January 17, 2024.

PROS/CONS/ALTERNATIVES

N/A

RECOMMENDATION

Approve the Regular City Council Meeting Minutes as presented.

ATTACHMENTS

[Regular City Council Meeting Minutes from January 17, 2024](#)

SPECIFIC CITY COUNCIL ACTION REQUIRED

Approve the Regular City Council Meeting Minutes from January 17, 2024 as presented.

LOCKPORT

Mayor
Steven Streit

City Clerk
Kathleen Gentile

Administrator
Ben Benson



Alderman

Patrick Sheehan - 1st Ward
Jonathan Pugh - 1st Ward
Patrick McDonald - 2nd Ward
JR Gillogly - 2nd Ward
Darren Deskin - 3rd Ward
Christina Bergbower - 3rd Ward
Renee Saban - 4th Ward
Joanne Bartelsen - 4th Ward

City of Historic Pride
222 E. Ninth Street Lockport, IL 60441-3497

Proceedings of the City Council of the City of Lockport, Illinois January 17, 2024

VIDEO IS HEREIN INCORPORATED
INTO THE OFFICIAL MINUTES

REGULAR MEETING of the City Council of the City of Lockport, Illinois was held on Wednesday, January 17, 2024 in the Board Room, 3rd Floor, of the Central Square Building, 222 E. Ninth Street, Lockport, Illinois. Mayor Steve Streit called the Meeting to order at 7:00 p.m.

INVOCATION: Pastor Ernest Jones, Christ Vision Community Church

ROLL CALL

PRESENT: Mayor, Steve Streit
Alderman, Patrick Sheehan
Alderman, Jonathan Pugh
Alderman, Patrick McDonald
Alderman, JR Gillogly
Alderwoman, Christine Bergbower
Alderman, Darren Deskin
Alderwoman, Joann Bartelsen
Alderwoman, Renee Saban

ABSENT: NONE

ALSO PRESENT: City Administrator, Ben Benson
City Attorney, Sonni Choi Williams
City Clerk, Kathy Gentile
Director of Public Works, Brent Cann
Director of Community & Economic Development, Lance Thies
Finance Director, Lisa Heglund
Chief of Police, Richard Harang

PRESS: Cathy Wilker, LCTV

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LIAISON REPORT

1. McDonald – Finance Auditors are on-site today and tomorrow for review
2. Gillogly - Thank you to Public Works for snow-plowing after the storm. If anyone had their mailbox broken by a snowplow, you can apply on the City’s website and the City will replace the damaged mailbox.
3. Pugh - The Police Department’s 4 year ILEAP accreditation audit was just recently completed. Chief Marc Maton, Vice President for the Illinois Association of Chiefs of Police was present to present the ILEAP Accreditation Plaque. This is Lockport’s second Accreditation award. This is a demonstration to the community that the City is following best practices and standards. To qualify for the award, the City is evaluated on 69 criteria. The Accreditation is valid for 4 years.
4. Streit – update on Lockport Central High School
 - a. Angela Adolph, Executive Director of the Lockport Township 205 Foundation, provided an update on the Referendum for the ballot in 2024 to renovate, restore the building, add building enhancements for ADA compliance.
5. Bartelsen - Winter Beautification Recognition
 - a. Linklater Residence, 521 South State
 - b. Svee Residence, 16647 Eastlake Parkway
 - c. Unmisig Residence, 1110 Jennifer Court
 - d. Enk Residence, 915 E 8th Street
 - e. Lindstrom Residence, 913 E 8th Street
 - f. 4th Place: Fary Residence, 17441 Yakima Drive
 - g. 3rd Place: Nowling Residence, 615 S. State Street
 - h. 2nd Place: Grigas Residence, 16330 Cagwin Drive
 - i. 1st Place: Billquist Residence, 17920 S. McCabe Lane

MAYORS REPORT

1. 2023 Pop Warner Football 11U Mid America & State Champions - Lockport Jr. Porters
2. 2023 Pop Warner Jr. Pee Wee 8-11 Cheer Team Mid America & State Champions - Lockport Jr. Porters

APPROVAL OF CONSENT AGENDA ITEMS

MOTION BY BARTELSEN, SECONDED BY SABAN, TO REVIEW CONSENT AGENDA. ROLL CALL VOTE ON THE MOTION:

AYES – SHEEHAN, PUGH, MCDONALD, GILLOGLY, BERGBOWER, DESKIN, BARTELSEN, SABAN

NAY - NONE

ABSENT – NONE

ABSTAIN – NONE

8 AYES, 0 NAY, 0 ABSENT, 0 ABSTAIN – MOTION CARRIED

**Proceedings of the City Council of the City of Lockport, Illinois
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1. CL-1. Regular City Council Meeting Minutes from January 3, 2024 Suggested Action: Approve the Regular City Council Meeting Minutes from January 3, 2024 as presented.
 2. CL-2. Committee of the Whole Meeting Minutes from January 3, 2024 Suggested Action: Approve the Committee of the Whole Meeting Minutes from January 3, 2024 as presented.
 3. FN-1. Payroll Periods Ending December 24, 2023 & January 7, 2024 Suggested Action: Approve the payroll period as presented.
 4. FN-2. Bills Through January 9, 2024 Suggested Action: Approve the various bills as presented.
 5. CA-1. Approving Professional Engineering Services with V3 for Design and Final Engineering to Replace the 8th Street Pedestrian Bridge at the Lincoln Landing Suggested Action: Approve Resolution No. 24-005 Professional Services Agreement and Task Order with V3 Companies for the 8th Street Bridge Replacement Final Engineering in an amount not to exceed \$128,240.
 6. CA-2. Approving a Professional Services Contract with V3 and Maple Hill HOA to Fund the Costs to Repair Fiddymment Creek Berm and Retention Pond in an Amount Not to Exceed 384,475.00 Suggested Action: Approve Resolution No. 24-004 the Professional Services Agreement and Task Order with V3 Companies for the repair of Fiddymment Creek Berm & Retention Pond at Maple Hill Subdivision Project in the amount of \$384,475.00.
 7. PW-1. Authorizing the Execution of the Renewal of IDNR License Agreement No. 5415 with the State of Illinois Department of Natural Resources Suggested Action: Approve Resolution No. 24-001 authorizing the execution of the renewal of IDNR License Agreement #3415 for maintenance and access across the I&M Canal for the City's Sewer Main Line.
 8. PW-2. Accept Quote from Austin Tyler for Spoil Removal for a Total Not-to-Exceed Fee of \$33,600 Suggested Action: Approve Resolution No. 24-003 accepting the quote from Austin Tyler for Spoil Removal for a total not-to-exceed \$33,600.

MOTION BY SABAN, SECONDED BY MCDONALD, TO APPROVE CONSENT AGENDA. ROLL CALL VOTE ON THE MOTION:

AYES – SHEEHAN, PUGH, MCDONALD, GILLOGLY, BERGBOWER, DESKIN, BARTELTEN, SABAN

NAY - NONE

ABSENT – NONE

ABSTAIN – NONE

8 AYES, 0 NAY, 0 ABSENT, 0 ABSTAIN – MOTION CARRIED

REGULAR BUSINESS

PW-1. Accept Quote for the North Plant Basement Lighting Replacement Project from Elliott 3 Electric in the Amount of \$19,385.00

MOTION TO APPROVE RESOLUTION NO. 24-010 ACCEPTING THE QUOTE FOR REPLACEMENT OF THE NORTH PLANT BASEMENT LIGHTING FROM ELLIOTT ELECTRIC IN THE AMOUNT OF \$19,385.00. MOTION BY SABAN, SECONDED BY MCDONALD. ROLL CALL VOTE ON THE MOTION:

AYES – SHEEHAN, PUGH, MCDONALD, GILLOGLY, BERGBOWER, DESKIN, BARTELTEN, SABAN

NAY - NONE

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ABSENT – NONE

ABSTAIN – NONE

8 AYES, 0 NAY, 0 ABSENT, 0 ABSTAIN – MOTION CARRIED

ADJOURNMENT

**MOTION BY GILLOGLY, SECONDED BY MCDONALD, TO ADJOURN THE CITY COUNCIL MEETING,
7:30 PM. MOTION APPROVED BY VOICE VOTE.**

KATHLEEN GENTILE
City Clerk



City Council

Agenda Memorandum

Item # CL-2

To: Mayor & City Council

From: Donna Tadey, Deputy City Clerk

Subject: Committee of the Whole Meeting Minutes from January 17, 2024

Date: Wednesday, February 7, 2024

BACKGROUND/HISTORY

Provided are the Committee of the Whole Meeting Minutes Minutes from January 17, 2024.

PROS/CONS/ALTERNATIVES

N/A

RECOMMENDATION

Approve the Committee of the Whole Meeting Minutes as presented.

ATTACHMENTS

[Committee of the Whole Meeting Minutes from January 17, 2024](#)

SPECIFIC CITY COUNCIL ACTION REQUIRED

Approve the Committee of the Whole Meeting Minutes from January 17, 2024 as presented.

LOCKPORT

Mayor

Steven Streit

City Clerk

Kathleen Gentile

Administrator

Ben Benson

**Alderman**

Patrick Sheehan - 1st Ward
Jonathan Pugh - 1st Ward
Patrick McDonald - 2nd Ward
JR Gillogly - 2nd Ward
Darren Deskin - 3rd Ward
Christina Bergbower - 3rd Ward
Renee Saban - 4th Ward
Joanne Bartelsen - 4th Ward

City of Historic Pride

222 E. Ninth Street Lockport, IL 60441-3497

***Proceedings of the Committee of the Whole
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REGULAR MEETING of the Committee of the Whole of the City of Lockport, Illinois was held on Wednesday, January 17, 2024 in the Board Room, 3rd Floor, of the Central Square Building, 222 E. Ninth Street, Lockport, Illinois. Mayor Steve Streit called the Meeting to order at 7:30 pm.

ROLL CALL

PRESENT: Mayor, Steve Streit
Alderman, Patrick Sheehan
Alderman, Jonathan Pugh
Alderman, Patrick McDonald
Alderman, JR Gillogly
Alderman, Christine Bergbower
Alderman, Darren Deskin
Alderman, Joann Bartelsen
Alderman, Renee Saban

ABSENT: NONE

ALSO PRESENT: City Administrator, Ben Benson
City Attorney, Sonni Choi Williams
City Clerk, Kathy Gentile
Director of Public Works, Brent Cann
Director of Community & Economic Development, Lance Thies
Finance Director, Lisa Heglund
Chief of Police, Richard Harang

PRESS: Cathy Wilker, LCTV

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**ITEMS RECOMMENDED TO BE PLACED ON THE AGENDA FOR CONSENT OR ACTION AT THE NEXT
REGULARLY SCHEDULED CITY COUNCIL MEETING**

**CA-1. Approving a Valet Services Contract with VPA - Valet Parking Authority for Valet Services
Throughout Downtown Lockport in 2024 for an Amount Not to Exceed \$100,000.**

City Administrator, Ben Benson, presented the Staff Report. Seeking approval for the new vendor, targeting to start as of March 1, 2024.

Discussion among Council ensued regarding special events. The contract will be focused on providing services on Friday and Saturday nights. After the first year, the City will evaluate whether or not to pursue a multi-year contract.

DIRECTION: Add to the Consent Agenda for the February 7 City Council Meeting

**CA-2. Ordinance Approving the Purchase of Commercial Property in Downtown Lockport, 723
S. State Street, Lockport, IL, and Authorizing the City Administrator to Execute the Purchase**

City Administrator, Ben Benson, presented the Staff Report. The City reached out to another Appraiser to assess the property, in terms of acquisition and demolition.

Discussion among the Council ensued, regarding the impact of the creek that runs underneath the property.

DIRECTION: FOR INFORMATION ONLY

AT-1. 6-Month Review of Closed Executive Session Meeting Minutes as Required by IL OMA

City Attorney, Sonni Choi Williams, presented the update on the 6 month review of Closed Executive Session Meeting Minutes. The last review was done in August, 2023. At this time, there are no meeting minutes to be released. After 18 months, any verbatim or audio recordings can be destroyed.

DIRECTION: Add to the Consent Agenda for the February 7 City Council Meeting

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AT-2. Second Amendment to Amended and Restated Annexation Agreement for Redwood Development

City Attorney, Sonni Choi Williams, presented an update on the Annexation Agreement for Redwood Development. The Annexation Agreement identified a 3 year schedule for impact fees. This amendment will update the impact fees to be in effect for another 3 years. This extension has no adverse impact and will last thru the last phase of the Redwood Development.

DIRECTION: Add as a Public Hearing at the February 7 City Council Meeting

CD-1. Concept Plan for a New Lockport Square Master Plan that Includes a Proposed Mixed Use Development Including Approximately 18,000 SF of New Commercial, a 3,500 SF Restaurant, an 89-Room Hotel, 310 Luxury Apartments and 116 Townhomes

Director of Community & Economic Development, Lance Thies, presented an overview of the history of Lockport Square. This presentation provided details to answer the following topics and questions raised by residents:

1. How many parking spaces/cars will be included in the proposed Concept Plan: 783 spaces required, 1076 spaces proposed. The original 2007 master plan had defined a proposed 1684 parking spots. The current plan reflects a reduction of 608 parking spaces.
2. How many parking spots would be at the Springs Apartments? 388 proposed
3. How much open space/impervious surface? The 2024 master plan reduces impervious and creates more than 30% more open space.
4. Are there detention ponds? There is no impact to the existing storm water system
5. Why a hotel? The hotel's inclusion in the project is based on a market analysis performed by the owner through a third party
6. What are the financial impacts via Building Permits and Impact Fees
7. What are the comparables for a Property Tax evaluation?
8. What are the financial impacts via Property Taxes?
9. What is the status of the Sales Tax Increment Financing (STIF) from the original agreement? We would project Janko will receive 15% of their original incentive.
10. Will there be a traffic study?
11. What is the police staffing impact? There is no need to increase the number of officers at this time. The City will re-evaluate the need as population and calls for service increase.

***Proceedings of the Committee of the Whole
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January 17, 2024***

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12. What is the Sanitary Treatment plant impact? The proposed addition of 420 households is proposed to be 0.16 MGD (2.6% of capacity; 3.7% increase in flow)
 13. What would be the timeline if approved? If the master plan is approved, the Janko Group would need to submit rezoning plans, subdivision plans and have their Special Use Permit and Development Agreement updated to reflect the Master Plan. This would be an approximately 3 month process. Both PZC and City Council reviews would be required. Any subsequent developer (whether Janko or another) would need to follow the City's Standard Final Development process which takes approximately 4 months from when the plans are submitted.

Discussion among the Council ensued. The City would need to review the proposed plan to review current zoning, and determine the need for any rezoning or special use permits. Public Works and the Police Department are aligned with the details provided in Lance's presentation.

Alderman Pugh raised questions about the plan for residential to be built overlooking and adjacent to manufacturing.

Alderman Deskin raised questions about the location of the proposed future hotel. For the proposed residential, which is a combination of apartments and townhomes, can there be an option to purchase an apartment (condo option). Question about whether or not the City can enforce vetting process for rental properties, or setting market price for the residences.

Alderwoman Bartelsen raised questions about the decision to add rentals into the master plan and the estimated rental costs. At the concept phase, it is too early to articulate the eventual rental costs. Raised question and concern about whether the Lockport Square concept plan would detract from our historic downtown. Raised concern about the lack of affordable senior living.

Certain restrictions exist on Lockport Square. Medical Express' contract prevents any other medical facilities. Panera restricts bakery/café and sandwich shops. Panera limits the locations of where any other coffee shop could be built within Lockport Square. Popeye's prevents location of other businesses that sell a percentage of chicken.

Discussion about the pros/cons of retaining the STIF. Janko leverages the STIF to incent retailers.

Discussion about the revenue from Sales Tax and Property Tax, and how each are used. Property Tax supports the local schools. Sales Tax is revenue for the City.

Alderman Sheehan is not in support of the design of the proposed concept plan.

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Alderwoman Bergbower raised the concern about affordable senior living, and if the plan can include some type of senior living.

Alderman McDonald raised concern about the value of the revenues from sales taxes and property taxes.

Alderman Gillogly is in support of the concept plan and the residential buildings.

Alderman Deskin is in support of the concept plan.

Alderwoman Saban is in support of the concept plan.

Mayor Streit address the Council and stated the need for Council to consider the options because once we develop Lockport Square, it has long-term impact. The design of this property requires thinking about the potential services that will be provided, and not about the revenue from the property. There is no rush for the Council to decide to develop this property.

DIRECTION: Add as an Action Item to the Agenda for the February 7 City Council Meeting

PW-1. Declare Items as Surplus

Director of Public Works, Brent Cann, presented a Staff Report on the City's surplus items.

DIRECTION: Add to the Consent Agenda for the February 7 City Council Meeting

PUBLIC COMMENTS

1. Nora Gruenberg, Government Affairs Director for Illinois Realtors – addressed the Council thanking them for taking such a thoughtful approach to deciding how to proceed on the Lockport Square

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January 17, 2024***

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ADJOURNMENT

**MOTION BY MCDONALD, SECONDED BY PUGH TO ADJOURN THE CITY COUNCIL MEETING at
9:22 PM. VOICE VOTE ON THE MOTION.**

**AYES – SHEEHAN, PUGH, MCDONALD, GILLOGLY, BERGBOWER, DESKIN, BARTELSEN,
SABAN**

NAY - NONE

ABSENT – NONE

ABSTAIN – NONE

8 AYES, 0 NAY, 0 ABSENT, 0 ABSTAIN – MOTION CARRIED

KATHLEEN GENTILE, City Clerk



City Council

Agenda Memorandum

Item # FN-1

To: Mayor & City Council

From: Lisa Heglund, Finance Director

Subject: Bills Through January 30, 2024

Date: Wednesday, February 7, 2024

BACKGROUND/HISTORY

Attached is a list of various bills and invoices through January 30, 2024.

PROS/CONS/ALTERNATIVES

N/A

RECOMMENDATION

Approve the various bills through January 30, 2024.

ATTACHMENTS

[Bill Summary Through January 30, 2024](#)

[Bills List Through January 30, 2024](#)

SPECIFIC CITY COUNCIL ACTION REQUIRED

Approve the various bills through January 30, 2024 as presented.

To: City Council
From: Lisa Heglund
RE: Various Bills
Date: January 30, 2024

Below is a list of some of the invoices that are in your packet. I have included some additional information to further explain the expense. The amounts listed below are based on the invoice amount.

Vendor Name	Amount Paid	Description
ADS Environmental Services	16,900.00	Leak Survey Fall- Dec 2023
Austin Tyler Construction	9,920.00	Spoil Hauling For Maryknoll
Austin Tyler Construction	11,840.00	Additional Spoil Removal *2023*
Austin Tyler Construction	11,840.00	Spoil Removal
Baxter And Woodman, Inc	10,967.50	Non Pot Water System Design
Baxter And Woodman, Inc	47,437.63	Division Street WWTP Improvements
Chamlin Associates Inc.	5,086.00	Rose Center- Farrell Road - Nov 2023
Chamlin Associates Inc.	16,048.50	2023 GIS Mapping - Nov 2023
Christopher B. Burke Eng., Ltd.	38,387.50	12th St, Hamilton St, Washington St & Lincoln Street Water Main Project #2
Concentric Integration,	7,606.90	Well 12 & 13 PLC Upgrades - Dec
Core & Main	5,680.00	Water Meters
Core & Main	11,745.00	Flexnet Smartpoints MXU
Core & Main	19,932.00	Water Meters
Elliott Electric	9,965.00	Cagwin & Farrell Streetlight Repair
Frost Solutions	10,000.00	Weather Camera Subscription 11/1/23-10/31/24
Gallagher Asphalt Corporation	149,766.00	2023 Resurfacing Project - Jan
Hawkins, Inc.	5,322.24	Polymer
Hawkins, Inc.	6,984.07	Polymer
Silver Cross Foundation	10,000.00	Partnership Agreement FY 2024
The Horton Group	378,548.00	Crime, Cyber, Business Auto, Commercial Package, Commercial Umbrella
Thomas Engineering Group	16,610.63	Briggs Street Sanitary Pumping Station Engineering - Dec 2023
V3 Companies	23,656.25	IGA Lockport Loop Trail Feasibility Study - Dec 2023
Vortex Technologies, Inc.	5,612.50	Composite Sampler For Bonnie Brae
Water Well Solutions Illinois,	8,000.00	Well No. 13 Repairs & Rehabilitation
Will County Governmental League	18,064.20	2024 Membership Dues

INVOICE REGISTER FOR CITY OF LOCKPORT
 EXP CHECK RUN DATES 01/10/2024 - 01/30/2024
 JOURNALIZED
 PAID

VENDOR NAME	INVOICE NUMBER	INVOICE DATE	DESCRIPTION	ACCOUNT #	DEPARTMENT	ITEM AMOUNT

1ST AYD CORPORATION	PSI669685	01/30/2024	BRAKE CLEANER & HAND CLEANER	01-15-00-51500	PUBLIC WORKS	\$278.15
					VENDOR TOTAL:	\$278.15
911 TECH INC.	1559	01/30/2024	2024 COPFTO ANNUAL SUBSCRIPTION	01-01-00-53600	CITY ADMINISTRATION	\$2,340.00
					VENDOR TOTAL:	\$2,340.00
A BEEP, LLC	121189	01/30/2024	2-WAY RADIO REPAIRS FOR STREET #115	01-18-00-52000	STREET DEPARTMENT	\$128.40
					VENDOR TOTAL:	\$128.40
ACCURATE EMPLOYMENT SCREENINGS LLC	AUR2212636	12/30/2023	EMPLOYMENT SCREENING-DEC - ERCO, CHOVANE	01-09-00-56800	ENGINEERING	\$133.55
					VENDOR TOTAL:	\$133.55
ADOBE	11/29/2023	12/30/2023	ACROPRO SUBS - NOV	01-01-00-53600	CITY ADMINISTRATION	\$21.24
					VENDOR TOTAL:	\$21.24
ADS ENVIRONMENTAL SERVICES	35792-1223	12/30/2023	LEAK SURVEY FALL- DEC 2023	20-15-00-52260	PUBLIC WORKS	\$16,900.00
					VENDOR TOTAL:	\$16,900.00
ADVANCED WEIGHING SYSTEMS INC	34577	01/30/2024	RECERT OF SCALES 2024	01-04-00-52200	POLICE DEPARTMENT	\$420.00
					VENDOR TOTAL:	\$420.00
AIR WANS	181954	01/30/2024	INTERNET SERVICE@MAINT FACILITY - JAN 2024	01-01-00-53600	CITY ADMINISTRATION	\$259.00
					VENDOR TOTAL:	\$259.00
AL WARREN OIL CO., INC.	W1608824	12/30/2023	GAS - JOB #1792950	01-00-00-12060	CTY ADMIN OR CPTL OUTLY	\$4,362.81
	W1622695	01/30/2024	DIESEL - JOB# 1805040	01-18-00-51550	STREET DEPARTMENT	\$4,674.00
	W1620670	01/30/2024	DIESEL / JOB# 1803198	01-18-00-51550	STREET DEPARTMENT	\$3,502.69
	W1620668	01/30/2024	GAS - JOB# 1803196	01-00-00-12060	CTY ADMIN OR CPTL OUTLY	\$2,849.45
	W1620669	01/30/2024	GAS - JOB# 1803197	01-00-00-12060	CTY ADMIN OR CPTL OUTLY	\$1,961.24
	W1623998	01/30/2024	GAS - JOB# 1806138	01-00-00-12060	CTY ADMIN OR CPTL OUTLY	\$2,968.26
					VENDOR TOTAL:	\$20,318.45
ALL TRAFFIC SOLUTIONS, INC.	SIN039312	12/30/2023	SHIELD SPEED DISPLAY, APP TRAFFIC SUITE	01-04-00-52300	POLICE DEPARTMENT	\$4,421.30
					VENDOR TOTAL:	\$4,421.30
ALLISON CANN	MILEAGE REIM.	12/30/2023	MILEAGE REIMBURSEMENT, TRAVELING TO P/U EN	01-01-00-51600	CITY ADMINISTRATION	\$55.00

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VENDOR NAME	INVOICE NUMBER	INVOICE DATE	DESCRIPTION	ACCOUNT #	DEPARTMENT	ITEM AMOUNT
VENDOR TOTAL:						\$55.02
AMAZON CAPITAL SERVICES						
	196W-RYRT-XDC7	12/30/2023	2.6 STAINLESS STEEL TRASH CANS	01-01-00-52700	CITY ADMINISTRATION	\$368.25
	196W-RYRT-XLDV	12/30/2023	BROCHURE HOLDER TRI-FOLD & CARD HOLDER	01-01-00-51000	CITY ADMINISTRATION	\$49.77
	1L3L-JX6F-TT3X	12/30/2023	SMART CHARGER FOR STSINGER -FLASHLIGHT FOI	20-15-00-52000	PUBLIC WORKS	\$65.43
	1HND-6JGQ-V4MV	12/30/2023	12 OUTLET POWER STRIP	01-01-00-51000	CITY ADMINISTRATION	\$72.99
	1H9V-XJDV-VX9L	12/30/2023	HOLIDAY PARTY - AMAZON FIRE HD TABLET, TABLE	01-01-00-56801	CITY ADMINISTRATION	\$241.01
	1DTV-M41L-VRNP	12/30/2023	ELECTRICAL TEST KIT, MULTI CHARGER USB ADAP	20-15-00-51900	PUBLIC WORKS	\$148.81
	1H6L-NFJL-W4XY	12/30/2023	COFFEE FILTERS, MONTHLY PLANNER, AAA BATTEI	01-16-00-51000	PUBLIC WORKS	\$146.49
	1HRQ-YRJV-WRJD	12/30/2023	2-12 VOLT BATTERIES	20-15-00-52100	PUBLIC WORKS	\$30.39
	1XRP-PHJP-WN9P	12/30/2023	OPEN TOP TRASH CAN-CITY HALL-2ND FLOOR	01-01-00-52700	CITY ADMINISTRATION	\$122.75
	1H3T-CJCN-WD1L	12/30/2023	ELF SANTA HATS, TREAT BAGS	01-01-00-56310	CITY ADMINISTRATION	\$54.92
	1FKV-J39R-WWFF	12/30/2023	OTTERBOX W/HOLSTER CLIP, USB PLUG IN SPEAKE	20-16-00-53900	PUBLIC WORKS	\$49.96
	1L3F-9KPW-Y6JW	12/30/2023	BLUETOOTH DESKTOP KEYBOARD W/MOUSE, FULL	01-01-00-51000	CITY ADMINISTRATION	\$177.73
	11CC-YVCH-TLXK	12/30/2023	2.6 GALLON STAINLESS STEEL TRASH CANS	01-01-00-52700	CITY ADMINISTRATION	\$79.98
	1DTV-M41L-XH33	12/30/2023	2024 PEEL AND STICK CAR CALENDAR, THANK YOU	01-16-00-51000	PUBLIC WORKS	\$26.47
	17MY-77RR-XT36	12/30/2023	THERMAL PAPER	01-04-00-56600	POLICE DEPARTMENT	\$420.00
	1WQJ-CCMY-FHWH	12/30/2023	THERMOMETER FOR THERMOMETER, YARD WASTE	01-04-00-52100	POLICE DEPARTMENT	\$47.67
	1YF4-9XTD-W144	12/30/2023	CHARGING CABLE, FOAMING HAND WASH, USB FLA	01-04-00-56800	POLICE DEPARTMENT	\$60.14
VENDOR TOTAL:						\$2,162.76
AMAZON, INC.						
	114 5260931 405541	12/30/2023	NOTEBOOK, MONTHLY PLANNER	01-16-00-51000	PUBLIC WORKS	\$48.77
	113-7863239-650745	12/30/2023	HOLIDAY PARTY 2023 - WELLNESS GIFTS	01-01-00-56801	CITY ADMINISTRATION	\$408.10
	112-5314702-038741	12/30/2023	HOLIDAY PARTY - HOLIDAY POP UP GIFT BOX	01-01-00-56801	CITY ADMINISTRATION	\$50.00
	112-6585101-662424	12/30/2023	HOLIDAY PARTY - GIFT CARDS - LET'S EAT, STARBL	01-01-00-56801	CITY ADMINISTRATION	\$101.99
VENDOR TOTAL:						\$608.86
AMERICAN LEGAL PUBLISHING CORP						
	30371	01/30/2024	ANNUAL WEB HOSTING FEE 1/15/2024 - 1/15/2025	01-01-00-52600	CITY ADMINISTRATION	\$550.00
VENDOR TOTAL:						\$550.00
ANDRITZ SEPARATION INC.						
	8480124216	01/30/2024	PARTS FOR SOUTH CENTRIFUGE BASE	20-16-00-52200	PUBLIC WORKS	\$709.86
VENDOR TOTAL:						\$709.86
APPLIED CONCEPTS, INC.						
	431826	01/30/2024	RADAR CABLES, CABLE KIT, ANTENNA CABLES	01-04-00-51670	POLICE DEPARTMENT	\$1,571.00
VENDOR TOTAL:						\$1,571.00
ARAMARK CORP.						
	11/22/2023	12/30/2023	MATS@P.D. - NOV	01-04-00-52100	POLICE DEPARTMENT	\$139.93
VENDOR TOTAL:						\$139.93
AUSTIN TYLER CONSTRUCTION LLC						

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2368-1B	12/30/2023	SPOIL HAULING FOR MARYKNOLL	20-24-00-67100	WATER/SEWER CAPITAL		\$9,920.00
2368-1A	12/30/2023	ADDITIONAL SPOIL REMOVAL *2023*	01-18-00-52310	STREET DEPARTMENT		\$11,840.00
2368-1	12/30/2023	SPOIL REMOVAL	01-18-00-52310	STREET DEPARTMENT		\$11,840.00
VENDOR TOTAL:						\$33,600.00
AUTO ZONE						
2597543632	01/30/2024	BATTERY JUMPER PACK	01-15-00-51900	PUBLIC WORKS		\$326.78
VENDOR TOTAL:						\$326.78
BAXTER AND WOODMAN, INC						
254084	12/30/2023	2021-2024 BRIDGE INSPECTION SERVICES	14-00-00-53200	CTY ADMIN OR CPTL OUTLY		\$800.00
254031	12/30/2023	REVIEW OF MS4 PERMIT REQUIREMENTS	01-09-00-53200	ENGINEERING		\$2,012.50
254029	12/30/2023	NON POT WATER SYSTEM DESIGN	20-24-00-67000	WATER/SEWER CAPITAL		\$10,967.50
254024	12/30/2023	DIVISION STREET WWTP IMPROVEMENTS PHASE II	20-24-00-67000	WATER/SEWER CAPITAL		\$47,437.63
254030	12/30/2023	WATER SYSTEM ANALYSIS	20-15-00-53200	PUBLIC WORKS		\$330.00
254025	12/30/2023	2023 INDUSTRIAL PRETREATMENT PROGRAM ASSI	20-16-00-53200	PUBLIC WORKS		\$3,199.33
254471	12/30/2023	REVIEW OF MS4 PERMIT REQUIREMENTS - DEC	01-09-00-53200	ENGINEERING		\$235.00
VENDOR TOTAL:						\$64,981.96
BEARY LANDSCAPE MANAGEMENT INC						
269726	12/30/2023	2023 LANDSCAPE MAINTENANCE CONTRACT - POLI	01-04-00-52200	POLICE DEPARTMENT		\$445.00
VENDOR TOTAL:						\$445.00
BLAIN'S FARM AND FLEET						
1160	12/30/2023	UNIFORM ALLOWANCE FOR J. MATA	01-18-00-51600	STREET DEPARTMENT		\$148.71
3847	01/24/2024	UNIFORM ALLOWANCE FOR N. BOGDAN *SAFETY*	01-18-00-51600	STREET DEPARTMENT		\$233.73
VENDOR TOTAL:						\$382.44
BOLINGBROOK POLICE DEPARTMENT						
HIDTA REIM-DEC	12/30/2023	HIDTA DEC 23	01-04-00-52999	POLICE DEPARTMENT		\$1,227.15
VENDOR TOTAL:						\$1,227.15
BS & A SOFTWARE						
152196	01/30/2024	UTILITY BILLING-MASS CHANGES, METER SIZE, NEV	20-01-00-53200	CITY ADMINISTRATION		\$2,000.00
VENDOR TOTAL:						\$2,000.00
CANON FINANCIAL SERVICES, INC.						
31907721	12/30/2023	COPIER RENTAL@CITY HALL, STP, PW - DEC 2023	01-01-00-55000	CITY ADMINISTRATION		\$1,080.76
31745078	12/30/2023	COPIER RENTAL@P.D. - NOV 2023	01-04-00-52200	POLICE DEPARTMENT		\$123.37
31907720	12/30/2023	COPIER RENTAL@P.D. - DEC 2023	01-04-00-52200	POLICE DEPARTMENT		\$183.98
31745079	12/30/2023	COPIER RENTAL@CITY HALL, STP, PW-NOV 2023	01-01-00-55000	CITY ADMINISTRATION		\$997.01
VENDOR TOTAL:						\$2,385.12
CASH REWARDS						
CASH REWARDS NC	12/30/2023	CASH REWARDS - NOV	01-01-00-56800	CITY ADMINISTRATION		\$(100.00)
CASH REWARDS NC	12/30/2023	CASH REWARDS NOV 2023	01-01-00-56800	CITY ADMINISTRATION		\$(50.00)

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CASH REWARD NO 12/30/2023		CASH REWARDS NOV 2023	01-01-00-56800	CITY ADMINISTRATION		\$(25.00)
CASH REWARDS NOV 12/30/2023		CASH REWARDS NOV	01-01-00-56800	CITY ADMINISTRATION		\$(100.00)
CASH REWARDS NO 12/30/2023		CASH REWARDS NOV	01-01-00-56800	CITY ADMINISTRATION		\$(50.00)
CASH REWARD #1-N 12/30/2023		CASH REWARDS #1-NOV	01-01-00-56800	CITY ADMINISTRATION		\$(250.00)
CASH REWARDS #2- 12/30/2023		CASH REWARDS #2-NOV	01-01-00-56800	CITY ADMINISTRATION		\$(250.00)
CASH REWARDS #4- 12/30/2023		CASH REWARDS #4-NOV	01-01-00-56800	CITY ADMINISTRATION		\$(25.00)
CASH REWARD NOV 12/30/2023		CASH REWARDS - NOV	01-01-00-56800	CITY ADMINISTRATION		\$(100.00)
CASH REWARDS #1 12/30/2023		CASH REWARDS #1	01-01-00-56800	CITY ADMINISTRATION		\$(1,000.00)
CASH REWARD #2 12/30/2023		CASH REWARD #2	01-01-00-56800	CITY ADMINISTRATION		\$(100.00)
CASH REWARD #1-F 12/30/2023		CASH REWARD #1 - NOV	01-01-00-56800	CITY ADMINISTRATION		\$(250.00)
CASH REWARD #2-F 12/30/2023		CASH REWARD #2- P.D. - NOV	01-01-00-56800	CITY ADMINISTRATION		\$(100.00)
CASH REWARD #3-F 12/30/2023		CASH REWARD #3-P.D. - NOV	01-01-00-56800	CITY ADMINISTRATION		\$(50.00)
CASH REWARDS #1- 12/30/2023		CASH REWARDS #1	01-01-00-56800	CITY ADMINISTRATION		\$(50.00)
CASH REWARD # 2 12/30/2023		CASH REWARD #2	01-01-00-56800	CITY ADMINISTRATION		\$(25.00)
VENDOR TOTAL:						\$(2,525.00)
CDW GOVERNMENT, INC.						
PB93888	01/30/2024	LAPTOPS AND DOCKING STATIONS	01-01-00-53400	CITY ADMINISTRATION		\$1,868.16
VENDOR TOTAL:						\$1,868.16
CENTRAL CLEANERS						
DEC 2023	12/30/2023	UNIFORM CLEANING DEC 2023	01-04-00-52810	POLICE DEPARTMENT		\$570.70
VENDOR TOTAL:						\$570.70
CHAMLIN ASSOCIATES INC.						
5023232	12/30/2023	2023 GIS MAPPING - NOV 2023	20-24-00-67000	WATER/SEWER CAPITAL		\$16,048.50
5023224	12/30/2023	1640 DAVIESS AVENUE REVIEWS - NOV 2023	01-09-00-53200	ENGINEERING		\$879.00
5023221	12/30/2023	LANDWORKS 14800 GOUGAR RD - NOV 2023	01-09-00-53200	ENGINEERING		\$3,577.50
5023220	12/30/2023	WILL COUNTY SCHOOL SITEWORK - NOV 2023	01-09-00-53200	ENGINEERING		\$1,213.50
5023217	12/30/2023	ROSE CENTER- FARRELL ROAD - NOV 2023	01-09-00-53200	ENGINEERING		\$5,086.00
5023222	12/30/2023	LOCKPORT SQUARE MASTER PLAN - NOV 2023	01-09-00-53200	ENGINEERING		\$2,944.50
5023209	12/30/2023	REDWOOD APARTMENT HOMES - NOV 2023	01-09-00-53200	ENGINEERING		\$1,808.00
VENDOR TOTAL:						\$31,557.00
CHICAGO TRIBUNE						
11/29/2023	12/30/2023	CHICAGO TRIBUNE SUBSCRIPTION	01-09-00-51400	ENGINEERING		\$51.00
11/30/2023	12/30/2023	CHICAGO TRIBUNE SUBSCRIPTION	01-01-00-51400	CITY ADMINISTRATION		\$34.00
VENDOR TOTAL:						\$85.00
CHRISTIAN BROTHERS AUTOMOTIVE						
15504	01/30/2024	ALIGNMENT FOR PD #523	01-04-00-52000	POLICE DEPARTMENT		\$140.12
15442	01/30/2024	#109 - ALIGNMENT	01-18-00-52000	STREET DEPARTMENT		\$140.12
VENDOR TOTAL:						\$280.24
CHRISTOPHER B. BURKE ENG., LTD.						

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	189452	12/30/2023	IL 7 CHANNELIZATION PHASE II ENGINEERING SER\	14-00-00-53200	CTY ADMIN OR CPTL OUTLY	\$176.67
	189130	12/30/2023	12TH ST, HAMILTON ST, WASHINGTON ST & LINCOL	20-24-00-67000	WATER/SEWER CAPITAL	\$38,387.50
					VENDOR TOTAL:	\$38,564.17
CINTAS						
	5191064812	01/30/2024	SERVICE OF FIRST AID CABINET AT PW	01-16-00-52800	PUBLIC WORKS	\$185.18
	5192093090	01/30/2024	FIRST AIDE REPLENISH@CITY HALL - JAN 2024	01-01-00-52700	CITY ADMINISTRATION	\$194.02
					VENDOR TOTAL:	\$379.20
CITGO PETROLEUM CORP						
	CAER GRANT REFUI	12/30/2023	CAER GRANT REFUND - DOUBLE PAYMENT MADE	01-04-00-44001	POLICE DEPARTMENT	\$5,000.00
					VENDOR TOTAL:	\$5,000.00
CITY OF CREST HILL						
	HIDTA REIM -SEPT-M	12/30/2023	HIDTA REIMB SEPT-NOV 23	01-04-00-52999	POLICE DEPARTMENT	\$4,898.76
					VENDOR TOTAL:	\$4,898.76
CITY OF LOCKPORT						
	HIDTA REIM DEC 23	12/30/2023	HIDTA REIMB DEC 23	01-04-00-52999	POLICE DEPARTMENT	\$952.56
					VENDOR TOTAL:	\$952.56
CL REAL ESTATE LLC						
	1025 S STATE ST DE	12/30/2023	1025 S STATE ST DEV BOND REFUND	01-00-00-19999	CTY ADMIN OR CPTL OUTLY	\$5,000.00
					VENDOR TOTAL:	\$5,000.00
COLUMBIA PIPE & SUPPLY CO.						
	4310519	01/30/2024	PARTS FOR NORTH STP BASEMENT-PIPE, HANGER	20-16-00-52100	PUBLIC WORKS	\$3,858.50
	4311584	01/30/2024	PARTS FOR NORTH STP BASEMENT - PVC, PVC UNI	20-16-00-52100	PUBLIC WORKS	\$758.60
					VENDOR TOTAL:	\$4,617.10
COM ED						
	2203107039-97	12/30/2023	TRAFFIC SIGNALS - DEC	01-18-00-53700	STREET DEPARTMENT	\$276.38
	2181120134-7	12/30/2023	SLOYAN LIFT STATION - DEC	20-16-00-53700	PUBLIC WORKS	\$38.82
	3803062074-21	12/30/2023	141ST STREET LIFT STATION - DEC	20-16-00-53700	PUBLIC WORKS	\$281.27
	6771073142-Z	12/30/2023	CHEVRON - 304 W 5TH ST - - DEC	01-01-00-52705	CITY ADMINISTRATION	\$948.19
	0440033081-4	12/30/2023	1000 S STATE STREET - LIGHT CABINET - DEC	01-18-00-53700	STREET DEPARTMENT	\$68.49
					VENDOR TOTAL:	\$1,613.15
COMCAST						
	INTERNET@TRAIN-M	12/30/2023	INTERNET@TRAIN STATION - NOV	01-01-00-53600	CITY ADMINISTRATION	\$172.90
	INTERNET@C.H. - DI	12/30/2023	INTERNET SERVICE@CITY HALL - DEC	01-01-00-53600	CITY ADMINISTRATION	\$218.90
	INTERNET@BBFM-N	12/30/2023	INTERNET SERVICE@BBFM-NOV	01-01-00-53600	CITY ADMINISTRATION	\$116.85
	INTERNET@STP-DE	12/30/2023	INTERNET SERVICE@STP - DEC	01-01-00-53600	CITY ADMINISTRATION	\$202.85
	INTERNET@P.D.-DE	12/30/2023	INTERNET@P.D. - DEC	01-01-00-53600	CITY ADMINISTRATION	\$292.61
					VENDOR TOTAL:	\$1,004.11

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	IL-29027	12/30/2023	REPAIR FRONT GATE	01-16-00-52100	PUBLIC WORKS	\$240.00
					VENDOR TOTAL:	\$240.00
CONCENTRIC INTEGRATION, LLC	254472	12/30/2023	WELL 12 & 13 PLC UPGRADES - DEC	20-24-00-67000	WATER/SEWER CAPITAL	\$7,606.90
					VENDOR TOTAL:	\$7,606.90
COOM'S CORNER SPORTS GRILL	717016	12/30/2023	HOLIDAY PARTY - GIFT CARD	01-01-00-56801	CITY ADMINISTRATION	\$40.00
					VENDOR TOTAL:	\$40.00
COPPER'S HAWK	186182	12/30/2023	STAFF LUNCHEON	01-01-00-56800	CITY ADMINISTRATION	\$64.17
					VENDOR TOTAL:	\$64.17
CORE & MAIN	U126513	12/30/2023	WATER METERS	20-15-00-52230	PUBLIC WORKS	\$5,680.00
	U126395	12/30/2023	WATER METERS	20-15-00-52230	PUBLIC WORKS	\$19,932.00
	U203311	01/30/2024	CLAMP FOR WATER MAIN	20-15-00-52260	PUBLIC WORKS	\$2,147.48
	U206444	01/30/2024	WATER METERS - 1" BRONZE CONNECTION	20-15-00-52230	PUBLIC WORKS	\$1,672.00
	U126266	01/30/2024	FLEXNET SMARTPOINTS MXU	20-15-00-52230	PUBLIC WORKS	\$11,745.00
					VENDOR TOTAL:	\$41,176.48
COSTAR REALTY INFORMATION, INC.	120560203	01/30/2024	MONTHLY SITE RESEARCH- JAN 2024	01-07-00-53200	PLANNING/ECONOMIC DEV	\$466.56
					VENDOR TOTAL:	\$466.56
CPS-WHEELING	3-0060255	01/30/2024	#129 - WINTER WIPER BLADES	01-18-00-52000	STREET DEPARTMENT	\$23.98
					VENDOR TOTAL:	\$23.98
CREDITS- CITY CREDIT CARD	TAX CREDIT	12/30/2023	CARHARTT TAX CREDIT	01-18-00-51600	STREET DEPARTMENT	\$(178.36)
	CASH REWARDS	12/30/2023	CASH REWARDS - #1-NOV	01-01-00-56800	CITY ADMINISTRATION	\$(100.00)
	CASH REWARDS #2	12/30/2023	CASH REWARDS #2-NOV	01-01-00-56800	CITY ADMINISTRATION	\$(25.00)
	11/20/2023	12/30/2023	** CREDIT ** B CANN MEMBERSHIP DUES	01-09-00-51400	ENGINEERING	\$(4.95)
	*** TAX CREDIT **	12/30/2023	MENARDS TAX CREDIT - INVOICES# 47225122/47225	01-18-00-56810	STREET DEPARTMENT	\$(43.19)
	9300108681636025	12/30/2023	* CREDIT * RETURNED ITEMS - GLAZE, FOAM BRUSH	01-01-00-56310	CITY ADMINISTRATION	\$(18.98)
					VENDOR TOTAL:	\$(370.48)
CRESCENT ELECTRIC SUPPLY CO.	S512004553.001	12/30/2023	STREETLIGHT PARTS - GELAMPS, VINYL ELEC TAPE	01-18-00-52210	STREET DEPARTMENT	\$1,783.00
					VENDOR TOTAL:	\$1,783.00
CUMMINS, INC	F2-33117	12/30/2023	PLANNED MAINTENANCE ON GENERATOR	01-04-00-52100	POLICE DEPARTMENT	\$350.94

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						VENDOR TOTAL:	\$350.94
DONUT SHOP LLC	458461	12/30/2023	TOWN HALL EVENT	01-01-00-56310	CITY ADMINISTRATION	\$70.76	
						VENDOR TOTAL:	\$70.76
ELIZABETH CIHLAR	FESTIVAL OF TREE	12/30/2023	FESTIVAL OF TREE WINNER PRIZE- CHRISTMAS IN	01-01-00-56310	CITY ADMINISTRATION	\$150.00	
						VENDOR TOTAL:	\$150.00
ELLIOTT ELECTRIC	28859	12/30/2023	CAGWIN & FARRELL STREETLIGHT REPAIR	01-18-00-52210	STREET DEPARTMENT	\$9,965.00	
						VENDOR TOTAL:	\$9,965.00
EMBERS TAP HOUSE AND SOCIAL CLUB LL	144980	12/30/2023	HOLIDAY PARTY - GIFT CARD	01-01-00-56801	CITY ADMINISTRATION	\$40.00	
	747068	12/30/2023	LUNCHEON -P/W STAFF , MAYOR, BENSON	01-01-00-56800	CITY ADMINISTRATION	\$27.44	
						VENDOR TOTAL:	\$67.44
FACEBOOK	6864073460373723-1	12/30/2023	CHRISTMAS IN THE SQUARE - FB ADS	01-01-00-56310	CITY ADMINISTRATION	\$32.00	
						VENDOR TOTAL:	\$32.00
FAIRYTALE ENTERTAINMENT PARTYS, INC	* DEPOSIT *	12/30/2023	CHRISTMAS IN THE SQUARE - ELF & GRINCH CHAR	01-01-00-56310	CITY ADMINISTRATION	\$806.00	
	FINAL PAYMENT	12/30/2023	FINAL PAYMENT - CHRISTMAS IN THE SQUARE - EI	01-01-00-56310	CITY ADMINISTRATION	\$1,209.00	
						VENDOR TOTAL:	\$2,015.00
FIDELITY NATIONAL TITLE	WJ23020847-2	12/30/2023	723 S STATE ST-SEARCH WORK CHARGE	01-01-00-53200	CITY ADMINISTRATION	\$350.00	
						VENDOR TOTAL:	\$350.00
FISHER AUTO PARTS, INC.	341-084603	01/30/2024	#100 - WIPER BLADES	01-18-00-52000	STREET DEPARTMENT	\$17.98	
	341-084594	01/30/2024	#523 - WIPER BLADES	01-04-00-52000	POLICE DEPARTMENT	\$29.71	
	341-084671	01/30/2024	#128 - WIPER BLADES	01-18-00-52000	STREET DEPARTMENT	\$17.98	
	341-084196	01/30/2024	#510 - OIL FILTER	01-04-00-52000	POLICE DEPARTMENT	\$11.63	
	341-084837	01/30/2024	#505 - OXYGEN SENSOR	01-04-00-52000	POLICE DEPARTMENT	\$66.07	
	341-084984	01/30/2024	#127 - WIPER BLADES	01-18-00-52000	STREET DEPARTMENT	\$17.98	
	341-084485	01/30/2024	WINDSHIELD WASHER FLUID	01-04-00-52000	POLICE DEPARTMENT	\$189.99	
	341-084455	01/30/2024	55 GALLONS OF DIESEL EXHAUST FLUID	01-15-00-51500	PUBLIC WORKS	\$209.99	
	341-085104	01/30/2024	#127 - OUTER AIR FILTER	01-18-00-52000	STREET DEPARTMENT	\$62.50	
	341-085221	01/30/2024	#205 - FRONT EXHAUST PIPE	01-09-00-52000	ENGINEERING	\$418.98	
	341-085233	01/30/2024	#205 - EXHAUST MANIFOLD	01-09-00-52000	ENGINEERING	\$99.94	
						VENDOR TOTAL:	\$1,142.75
FLECKENSTEINS BAKERY							

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	W514558	12/30/2023	HOLIDAY PARTY - DESSERT TRAYS	01-01-00-56801	CITY ADMINISTRATION	\$579.43
					VENDOR TOTAL:	\$579.43
FORESTRY SUPPLIERS	747792	12/30/2023	TOOL HOLSTER, SLING PAK, REPLACEMENT BLADE	01-18-00-51900	STREET DEPARTMENT	\$871.41
					VENDOR TOTAL:	\$871.41
FROST SOLUTIONS, LLC	1236	01/30/2024	WEATHER CAMERA SUBSCRIPTION 11/1/23-10/31/24	01-18-00-52800	STREET DEPARTMENT	\$10,000.00
					VENDOR TOTAL:	\$10,000.00
GALLAGHER ASPHALT CORPORATION	23214GW 05	12/30/2023	2023 RESURFACING PROJECT - JAN	14-00-00-52311	CTY ADMIN OR CPTL OUTLY	\$149,766.00
					VENDOR TOTAL:	\$149,766.00
GAS N WASH	12/6/2023	12/30/2023	CAR WASH - B CANN - DEC	01-09-00-52000	ENGINEERING	\$39.95
					VENDOR TOTAL:	\$39.95
GASAWAY MAINTENANCE CO.	1062722	01/30/2024	LIQUID CALCIUM CHLORIDE	01-18-00-51680	STREET DEPARTMENT	\$2,823.80
	1062770	01/30/2024	LIQUID CALCIUM CHLORIDE	01-18-00-51680	STREET DEPARTMENT	\$2,786.70
					VENDOR TOTAL:	\$5,610.50
GATE OPTIONS	44635	01/30/2024	S/W GATE IS STUCK OPEN	01-04-00-52100	POLICE DEPARTMENT	\$240.00
					VENDOR TOTAL:	\$240.00
GENUINE PARTS COMPANY	3104-817363	01/30/2024	#122 - REFLECTOR	01-18-00-52000	STREET DEPARTMENT	\$2.06
	3104-817196	01/30/2024	SHOP - SHOP TOWELS	01-15-00-51700	PUBLIC WORKS	\$14.20
	3104-817199	01/30/2024	SHOP - GREASE TUBES	01-15-00-51700	PUBLIC WORKS	\$22.20
	3104-817334	01/30/2024	#124 - TRANSMISSION FLUID	01-18-00-52000	STREET DEPARTMENT	\$98.20
	3104-817147	01/30/2024	#120 - OIL HUBS	01-18-00-52000	STREET DEPARTMENT	\$42.78
	3104-817095	01/30/2024	SHOP - IMPACT SOCKET	01-15-00-51900	PUBLIC WORKS	\$22.81
	3104-816816	01/30/2024	#130 - 4 QTS GEAR OIL	01-18-00-52000	STREET DEPARTMENT	\$68.24
	3104-816969	01/30/2024	#527 - TIRE PRESSURE SENSOR	01-04-00-52000	POLICE DEPARTMENT	\$42.42
	3104-816602	01/30/2024	#105 - TIRE VALVE STEMS	01-18-00-52000	STREET DEPARTMENT	\$5.60
	3104-817683	01/30/2024	#513 - TIRE VALVE	01-04-00-52000	POLICE DEPARTMENT	\$2.80
	3104-817855	01/30/2024	#132 - DIESEL 911 ADDITIVE	01-18-00-52000	STREET DEPARTMENT	\$14.85
	3104-817823	01/30/2024	SHOP - TUBE GASKET SEALANT	01-15-00-51700	PUBLIC WORKS	\$7.77
	3104-817822	01/30/2024	#505- OXYGEN SENSOR	01-04-00-52000	POLICE DEPARTMENT	\$67.19
	3104-817954	01/30/2024	#556 - OIL ADDITIVE	01-04-00-52000	POLICE DEPARTMENT	\$8.52
	3104-818183	01/30/2024	#124 - TRANS FILTER SET W/GASKETS	01-18-00-52000	STREET DEPARTMENT	\$142.00
	3104-818200	01/30/2024	SHOP - FUSE PACS	01-15-00-51700	PUBLIC WORKS	\$20.00
	3104-818161	01/30/2024	#124 - 6 GALLONS TRANSMISSION FLUID	01-18-00-52000	STREET DEPARTMENT	\$98.26

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	3104-818020	01/30/2024	CUTOFF WHEELS FOR GRINDER	01-15-00-52200	PUBLIC WORKS	\$100.04
	3104-818019	01/30/2024	JUGS OF DIESEL EXHAUST FLUID	01-15-00-51500	PUBLIC WORKS	\$79.95
					VENDOR TOTAL:	\$859.83
GOVERNMENT FINANCE OFFICERS						
	779447	01/18/2024	GFOA- ANNUAL CONFERENCE REGISTRATION - 6/9	01-01-00-56200	CITY ADMINISTRATION	\$500.00
					VENDOR TOTAL:	\$500.00
GRAINGER						
	9955307500	01/30/2024	TOOLS & HEATER THERMOSTATS	20-16-00-51900	PUBLIC WORKS	\$282.90
	9959618548	01/30/2024	PIPE FITTINGS FOR PLOWS	01-18-00-52000	STREET DEPARTMENT	\$69.30
					VENDOR TOTAL:	\$352.20
GREGG SHISLER						
	TABLE FOR BOX	01/24/2024	BAR TABLE FOR SUGGESTION BOX	01-08-00-51000	BUILDING DEPARTMENT	\$97.19
					VENDOR TOTAL:	\$97.19
HAWKINS, INC.						
	6665847	01/30/2024	CHLORINE CYLINDER CHARGES	20-15-00-51820	PUBLIC WORKS	\$450.00
	6658455	01/30/2024	CHLORINE, HYDROFLUOSILICIC ACID	20-15-00-51820	PUBLIC WORKS	\$4,524.45
	6666129	01/30/2024	CHLORINE CYLINDERS	20-16-00-51820	PUBLIC WORKS	\$100.00
	6666130	01/30/2024	CHLORINE CYLINDERS	20-16-00-51820	PUBLIC WORKS	\$10.00
	6647056	12/30/2023	CHLORINE CYLINDER CHARGES	20-15-00-51820	PUBLIC WORKS	\$410.00
	6671956	01/30/2024	POLYMER	20-16-00-51830	PUBLIC WORKS	\$5,322.24
	6671957	01/30/2024	ALUMINUM SULFATE	20-16-00-51840	PUBLIC WORKS	\$3,915.60
	6672767	01/30/2024	POLYMER	20-16-00-51830	PUBLIC WORKS	\$6,984.07
					VENDOR TOTAL:	\$21,716.36
HEARTSMART						
	395335	12/30/2023	AED 5 YEAR REPLACEMENT PARTS	01-01-00-52700	CITY ADMINISTRATION	\$832.00
					VENDOR TOTAL:	\$832.00
HEIDELBERG MATERIALS MIDWEST AGG						
	42769375	12/30/2023	5 LOADS 3/4 STONE (CA07)	20-15-00-52260	PUBLIC WORKS	\$2,083.25
	42804043	01/30/2024	5 LOADS 3/4 STONE (CA07)	20-15-00-52260	PUBLIC WORKS	\$2,805.21
					VENDOR TOTAL:	\$4,888.46
HELLOFRESH						
	2798544335	12/30/2023	HOLIDAY PARTY - GIFT CARD	01-01-00-56801	CITY ADMINISTRATION	\$90.00
					VENDOR TOTAL:	\$90.00
HOME DEPOT						
	WM53493992	12/30/2023	LUMBER FOR SHOOTING	01-04-00-51610	POLICE DEPARTMENT	\$207.90
					VENDOR TOTAL:	\$207.90
HOME DEPOT CREDIT SERVICES						
	8021895	12/30/2023	DUCT BRUSH KIT, WAX, SPRING LINKS	01-16-00-52100	PUBLIC WORKS	\$98.27

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	9010512	01/08/2024	60" BRUSH W/SCRAPERS	01-18-00-51900	STREET DEPARTMENT	\$39.96
	7010589	01/24/2024	MAILBOX SUPPLIES -POST ANCHOR, STEEL ANGLE,	01-18-00-51650	STREET DEPARTMENT	\$626.88
					VENDOR TOTAL:	\$765.04
HOMER INDUSTRIES, LLC	S204947	12/30/2023	DROP CHARGE - LEAVES	01-06-00-52210	YARD WASTE	\$50.00
					VENDOR TOTAL:	\$50.00
HR GREEN, INC.	171117	12/30/2023	I & M CANAL OUTFALL IMPROVEMENTS- DEC	14-00-00-53200	CTY ADMIN OR CPTL OUTLY	\$542.50
	171116	12/30/2023	QUIET ZONE - DEC	14-00-00-53200	CTY ADMIN OR CPTL OUTLY	\$1,527.58
					VENDOR TOTAL:	\$2,070.08
HYATT PLACE BLOOMINGTON	676464662	01/18/2024	ILCMA CONFERENCE - HOTEL - B BENSON	01-01-00-56200	CITY ADMINISTRATION	\$421.41
					VENDOR TOTAL:	\$421.41
IACP	190951	01/04/2024	HUFF MEMBERSHIP 2024 DUES	01-04-00-51400	POLICE DEPARTMENT	\$190.00
	315617	01/04/2024	MEMBERSHIP RENWAL - ARIZZI	01-04-00-51400	POLICE DEPARTMENT	\$190.00
					VENDOR TOTAL:	\$380.00
IL CITY/COUNTY MGMT ASSOC	88795	12/30/2023	IAMMA HOLIDAY LUNCHEON	01-01-00-56800	CITY ADMINISTRATION	\$35.00
					VENDOR TOTAL:	\$35.00
IL DEPT NATURAL RESOURCES	AGREEMENT #5415	01/24/2024	LEASE PAYMENT RESOLUTION 19-005 - AGREEMEN	01-01-00-56800	CITY ADMINISTRATION	\$1,930.00
					VENDOR TOTAL:	\$1,930.00
IL DEPT.OF FINANCIAL & PROFESSIONAL	21948846	12/21/2023	LICENSING NEW APPLICATION/TRANSACTION FEE-I	01-09-00-51400	ENGINEERING	\$61.35
					VENDOR TOTAL:	\$61.35
IL MIO	896574	12/30/2023	HOLIDAY DINNER	01-01-00-56800	CITY ADMINISTRATION	\$284.36
					VENDOR TOTAL:	\$284.36
IL. STATE POLICE-OFFICE OF FINANCE	HIDTA REIM - DEC 2:	12/30/2023	HIDTA REIMB DEC 23	01-04-00-52999	POLICE DEPARTMENT	\$8,377.83
					VENDOR TOTAL:	\$8,377.83
ILLINOIS MUNICIPAL LEAGUE	2024 MEMBERSHIP I	01/30/2024	2024 IML MUNICIPAL MEMBERSHIP	01-01-00-51400	CITY ADMINISTRATION	\$2,000.00
					VENDOR TOTAL:	\$2,000.00
ILLINOIS SECRETARY OF STATE POLICE	LICENSE PLATE RE	01/24/2024	LICENSE PLATE RENWAL - BRUNZIE PLATES	01-04-00-52000	POLICE DEPARTMENT	\$151.

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VENDOR TOTAL:						\$151.00
ILLINOIS STATE TOLL HIGHWAY						
	HOLIDAY SIGN	01/09/2024	APPLICATION FEE FOR BLUE BOARD SIGN-HOLIDAY	01-01-00-56800	CITY ADMINISTRATION	\$100.00
	BO DOME SIGN	01/09/2024	APPLICATION FEE FOR BLUE BOARD SIGN-BO DOM	01-01-00-56800	CITY ADMINISTRATION	\$100.00
	IL.STATE MUSEUM	01/09/2024	APPLICATION FEE FOR BLUE BOARD SIGN - IL. STA	01-01-00-56800	CITY ADMINISTRATION	\$100.00
VENDOR TOTAL:						\$300.00
INTERNATIONAL CODE COUNCIL						
	101681642	12/30/2023	2021 INT'L ENERGY CONSERVATION CODES	01-08-00-51300	BUILDING DEPARTMENT	\$114.00
VENDOR TOTAL:						\$114.00
INTERNATIONAL CODE COUNCIL,INC						
	101681864	12/30/2023	2021 IECC SIGNIFICANT CHANGES	01-08-00-56200	BUILDING DEPARTMENT	\$165.00
	101681870	12/30/2023	2021 IECC SIGNIFICANT CHANGES	01-08-00-56200	BUILDING DEPARTMENT	\$165.00
VENDOR TOTAL:						\$330.00
INTERNATIONAL SOCIETY OF						
	1263051	12/30/2023	IL CHAPTER DUES/MEMBERSHIP RENWAL - J. BOKH	01-18-00-51400	STREET DEPARTMENT	\$190.00
VENDOR TOTAL:						\$190.00
INTERSTATE BATTERIES OF						
	50920620	01/30/2024	#206 - BATTERIES	01-09-00-52000	ENGINEERING	\$145.95
	50920710	01/30/2024	BATTERIES FOR STREET #132, PD #522, WATER PR	01-18-00-52000	STREET DEPARTMENT	\$1,390.50
VENDOR TOTAL:						\$1,536.45
INVOICE CLOUD						
	1358-2023-12	12/30/2023	MONTHLY PROCESSING OF ONLINE BILL PRESENTI	20-01-00-53200	CITY ADMINISTRATION	\$550.10
VENDOR TOTAL:						\$550.10
IT'S YOUR SERVE						
	365623	01/24/2024	STANDARD SERVICE/PROCESS FEE- ADCOCK CON	01-01-00-53200	CITY ADMINISTRATION	\$149.00
VENDOR TOTAL:						\$149.00
J L ADLER ROOFING AND SHEET ME						
	SD23-494	12/30/2023	ROOF REPAIRS	20-16-00-52100	PUBLIC WORKS	\$897.00
VENDOR TOTAL:						\$897.00
JENNIFER KEARNEY						
	JAN 2024	01/30/2024	PREPARATION / PROSECUTION OF LOCKPORT OV/1	01-01-00-53200	CITY ADMINISTRATION	\$1,967.50
VENDOR TOTAL:						\$1,967.50
JEWEL-OSCO						
	00101414	12/30/2023	POLAR EXPRESS MOVIE NIGHT - COOKIE TRAYS	01-01-00-56310	CITY ADMINISTRATION	\$77.94
VENDOR TOTAL:						\$77.94
JIM'S TRUCK INSPECTION LLC						
	201168	01/30/2024	#114 - SAFETY LANE INSPECTION	01-18-00-52000	STREET DEPARTMENT	\$43.00

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	201167	01/30/2024	#127 - SAFETY LANE INSPECTION	01-18-00-52000	STREET DEPARTMENT	\$43.00
	201348	01/30/2024	#109 - SAFETY LANE INSPECTION	01-18-00-52000	STREET DEPARTMENT	\$41.00
	201493	01/30/2024	#601 - SAFETY SAFETY LANE INSPECTION	20-16-00-52000	PUBLIC WORKS	\$41.00
					VENDOR TOTAL:	\$168.00
JOANNE STORES						
	10097364496	12/30/2023	CHRISTMAS IN THE SQUARE - GRINCH SUPPLIES	01-01-00-56310	CITY ADMINISTRATION	\$19.60
	1009736446-#2	12/30/2023	CHRISTMAS IN THE SQUARE - GRINCH SUPPLIES	01-01-00-56310	CITY ADMINISTRATION	\$5.12
					VENDOR TOTAL:	\$24.72
JULIE INC.						
	2024-1017	01/30/2024	2024 ANNUAL ASSESSMENT INVOICE -SEMI ANNUAL	20-15-00-56500	PUBLIC WORKS	\$3,797.41
					VENDOR TOTAL:	\$3,797.41
K-9 GUARDIANS INC.						
	DEC 2023	12/30/2023	DOG CONTRACT - DEC 2023	01-05-00-52800	ANIMAL CONTROL	\$2,500.00
					VENDOR TOTAL:	\$2,500.00
KENDALL COUNTY SHERIFF'S OFFICE						
	HIDTA REIM-DEC 23	12/30/2023	HIDTA REIMB DEC 23	01-04-00-52999	POLICE DEPARTMENT	\$2,832.59
					VENDOR TOTAL:	\$2,832.59
KIMBALL MIDWEST						
	101809942	01/30/2024	LOCK PINS FOR WATER	20-15-00-51900	PUBLIC WORKS	\$66.80
					VENDOR TOTAL:	\$66.80
KONICA MINOLTA PREMIER FINANCE						
	520250689	01/30/2024	DESIGNJET COPIER@ENG DEPT - FEB	01-09-00-52200	ENGINEERING	\$268.27
					VENDOR TOTAL:	\$268.27
KONSTRUCTION SERVICES						
	HYDRANT REFUND	12/30/2023	HYDRANT REFUND - REDWOOD LIVING CONSTRUC	20-00-00-19999	CTY ADMIN OR CPTL OUTLY	\$527.00
					VENDOR TOTAL:	\$527.00
KREMA COFFEE ROASTERS						
	61	12/30/2023	HOLIDAY PARTY - GIFT CARD	01-01-00-56801	CITY ADMINISTRATION	\$25.00
					VENDOR TOTAL:	\$25.00
LANDS END BUSINESS OUTFITTERS						
	8204984	12/30/2023	UNIFORM ALLOWANCE - L THIES	01-07-00-56800	PLANNING/ECONOMIC DEV	\$66.86
	20231122016170299	12/30/2023	UNIFORM ALLOWANCE - HEGLUND , BATUSICH	01-01-00-51600	CITY ADMINISTRATION	\$95.90
	5867272	12/30/2023	UNIFORM ALLOWANCE - CHERYL, BRITTINI, JEN, LI	01-01-00-51600	CITY ADMINISTRATION	\$163.21
					VENDOR TOTAL:	\$325.97
LAWSON PRODUCTS,INC.						
	9311195762	01/30/2024	SHOP NUTS, BOLTS, & WASHERS	01-15-00-51700	PUBLIC WORKS	\$263.01
	9311200090	01/30/2024	HEX CAP SCREW	01-15-00-68000	PUBLIC WORKS	\$84.05

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						VENDOR TOTAL:	\$347.96
LEADS ONLINE LLC	409109	01/30/2024	2024 - LEADSONLINE TOTAL TRACK INVESTIGATION	01-01-00-53600	CITY ADMINISTRATION	\$3,626.00	
						VENDOR TOTAL:	\$3,626.00
LES MOORE AND COMPANY	89479	12/30/2023	MORTAR	01-18-00-52310	STREET DEPARTMENT	\$47.75	
						VENDOR TOTAL:	\$47.75
LEXISNEXIS RISK DATA MGMT, INC	1463850-20231231	12/30/2023	WIRE BATCH - DEC 2023	01-04-00-52200	POLICE DEPARTMENT	\$133.90	
						VENDOR TOTAL:	\$133.90
LOCK & MULE	11/30/2023	12/30/2023	HOLIDAY PARTY - GIFT CARD	01-01-00-56801	CITY ADMINISTRATION	\$50.00	
						VENDOR TOTAL:	\$50.00
LOCKPORT CHAMBER OF COMMERCE	4207	12/30/2023	CHAMBER HOLIDAY LUNCHEON	01-01-00-56800	CITY ADMINISTRATION	\$200.00	
						VENDOR TOTAL:	\$200.00
MAILCHIMP	MC15532432	12/30/2023	RENTAL PROGRAM - DEC	01-01-00-56301	CITY ADMINISTRATION	\$19.50	
						VENDOR TOTAL:	\$19.50
MENARDS	47225122	12/30/2023	CHRISTMAS LIGHTS 8 SETS	01-18-00-56810	STREET DEPARTMENT	\$352.65	
	47225023	12/30/2023	CHRISTMAS LIGHTS - 4 SETS	01-18-00-56810	STREET DEPARTMENT	\$217.46	
	47225169	12/30/2023	CHRISTMAS LIGHTS - 7 SETS	01-18-00-56810	STREET DEPARTMENT	\$305.24	
						VENDOR TOTAL:	\$875.35
METALLINE	15874	01/30/2024	SNOW PLOW CURB GUARDS	01-18-00-52200	STREET DEPARTMENT	\$2,897.96	
						VENDOR TOTAL:	\$2,897.96
METROPOLITAN INDUSTRIES, INC.	57887	01/30/2024	RELAY FOR SOUTH GBT CONTROL PANEL	20-16-00-52200	PUBLIC WORKS	\$32.00	
	57725	12/30/2023	REPAIRS TO BONNIE BRAE, LOCKPORT STP & NEW	20-16-00-52200	PUBLIC WORKS	\$1,010.00	
						VENDOR TOTAL:	\$1,042.00
MICHAEL'S	9300108681636025	12/30/2023	CHRISTMAS IN THE SQUARE - SUPPLIES - GLOSS G	01-01-00-56310	CITY ADMINISTRATION	\$22.82	
	9300108681636025	12/30/2023	COOKIE WALK - GLAZE, FOAM BRUSH	01-01-00-56310	CITY ADMINISTRATION	\$18.98	
						VENDOR TOTAL:	\$41.80
MIKES SALT CORPORATION	18124	01/24/2024	SALT FOR DOWNTOWN SIDEWALKS	02-00-00-52440	CTY ADMIN OR CPTL OUTLY	\$1,960.00	

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VENDOR NAME	INVOICE NUMBER	INVOICE DATE	DESCRIPTION	ACCOUNT #	DEPARTMENT	ITEM AMOUNT	
						VENDOR TOTAL:	\$1,960.00
MINUTEMAN SECURITY TECHNOLOGIES,INC	105640	01/30/2024	STAR INNOVATION PARK CAMERA	01-04-00-51670	POLICE DEPARTMENT	\$1,869.00	
						VENDOR TOTAL:	\$1,869.00
MONROE TRUCK EQUIPMENT	342933	01/30/2024	PLOW PIVOT PIN FOR STP #602 AND STOCK	20-16-00-52000	PUBLIC WORKS	\$64.92	
	32770	12/30/2023	#121 - PLOW EQUIPMENT	01-18-00-52000	STREET DEPARTMENT	\$376.27	
	343148	01/30/2024	#121 - VALVE	01-18-00-52000	STREET DEPARTMENT	\$296.67	
						VENDOR TOTAL:	\$737.86
MOTOROLA SOLUTIONS, INC.	8281789146	12/30/2023	CAMERA IN SQUAD	01-04-00-52300	POLICE DEPARTMENT	\$60.00	
	8281788529	12/30/2023	CAMERA	01-04-00-52300	POLICE DEPARTMENT	\$195.00	
	8281799550	12/30/2023	EVIDENCE LIBRARY	01-04-00-52300	POLICE DEPARTMENT	\$150.00	
						VENDOR TOTAL:	\$405.00
NATIONAL MINORITY UPDATE	10532049	01/30/2024	ONLINE PUBLIC ADVERTISING-POLICE OFFICER-202	01-04-00-56810	POLICE DEPARTMENT	\$295.00	
						VENDOR TOTAL:	\$295.00
NETWORK SOLUTIONS	11/21/2023	12/30/2023	LOCKPORT RESOURCE.DOMAIN	01-01-00-53600	CITY ADMINISTRATION	\$44.99	
						VENDOR TOTAL:	\$44.99
NEW ERA SPREADING INC	571	12/30/2023	SLUDGE HAUL-12/27/2023, 12/28/2023	20-16-00-52810	PUBLIC WORKS	\$3,192.00	
						VENDOR TOTAL:	\$3,192.00
NICOR	96 78 14 6672 5-140	12/30/2023	OAK CREEK LIFT STATION - DEC	20-16-00-53800	PUBLIC WORKS	\$46.76	
	99 69 18 7539 9-59	12/30/2023	222 E 9TH STREET-CITY HALL - DEC	01-01-00-52700	CITY ADMINISTRATION	\$935.02	
	84 94 92 1714 9-96	12/30/2023	15160 NEW AVENUE - GENERATOR - DEC	20-16-00-53800	PUBLIC WORKS	\$44.30	
	07 45 59 5129 8-130	12/30/2023	133 W 13TH STREET - TRAIN STATION - DEC	01-03-00-53800	COMMUTER LOT	\$118.98	
	69 31 29 1000 8-147	12/30/2023	425 W DIVISION ST-STP-DEC	20-16-00-53800	PUBLIC WORKS	\$2,092.30	
	22 61 72 4574 5-99	12/30/2023	15051 S ARCHER - GENERATOR - DEC	20-16-00-53800	PUBLIC WORKS	\$43.57	
	42 98 01 1961 6-100	12/30/2023	1289 DAVIESS ST - GENERATOR - DEC	20-16-00-53800	PUBLIC WORKS	\$42.08	
	04 03 29 1000 4-141	12/30/2023	133 W 13TH ST-TRAIN STATION - DEC	01-03-00-53800	COMMUTER LOT	\$42.08	
	47 22 25 7997 2-101	12/30/2023	221 N HAMILTON - GENERATOR - DEC	20-16-00-53800	PUBLIC WORKS	\$42.82	
	72 87 20 2000 2-154	12/30/2023	1212 S FARRELL RD- P.D. DEC	01-04-00-53800	POLICE DEPARTMENT	\$671.21	
	71 85 89 1000 4-150	12/30/2023	16624 WEIS LANE - BOOSTER STATION - DEC	20-15-00-53800	PUBLIC WORKS	\$281.13	
	19 27 30 2000 8-136	12/30/2023	1212 S FARRELL ROAD - MAINT BLDG - DEC	01-04-00-53800	POLICE DEPARTMENT	\$253.99	
	89 89 62 7843 2-128	12/30/2023	17112 S PRIME BLVD - P.W. - DEC	01-16-00-53200	PUBLIC WORKS	\$1,729.26	
						VENDOR TOTAL:	\$6,343.50

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NIU OUTREACH	700177	01/18/2024	IL FINANCIAL FORECAST FORUM-1/19/2024 - HEGLU	01-01-00-56200	CITY ADMINISTRATION	\$188.00
					VENDOR TOTAL:	\$188.00
NORTHWESTERN UNIVERSITY	23667	01/30/2024	STAFF AND COMMAND 2024	01-04-00-56200	POLICE DEPARTMENT	\$4,400.00
	23668	01/30/2024	STAFF AND COMMAND 2024 - S KELLY	01-04-00-56200	POLICE DEPARTMENT	\$4,400.00
	20459	12/30/2023	STAFF AND COMMAND - MILLER	01-04-00-56200	POLICE DEPARTMENT	\$4,300.00
					VENDOR TOTAL:	\$13,100.00
OFFICE OF SHERIFF GRUNDY COUNTY	HIDTA REIM-DEC 20:12/30/2023		HIDTA REIMB DEC 23	01-04-00-52999	POLICE DEPARTMENT	\$1,279.42
					VENDOR TOTAL:	\$1,279.42
O'HARE TOWING SERVICE	275609-1	12/30/2023	TOW FROM JOLIET TO LOCKPORT P.D. - KIA SOUL	01-04-00-51640	POLICE DEPARTMENT	\$210.00
	280004-1	12/30/2023	TOW FROM MINOOKA PD TO LOCKPORT PD-HYUND	01-04-00-56800	POLICE DEPARTMENT	\$200.00
					VENDOR TOTAL:	\$410.00
O'REILLY AUTO PARTS	5866-156727	01/30/2024	#109 - LOWER TIE RODS	01-18-00-52000	STREET DEPARTMENT	\$308.60
	5866-156880	01/30/2024	#121 - FUEL FILTER	01-18-00-52000	STREET DEPARTMENT	\$86.47
	5866-157715	01/30/2024	#121 - MIRROR LOWER BRACKET	01-18-00-52000	STREET DEPARTMENT	\$32.98
	5866-157795	01/30/2024	#128 - EXHAUST STACK	01-18-00-52000	STREET DEPARTMENT	\$63.98
					VENDOR TOTAL:	\$492.03
PANERA BREAD	564571	12/30/2023	PULTE LUNCHEON	01-01-00-56800	CITY ADMINISTRATION	\$65.02
					VENDOR TOTAL:	\$65.02
PAPA JOE'S OF LOCKPORT	181735	12/30/2023	TOWN HALL EVENT - 11	01-01-00-56310	CITY ADMINISTRATION	\$201.30
	621007	12/30/2023	HOLIDAY PARTY - GIFT CARD	01-01-00-56801	CITY ADMINISTRATION	\$40.00
	11/15/2023	12/30/2023	PROPERTY BEAUTIFICATION AWARDS	01-01-00-56301	CITY ADMINISTRATION	\$100.00
	11/15/2023 #2	12/30/2023	PROPERTY BEAUFICATION AWARDS	01-01-00-56301	CITY ADMINISTRATION	\$50.00
	11/15/2023 - #3	12/30/2023	PROPERTY BEAUTIFICATION AWARD	01-01-00-56301	CITY ADMINISTRATION	\$75.00
					VENDOR TOTAL:	\$466.30
PAYPAL - OCMINOUE	PERFORMANCE	12/30/2023	CHRISTMAS IN THE SQUARE PERFORMANCE	01-01-00-56310	CITY ADMINISTRATION	\$103.20
					VENDOR TOTAL:	\$103.20
PITNEY BOWES GLOBAL FINANCIAL	3106487896	01/30/2024	MAIL MACHINE RENTAL@P.W. - DEC 2023 - FEB 2024	01-16-00-55000	PUBLIC WORKS	\$202.35
					VENDOR TOTAL:	\$202.35
POLICE CHIEF ASSOC.WILL COUNTY						

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2024 MEMBERSHIP	01/17/2024	2024 MEMBERSHIP DUES-HARANG, HUFF, ARIZZI, E	01-04-00-56800	POLICE DEPARTMENT		\$200.00
VENDOR TOTAL:						\$200.00
QUILL CORPORATION						
36334245	12/30/2023	BOX STOR ALL LEGAL WHITE	01-16-00-51000	PUBLIC WORKS		\$253.48
36343760	12/30/2023	FILE POCKETS LEGAL, LETTER	01-16-00-51000	PUBLIC WORKS		\$199.96
36309264	12/30/2023	BOX STOR ALL LEGAL WHITE	01-16-00-51000	PUBLIC WORKS		\$126.74
36210844	12/30/2023	BOX STOR ALL LEGAL WHITE	01-16-00-51000	PUBLIC WORKS		\$253.48
36301298	12/30/2023	BOX STOR ALL LEGAL WHITE	01-16-00-51000	PUBLIC WORKS		\$126.74
36563281	01/30/2024	ADD MACHINE TAPE, 8.5 X11 COPY PAPER, CORRE	01-01-00-51000	CITY ADMINISTRATION		\$255.28
36308969	12/30/2023	MARKERS, FILE FOLDERS, PAPER CLIPS	01-16-00-51000	PUBLIC WORKS		\$119.63
36256019	12/30/2023	BOX STOR ALL LEGAL WHITE	01-16-00-51000	PUBLIC WORKS		\$253.48
36406590	01/30/2024	FILE POCKETS - FILE FOLDERS	01-16-00-51000	PUBLIC WORKS		\$198.96
36470774	01/30/2024	STENO BOOKS	01-16-00-51000	PUBLIC WORKS		\$27.45
36471649	01/30/2024	POST IT NOTES	01-16-00-51000	PUBLIC WORKS		\$27.18
36501605	01/30/2024	BOX STOR ALL LEGAL WHITE	01-16-00-51000	PUBLIC WORKS		\$126.74
36719085	01/30/2024	COFFEE CUPS 16OZ - LUNCHROOM SUPPLIES	01-01-00-51000	CITY ADMINISTRATION		\$133.49
36839644	01/30/2024	PAPER CLIPS	01-01-00-51000	CITY ADMINISTRATION		\$18.48
36424807	01/30/2024	PAPER CLIPS	01-04-00-51000	POLICE DEPARTMENT		\$11.59
VENDOR TOTAL:						\$2,132.68
RAY O'HERRON						
2315675	12/30/2023	UNIFORM ALLOWANCE - ADD SILVER LOCKPORT PI	01-04-00-51600	POLICE DEPARTMENT		\$136.00
2318021	01/30/2024	UNIFORM ALLOWANCE - VAN BYSSUM	01-04-00-51600	POLICE DEPARTMENT		\$66.97
2314346	12/30/2023	UNIFORM ALLOWANCE - RHODIUM BADGE - VITACC	01-04-00-51600	POLICE DEPARTMENT		\$141.30
2318019	12/30/2023	UNIFORM ALLOWANCE - HAMILTON	01-04-00-51600	POLICE DEPARTMENT		\$895.00
2316326	01/30/2024	UNIFORM ALLOWANCE J CABA	01-04-00-51600	POLICE DEPARTMENT		\$648.71
2319567	01/30/2024	UNIFORM ALLOWANCE - J TRUHLAR	01-04-00-51600	POLICE DEPARTMENT		\$129.99
2318811	01/30/2024	UNIFORM ALLOWANCE - J CABA	01-04-00-51600	POLICE DEPARTMENT		\$398.94
2320991	01/30/2024	UNIFORM ALLOWANCE - J CABA	01-04-00-51600	POLICE DEPARTMENT		\$22.50
VENDOR TOTAL:						\$2,439.41
READYREFRESH BY NESTLE'						
14A8103798040	12/30/2023	DISTILLED WATER - CBOD SAMPLES - JAN	20-16-00-51810	PUBLIC WORKS		\$51.96
04A0124774605	01/24/2024	WAGTER DISPENSER@P.D. - JAN	01-01-00-56800	CITY ADMINISTRATION		\$32.99
04A0124774639	01/24/2024	WATER DISPENSER@STP- JAN	01-01-00-56801	CITY ADMINISTRATION		\$53.99
04A0124774589	01/24/2024	WATER DISPENSERS@P.W. - JAN	01-01-00-56801	CITY ADMINISTRATION		\$177.96
04A0124774613	01/24/2024	WATER DISPENSERS@CITY HALL/BBFM - JAN	01-01-00-56801	CITY ADMINISTRATION		\$221.94
VENDOR TOTAL:						\$538.84
REDWOOD CONSTRUCTION COMPANY LLC						
Building N	01/30/2024	BD Bond Refund	01-00-00-21600	CTY ADMIN OR CPTL OUTLY		\$300.00
VENDOR TOTAL:						\$300.00

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ROD BAKER FORD						
	40740	01/30/2024	#302 - WINDOW REGULATOR	01-08-00-52000	BUILDING DEPARTMENT	\$104.50
	41226	01/30/2024	#303 - SHIFT SOLENOID	01-08-00-52000	BUILDING DEPARTMENT	\$136.50
	41141	01/30/2024	#302 - WINDOW SWITCH	01-08-00-52000	BUILDING DEPARTMENT	\$63.64
VENDOR TOTAL:						\$304.64
RUSH TRUCK CENTER						
	3035606126	01/30/2024	#121 - ABS SPEED SENSOR FRONT	01-18-00-52000	STREET DEPARTMENT	\$122.04
	3035546144	01/30/2024	** CREDIT ** #132 CARTRIDGE - ORIGINAL INVOICE	01-18-00-52000	STREET DEPARTMENT	\$(55.86)
	3035660149	01/30/2024	#124 - TRANS PRESSURE SWITCH, GASKETS, FILTE	01-18-00-52000	STREET DEPARTMENT	\$371.70
	3035780517	01/30/2024	#124 - WIRE HARNESS AND GASKET TRANS	01-18-00-52000	STREET DEPARTMENT	\$411.90
	3035747592	01/30/2024	#120 - #121 - GRAB HANDLE	01-18-00-52000	STREET DEPARTMENT	\$791.82
	3035778048	01/30/2024	#124 - PRESSURE CONTROL SOLENOID	01-18-00-52000	STREET DEPARTMENT	\$115.00
VENDOR TOTAL:						\$1,756.60
SAFEUILT ILLINOIS, LLC						
	176176	12/30/2023	PLAN REVIEW 16761 S. PRIME BLVD 2 HOURS APPR	01-08-00-53210	BUILDING DEPARTMENT	\$205.50
VENDOR TOTAL:						\$205.50
SAFEKIDS.ORG						
	CMS-PMT-82161	12/30/2023	INSTRUCTOR CANDIDATE APPLICATION FEE-D HEN	01-04-00-56200	POLICE DEPARTMENT	\$85.00
VENDOR TOTAL:						\$85.00
SAM'S CLUB/GEMB						
	10125060462	12/30/2023	HAND SANITIZER, PENS, RULED LEGAL PADS, CLEA	01-01-00-51000	CITY ADMINISTRATION	\$182.16
VENDOR TOTAL:						\$182.16
SEBIS DIRECT INC.-WATER BILLS						
	83039	12/30/2023	UB PRINTING - DEC 2023	20-01-00-51200	CITY ADMINISTRATION	\$1,090.22
	80826	12/30/2023	UB BILLING W/INSERTS-WATER SVC LINE, LETTERS	20-01-00-53200	CITY ADMINISTRATION	\$2,152.38
VENDOR TOTAL:						\$3,242.60
SECRETARY OF STATE						
	#531 - LICENSE PLA	12/30/2023	#531 - LICENSE PLATE RENEWAL	01-04-00-52000	POLICE DEPARTMENT	\$154.40
VENDOR TOTAL:						\$154.40
SERVICE INDUSTRIAL SUPPLY INC						
	137984	01/30/2024	DEAERATOR BOOT FOR SOUTH CENTRIFUGE	20-16-00-52200	PUBLIC WORKS	\$455.71
	137782	12/30/2023	WASH BAY REPAIR - HOSE CRIMP	01-15-00-52200	PUBLIC WORKS	\$40.00
VENDOR TOTAL:						\$495.71
SHAW SUBURBAN MEDIA GROUP, INC.						
	11/21/2023	12/30/2023	HERALD NEWS SUBSCRIPTION	01-09-00-51400	ENGINEERING	\$19.50
	12/13/2023	12/30/2023	HERALD NEWS SUBSCRIPTION - DEC	01-09-00-51400	ENGINEERING	\$19.50
	2129483	12/30/2023	PUBLISH 2024 ANNUAL SCHEDULE OF MEETINGS	01-01-00-56300	CITY ADMINISTRATION	\$250.40
	2130208	12/30/2023	ADVERTISE TO BID OPENING- 2024 ROADWAY/WATI	01-09-00-56300	ENGINEERING	\$252.00

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	2132098	12/30/2023	JANUARY 2024 PZC PUBLIC HEARING NOTICE FOR	01-07-00-56300	PLANNING/ECONOMIC DEV	\$102.50
					VENDOR TOTAL:	\$644.04
SHERRILLTREE	SO-1506079	12/30/2023	GREEN HELMETS	01-18-00-51610	STREET DEPARTMENT	\$399.96
					VENDOR TOTAL:	\$399.96
SILVER CROSS FOUNDATION	2024 PHILANTHROP	01/30/2024	PARTNERSHIP AGREEMENT FY 2024	01-01-00-51400	CITY ADMINISTRATION	\$10,000.00
					VENDOR TOTAL:	\$10,000.00
SONNI C. WILLIAMS	2024 REGISTRATION	01/10/2024	ARDC 2024 ANNUAL REGISTRATION	01-01-00-51400	CITY ADMINISTRATION	\$385.00
					VENDOR TOTAL:	\$385.00
SOUTH SUBURBAN WATER WORKS	2024 MEMBERSHIP	01/30/2024	2024 MEMBERSHIP FOR S. GREEN	20-15-00-51400	PUBLIC WORKS	\$45.00
					VENDOR TOTAL:	\$45.00
SOUTHWEST AIRLINES	4JKK3W	01/18/2024	ICSC CONF. - B BENSON - 5/17/2024	01-01-00-56200	CITY ADMINISTRATION	\$385.97
	4JKK3W-B	01/18/2024	ICSC CONF. - EARLY BIRD CHECK IN - B BENSON -5	01-01-00-56200	CITY ADMINISTRATION	\$15.00
	4JKK3W-C	01/18/2024	ICSC CONF - EARLY BIRD CHECK IN - B BENSON - 5/	01-01-00-56200	CITY ADMINISTRATION	\$15.00
	3XCDJL	01/18/2024	AIRFARE - GFOA ANNUAL CONFERENCE - JUNE - L I	01-01-00-56200	CITY ADMINISTRATION	\$400.79
					VENDOR TOTAL:	\$816.76
SPECIAL T UNLIMITED	46419	01/30/2024	JAIRO CABA UNIFORM PACKAGE	01-04-00-51600	POLICE DEPARTMENT	\$282.00
					VENDOR TOTAL:	\$282.00
SPORTS HUDDLE	90490	12/30/2023	SWEATSHIRT & HAT W/ CITY LOGO	01-08-00-51600	BUILDING DEPARTMENT	\$74.00
	90512	01/30/2024	CITY LOGO EMBROIDERY	01-08-00-56800	BUILDING DEPARTMENT	\$96.00
					VENDOR TOTAL:	\$170.00
SPOTIFY	21728306517434103-	12/30/2023	MUSIC FOR NOV EVENTS	01-01-00-56310	CITY ADMINISTRATION	\$10.99
					VENDOR TOTAL:	\$10.99
STANDARD EQUIPMENT COMPANY	P47541	01/30/2024	#130 - BRAKE PADS AND BROOMS	01-18-00-52200	STREET DEPARTMENT	\$1,651.11
					VENDOR TOTAL:	\$1,651.11
STANDARD TRUCK PARTS,INC.	1027081	01/30/2024	#719 - HYDRAULIC HOSE	20-15-00-52000	PUBLIC WORKS	\$89.38
					VENDOR TOTAL:	\$89.38
STEPHEN A. LASER ASSOCIATES						

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	2007868	12/30/2023	POLICE OFFICER INDIVIDUAL ASSESSMENT-J. CAB/	01-04-00-56810	POLICE DEPARTMENT	\$550.00
					VENDOR TOTAL:	\$550.00
STRAND ASSOCIATES, INC.	206616	12/30/2023	LMO2 REPORT - DEC	20-15-00-53200	PUBLIC WORKS	\$3,500.00
					VENDOR TOTAL:	\$3,500.00
SURE-FIRE AUTO PARTS	4784-793825	01/30/2024	#119- SET FRONT & REAR BRAKE PADS	01-18-00-52000	STREET DEPARTMENT	\$155.52
	4784-793811	01/30/2024	SAMPLERS BATTERY FOR STP	20-16-00-52200	PUBLIC WORKS	\$143.19
	4784-795458	01/30/2024	#115 - MUD FLAP	01-18-00-52000	STREET DEPARTMENT	\$38.87
	4784-795532	01/30/2024	STREET FUEL ISLAND NOZZLE	01-18-00-51900	STREET DEPARTMENT	\$239.99
	4784-793562	01/30/2024	#529 - BATTERY WARRANTY (3 YEAR)	01-04-00-52000	POLICE DEPARTMENT	\$274.49
					VENDOR TOTAL:	\$852.06
SYNAPSE TECHNOLOGY GROUP	10973	01/30/2024	2024 ANNUAL SUPPORT MAINTENANCE CONTRACT	01-01-00-52700	CITY ADMINISTRATION	\$425.00
					VENDOR TOTAL:	\$425.00
TAP HOUSE BAR & GRILL	164726	12/30/2023	PW STAFF LUNCHEON	01-01-00-56800	CITY ADMINISTRATION	\$77.65
					VENDOR TOTAL:	\$77.65
TEKLAB, INC.	300248	12/30/2023	4TH QUARTER SLUDE TESTING- LOCKPORT STP & E	20-16-00-52800	PUBLIC WORKS	\$3,847.20
	300522	12/30/2023	SPECIAL CONDITIONS TESTING - LOCKPORT STP EI	20-16-00-52800	PUBLIC WORKS	\$705.50
	300525	12/30/2023	SPECIAL CONDITIONS TESTING - LOCKPORT STP IN	20-16-00-52800	PUBLIC WORKS	\$512.90
	300957	01/30/2024	MONTHLY NPDES TESTING - JANUARY	20-16-00-52800	PUBLIC WORKS	\$624.95
					VENDOR TOTAL:	\$5,690.55
THE BLUE LINE	45979	01/30/2024	LAW ENFORCEMENT - POLICE OFFICER RECRUITMI	01-04-00-56810	POLICE DEPARTMENT	\$298.00
					VENDOR TOTAL:	\$298.00
THE HORTON GROUP	112999	01/24/2024	CRIME, CYBER, BUSINESS AUTO, COMMERCIAL PAC	01-01-00-54000	CITY ADMINISTRATION	\$378,548.00
					VENDOR TOTAL:	\$378,548.00
THE LOCKPORT STAGECOACH LLC	631990	12/30/2023	HOLIDAY PARTY - GIFT CARD	01-01-00-56801	CITY ADMINISTRATION	\$40.00
					VENDOR TOTAL:	\$40.00
THE SHERWIN-WILLIAMS CO.	4825-9	12/30/2023	PAINT FOR WELL HOUSES	20-15-00-52270	PUBLIC WORKS	\$403.26
					VENDOR TOTAL:	\$403.26
THOMAS ENGINEERING GROUP,LLC						

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	23-547	12/30/2023	BRIGGS STREET SANITARY PUMPING STATION ENC	20-24-00-67000	WATER/SEWER CAPITAL	\$16,610.63
	24-027	12/30/2023	FOIA RESPONSES FOR BRIGGS ST LIFT STATION PF	20-24-00-67000	WATER/SEWER CAPITAL	\$4,040.40
					VENDOR TOTAL:	\$20,651.03
TORRO MEXICAN CUISINE						
	956635	12/30/2023	DEVELOPER LUNCH - SILVERMAN, BENSON	01-01-00-56800	CITY ADMINISTRATION	\$81.24
					VENDOR TOTAL:	\$81.24
TOTAL PARKING SOLUTIONS, INC.						
	106546	01/30/2024	ONE YEAR WEB MONITORING FOR SIX PARKING TE	01-08-00-53350	BUILDING DEPARTMENT	\$480.00
					VENDOR TOTAL:	\$480.00
TRAFFIC CONTROL & PROTECTION INC.						
	117799	01/30/2024	TELSPAR POSTS, TELSPAR ANCHORS	01-18-00-51630	STREET DEPARTMENT	\$3,467.50
	117865	01/30/2024	SIGNS FOR CHEVRON/ PROJECT THEORY	01-18-00-51630	STREET DEPARTMENT	\$325.90
					VENDOR TOTAL:	\$3,793.40
TRAFFIC SAFETY WAREHOUSE						
	21441617	12/30/2023	E-TICKET PAPER	01-04-00-56600	POLICE DEPARTMENT	\$307.55
					VENDOR TOTAL:	\$307.55
TRAILBLAZER PLUMBING						
	35804179	12/30/2023	RPZ TESTING AT WELL 15	20-15-00-52100	PUBLIC WORKS	\$561.00
	35825737	01/30/2024	WATER HEATER AT METRA	01-03-00-52020	COMMUTER LOT	\$1,671.00
	35801308	01/30/2024	INSTALL WATER METER 1139 SOUTH HAMILTON - J/	20-15-00-52260	PUBLIC WORKS	\$2,146.00
	35801320	01/30/2024	INSTALL WATER METER 109 E 12TH ST	20-15-00-52260	PUBLIC WORKS	\$2,138.00
					VENDOR TOTAL:	\$6,516.00
TRAVELERS						
	638724	12/30/2023	CLAIM FWT5135 - DATE OF LOSS 9/15/2022 / FOF012	01-01-00-54000	CITY ADMINISTRATION	\$1,953.60
					VENDOR TOTAL:	\$1,953.60
TWIG TECHNOLOGIES						
	18	12/30/2023	GIS IT & MAINTENANCE - REMOTE GIS QUESTIONS	20-24-00-67000	WATER/SEWER CAPITAL	\$462.50
					VENDOR TOTAL:	\$462.50
UNDERGROUND PIPE & VALVE CO						
	64816	01/30/2024	MATERIALS FOR WATER SERVICE REPLACEMENT- !	20-15-00-52260	PUBLIC WORKS	\$3,576.40
					VENDOR TOTAL:	\$3,576.40
USA BLUE BOOK						
	234225	01/30/2024	HACH DR900 COLORIMETER & POCKET PRO+TESTE	20-16-00-51810	PUBLIC WORKS	\$2,570.59
	248582	01/30/2024	LAB SUPPLIES - BUFFER SOLUTIONS, GLASS FIBER	20-16-00-51810	PUBLIC WORKS	\$1,309.09
					VENDOR TOTAL:	\$3,879.68
USSI RENTALS, INC.						
	7000377-IN	01/30/2024	ANSI/OSHA YEARLY INSPECTION FOR WATER #706	20-15-00-52000	PUBLIC WORKS	\$495.00

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VENDOR NAME	INVOICE NUMBER	INVOICE DATE	DESCRIPTION	ACCOUNT #	DEPARTMENT	ITEM AMOUNT
	7000376-IN	01/30/2024	ANSI/OSHA YEARLY INSPECTION FOR STREET #119	01-18-00-52000	STREET DEPARTMENT	\$670.00
	7000370-IN	01/30/2024	#135 - ANSI/OSHA YEARLY INSPECTION	01-18-00-52000	STREET DEPARTMENT	\$670.00
	VENDOR TOTAL:					\$1,835.00
V.I.P.SERVICES, INC.						
	32752	12/30/2023	2023 VALET SERVICES	01-01-00-52805	CITY ADMINISTRATION	\$2,162.50
	32792	01/30/2024	VALET SERVICES- 1/19/2024, 1/20/2024	01-01-00-52805	CITY ADMINISTRATION	\$1,525.00
	VENDOR TOTAL:					\$3,687.50
V3 COMPANIES						
	1223704	12/30/2023	9TH ST BIKE PATH & 10TH ST PED BRIDGE OVER I&I	14-00-00-53200	CTY ADMIN OR CPTL OUTLY	\$4,460.00
	1223311	12/30/2023	IGA LOCKPORT LOOP TRAIL FEASIBILITY STUDY - D	14-00-00-53200	CTY ADMIN OR CPTL OUTLY	\$23,656.25
	1223312	12/30/2023	8TH ST PED BRIDGE REPLACEMENT- DEC 2023	14-00-00-53200	CTY ADMIN OR CPTL OUTLY	\$186.25
	1223467	12/30/2023	ENVIRONMENTAL CONSULTATION - DEC	01-01-00-52705	CITY ADMINISTRATION	\$1,985.00
	VENDOR TOTAL:					\$30,287.50
VANCO PAYMENT SOLUTIONS, LLC						
	DEC 2023	12/30/2023	VANCO FEES - DEC 2023	20-01-00-53200	CITY ADMINISTRATION	\$354.19
	VENDOR TOTAL:					\$354.19
VERIZON WIRELESS						
	9953483912	12/30/2023	SCADA TO SCADA MACHINE - DEC 2023	20-16-00-53900	PUBLIC WORKS	\$1,020.26
	9953157864	12/30/2023	MONTHLY VERIZON CELLPHONES-WATER,STP,ADM	20-16-00-53900	PUBLIC WORKS	\$3,675.61
	VENDOR TOTAL:					\$4,695.87
VILLAGE OF ROMEOVILLE						
	HIDTA REIM-AUG-NC	12/30/2023	HIDTA REIMB AUG-NOV 23	01-04-00-52999	POLICE DEPARTMENT	\$8,344.53
	VENDOR TOTAL:					\$8,344.53
VILLAGE OF SHOREWOOD						
	HIDTA REIM-NOV 20	12/30/2023	HIDTA REIMB NOV 23	01-04-00-52999	POLICE DEPARTMENT	\$2,280.05
	VENDOR TOTAL:					\$2,280.05
VORTEX TECHNOLOGIES, INC.						
	6897	01/30/2024	COMPOSITE SAMPLER FOR BONNIE BRAE	20-16-00-52200	PUBLIC WORKS	\$5,612.50
	6907	01/30/2024	PUMP TUBES FOR COMPOSITE SAMPLERS	20-16-00-52200	PUBLIC WORKS	\$170.00
	VENDOR TOTAL:					\$5,782.50
WALMART						
	2000115-43553339	12/21/2023	WATER - LUNCHROOM@CITY HALL	01-01-00-51000	CITY ADMINISTRATION	\$53.82
	328250	12/30/2023	CHRISTMAS IN THE SQUARE -TOYS, GRINCH WRAP	01-01-00-56310	CITY ADMINISTRATION	\$58.16
	2000114-18999673	12/30/2023	CHRISTMAS IN THE SQUARE - WATER, SNACK BAGS	01-01-00-56310	CITY ADMINISTRATION	\$174.12
	2000114-90263219	12/30/2023	PAINTERS TAPE, DR SEUSS THE GRINCH BOOK	01-01-00-56310	CITY ADMINISTRATION	\$13.38
	2000114-22117300	12/30/2023	CHRISTMAS IN THE SQUARE - GARLAND, CANDY CA	01-01-00-56310	CITY ADMINISTRATION	\$47.52
	2000115-66654734	12/30/2023	CHRISTMAS IN THE SQUARE - BOWS, EXTENSION C	01-01-00-56310	CITY ADMINISTRATION	\$70.81
	2000113-91809132	12/30/2023	POLAR EXPRESS - MOVIE EVENT - FOOD GLOVES, \	01-01-00-56310	CITY ADMINISTRATION	\$53.11

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VENDOR NAME	INVOICE NUMBER	INVOICE DATE	DESCRIPTION	ACCOUNT #	DEPARTMENT	ITEM AMOUNT	
						VENDOR TOTAL:	\$471.21
WATER ENVIRONMENT FEDERATION	339503	12/30/2023	PROFESSIONAL OPERATOR MEMBERSHIP - J NEIGT	20-16-00-51400	PUBLIC WORKS	\$150.00	
						VENDOR TOTAL:	\$150.00
WATER WELL SOLUTIONS ILLINOIS, LLC	IL23-12-149	12/30/2023	WELL NO. 13 REPAIRS & REHABILITATION - RESOLU	20-24-00-67100	WATER/SEWER CAPITAL	\$8,000.00	
						VENDOR TOTAL:	\$8,000.00
WENTWORTH TIRE SERVICE	90026003	01/30/2024	#109 - TIRES	01-18-00-52000	STREET DEPARTMENT	\$762.28	
	90026085	01/30/2024	#523 - TIRES	01-04-00-52000	POLICE DEPARTMENT	\$715.80	
						VENDOR TOTAL:	\$1,478.08
WEX BANK	94399701	12/30/2023	GASOLINE - - OFFICER BRUNZIE - DEA TRAINING	01-04-00-51500	POLICE DEPARTMENT	\$41.99	
						VENDOR TOTAL:	\$41.99
WHITMORE INVESTMENTS	581333	01/30/2024	DRIVE GUID, DECK SCREW, FASTENERS	01-18-00-51650	STREET DEPARTMENT	\$27.43	
	581354	01/30/2024	TOOLS FOR STREETS PER BUCK	01-18-00-51900	STREET DEPARTMENT	\$71.07	
	581373	01/30/2024	HEATER FOR CITY HALL	01-01-00-52700	CITY ADMINISTRATION	\$99.99	
						VENDOR TOTAL:	\$198.49
WILL COUNTY GOVERNMENTAL LEAGU	2023-1276	12/30/2023	WCGL HOLIDAY LUNCHEON	01-01-00-51400	CITY ADMINISTRATION	\$360.00	
	2023-1294	12/30/2023	WCGL HOLIDAY DINNER - S WILLIAMS	01-01-00-56310	CITY ADMINISTRATION	\$60.00	
	2023-1315	12/30/2023	2023 HOLIDAY RECEPTION - J BARTLESEN	01-01-00-56310	CITY ADMINISTRATION	\$60.00	
	2024-1076	01/30/2024	2024 MEMBERSHIP DUES	01-01-00-51400	CITY ADMINISTRATION	\$18,064.20	
						VENDOR TOTAL:	\$18,544.20
WILL COUNTY SHERIFF'S OFFICE	HIDTA REIM DEC 20:	12/30/2023	HIDTA REIMB DEC 23	01-04-00-52999	POLICE DEPARTMENT	\$3,497.61	
						VENDOR TOTAL:	\$3,497.61
WILL COUNTY TREASURER	REAL ESTATE TAXE	12/30/2023	TAXES FOR 424 E 8TH STREET	01-01-00-56800	CITY ADMINISTRATION	\$1,337.06	
						VENDOR TOTAL:	\$1,337.06
WORLDPAY MERCHANT SERVICES	DEC 2023	12/30/2023	CREDIT CARD TRANSACTIONS - DEC 2023	01-01-00-53200	CITY ADMINISTRATION	\$884.58	
						VENDOR TOTAL:	\$884.58
WWW.NETVENDOR.COM	VENDOR REGISTRA	12/30/2023	VENDOR REGISTRATION - HIGHLAND RIDGE APTS *	01-08-00-56800	BUILDING DEPARTMENT	\$119.00	
						VENDOR TOTAL:	\$119.00

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VENDOR NAME	INVOICE NUMBER	INVOICE DATE	DESCRIPTION	ACCOUNT #	DEPARTMENT	ITEM AMOUNT

XYLEM DEWATERING SOLUTIONS,INC						
	401302200	12/30/2023	SET UP & DEWATERING FOR BRIGGS STREET PRO. 20-24-00-67100		WATER/SEWER CAPITAL	\$2,264.58
	401300064	12/30/2023	SET UP & DEWATERING FOR BRIGGS STREET PRO. 20-24-00-67100		WATER/SEWER CAPITAL	\$1,953.40
					VENDOR TOTAL:	\$4,217.98
YORKVILLE POLICE DEPARTMENT						
	HIDTA REIM-DEC 20	12/30/2023	HIDTA REIMB DEC 2023	01-04-00-52999	POLICE DEPARTMENT	\$1,235.16
					VENDOR TOTAL:	\$1,235.16
ZEP SALES & SERVICE						
	9009336265	01/30/2024	ACCLAIM HAND SOAP	20-16-00-51800	PUBLIC WORKS	\$281.34
					VENDOR TOTAL:	\$281.34
ZOOM VIDEO COMMUNICATIONS INC.						
	231433639	12/30/2023	ZOOME ONE PRO MONTHLY - DEC	01-09-00-51400	ENGINEERING	\$15.99
					VENDOR TOTAL:	\$15.99
					GRAND TOTALS:	\$1,142,024.09

PAYROLL SUMMARY

For Pay Period January 8 - January 21, 2024
Paid on January 26, 2024
Fiscal Year 2024

Department	CURRENT PAY PERIOD ¹				YEAR TO DATE ²					
	Base Salary		Overtime		Base Salary			Overtime		
	Actual	Budget	Actual	Budget	Actual	Budget	%	Actual	Budget	%
Administration & City Council	\$ 26,653.88	28,653.85	\$ -	38.46	\$ 41,950.19	\$ 57,307.69	73.2%	\$ -	\$ 76.92	0.0%
Police	191,094.33	194,038.46	8,170.72	7,692.31	285,610.37	388,076.92	73.6%	12,295.62	15,384.62	79.9%
Planning	12,784.92	12,500.00	-	38.46	18,521.58	25,000.00	74.1%	-	76.92	0.0%
Building	13,159.10	15,576.92	-	192.31	19,609.83	31,153.85	62.9%	-	384.62	0.0%
Engineering **	10,877.46	19,807.69	399.55	384.62	17,112.81	39,615.38	43.2%	539.73	769.23	70.2%
Maintenance	6,904.49	7,115.38	1,867.81	38.46	9,004.53	14,230.77	63.3%	1,867.81	76.92	2428.2%
Street	42,171.81	45,192.31	20,510.66	4,615.38	64,062.10	90,384.62	70.9%	22,725.03	9,230.77	246.2%
ESDA	461.54	461.54	-	-	692.30	923.08	75.0%	86.73	-	n/a
Special Events***	-	-	86.73	1,346.15	-	-	n/a	-	2,692.31	0.0%
Water - Administration	6,132.97	6,730.77	-	38.46	8,834.76	13,461.54	65.6%	-	76.92	0.0%
Water	42,813.14	44,230.77	9,234.44	4,230.77	63,966.45	88,461.54	72.3%	10,880.92	8,461.54	128.6%
Sewer	44,712.87	46,538.46	830.83	2,884.62	67,038.44	93,076.92	72.0%	2,102.17	5,769.23	36.4%
TOTALS	\$ 397,766.51	420,846.15	\$ 41,100.74	21,500.00	\$ 596,403.36	\$ 841,692.31	70.9%	\$ 50,498.01	\$ 43,000.00	117.4%

**** NOTE:** Engineering salaries related to Capital Projects construction site observations will be allocated to the costs of the related projects at the end of the year.

***** NOTE:** Special Events line has been added and includes Canal Days

¹ Budgeted figures for the current pay period are calculated by taking the full budgeted line item and dividing by 26.

² Year to Date numbers are from 1/1/24 through 1/21/24



City Council

Agenda Memorandum

Item # CA-1

To: Mayor & City Council

From: Ben Benson, City Administrator

Subject: Approving a Valet Services Contract with VPA - Valet Parking Authority for Valet Services Throughout Downtown Lockport in 2024 for an Amount Not to Exceed \$100,000.

Date: Wednesday, February 7, 2024

BACKGROUND/HISTORY

The City of Lockport has utilized gaming funds to cover the costs for valet services for Downtown businesses for the last several years. The program has been a success and the demand is still strong for the service. Between 2,600 to 3,400 cars have been parked each year from 2021, 2022 and 2023. The City has budgeted up to \$100k per year in video gaming funds for the services and has spent \$81,631.25 in 2021, \$96,217.50 in 2022 and Approx. \$82,000 YTD in 2023. The price difference year to year, was the 3rd valet location on 10th trial period in 2022. We have maintained 2 locations for now at 11th.

PROS/CONS/ALTERNATIVES

City entertained proposals from 3 firms, including current contractor VIP, along with FC Valet and Valet Parking Authority (VPA). The apparent responsible low bidder was VPA for about \$1,200 per weekend,. While currently we are paying just over \$1,500 a weekend, all other bids were much higher from FC Valet and VIP for 2024 season and beyond. Additional days and employees can be added if desired or on demand as needed, for an additional cost.

RECOMMENDATION

VPA has agreed to stick with the approved parking lots and NOT use any on street parking, but for staging vehicles in and out, staff is recommending approval of the new contract not to exceed \$100k in 2024.

ATTACHMENTS

[Resolution No. 24-007 Approving Valet Parking Authority LTD for downtown valet services](#)

[Valet Services Agreement with Valet Parking Authority, LTD](#)

[Lockport Valet Services Proposal](#)

[Parking Lot Map](#)

SPECIFIC CITY COUNCIL ACTION REQUIRED

Approve Resolution No. 24-007 to execute an agreement with Valet Parking Authority, Limited for Valet Services for downtown businesses on weekends and/or other events not to exceed \$100,000 for 2024.

RESOLUTION NO. 24-007

A RESOLUTION APPROVING AND AUTHORIZING THE CITY ADMINISTRATOR TO EXECUTE AN AGREEMENT WITH VALET PARKING AUTHORITY, LIMITED FOR VALET SERVICES FOR DOWNTOWN BUSINESSES ON WEEKENDS AND/OR OTHER EVENTS TO NOT EXCEED \$100,000 FOR 2024

WHEREAS, in 2020, through the approval of Resolution No. 20-025 approved on February 19, 2020, the City initiated a pilot program to provide valet services, paid from the City’s Video Gaming Revenue, to assist in the continued redevelopment of the City’s downtown area by providing a convenient parking option to those patronizing downtown restaurants; and

WHEREAS, after a successful year of the pilot program, the City Council continued the valet service program and renewed the service contract with the initial company; and

WHEREAS, upon receiving the proposals from valet service providers, Valet Parking Authority, Ltd., was the apparent responsible low bidder; and

WHEREAS, the Mayor and the City Council find that it is in the best interest of the City to enter into a service agreement with Valet Parking Authority and to authorize the City Administrator to execute an Agreement for VPA to provide valet services as described under the terms of the Agreement.

NOW, THEREFORE, be it resolved by the Mayor and City Council of the City of Lockport, Will County, Illinois, As follows:

SECTION 1: The Agreement with Valet Parking Authority, LTD to provide valet services for Lockport downtown businesses on the weekends and/or other events for an amount not to exceed \$100,000 for 2024 is hereby approved.

SECTION 2: The City Administrator is authorized to enter into such Agreement with Valet Authority, LTD, as reviewed and approved by the City Attorney, to provide valet services for Lockport downtown businesses.

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

PASSED this _____ day of _____, 2024.

_____ **ALDERMEN VOTING AYE** _____ **ALDERMEN VOTING NAY**

_____ **ALDERMEN ABSTAINING** _____ **ALDERMEN ABSENT**

the MAYOR voting aye _____ voting nay _____ not voting _____

_____ **BARTELSEN** _____ **BERGBOWER** _____ **DESKIN** _____ **GILLOGLY**

_____ **MCDONALD** _____ **PUGH** _____ **SABAN** _____ **SHEEHAN**

_____ **MAYOR**

Steve Streit, Mayor

ATTEST:

Kathleen Gentile, City



VALET PARKING SERVICE AGREEMENT

This service agreement ("Agreement") made and entered into this _____, 2024
by and between **VALET PARKING AUTHORITY, LIMITED, an Illinois Corporation,**
hereinafter "VALET", **CITY of LOCKPORT – Illinois,** hereinafter "CUSTOMER."

WITNESSETH

WHEREAS, VALET provides valet automobile parking services,
WHEREAS, the CUSTOMER desires that VALET provide valet parking services at:

NOW THEREFORE, in consideration of the foregoing and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the parties hereby agree as follows:

- 1. LOCATION: Mamma Onesta's**
1100 S State St.
Lockport, IL 60441 and.

Lock & Mule
1025 S State St.
Lockport, IL 60441

- 2. SERVICES: VALET** hereby agrees to provide Complementary Valet Parking Service for all people who wish to use such services, as follows:

HOURS OF OPERATION: FRIDAY'S and SATURDAY'S

4pm to midnight (or until the last vehicle been returned to the owner)

- 3. TERM:** This Agreement shall commence on the day and date first above written, and shall continue for a period of one year, unless until terminated by either party provides the other party a thirty (30) day written notice for any reason. If at the end of the term, no party has terminated this agreement under Paragraph 2, or under Paragraph 10 below, then the contract shall be renewed for the same period of time that the parties first agreed to.
- 4. PARKING RATES AND COMPENSATION:** Valet will be complementary for all customers.

5. **VALET MANAGEMENT FEE:** Valet parking Authority Ltd.; will charge to The City of Lockport \$38.00 (Thirty-eight dollars) per man per hour with a minimum of 8 hours per day when valet services are utilized.
6. **SPECIAL EVENTS:** Additional service to be requested at least one week prior to the event to ensure availability of staff man-hour rate \$39.00 (thirty-nine dollars)
7. **VALET LICENSES:** None apply.
8. **INDEPENDENT CONTRACTOR:** The parties hereto agree that they are Independent Contractors, and that neither of them nor any of their employees are employees of the other.

No employment is intended. Neither **VALET** nor its employees or agents shall look to **CUSTOMER** for vacation pay, sick leave, retirement benefits, social security, worker's compensation, disability, unemployment benefits or other employee benefits, nor shall **CUSTOMER** or its employees look to **VALET** for the same.

9. **SECURITY:** Security for the **CUSTOMER'S** business, premises and its patrons and the handling of loitering problems are the sole responsibilities of the **CUSTOMER**. **VALET** is not to act as an enforcer of **CUSTOMER'S** rules and regulations, or in any manner to provide protection for any of **CUSTOMER'S** property, or for any of **CUSTOMER'S** patron's property, unless such action is directly related to **VALET'S** obligation under this Agreement, which is limited to the terms of the sample parking ticket attached as exhibit "A".

10. **VALET DUTIES:** **VALET** shall, during the term of this Agreement, provide the following:

- a. Efficient and courteous parking attendants.
- b. Such supervisory and or executive personnel, which **VALET** at its sole discretion, deems adequate for the purpose of adequately servicing the location.
- c. All claim checks, signs, and all other items that are necessary for the carrying out of **VALET'S** duties.
- d. All uniforms for **VALET'S** personnel, which uniforms shall be always worn by all personnel.
- e. **VALET** will be responsible for all parking tickets issued to patron's cars while it is in **VALET'S** custody, except that in the event that a patron has prior parking violations and receives a boot on their car, **VALET** shall only be liable for the parking violation in question, not other tickets, boot charge, and or other tickets or fines.

f. **VALET** will pick up and drop off vehicles from the two current valet service stands located near Mamma Onestas's and Lock Mule. All valet parked vehicles will be parked in the city-designated lots at no cost of the patron or the Valet Parking Authority, Ltd.

g. **VALET** will park all customers' vehicles in the Metra Lot, City Hall (south off 10th.), and Environetics parking lot.

h. **INSURANCE: VALET** shall obtain and maintain, at its sole cost and expense, Commercial General Liability insurance coverage for its employees for the service provided hereunder. Such insurance shall have combined limits of up to \$1,000,000.00 for property damage and bodily injury claims. In addition, **VALET** shall have and continuously maintain a **\$5,000,000.00** umbrella coverage policy. In addition, **VALET** will assume and be responsible for the obtaining of and the maintaining of **GARAGE KEEPER'S LEGAL LIABILITY** insurance on a direct and primary basis, and a copy of certificate of insurance shall be provided as evidence thereof. Further, **VALET** will obtain and maintain all other necessary insurance including, but not limited to **Workers' Compensation** insurance in at least the statutorily required amount. Notwithstanding anything to the contrary herein, **VALET** shall have the right to be self-insured within its S.R.I., i.e., deductible, limits.

All policies of insurance hereunder shall provide for thirty (30) days prior written notice to each additional insured in the event of cancellation or material change. In addition, upon execution of this agreement, **VALET** shall expressly cause to be named those entities and individuals listed in this Agreement as additional insured, if it has not already done so.

11. CUSTOMER DUTIES: CUSTOMER will not directly or indirectly employ, hire, retain or contract with any personnel or former personnel of **VALET** or any other employee of **VALET**, to furnish any type of Automobile parking services as set forth for a period of three (3) years after the date of termination of this Agreement.

12. INDEMNITY: VALET shall protect, defend, indemnify, and hold **CUSTOMER** its affiliates, partners and their respective agents and employees harmless from and against any claim, damage, cost or liability by or of a third party arising out of or related to the performance or nonperformance by **VALET** or its respective employees or independent contractors engaged by **VALET** for any such services to be performed or provided by them under this Agreement; provided however, that **VALET** shall not be responsible or liable for any claim, loss, damage, cost, expense or liability incurred by such party, patron, visitor, customer or employee of **CUSTOMER** which is unrelated to **VALET'S** performance hereunder, or which was not been proximately caused by **VALET'S** negligence or the negligence of it's employees, agents, or contractors. If any such claim, loss, or damage is proximately caused by **CUSTOMER'S** negligence, then **CUSTOMER** hereby agrees to protect, defend, indemnify and hold **VALET** harmless from any cost, claim, loss, damage, expense or liability by or of such party form any other injury or damage not described or covered in the immediately preceding sentence. Notwithstanding anything herein stated to the contrary, **VALET** shall not be responsible for the theft, loss or damage proximately caused by the criminal acts of any third party of any automobile or contents therein serviced by **VALET** pursuant to this Agreement. This paragraph is intended only to define the rights of the parties, and it shall in no way be used to extend any parties liability at law.

- 13. TERMINATION:** Notwithstanding anything herein contained in paragraph 2 above, this Agreement may be terminated by any party at any time after five (5) days prior written notice upon the occurrence of a default by the other party in the performance of any material term or provision of this Agreement.
- 14. COMPLETE AND ENTIRE AGREEMENT:** This Agreement constitutes the entire Agreement between the parties hereto, and there are no representations, warranties or prior understandings except as expressly set forth herein.
- 15. APPLICABLE LAW:** This Agreement shall be construed, interpreted and governed by the laws of the State of Illinois.
- 16. LEGAL FEES:** In the event of a default under any of the material terms or provisions of this Agreement occurs, and *any* legal action is necessary to enforce of such terms between the parties hereto, the prevailing party will be entitled to receive attorney's fees and cost from the non prevailing party.
- 17. AMENDMENT:** This Agreement may not be amended, altered or modified except pursuant to an instrument in writing signed by the parties hereto.
- 18. BENEFITS:** This Agreement shall insure to the benefits of and be binding upon the parties hereto, and their successors and assigns.
- 19. ASSIGNMENT:** This Agreement is for the performance of a service, and no party may assign or transfer this Agreement or any interest herein without the prior written consent of the other party.
- 20. FORCE MAJEURE:** If either party fails to perform it's obligations hereunder, because it is limited or prevented in whole or in part for any reason whatsoever not reasonably within the control of the party, including, without limitation, acts of God, war, invasion, acts of foreign powers, hostilities (whether war be declared or not), strike, criminal acts by anyone, and/or industrial disputes, it is released from performance to the extent that such performance is so limited, delayed or prevented.
- 21. WAIVER OR BREACH:** No waiver or breach of any provision of this Agreement shall be construed to be a waiver of any breach of any other provision of this Agreement or of any succeeding breach of the same provision. No delay in acting regarding any breach of any provisions of this Agreement shall be construed to be a waiver of such breach.
- 22. NOTICES:** All notices, request, demands and any other communications required or permitted hereunder shall be in writing, at the party's respective address below written, and shall be deemed to be delivered three (3) days after the date of mailing, or sooner upon presentation of reasonably adequate proof of earlier delivery, if delivered in person or by facsimile.

CUSTOMER:

THE CITY OF LOCKPORT
222 East 9th. Street
Lockport, IL 60441
Atte: Ben Benson
City Administrator
City of Lockport - Illinois

VALET:

VALET PARKING AUTHORITY, LIMITED
2342 N. Damen Ave.
Chicago IL; 60641
Atte: Carlos Vargas President
President

IN WITNESS WHEREOF, the parties have executed this Agreement upon the day and date first written.

THE CITY OF LOCKPORT

Valet Parking Authority, Limited.

By: _____

By: _____

Its: City Administrator

President-Carlos H. Vargas

+ integrity + technology + innovation + initiative + knowledge + creativity



Proposal for Valet Services

City Of Lockport Illinois

Submitted to:

**Ben Benson
City Administrator**

November 17, 2023



INNOVATION **IN** OPERATION®

www.spplus.com



Proposal to Provide Valet Services

City of Lockport
Illinois

Submitted to:

Ben Benson
City Administrator
City of Lockport
Illinois

November 17, 2023

November 17, 2023

Ben Benson
City Administrator
City of Lockport
222 E. 9th Street
Lockport, IL 60441

Dear Ben:

We thank you for the opportunity to submit our proposal for the Downtown Lockport valet services. Our goal is to provide premier customer service to the patrons who choose to utilize the valet service and keep the desirable spaces available for those who do not.

We have determined that the most cost effective method for improving the current service and meet its original intended goals is to have our valet partner, Valet Parking Authority (VPA), provide the labor.

- + **Staff** – All valet attendants will be in uniform and provide courteous service to patrons.
- + **Customer Experience** – There will be no charge to the patrons. Patrons will also be given the option to text a number to request that their vehicle be ready before they arrive at the valet stand.
- + **Parking** – All valet parked vehicles will be parked in the designated city lots.

SP+ is committed to successfully implement our method of operation as approved by you and to delivering these benefits to the parking program in a seamless and professional manner. The key points of the operation are outlined below.

As Lockport residents, Veton and I are excited at the opportunity to provide better service for downtown patrons and help the city improve the overall downtown experience. We welcome the opportunity to discuss the key components of our Proposal and the benefits of our potential partnership.

Thank you,



Don Barnes

Regional Manager

OPERATIONS

Key Points

- + **Regular Service Hours:** Valet attendants will be provided Fridays and Saturdays from 4pm to Midnight (or until the last vehicle has been returned to the patron). VPA will provide supervision of the staff.
- + **Regular Service Locations:** Vehicle drop-off and pick-up will take place at the two current valet service stands located near Mamma Onesta's and Lock & Mule. We will work with the city to provide service at a third stand should that be requested in the future.
- + **Parked Vehicles:** All valet parked vehicles will be parked in the city-designated lots at no cost to the patron or the valet service provider.
- + **Uniforms:** All valet attendants will be in professional uniforms so patrons easily identify them.
- + **Insurance:** Liability Insurance, Worker's Compensation and claim processing will be covered under the billable man-hour rate.
- + **Valet Regular Service Rate:** The rate to be charged per man-hour for the regular Friday and Saturday service hours will be \$38.
- + **Special Events:** Additional services to be requested at least one week in advance to ensure availability of staff. If it is determined that we can arrange for the requested special event, a special event man-hour rate of \$39 would apply.

+ integrity + technology + innovation + initiative + knowledge + creativity



Don Barnes
Regional Manager
200 E Randolph St, Suite 7700
Chicago, IL 60601
(312) 527-7237
dbarnes@spplus.com

Veton Sulejmani
Regional Manager
200 E Randolph St., Suite 7700
Chicago, IL 60601
(312) 265-0695
vsulejmani@spplus.com

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www.spplus.com

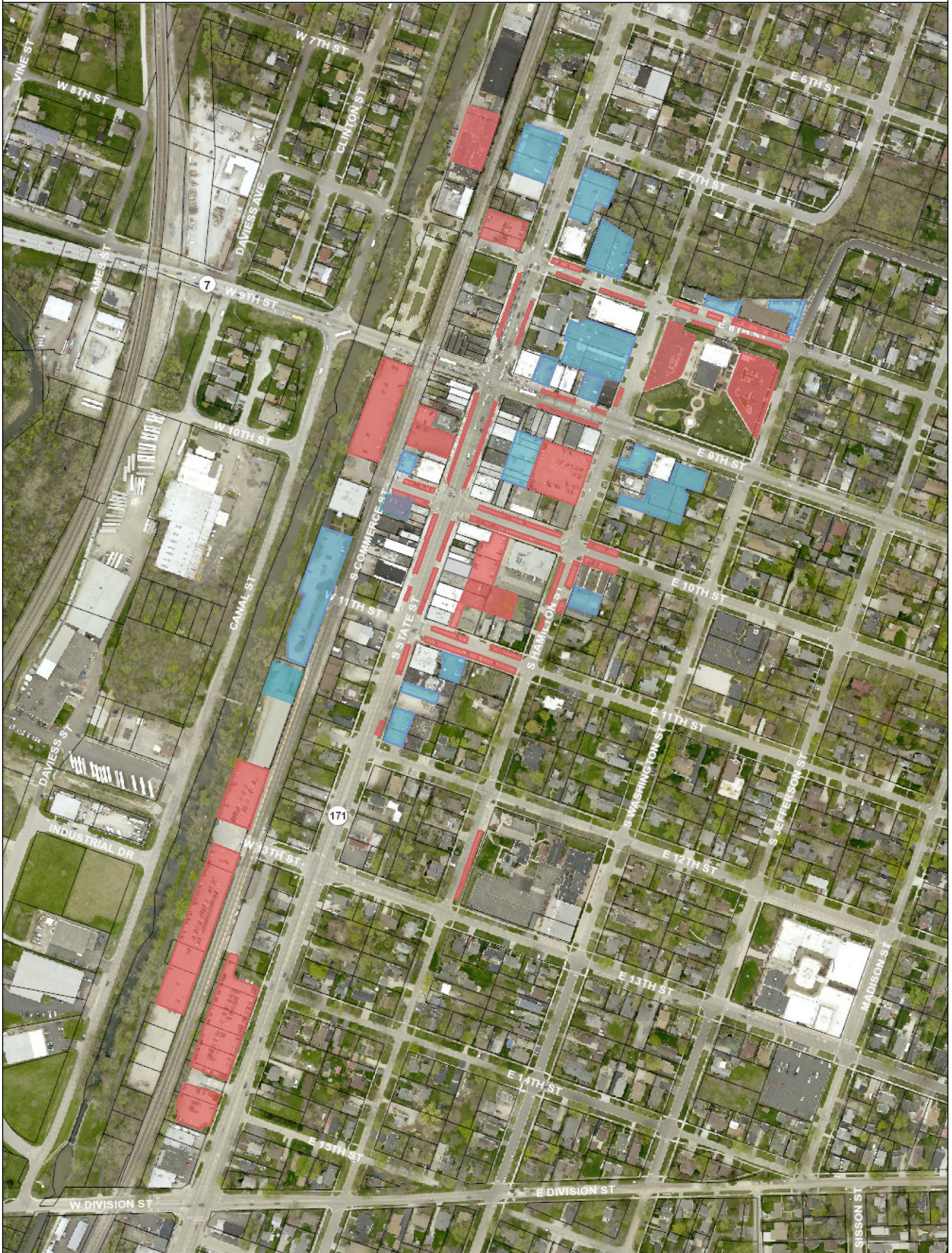
City of Lockport

Illinois

Public Works & Engineering

City of Lockport

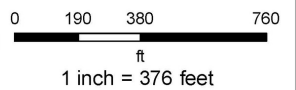
Downtown Parking



Legend

Areas

- Private Parking
- Public Parking



USER: ArcGis

DATE: 10/20/2020



City Council

Agenda Memorandum

Item # AT-1

To: Mayor & City Council

From: Sonni Williams, City Attorney

Subject: 6-Month Review of Closed Executive Session Meeting Minutes as Required by IL OMA

Date: Wednesday, February 7, 2024

BACKGROUND/HISTORY

Section 2(c) of the Illinois Open Meetings Act, 5 ILCS 120/1, et seq., requires the City Council to review every 6 months, or as soon thereafter as is practicable, the closed executive session meeting minutes to discuss and determine whether confidentiality still exists or no longer exists to allow the meeting minutes and the related verbatim meeting to be released to the public. Such determination is reported in an open session that (1) the need for confidentiality still exists as to all or part of those minutes or (2) that the minutes or portions thereof no longer require confidential treatment and are available for public inspection. In reviewing the minutes from the executive or closed session meetings ("ES"), it has been determined that the meeting minutes listed on the attached "Schedule A" should remain confidential and not be released and the meeting minutes listed on the attached "Schedule B" be released for public inspection since confidentiality no longer exists for those minutes.

The last review of the closed session meeting minutes was in August 2023, therefore; it is time for another such review. Resolution No. 24-012 approves the determination that the ES meeting minutes listed in Schedule A should not be released since the need for confidentiality still exists as to all or part of those minutes and that the ES meeting minutes listed in Schedule B can be released since the need for confidentiality no longer exists. In addition, Resolution No. 24-012 approves all ES meeting minutes if not so already approved and authorizes the destruction of verbatim recording of all prior executive session meetings after 18 months from the completion of the meeting.

PROS/CONS/ALTERNATIVES

Complies with the OMA's requirement for the City to review all closed executive session meeting minutes every 6 months.

RECOMMENDATION

Approve Resolution No. 24-012 to comply with Illinois OMA.

ATTACHMENTS

[Resolution No. 24-012 Approval of OMA 6-Month Review of ES Meeting Minutes](#)

[SCHEDULE A-Not Release ES Minutes for Resolution No. 24-012](#)

[SCHEDULE B-Release ES Minutes for Resolution No. 24-012](#)

SPECIFIC CITY COUNCIL ACTION REQUIRED

Approve Resolution No. 24-012 the 6-month review of Closed Session meeting Minutes as required by Illinois Open Meetings Act.

RESOLUTION NO. 24-012

6-MONTH REVIEW OF CLOSED SESSION MEETING MINUTES AS REQUIRED BY IL OMA

WHEREAS, Section 2.06(d) of the Illinois Open Meetings Act, 5 ILCS 120/2.06, requires a public body to review minutes every 6 months, or as soon thereafter as is practicable, taking into account the nature and meeting schedule of the public body;

WHEREAS, Section 2.06 of the OMA review minutes of all closed meetings to determine and report in an open session that (1) the need for confidentiality still exists as to all or part of those minutes or (2) that the minutes or portions thereof no longer require confidential treatment and are available for public inspection; and

WHEREAS, as required by the Act, the City Clerk has kept the records of the written minutes as well as the audio recording of such Executive Sessions; and

WHEREAS, the Mayor and City Council have determined the a need for confidentiality still exists as to the Executive Session minutes from the meetings set forth on Schedule “A” attached hereto; and

WHEREAS, the Mayor and City Council have determined the Executive Session minutes from the meetings set forth on Schedule “B” attached hereto no longer require confidentiality treatment and should be available for public inspections.

NOW, THEREFORE, be it resolved by the Mayor and City Council of the City of Lockport, Will County, Illinois, as follows:

SECTION 1: The Executive Session minutes from those meetings set forth on Schedule “B” attached hereto are hereby releases.

SECTION 2: The City Council has determined a need of confidentiality still exists as to the Executive Session minutes from the meetings set forth on Schedule “A”.

SECTION 3: Any and all Executive Session meeting minutes listed in Schedules “A” and “B” that have not yet been approved are hereby approved.

SECTION 4: Pursuant to Subsection 2.06(c) of the OMA, any verbatim record of the meetings may be destroyed or deleted after 18 months from the completion of the meeting.

SECTION 5: This Resolution shall be in full force and effect from and after its passage and approval as provided by law.

PASSED this _____ day of _____, 2024, with

_____ALDERMEN voting aye _____ALDERMEN abstaining

_____ALDERMEN voting nay _____ALDERMEN absent

The MAYOR voting aye _____, voting nay _____, not voting _____

_____ BARTELSEN _____ BERGBOWER _____ DESKIN _____ GILLOGLY

_____ MCDONALD _____ PUGH _____ SABAN _____ SHEEHAN

_____ MAYOR

Steven Streit, Mayor

ATTEST:

Kathleen Gentile, City Clerk

SCHEDULE "A"

RESOLUTION NO. 24-012

NOT RELEASED EXEC. SESSION MINUTES

Date:
12/15/2010
01/19/2011
02/09/2011
02/16/2011
03/02/2011
04/20/2011
05/18/2011
06/01/2011
06/15/2011
06/22/2011
07/06/2011
07/20/2011
08/03/2011
08/17/2011
09/07/2011: Sec. 2(c)(1) only
09/21/2011
10/05/2011
11/16/2011
12/07/2011
12/21/2011
03/07/2012
04/18/2012
06/20/2012
08/01/2012
09/05/2012
10/03/2012
11/07/2012
01/17/2013
07/02/2013
07/17/2013
10/02/2013
10/15/2013
11/06/2013
11/20/2013
01/02/2014
02/05/2014
02/19/2014
03/05/2014
03/19/2014
04/16/2014
05/21/2014

SCHEDULE "A"

RESOLUTION NO. 24-012

NOT RELEASED EXEC. SESSION MINUTES

06/18/2014
07/02/2014
07/16/2014
08/06/2014
08/20/2014
10/01/2014
10/15/2014
11/05/2014
12/03/2014
12/17/2014
02/04/2015
04/15/2015
05/06/2015
06/03/2015
08/05/2015
09/02/2015
10/21/2015
12/16/2015
02/17/2016
04/20/2016
05/18/2016
08/17/2016
12/07/2016
03/01/2017
04/05/2017
05/03/2017
05/17/2017
06/07/2017
07/19/2017
09/06/2017: Sec. 2(c)(1) only
02/07/2018: Sec. 2(c)(1)
03/06/2018: Sec. 2(c)(1)
08/15/2018: Sec. 2(c)(11)
06/19/2019: Sec. 2(c)(11)
09/04/2019: Sec. 2(c)(5)
09/16/2020: Sec. 2(c)(5)
12/02/2020: Sec. 2(c)(5)
12/16/2020: Sec. 2(c)(5)
04/21/2021: Sec. 2(c)(1)
01/05/2022: Sec. 2(c)(11)
05/04/2022: Sec. 2(c)(1)

SCHEDULE "A"

RESOLUTION NO. 24-012

NOT RELEASED EXEC. SESSION MINUTES

11/02/2022: Sec. 2(c)(5)
02/15/2023: Sec. 2(c)(11)
06/07/2023: Sec. 2(c)(2)
06/07/2023: Sec. 2(c)(3)
08/16/2023: Sec. 2(c)(3)

SCHEDULE "B"

RESOLUTION NO. 24-012

EXEC. SESSION MINUTES TO BE RELEASED

NONE.



City Council

Agenda Memorandum

Item # PW-1

To: Mayor & City Council

From: Brent Cann, Public Works Director

Subject: Declare Items as Surplus

Date: Wednesday, February 7, 2024

BACKGROUND/HISTORY

The City of Lockport utilizes various vehicles and equipment to perform its services. Eventually those vehicles and equipment reach the end of their useful lives and no longer serve a purpose to the City. The following items have reached the end of their useful lives: Large scale printer/scanner Model #OCE TDS450.

This equipment is no longer functional and was replaced two years ago. The City recommends declaring this item as surplus so it can be auctioned off if possible or properly disposed of.

PROS/CONS/ALTERNATIVES

Eliminate aging equipment that serve no purpose.

RECOMMENDATION

Approve Resolution No. 24-006 authorizing the City to declare the attached list of items as surplus.

ATTACHMENTS

[Resolution No. 24-006 Authorizing the City to declare the attached list of items as surplus](#)

[Memo items declared as surplus 1-2-24](#)

SPECIFIC CITY COUNCIL ACTION REQUIRED

Approve Resolution No. 24-006 authorizing the City of Lockport to declare the listed items as surplus.

RESOLUTION NO. 24-006

A RESOLUTION AUTHORIZING THE CITY OF LOCKPORT TO DECLARE ITEMS AS SURPLUS

WHEREAS, The City of Lockport utilizes various vehicles and equipment to perform its services;
and

WHEREAS, eventually those vehicles and equipment reach the end of their useful lives and no longer serve a purpose to the City; and

WHEREAS, the City recommends declaring these items as surplus so they can be auctioned off if possible or properly disposed of; and

NOW, THEREFORE, be it resolved by the Mayor and City Council of the City of Lockport, Will County, Illinois, as follows:

SECTION 1: The City declares the attached list of items as surplus.

SECTION 2: The City allows the Public Works & Engineering Department to auction off or dispose of these assets according to their recommendations.

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

PASSED and APPROVED this _____ day of _____, 2024, with:

_____ALDERMEN voting aye _____ALDERMEN abstaining

_____ALDERMEN voting nay _____ALDERMEN absent

The MAYOR voting aye _____, voting nay _____, not voting _____

_____SABAN _____GILLOGLY _____BERGBOWER _____MCDONALD

_____PUGH _____SHEEHAN _____DESKIN _____BARTELSEN

_____MAYOR

Steven Streit, Mayor

ATTEST:

Kathleen Gentile, City Clerk

LOCKPORT



City of Historic Pride

17112 S. Prime Blvd. ♦ Lockport, IL 60441-3497

January 2, 2024

Recommend item to be declared salvage.

-Large scale printer/scanner Model #OCE TDS450. No longer functional.

Brian Lovering
Assistant Director of Public Works & Engineering



City Council

Agenda Memorandum

Item # AT-1



To: Mayor & City Council

From: Sonni Williams, City Attorney

Subject: Second Amendment to Amended and Restated Annexation Agreement for Redwood Development

Date: Wednesday, February 7, 2024

BACKGROUND/HISTORY

On December 16, 2020, the City Council approved an Amended and Restated Annexation Agreement with Redwood governing the residential development of a property west of Farrell Road and south of Division through Resolution No. 20-140 and the Amended Annexation Agreement was recorded with the Will County Recorder of Deeds on February 9, 2021 as Document No. R2021-016031 ("Amended Agreement"). The Amended Agreement, among other things, allowed for the development of 159 dwelling units comprised of single story-attached and single family detached residential rental homes with the Municipal Impact Fees as prescribed in Resolution No. 17-100 that were in effect at the time of the approval of the Amended Agreement to be in effect for 3 years from the date of the recording of the Amended Agreement and only to the Developer, Redwood USA, LLC or its subsidiary company which is now REDWOOD LOCKPORT SOUTH FARRELL ROAD IL P1 LLC for the Redwood property in Lockport.

In 2022, the City Council reviewed and discussed an Infrastructure Study done in the summer of 2021 that provided the basis for proposed changes to the impact fees. In response to the Study, the City Council approved the increase of the impact fees for new development in an effort to reflect the changing economy and costs incurred by the City to maintain new streets, utilities, sidewalks and infrastructure in the city. Although Redwood originally contemplated completing its development in Lockport within the original timeline, unforeseen delays in the supply chain for construction materials and other factors have delayed the full completion of the development with only the last phase left to be completed. Redwood is requesting the extension of the effective date of the 2017 impact fees and City Administration finds that there should be no significant detriment to the City in agreeing to this extension.

PROS/CONS/ALTERNATIVES

Allows Redwood at Lockport which has provided a beneficial alternative option for housing in the community to continue its development under the 2017 Impact Fees until January 1, 2027.

RECOMMENDATION

Hold a public hearing at the City Council meeting on February 7, 2024 and vote on Resolution No. 24-11 approving the Second Amendment to the Annexation Agreement with Redwood. Requires 2/3 majority vote to approve; therefore, the Mayor votes.

ATTACHMENTS

[Resolution No. 24-011 Approving Second Amendment to Redwood Annexation Agreement](#)

[Second Amendment to Annexation Agreement with Redwood](#)

[Certificate of Publication for Public Hearing on 2nd Amended Annex Agr.](#)

SPECIFIC CITY COUNCIL ACTION REQUIRED

Approve Resolution No. 24-011 the Second Amendment to the Amended and Restated Annexation Agreement for Redwood Development.

RESOLUTION NO. 24-011

A RESOLUTION APPROVING SECOND AMENDMENT TO THE AMENDED AND RESTATED ANNEXATION AGREEMENT FOR REDWOOD DEVELOPMENT (DOCUMENT NO. R2021-016031)

WHEREAS, the Mayor and City Council of the City of Lockport have determined that it is in the best interests of the City of Lockport to approve the SECOND AMENDMENT TO THE AMENDED AND RESTATED ANNEXATION AGREEMENT FOR REDWOOD DEVELOPMENT (DOCUMENT NO. R2021-016031) between the City of Lockport and REDWOOD LOCKPORT SOUTH FARRELL ROAD IL P1 LLC (“Owner”) for a development property located west of S. Farrell Rd., south of Division Street, known as Redwood at Lockport, Lockport, Illinois; and

WHEREAS, the City and Owner, desire to amend the Amended and Restated Annexation Agreement for the Subject Property (“Amended Agreement”) governing the development of the Property that was approved by the City Council’s approval of Resolution No. 20-140 on December 16, 2020 and recorded with the Will County Recorder of Deeds on February 9, 2021 as Document No. R2021-016031 for the Subject Property; and

WHEREAS, the Second Amendment to the Amended Agreement will extend the effective date of the 2017 impact fees for the development to January 1, 2027; and

WHEREAS, the current Owner of record of the territory is ready, willing, and able to enter into this Second Amendment to the Amended and Restated Annexation Agreement and to perform the obligations as required hereunder; and

WHEREAS, the statutory procedures provided in §11-15.1-3 of the Illinois Municipal Code (65 ILCS 5/11-15.1-3) for the execution of the amendment to an annexation agreement have been fully complied with, attached herein is a copy of the published notice of the hearing.

NOW, THEREFORE, be it resolved by the Mayor and City Council of the City of Lockport, Will County, Illinois, by a vote of not less than two-thirds (2/3) of the corporate authorities currently holding office, as follows:

SECTION 1: The attached SECOND AMENDMENT TO THE AMENDED AND RESTATED ANNEXATION AGREEMENT FOR REDWOOD DEVELOPMENT (DOCUMENT NO. R2021-016031) is approved.

SECTION 2: The Mayor and City Clerk are authorized and directed, to sign and attest a document known Annexation Agreement of the Subject Property, original and copies as needed.

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

PASSED AND APPROVED THIS _____ day of _____, 2024, with:

_____ ALDERMEN voting aye

_____ ALDERMEN absent

_____ ALDERMEN voting nay

_____ ALDERMEN abstaining

the MAYOR voting aye _____ voting nay _____ not voting _____

_____ BARTELSEN _____ BERGBOWER _____ DESKIN _____ GILLOGLY

_____ MCDONALD _____ PUGH _____ SABAN _____ SHEEHAN

_____ MAYOR (votes)

Steven Streit, Mayor

ATTEST:

Kathleen Gentile, City Clerk

Prepared by and mail to:

**Sonni Choi Williams
City Attorney
City of Lockport
222 East 9th Street
Lockport, IL 60441**

Address of Property:

**Multiple addresses for Redwood
Lockport Subdivision located west
of Farrell Rd. and east of Lago Vista
Subdivision,
Lockport, IL 60441**

PIN numbers:

**11-04-25-403-045-0000 and
11-04-25-212-001-0000**

Resolution No. 24-011

**SECOND AMENDMENT TO THE AMENDED AND RESTATED ANNEXATION
AGREEMENT
FOR REDWOOD DEVELOPMENT (DOCUMENT NO. R2021-016031)**

THIS SECOND AMENDMENT TO THE AMENDED AND RESTATED ANNEXATION AGREEMENT FOR REDWOOD DEVELOPMENT (“Second Amendment”) is entered into as of this _____ day of _____, 2024, by and between the **CITY OF LOCKPORT**, an Illinois Municipal Corporation (the “City”) and **REDWOOD LOCKPORT SOUTH FARRELL ROAD IL P1 LLC**, an Ohio limited liability company (the “Owner”). The City and the Owner may sometimes be referred to individually as a “Party” and collectively as the “Parties”.

WHEREAS, the Owner is the Developer of the Redwood Lockport Subdivision west of Farrell Road and south of Division Street in the City of Lockport, hereinafter referred to as the “Property” and legally described as follows:

Lot 1 in Redwood Lockport Living Phase 1, being a subdivision of part of the E1/2 of Sec. 25, T36N-R10E. PIN: 11-04-25-403-045-0000

Lot 2 in Redwood Lockport Living Phase 2, being a subdivision of part of the E1/2 of Sec. 25, T36N-R10E. PIN: 11-04-25-212-001-0000

WHEREAS, an Amended and Restated Annexation Agreement governing the development of the Property was authorized by City Resolution No. 20-140, adopted by the City Council on December 16, 2020 and recorded with the Will County Recorder of Deeds on February 9, 2021 as Document No. R2021-016031 (“Amended Agreement”); and,

WHEREAS, pursuant to the terms of the Amended Agreement, among other things that the Property would be developed as a residential development to be known as “Redwood at Lockport” with a maximum total of 159 dwelling units comprised of single story-attached and single family detached residential rental homes with one leasing office as depicted in the approved Final Development Plan within the R-2 Residential Single-Family District, together with any and all zoning variations and subdivision regulation variations set forth in the Amended Agreement and as approved in the amended Special Use Permit; and

WHEREAS, the Amended Agreement also set forth that the Owner or its successors or assigns shall pay the “Municipal Impact Fees” as prescribed in Resolution No. 17-100 in effect at the time of the approval of the Amended Agreement, but said 2017 Municipal Impact Fees would be effective for 3 years from the date of the recording of the Amended Agreement and only to the Developer, Redwood USA, LLC; and

WHEREAS, the City and the Owner desire to amend the Amended and Restated Annexation Agreement to extend the time in which the 2017 Municipal Impact Fees would be in effect; and,

WHEREAS, notice of a public hearing on this Second Amendment has been given in the manner provided by law, and the corporate authorities of the City held a public hearing required by the provisions of the Illinois Municipal Code, 65 ILCS 5/11-15.1-1 et seq.; and,

WHEREAS, on February 7, 2024, a public hearing on this Second Amendment has been given in the manner provided by law, and the corporate authorities of the City held a public hearing required by the provisions of the Illinois Municipal Code, 65 ILCS 5/11-15.1-1 et seq. and,

WHEREAS, all other actions required by the Illinois Municipal Code and the City of Lockport Ordinances have been complied with prior to the adoption and execution of this Agreement; and

WHEREAS, the Mayor and the City Council have, by a vote of not less than two-thirds (2/3) of the Corporate Authorities currently holding office, approved the terms and provisions of this Agreement and have directed the Mayor to execute and the City Clerk to attest this Second Amendment to the Amended and Restated Annexation Agreement pertaining to the Redwood Lockport Development on behalf of the City.

NOW THEREFORE, for and in consideration of the mutual promises, covenants and agreements as set forth herein, the Owner and the City, hereby agree as follows:

1. **Recitals and Exhibits:** The foregoing recitals and all exhibits attached hereto are hereby incorporated and made a part of this Second Amendment as if fully set forth herein.
2. **Provisions of the Second Amendment Control:** Where the provisions of this Second Amendment to the Amended and Restated Annexation Agreement conflict with the provisions of the Amended and Restated Annexation Agreement approved by the City through the approval of Resolution No. 20-140, the provisions of this Second Amendment shall control.

All of the provisions of this Second Amendment and all of the provisions of the Amended and Restated Annexation Agreement, which do not conflict with the provisions of this Amendment remain in full force and effect and shall be binding upon the Owner and the City and the heirs, successors and assigns of both and shall run with the title to the Property.

3. **Amendment:** The Owner and the City hereby amend the following specific provision of the Amended and Restated Annexation Agreement.

Article Four, Paragraph D of the Amended and Restated Annexation Agreement is hereby amended by adding the underlined and deleting the stricken as follows:

D. Additional Fees. The Developer or its successors or assigns shall pay the “Municipal Impact Fees” as prescribed in Resolution No. 17-100 adopted by the City Council on December 7, 2017 and attached hereto as Exhibit H. Developer or its successors or assigns will pay the Municipal Impact Fees prior to the issuance of the occupancy permit for said dwelling unit. Said Municipal Impact Fees as outlined in Exhibit H shall be effective ~~for 3 years from the date of the recording of this Agreement~~ to January 1, 2027 only to the current Developer, Redwood USA, LLC. In return for the Farrell Road improvements to be made by the Developer as prescribed herein, the City agrees to eliminate the road impact fee assessed per dwelling unit only and if the roadway improvements to Farrell Road is timely completed. If said roadway improvements are not timely completed, the City shall not issue any further building permits until said roadway improvements are completed and the road impact fee assessed per dwelling unit which was waived pursuant to this provision shall become due and owing to the City.

IN WITNESS WHEREOF, the parties hereto have executed this Second Amendment to the Amended and Restated Annexation Agreement on the date first written above.

CITY:

CITY OF LOCKPORT, an Illinois
Municipal Corporation, County
of Will, State of Illinois

BY: _____
Steven Streit, Mayor

Attest: _____
Kathleen Gentile, City Clerk

STATE OF ILLINOIS)
) SS
COUNTY OF W I L L)

The undersign Notary Public in and for the County and State aforesaid, do hereby certify that Steven Streit and Kathleen Gentile personally known to me to be the City Mayor and City Clerk, respectively of the CITY OF LOCKPORT, a municipal corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that they signed and delivered the said instrument as the City Mayor and City Clerk of said City, and caused the Corporate Seal of said City to be affixed thereto, pursuant to authority given by the City Council of said City, as their free and voluntary act and as the free and voluntary act and deed of said City, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this _____ day of _____, 2024.

Notary Public

My Commission Expires: _____

OWNER:

REDWOOD LOCKPORT SOUTH FARRELL ROAD IL P1 LLC,
an Ohio limited liability company

By: _____
Its: _____

STATE OF OHIO)
) SS
COUNTY OF CUYAHOGA)

The undersign Notary Public in and for the County and State aforesaid, do hereby certify that _____ personally known to me to be the _____ of **REDWOOD LOCKPORT SOUTH FARRELL ROAD IL P1 LLC**, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his free and voluntary act and as the free and voluntary act and deed of said company, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this _____ day of _____, 2024.

Notary Public

Certificate of the Publisher

The Herald-News

Description: REDWOOD 2ND AMEND ANNEX
217041
CITY ADM B CALDERON

CITY OF LOCKPORT
CITY ADMIN, BEN BENSON
ANN GRYGIEL, ACCOUNT DEPT
222 E 9TH ST FL 2
LOCKPORT IL 60441-3464

Shaw Media certifies that it is the publisher of The Herald-News. The Herald-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 Joliet, County of Will, State of Illinois, is of general circulation throughout that county and surrounding area, and is a newspaper as defined by 715 ILCS 5/5.

A notice, a true copy of which is attached, was published 1 time(s) in The Herald-News, namely one time per week for one successive week(s). Publication of the notice was made in the newspaper, dated and published on 01/19/2024

This notice was also placed on a statewide public notice website as required by 5 ILCS 5/2.1.

In witness, Shaw Media has signed this certificate by J. Tom Shaw, its Publisher, at Joliet, Illinois, on 19th day of January, A.D. 2024

Shaw Media By:



J. Tom Shaw, Publisher

Account Number 10085014

Amount \$198.20

PUBLIC NOTICE

**CITY OF LOCKPORT
NOTICE OF A PUBLIC
HEARING FOR SECOND
AMENDMENT TO THE
AMENDED AND RESTATED
ANNEXATION AGREEMENT
FOR REDWOOD
DEVELOPMENT
(DOCUMENT NO.**

**R2021-016031) FOR THE
SUBDIVISION KNOWN AS
REDWOOD AT LOCKPORT**

A public hearing will be held by the Mayor and City Council of the City of Lockport, Will County, Illinois, on February 7, 2024 at 7:00 p.m., in the Council Chambers on the third floor of the Central Square Building, 222 E. 9th Street, Lockport, Illinois, during the City Council meeting for the purpose of considering and hearing testimony on the Second Amendment to the Amended and Restated Annexation Agreement for Redwood Development (Document No. R2021-016031) for the Subdivision known as Redwood at Lockport and legally described as follows:

PIN Numbers: 11-04-25-403-045-0000 and

11-04-25-212-001-0000

Lot 1 in Redwood Lockport Living Phase 1, being a subdivision of part of the E1/2 of Sec. 25, T36N-R10E. PIN: 11-04-25-403-045-0000

Lot 2 in Redwood Lockport Living Phase 2, being a subdivision of part of the E1/2 of Sec. 25, T36N-R10E. PIN: 11-04-25-212-001-0000

Amended and Restated Annexation Agreement governing the development of the Property was authorized by City Resolution No. 20-140, adopted by the City Council on December 16, 2020 and recorded with the Will County Recorder of Deeds on February 9, 2021 as Document No. R2021-016031

The purpose of the Second Amendment to the Amended and Restated Annexation Agreement for Redwood Development (Document No. R2021-016031) for the Subdivision known as Redwood at Lockport is to extend the effective date of the 2017 impact fees for the development to January 1, 2027.

The proposed second amendment to the amended and restated annexation agreement may be changed, altered, modified, amended, or redrafted in its entirety after the public hearing, and the City Council may take final action on the annexation agreement at the City Council meeting on February 7, 2024 at 7:00 p.m. or at a later date. All persons present at the public hearing shall be given an opportunity to be heard.

Kathleen Gentile,

City Clerk

City of Lockport

(Published in Herald-News
January 19, 2024)
2137041



City Council

Agenda Memorandum

Item # CD-1

To: Mayor & City Council

From: Lance Thies, Director of Community and Economic Development

Subject: Concept Plan for a New Lockport Square Master Plan that Includes a Proposed Mixed Use Development Including Approximately 18,000 SF of New Commercial, a 3,500 SF Restaurant, an 89-Room Hotel, 310 Luxury Apartments and 116 Townhomes

Date: Wednesday, February 7, 2024

BACKGROUND/HISTORY

The applicant Jim Purinton on behalf of Lockport Square, LLC has submitted an application for approval of a Concept Plan for Mixed-use Development consisting of Commercial and Residential development within the undeveloped portion of Lockport Square, which is a 79.5 acre Planned (Commercial) Development.

These vacant parcels were originally intended for a Home Depot and Target development (with midsize box and in-line retailers) in 2007. Due to market changes caused by the recession in 2008, construction did not commence. Later, in 2014, Janko Group acquired the property and began developing, or selling to developers, the outlots located along 159th Street (Panera, Mattress Firm, Chipotle, etc.). In 2019, the parcels were reconfigured to accommodate Marcus Theatre, which did not get built due to market effects of COVID and continued deteriorating conditions for theater developments. Currently a new car dealership is being constructed along Adelman Road (on the west side of Lockport Square). See MASTER PLAN BOOK – HISTORY – DESCRIPTIONS for additional information and narrative about the history of the site and details about the submitted master plan.

A "Tenant Evaluation Summary" from MidAmerica real estate is included as an attachment. They serve as one of the brokers that Janko employs in the marketing of the property. In it, you will find a comprehensive update of all of the potential users that have been contacted about the site. The net result is that, given the shift in retail markets, the glut of vacant existing spaces and the cost of new construction, few if any retailers are interested in building new space. This analysis prompted a City Council presentation by Janko and City staff in 2020 about the future of Lockport Square. That presentation, the "2020 Council Presentation", is enclosed

for information. Alternative development approaches were researched to show the Council what is happening in other similar retail sites, the viability of a variety of different uses and the challenges inherent in the development of places similar to the Burr Ridge or Glen Town Center that are often seen as desirable developments but come with significant financial challenges for the developers.

One of the primary results of that review and presentation was a consideration to add residential uses as an available use within their Special Use Permit, which currently precludes residential as an allowable use. This prompted Janko to explore the Master Plan before you for review and evaluation to create a 24/7 urban-style development that provides on-site residents walkable access to food, retail, grocery and ancillary services and City residents and visitors access to a second hotel, additional retail and restaurants. As staff has continued to work with the developer, we recognized that, in order to create a unique, urban-type development on a site and in a zone that typically serves drive-to commercial uses in a more typical suburban style, modifications to the bulk regulations would need to occur as a part of the development. More detailed requests for the bulk regulations will develop as individual sites within the master plan are brought forward for Final Development Plans but in order to achieve the urban format, those plans will include proposed bulk requirements that will need to receive modifications in the Planned Development to accommodate the plan. As shown in the "Master Plan Graphic Narrative", modifications are conceptually recommended for the proposed R-3 (townhomes) and R-4 (apartments) districts while the C-3 areas seek some levels of flexibility based on the individual development's needs in particular because many of our zoning districts do not contemplate things like rear-loaded townhomes which would allow for a reduced front yard setback without the driveway.

This Concept Plan is different from our normal Concept Plan reviews because it includes an overall master plan for parcels that may be sold to different entities for further development. In that fashion, it is more similar to the original Lockport Square approvals as opposed to the more recent, single use, Concept Plan for the single use, single developer Oak Valley residential neighborhood by Lennar.

At the December 12, 2023 meeting of the Plan and Zoning Commission, members asked questions about the Missing Middle housing study that was recently completed by the Metropolitan Mayors Caucus and how this development, specifically the apartment community, fit into the findings of that study. Commissioners also encouraged additional green space, in particular integrated into the apartment neighborhood and townhomes.

PROS/CONS/ALTERNATIVES

N/A

RECOMMENDATION

At the December 12, 2023 regularly scheduled meeting of the Plan and Zoning Commission, the Commission voted 4-0 to recommend the following:

A motion to approve the Concept Plan for a 31 acre mixed use development, subject to the following conditions:

1. The applicant acknowledges that Staff has completed a general review only of the Concept Plan, and that a more detailed review will occur with submission of a final development plan. Staff comments at this time are general, intended to outline steps necessary if the project moves forward and to provide guidance and considerations for future submittals.
2. Concept plan approvals are valid one (1) year from the date of the approval. Approval of a concept plan provides the applicant reasonable assurances to move forward with submission of a development plan(s). The development plan shall be in general conformance with an approved Concept Plan.
3. Amendment to special use permit for PD and rezoning are necessary.

ATTACHMENTS

[Resolution No. 24-002 Approving a Concept Plan for a proposed Master Plan for Lockport Square](#)

[Attachment A - Master Plan Graphic Narrative](#)

[2020 City Council Presentation](#)

[Master Plan Book - History - Descriptions](#)

[Tenant Evaluation Summary](#)

[PZC Staff Memo - Lockport Square - Residential Concept](#)

SPECIFIC CITY COUNCIL ACTION REQUIRED

Approve Resolution No. 24-002 a Concept Plan for a proposed Master Plan for Lockport Square.

RESOLUTION NO. 24-002

A RESOLUTION APPROVING A CONCEPT PLAN FOR A PROPOSED MASTER PLAN FOR LOCKPORT SQUARE

WHEREAS, Jim Purinton on behalf of LOCKPORT SQUARE, LLC, is seeking approval of a Concept Plan for a new Master Plan consisting of the remaining vacant acreage in the Lockport Square development for the property generally located southwest corner of 159th Street and I-355 PIN #s 16-05-19-202-021-0010, 16-05-19-202-020-0010, 16-05-19-202-004-0000, 16-05-19-202-021-0020, 16-05-19-202-019-0000, 16-05-19-202-017-0000; and

WHEREAS, the overall project area will require a revision to the special use permit for Planned Development and a rezoning of certain parcels at the time of Development Plan Review; and

WHEREAS, the proposed Concept Plan shows a proposed mixed use development including approximately 18,000 SF of new commercial, a 3,500 SF restaurant, an 89 room hotel, 310 luxury apartments and 116 townhomes, and

WHEREAS, the Plan and Zoning Commission of the City of Lockport has reviewed the Concept Plan at the December 12, 2023 meeting and by a vote of 4-0, The Plan and Zoning Commission recommended in favor of the proposed Concept Plan subject to conditions, and

NOW, THEREFORE, be it resolved by the Mayor and City Council of the City of Lockport, Will County, Illinois, as follows:

SECTION 1: The Concept Plan prepared by ESG and Janko Group, attached hereto as **(Exhibit A)** and made a part hereof by this reference, is approved by the Mayor and City Council of the City of Lockport, subject to the following conditions:

1. The applicant acknowledges that Staff has completed a general review only of the Concept Plan, and that a more detailed review will occur with submission of a final development plan. Staff comments at this time are general, intended to outline steps necessary if the project moves forward and to provide guidance and considerations for future submittals.
2. Concept plan approvals are valid one (1) year from the date of the approval. Approval of a concept plan provides the applicant reasonable assurances to move

forward with submission of a development plan(s). The development plan shall be in general conformance with an approved Concept Plan.

3. Amendment to special use permit for PD and rezoning are necessary.

SECTION 2: The City Council’s approval of the Concept Plan does not qualify the Concept Plan for recording nor does its approval constitute approval of a development plan. The approval of the Concept Plan authorizes the developer to prepare the development plan for the property in accordance with the requirements of the City’s Zoning Ordinance and Development Code.

SECTION 3: The approval of the Concept Plan shall be valid for one (1) year from the date of this Resolution and provides the applicant reasonable assurances to move forward with submission of a development plan and a special use permit. The development plan shall be in general conformance with an approved Concept Plan. The City Council has the discretion to extend the Concept Plan up to one (2) years upon application by the developer for good cause shown.

SECTION 4: The Mayor and City Clerk are authorized to sign any documents required to effect the City Council’s approval.

SECTION 5: This Resolution shall be in full force and effect from and after its passage and approval as provided by law.

PASSED this _____ day of _____, 2023, with

_____ALDERMEN voting aye _____ALDERMEN abstaining

_____ALDERMEN voting nay _____ALDERMEN absent

the MAYOR voting aye _____, voting nay _____, not voting _____

_____ MCDONALD _____ SABAN _____ GILLOGLY _____ BERGBOWER

_____ PUGH _____ DESKIN _____ SHEEHAN _____ BARTELTSEN

____MAYOR

ATTEST:

Steven Streit, Mayor

Kathleen Gentile, City Clerk

Mixed-Use Concept Plan for 31.3 Vacant Acres Lockport Square

LOCKPORT, IL

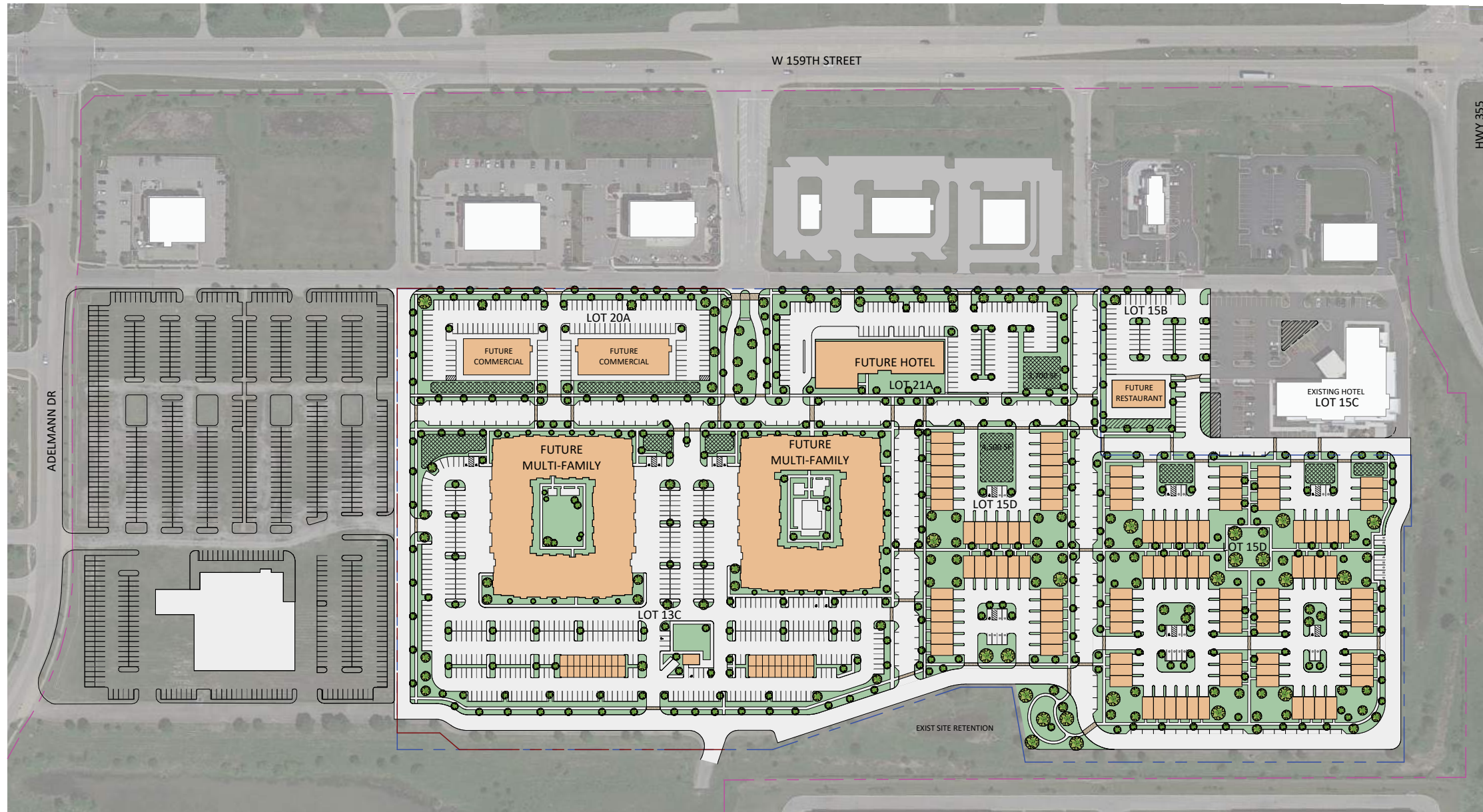
November 2023

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CIRCULATION & PARCEL PLAN	7
PARCEL 4, 4-STORY APARTMENTS	8
PARCEL 5, TOWNHOMES	13



LOCKPORT SQUARE CONCEPT PLAN COMMERCIAL & RESIDENTIAL DEVELOPMENT VACANT 31.3 ACRES



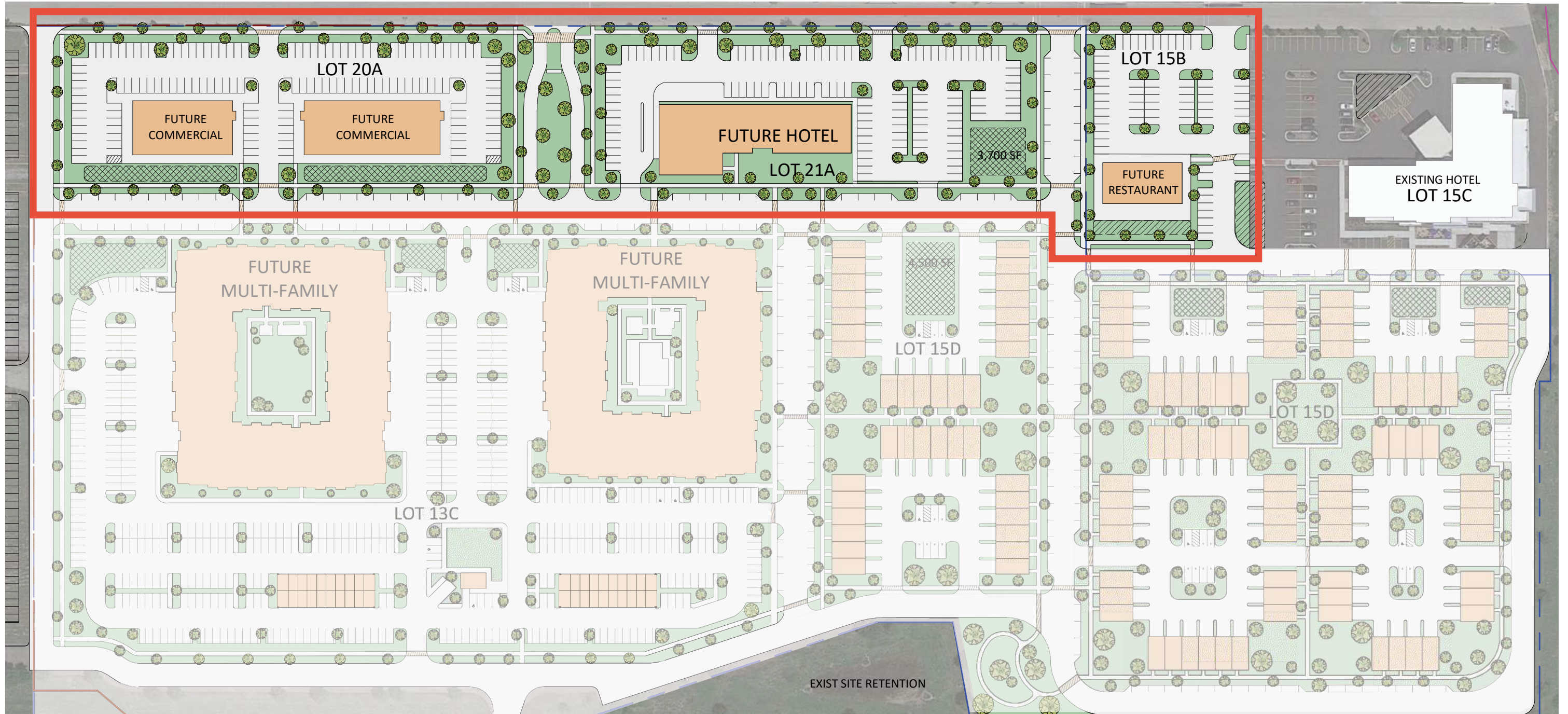
CONCEPT PLAN OVERVIEW

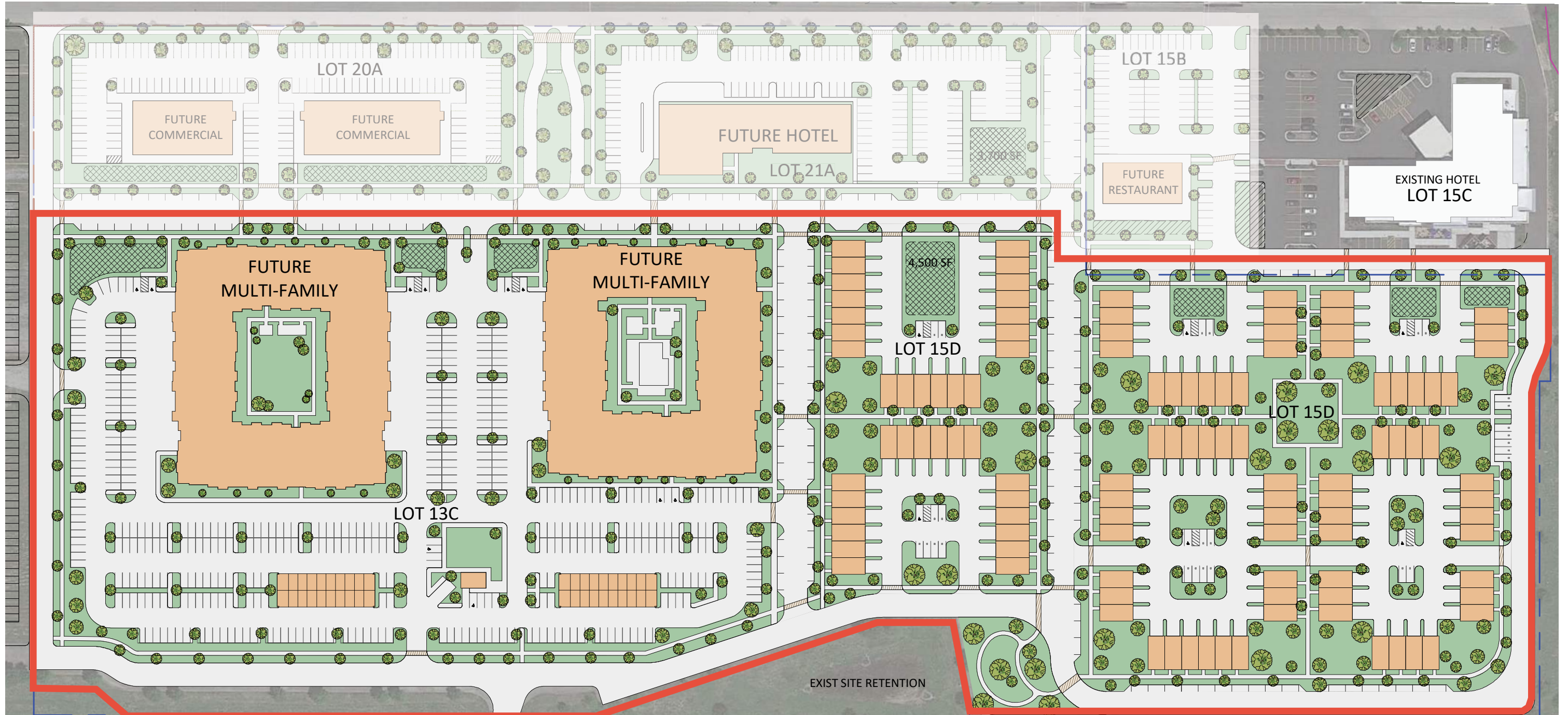
The Concept Plan proposes a horizontal mixed-use development on 31.3 contiguous acres in Lockport Square. The Concept Plan will add important commercial uses including a second hotel and a family restaurant as well as two residential communities containing over 300 residential apartments and 110 townhomes located along urban neighborhood roads.

Development of Lockport Square per the Concept Plan will provide a unique, vibrant neighborhood for ~500-1000 full-time residents as well as important new commercial developments. Development per the Concept Plan will also finally complete the build out Lockport Square.

COMMERCIAL

The Concept Plan envisions the continuation of commercial uses; a family restaurant, a second hotel, and future TBD Commercial on the south side of Lockport Square's existing east/west interior road. In this location between the car dealer on the west and the existing Holiday Inn Express on the east, these new commercial uses are easily accessible to customers coming to Lockport Square from the surrounding area.





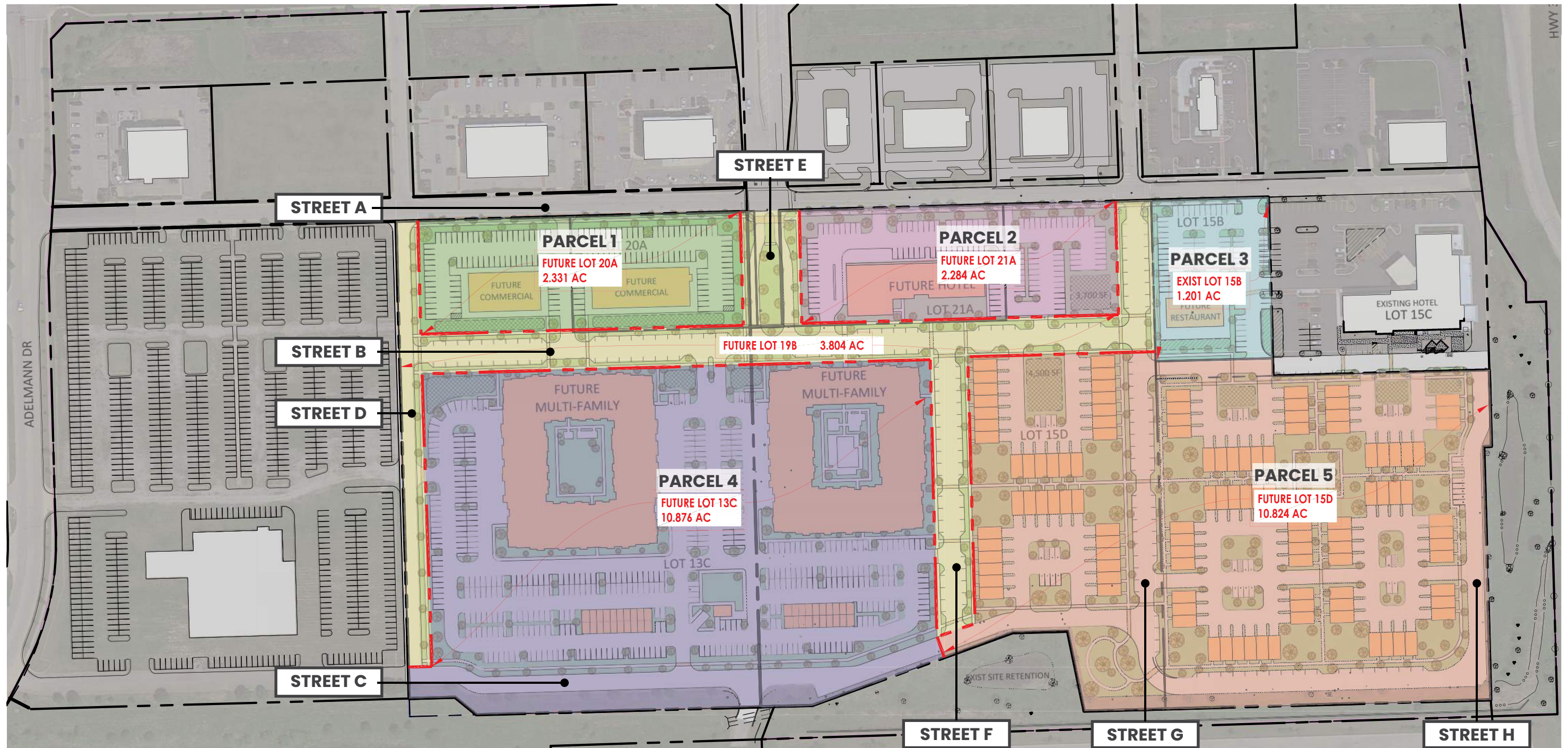
RESIDENTIAL

A new residential urban neighborhood is located behind the commercial uses. It includes residential scale streets laid out in a grid pattern with on-street parallel parking, parkways, sidewalks, and residential buildings sited right on the street. Walkable pedestrian paths within the neighborhood and to the nearby restaurants, hotels, and retail to the north will make Lockport Square a Live-Work-Play environment. Necessary resident parking is located behind the residential units, largely hidden from the streets.

AERIAL RENDERING

The Concept Plan includes 1-story, 3-story and 4-story buildings that fit into the existing character of Lockport Square. In addition, the Concept Plan provides significantly more green space than would have otherwise been included in the vast parking lots of the original retail power center.





CIRCULATION & PARCEL DELINEATION

Existing Street A, C & H, along with new Street D, will provide circulation around the boundary of the Concept Plan developments.

The commercial buildings on Parcels 1, 2 and 3 will be positioned near the southern boundaries of the lots along Street B to enhance the urban neighborhood character of the street. The commercial lots will also be accessible to both car and pedestrian customer traffic via Street B. Outdoor seating where applicable will be at the southern end of the commercial lots.

Parcel 1 is TBD restaurant/retail site and is currently laid out for two retail/restaurant buildings.

Parcel 2 is earmarked for a second hotel. The current site plan is an 89-room Home2 Suites.

Parcel 3 is reserved for a family sit-down restaurant. The current plan is laid out with a 3,500sf building. Overflow parking for the restaurant will be provided at adjacent hotel parking lots.

Parcels 4 and 5 create urban neighborhoods along Street B and along Street F and G. As noted above, the residential buildings will be located close to the streets with only sidewalks and parkways separating them from the roadways. Ample pedestrian access will be provided within each of the residential parcels but will also cross Street B to link the residential parcels to the restaurants and retail to the north.

PARCEL 4

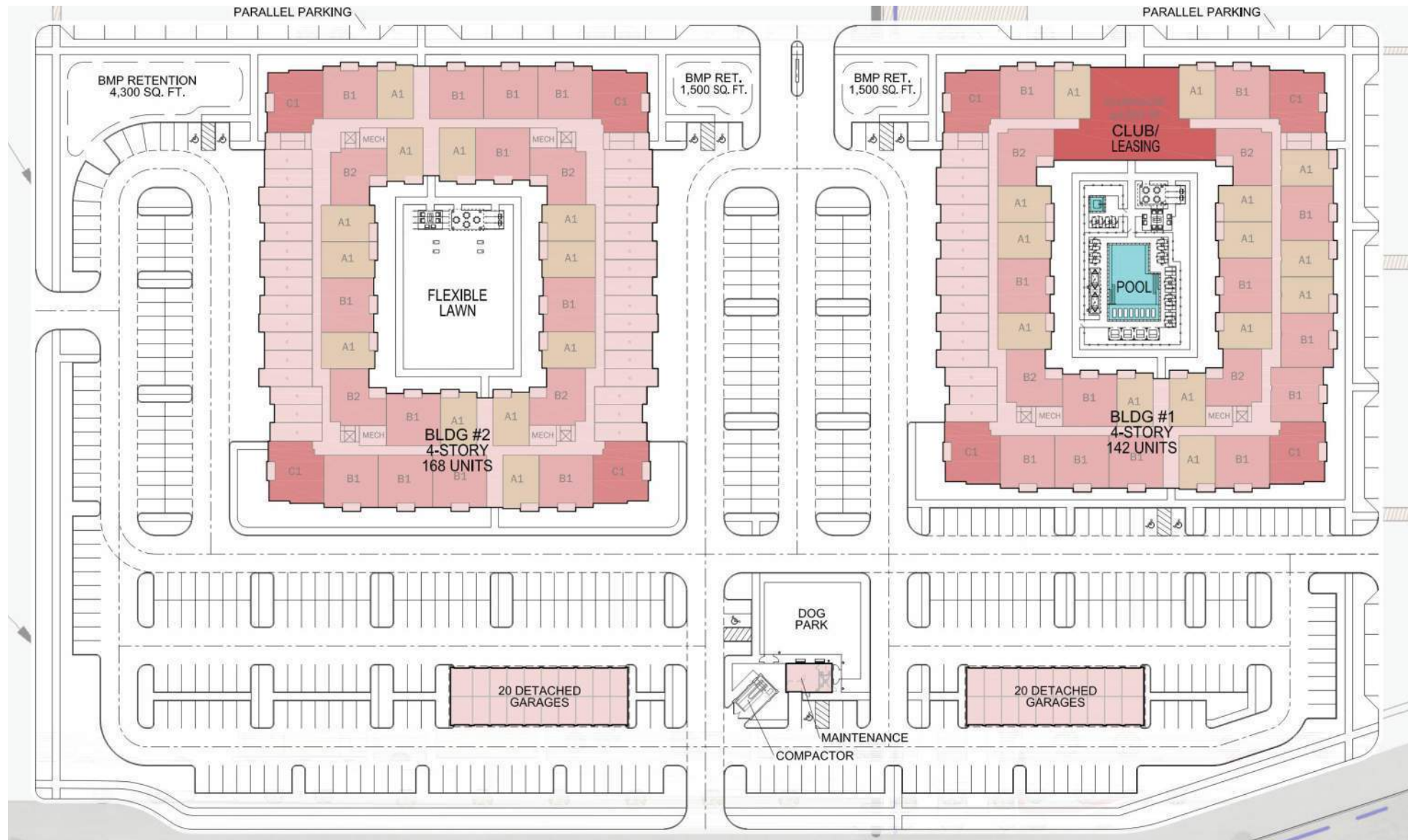
4-STORY APARTMENTS

The preliminary plan for Parcel 4 contains 310 apartments in two four-story buildings that are sited along Road B at the north end of the parcel and Road F to the east of the parcel. The western building is separated from the car dealership to the west by a landscape buffer and resident parking. The two multifamily building are located on 10.777 acres. The overall density will be just under 30 units per acre.

Four floors of apartments, including directly accessible first floor apartments, front both the Road B and Road F neighborhood streets. The multifamily apartment community will have its own internal amenities including a fitness center, a pool, outside game areas, and a dog park.

Resident parking will be provided primarily via surface parking located away from the neighborhood streets, but also includes some garages not visible from the street on the first floor of the buildings, as well as two covered parking garages located in the southern part of the parcel. The multifamily apartment community will have ample surface parking for visitors, as well as additional street parking on Roads B and F.

Required parking, at 1.25 parking spaces per unit, is 388 spaces. Over 530 spaces will be provided, including 87 enclosed garage spaces, 408 outdoor surface spaces, and 39 street parking spaces. An additional 48 tandem spaces are provided but are not included in the total.



4-STORY APARTMENTS

The unit mix in the preliminary plan is:
47% 1-Bdrm 1-Bath (Unit A below)
40% 2-Bdrm 2-Bath (Unit B below)
13% 3-Bdrm 2-Bath (Unit C below).

Apartment sizes vary from 785 sf to 1331 sf with an average unit size of 1,014 sf and a total rentable sf of 314,356.



VISIONING IMAGES

These are images of multifamily apartment buildings. They are all photos of Garrett Companies projects in Florida, Colorado, and Indiana.



MULTIFAMILY BUILDING CONCEPT RENDERING



TYPICAL FLOOR PLANS

THESE FLOOR PLANS ARE TYPICAL UNIT PLANS FROM GREENWOOD, IN

THE HANGAR ON EMERSON

APARTMENT HOMES FEATURE:

- Stone Counter Tops
- Pendant Lighting in Kitchens
- Wood-Style Plank Flooring
- Soaring 9-Foot Ceilings
- Expansive Walk-In Closets
- In-Home Washers and Dryers
- Balconies w/ Courtyard or Runway Views



ASCENT | 663 sf. | 1 Bed 1 Bath
Represents Unit A1 | All dimensions are approximate and all floor plans are subject to change.

THE HANGAR ON EMERSON

APARTMENT HOMES FEATURE:

- Stone Counter Tops
- Pendant Lighting in Kitchens
- Wood-Style Plank Flooring
- Soaring 9-Foot Ceilings
- Expansive Walk-In Closets
- In-Home Washers and Dryers
- Balconies w/ Courtyard or Runway Views



SOAR | 1093 sf. | 2 Bed 2 Bath
Represents Unit B1 | All dimensions are approximate and all floor plans are subject to change.

THE HANGAR ON EMERSON

APARTMENT HOMES FEATURE:

- Stone Counter Tops
- Pendant Lighting in Kitchens
- Wood-Style Plank Flooring
- Soaring 9-Foot Ceilings
- Expansive Walk-In Closets
- In-Home Washers and Dryers
- Balconies w/ Courtyard or Runway Views



TAKE OFF | 1433 sf. | 3 Bed 2 Bath
Represents Unit C1 | All dimensions are approximate and all floor plans are subject to change.

PARCEL 5

3-STORY TOWNHOMES

The preliminary plan for Parcel 5 contains 116 three story townhomes laid out in three to six unit groupings on a 10.77 acre site (overall density of 10.77 units/acre). The townhomes will be arranged to locate townhome facing either facing other townhomes across pedestrian greenways or fronting the adjacent streets.

The townhome neighborhood will include green pocket parks, a dog park, and pedestrian sidewalks with easily walkable connections to the restaurants and retail offerings to the north.

Off-street resident parking is provided in first-floor 2-car garages, with driveway space for an additional two cars. Resident parking will be accessed via common area vehicle courts that are largely screened from the streets. Visitor parking will be provided by driveway parking behind each townhome, 28 guest parking spaces in the vehicle courts, and over 60 spaces on the streets adjacent to the townhomes.



VISIONING IMAGES

These are inspirational images of townhome architecture. All of these designs are successful at embracing an urban streetscape and incorporating pedestrian paths.



TOWNHOME
CONCEPT
RENDERINGS



TOWNHOMES VISIONING IMAGES

The townhome community will have distinctive and consistent architectural design.



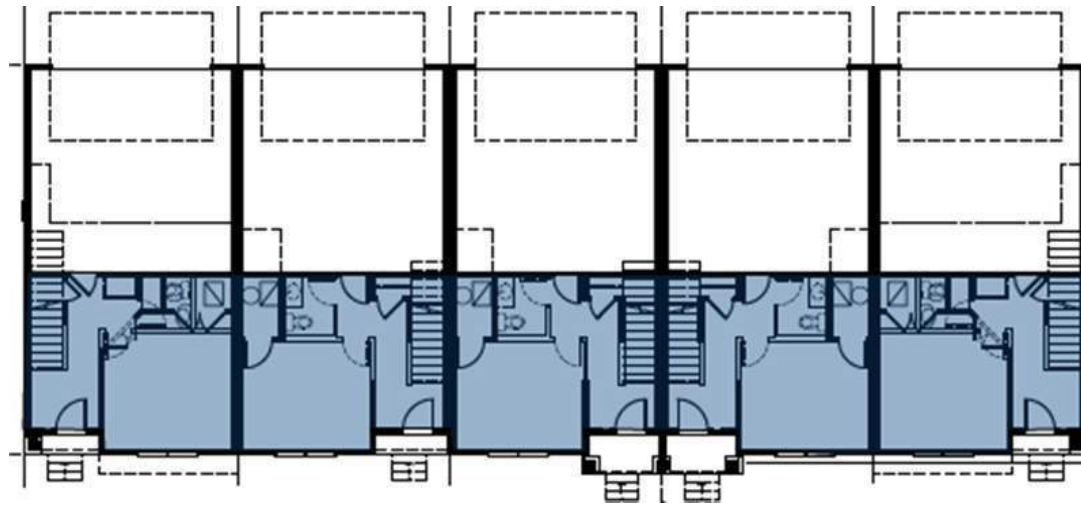
PARCEL 5

3-STORY TOWNHOMES

The townhome community will include a mix of two bedroom and three bedroom homes.

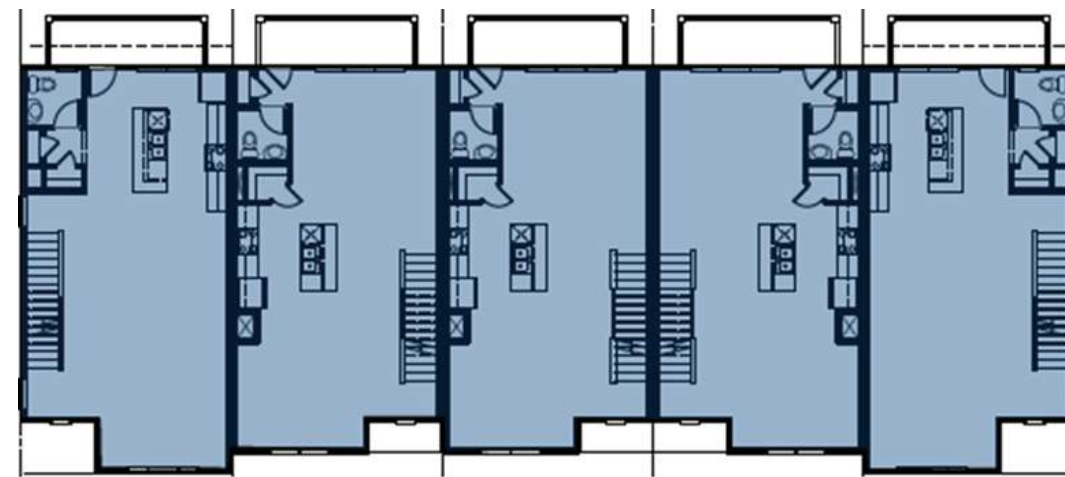
Two bedroom units will total approximately 2295 sf to 2320 sf and include 1850 sf to 1875 sf of finished living space with 424 sf garages, 25 sf entries, and an 80 sf deck. Three bedroom units will total approximately 2285 sf to 2415 sf and include 1940 sf to 1965 sf of finished living space plus 424 sf garages, 25 sf entries, and an 80 sf deck.

The first floor of the townhomes will include a den and a two car garage.



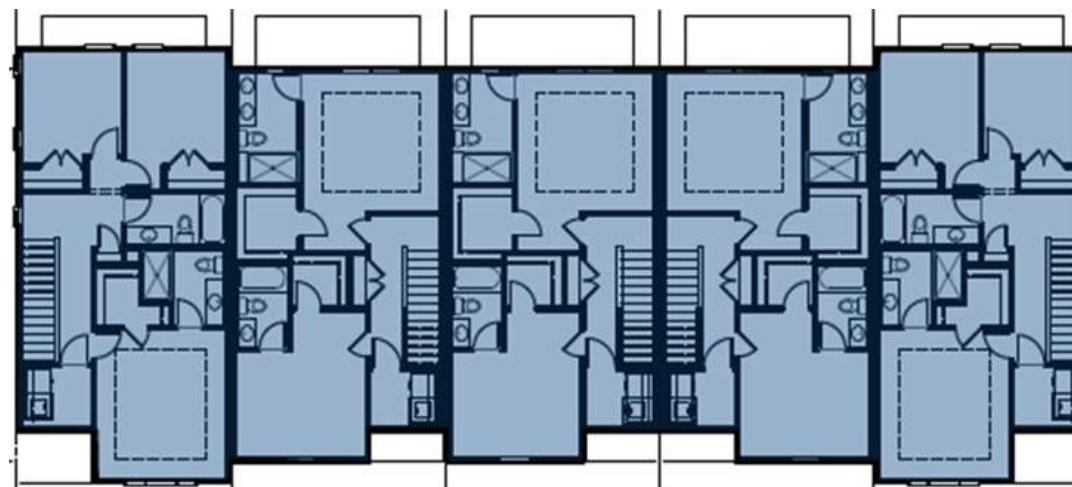
LEVEL 1

The first floor of the townhomes will include a den and a two car garage.



LEVEL 2

The second floor will include kitchen and living spaces.



LEVEL 3

The bedrooms will be on the third floor. The project will have a mix of two bedroom and three bedroom units.

PROPOSED BULK REGULATIONS

C-3 Highway Commercial Zoning	Required	Proposed (Parcel 1)	Proposed (Parcel 2) (Hotel)	Proposed (Parcel 3)
Lot Area	20,000	102,845	99,796	52,316
Building Height	55'	<i>The current plan is a preliminary layout for master planning purposes</i>	41'	<i>The current plan is a preliminary layout for master planning purposes</i>
Maximum Lot Coverage	30%		16%	
Maximum Impervious Coverage	70%		67%	
Minimum Landscape Coverage	30%		33%	
Front Yard Setback	35'		84'	
Rear Yard Setback	20'		10'	
Corner Side Yard	30'		228' (East), 77' (West)	

R-3 Multiple Family Zoning Area (Townhomes)	Required	Proposed	
Lot Area	2,700 SF per unit	4,065 SF Per Unit	(471,494 SF / 116 Units)
Building Height	35'	40'	
Maximum Impervious Coverage	50%	29%	
Minimum Landscape Coverage	50%	71%	(174,453 SF of Open Green Space + 160,562 SF Park Prorata Green Space / 471,494 SF)
Front Yard Setback	20'	10'	
Rear Yard Setback	20'	80'	
Corner Side Yard	20'	55' (East), 10' (West)	

R-4 Multiple Family Zoning Area (Apartments)	Required	Proposed	
Lot Area	1,700 SF per unit	1,528 SF Per Unit	(473,759 SF / 310 Units)
Building Height	45'	47'	
Maximum Impervious Coverage	55%	52%	
Minimum Landscape Coverage	45%	48%	(66,326 SF of Open Green Space + 161,303 SF Park Prorata Green Space / 473,759 SF)
Front Yard Setback	20'	10'	
Rear Yard Setback	20'	270'	
Corner Side Yard	20'	10' (East), 130' (West)	

LOCKPORT SQUARE

PAST, PRESENT, FUTURE

Visioning Workshop 6.1.20



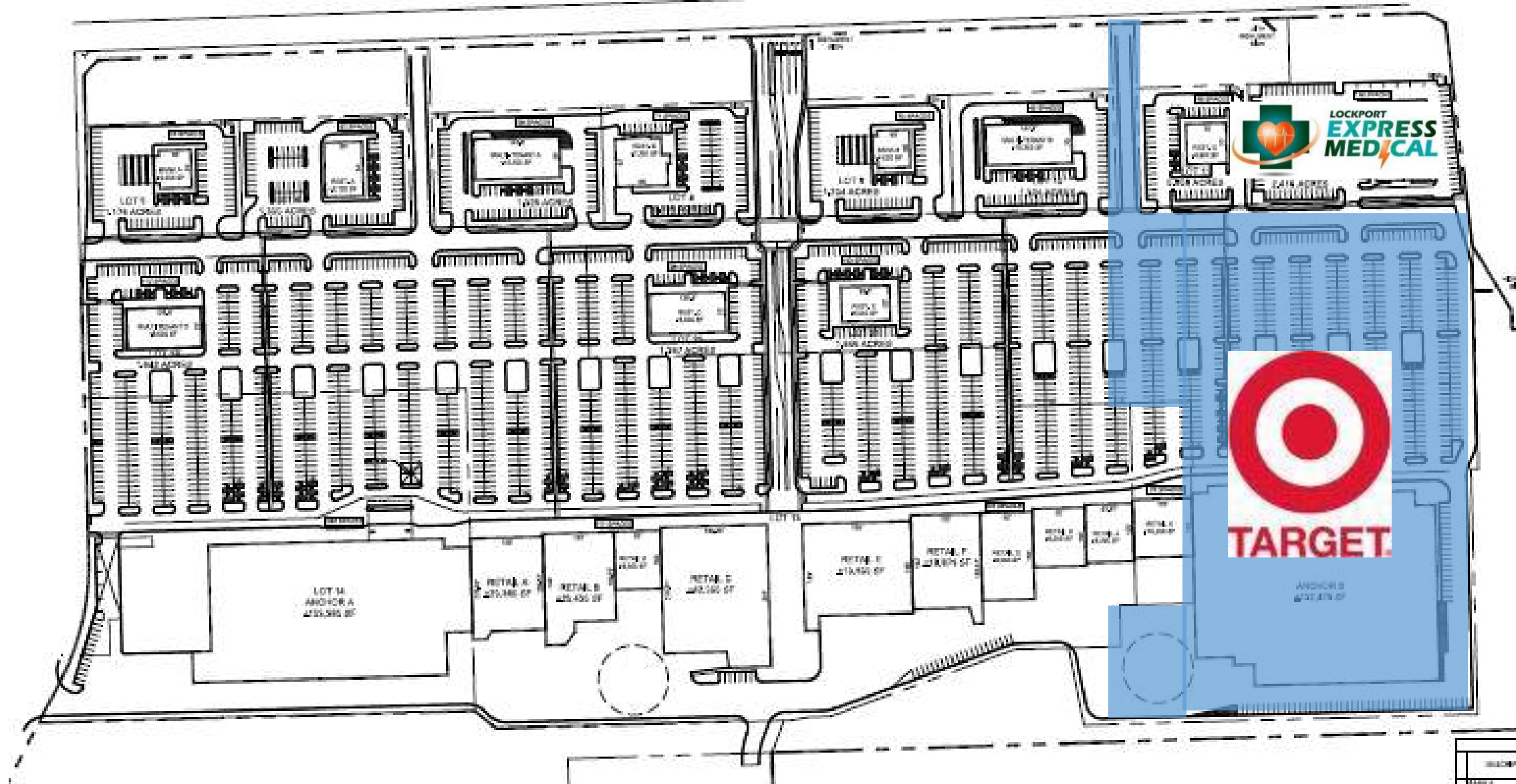
RETAIL DEVELOPMENT HISTORY

MALL DEVELOPMENT (1990-1994 Real Estate Recession)	1970's—1980's
POWER CENTER DEVELOPMENT (2008-2012 Real Estate Recession)	1992—2008
FOOD, SERVICES, MEDICAL, FITNESS	2012-?
GROCERY ANCHORED CENTERS	2014-2018
E-COMMERCE WAREHOUSES (2020-? Covid Real Estate Recession)	2010-?

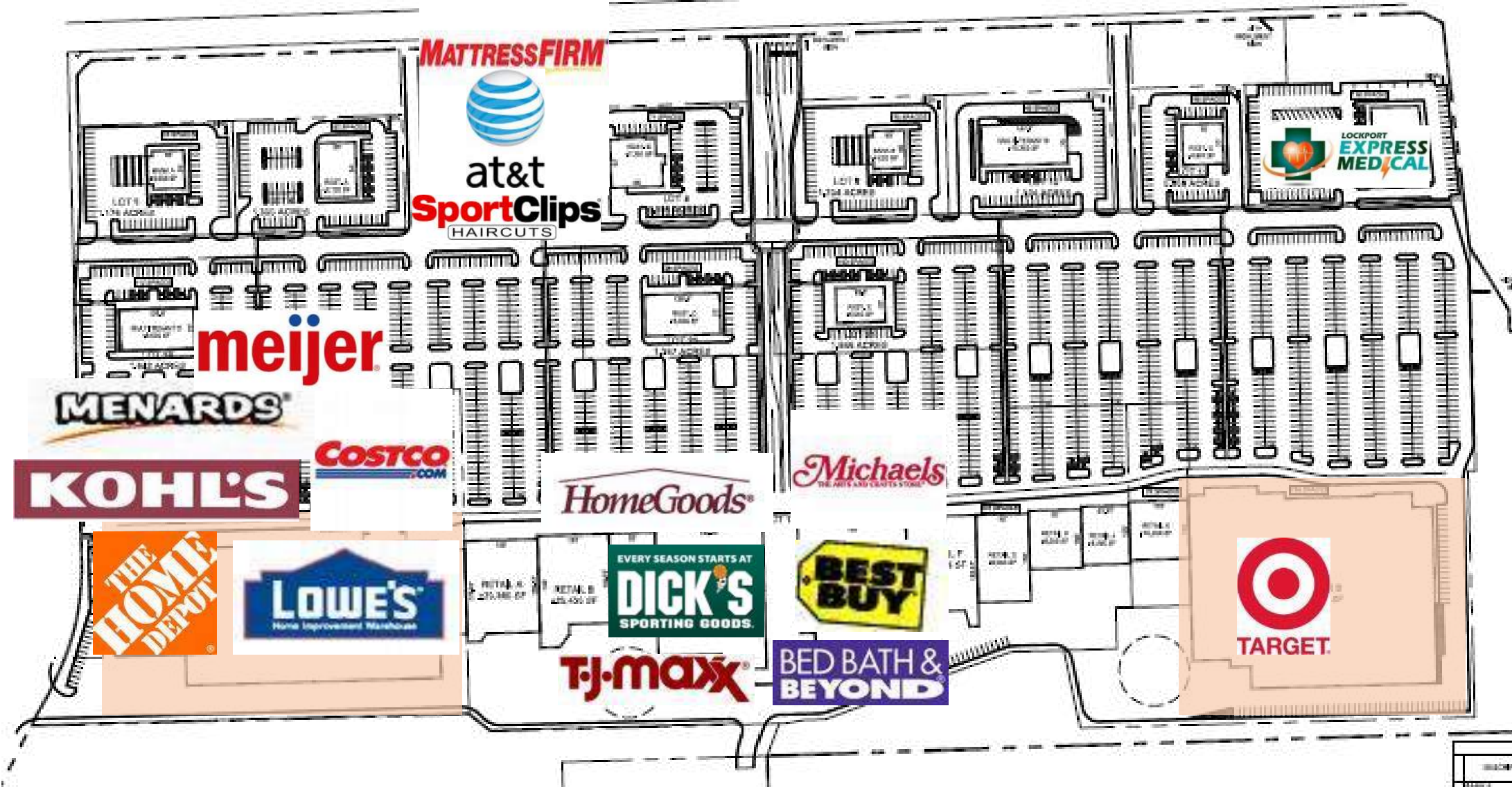
W. 159th STREET (SR-7)



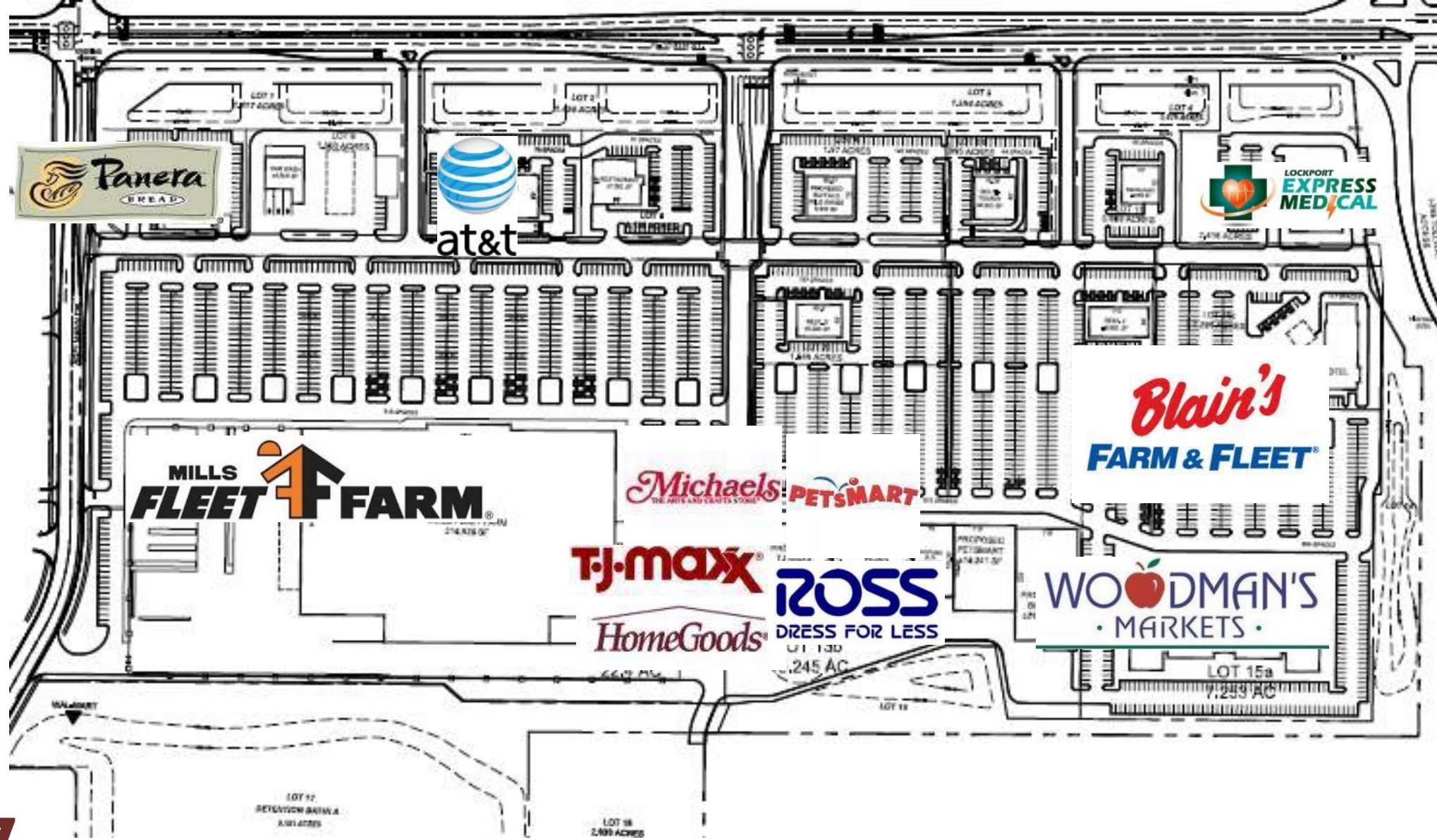
2007



2014



2014-16 POWER CENTER

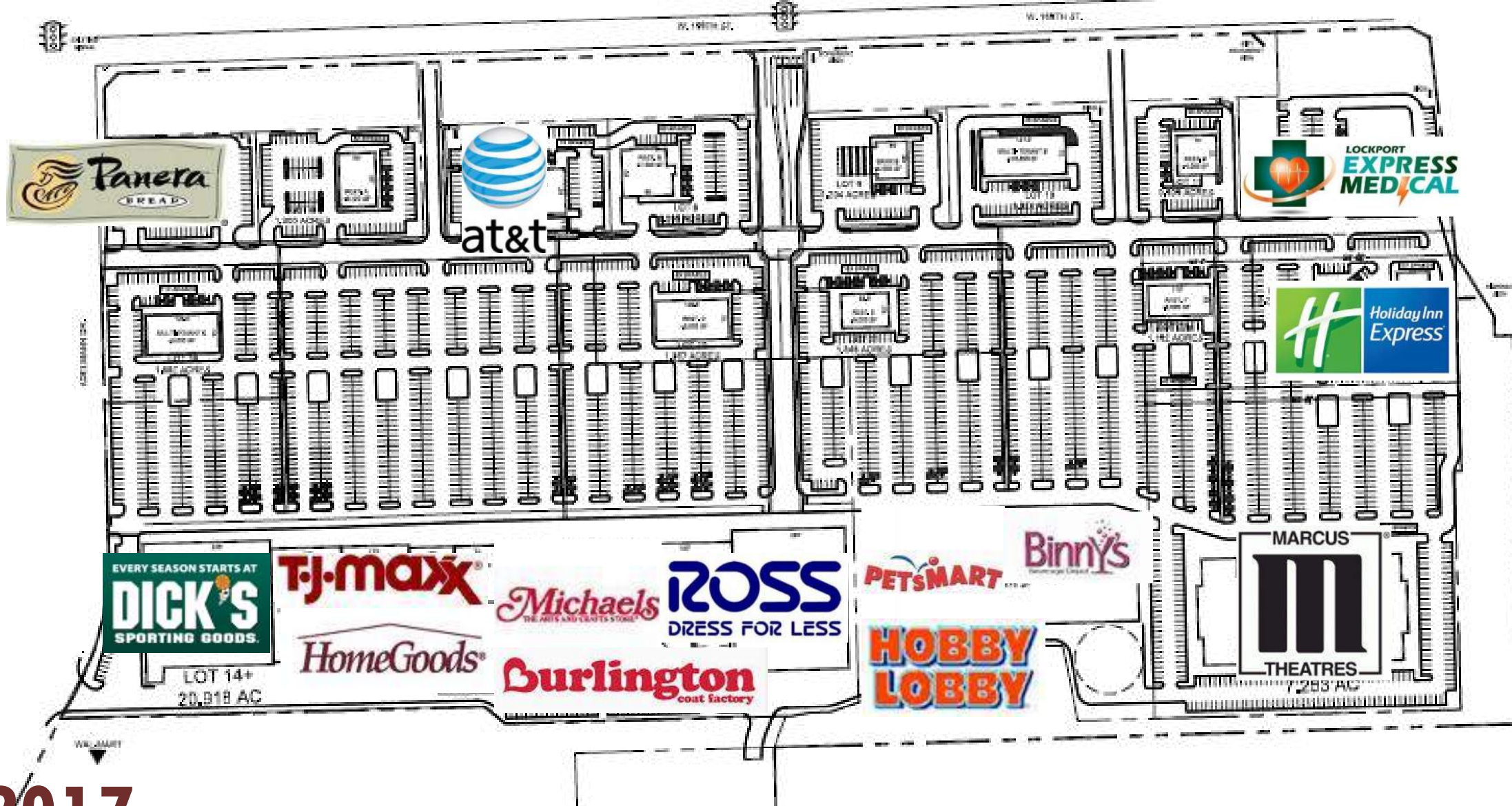


**2015-2017
NEW ANCHORS, JR ANCHORS**

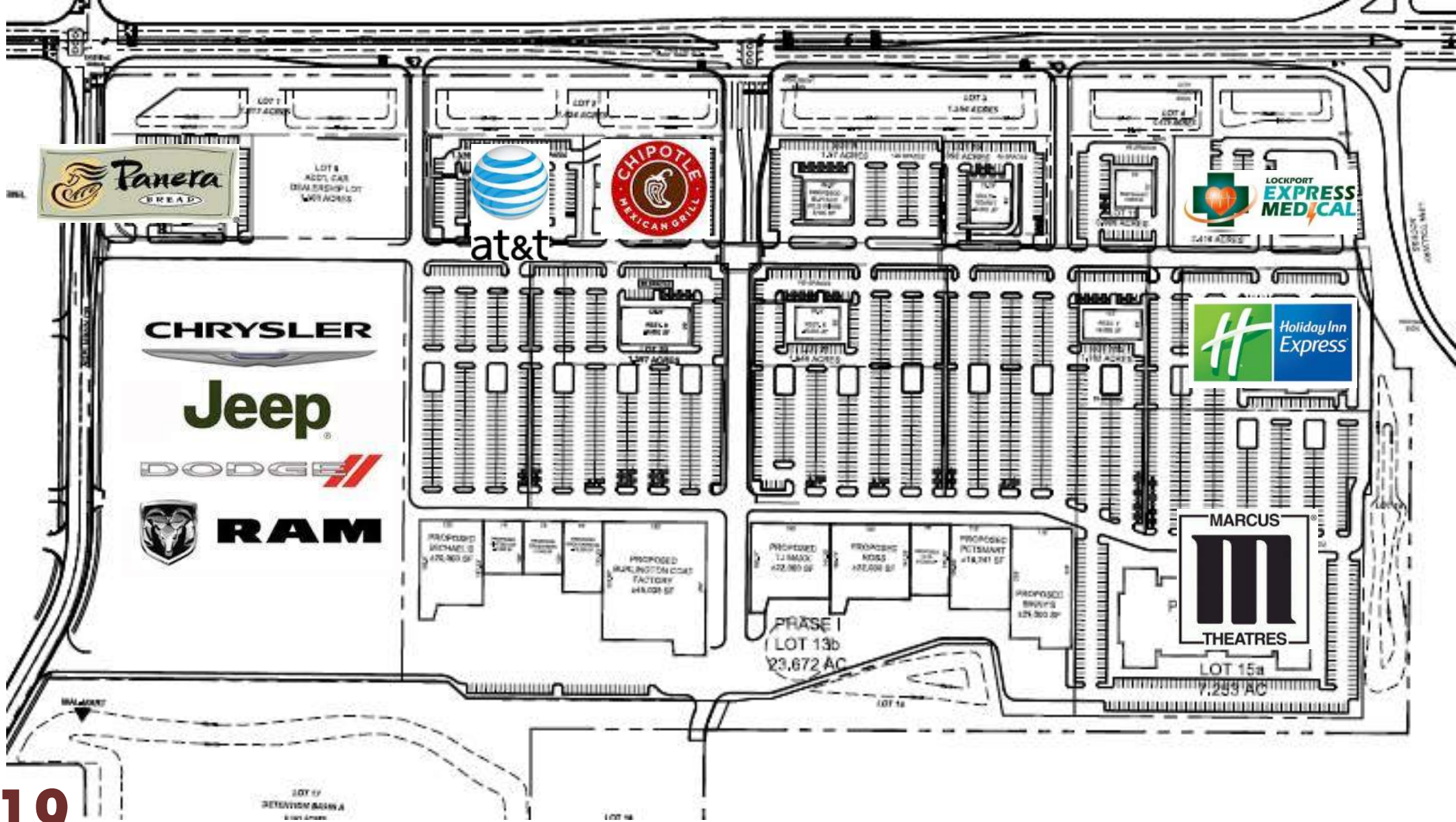


2016-2017

GROCERY/HD, HOTEL/THEATRE



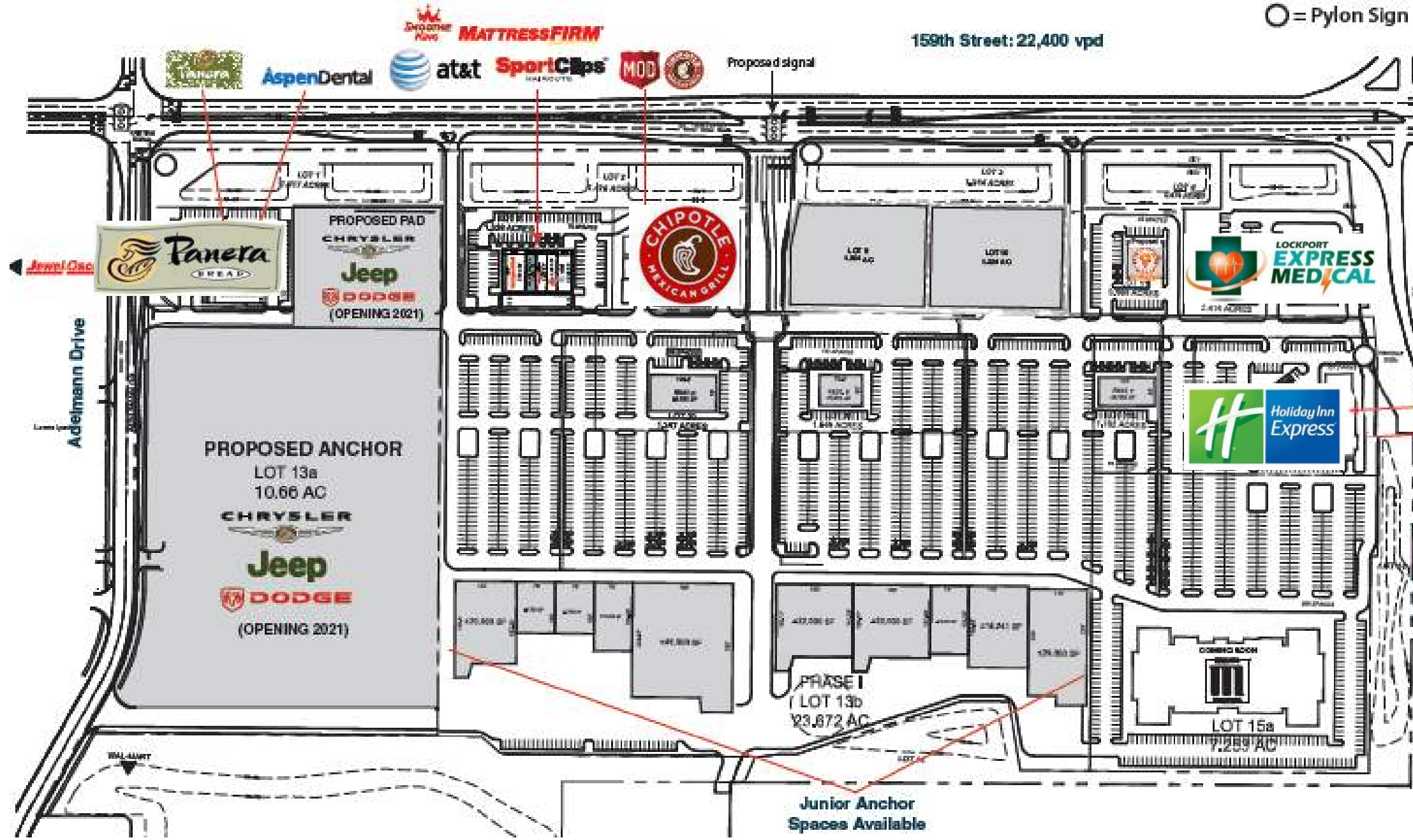
2016-2017 JUNIOR ANCHORS



2018-2019 CAR DEALER

○ = Pylon Sign

159th Street: 22,400 vpd



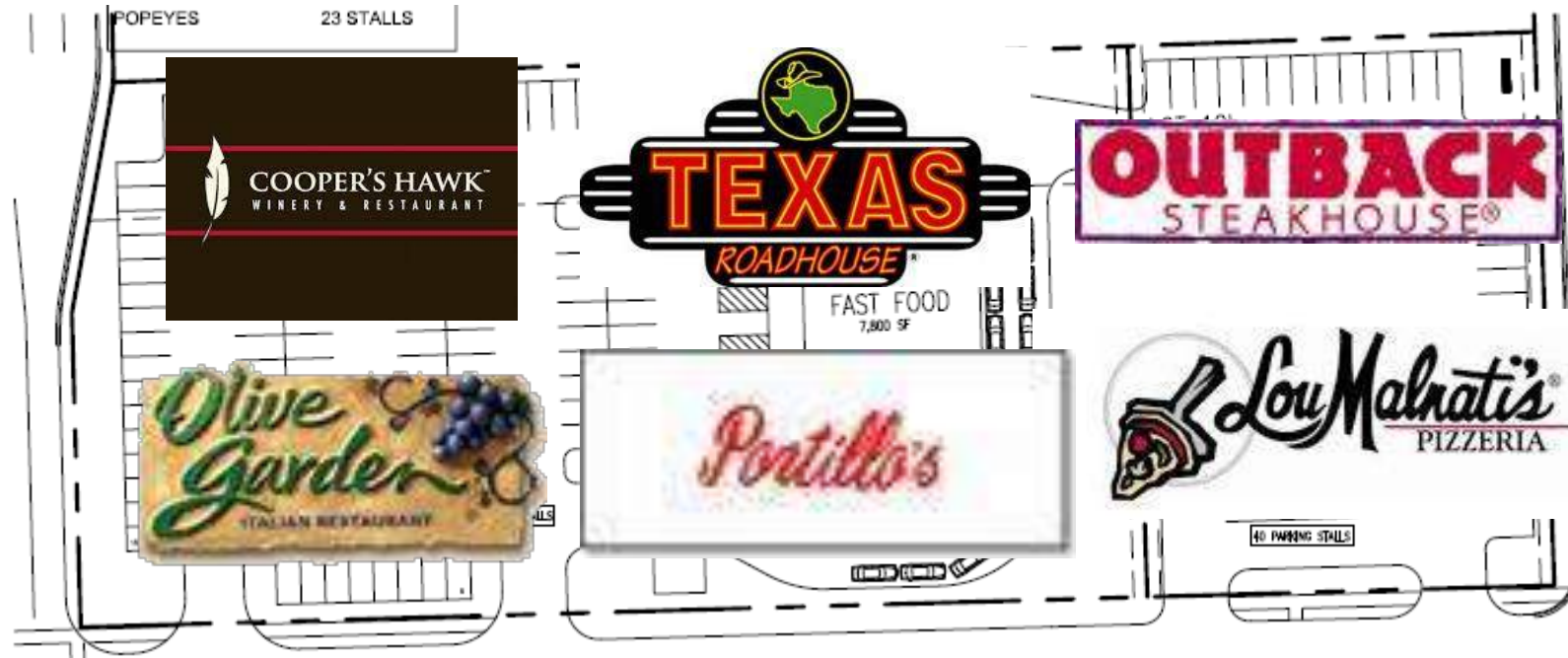
2020



OUTLOTS STRATEGY

OUTLOTS STRATEGY

2.5-Acre Restaurants



OUTLOTS STRATEGY

1.5-Acre Restaurants



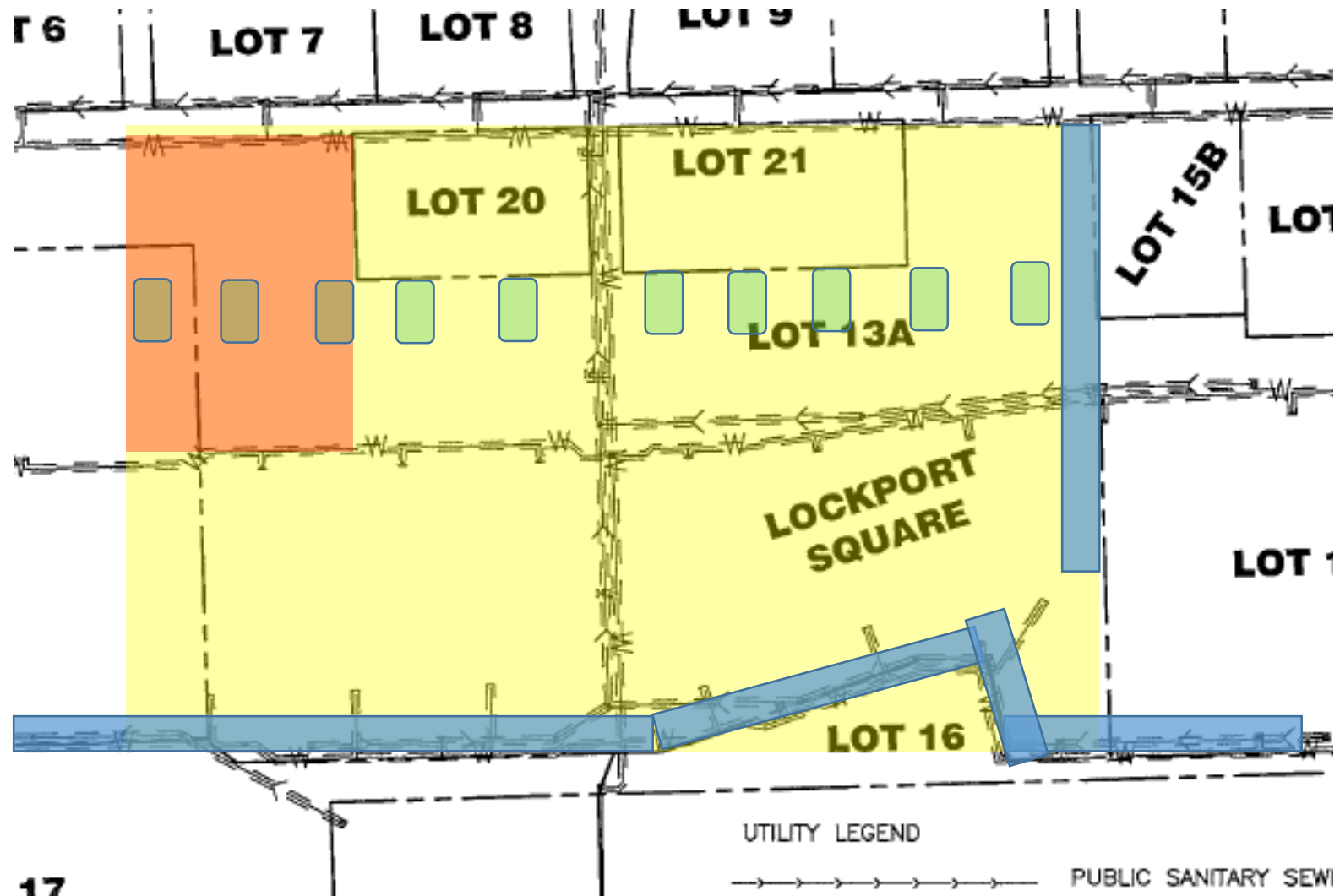
OUTLOTS STRATEGY

1+-Acre Restaurants, MT Bldg

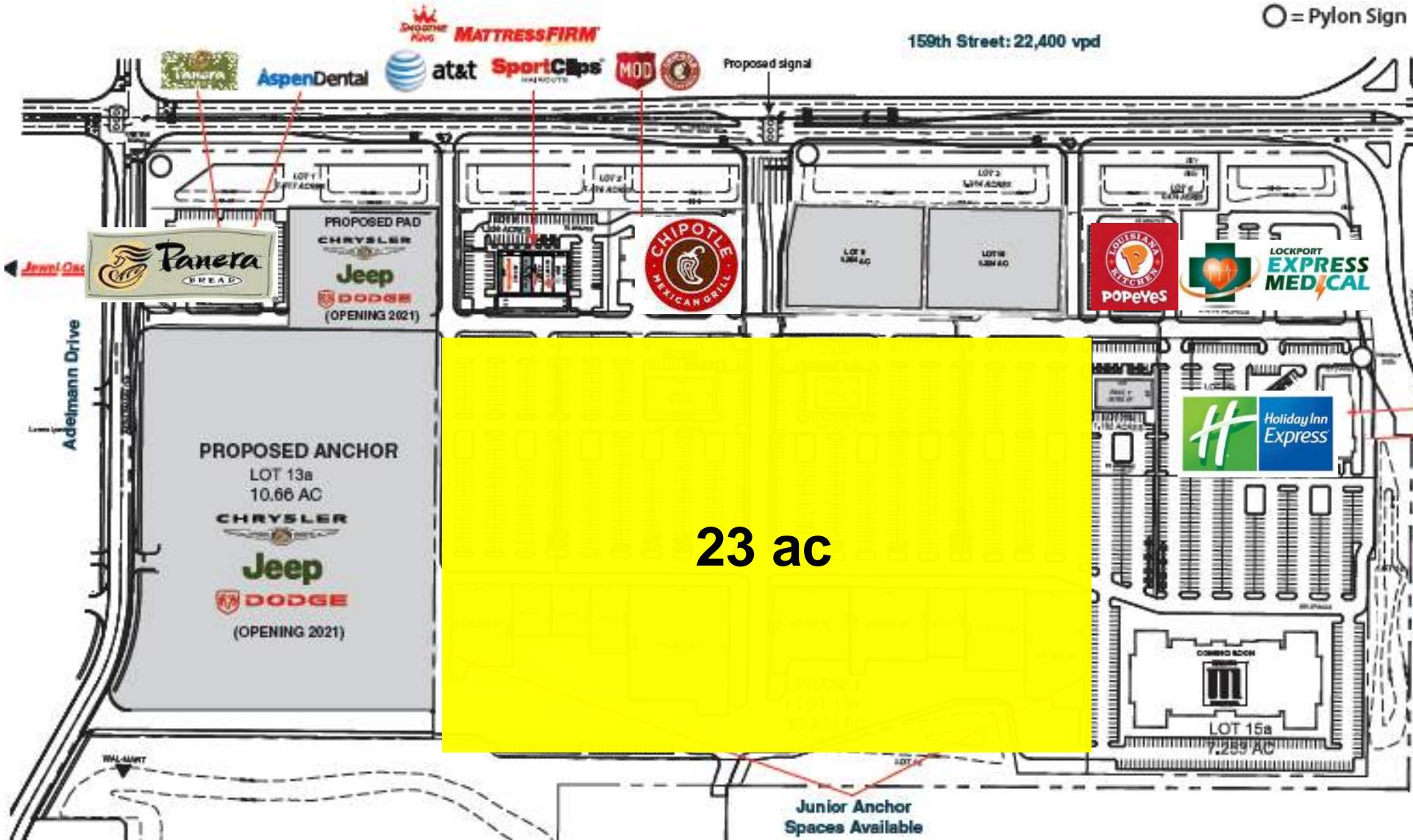


REAR LOTS

Constraints



REAR LOTS STRATEGY

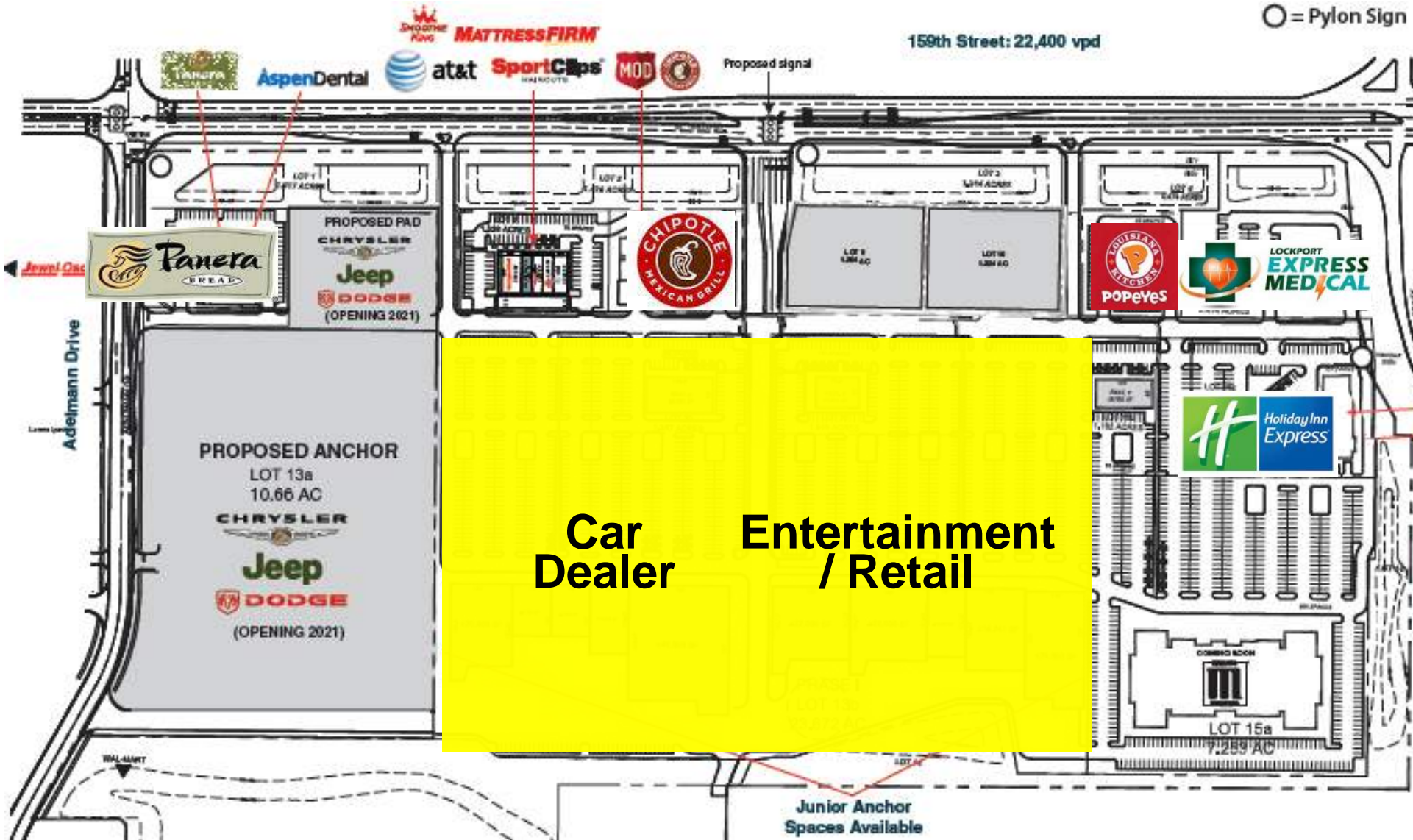


REAR LOTS STRATEGY

STAY THE COURSE, WAIT FOR THE MARKET



REAR LOTS STRATEGY

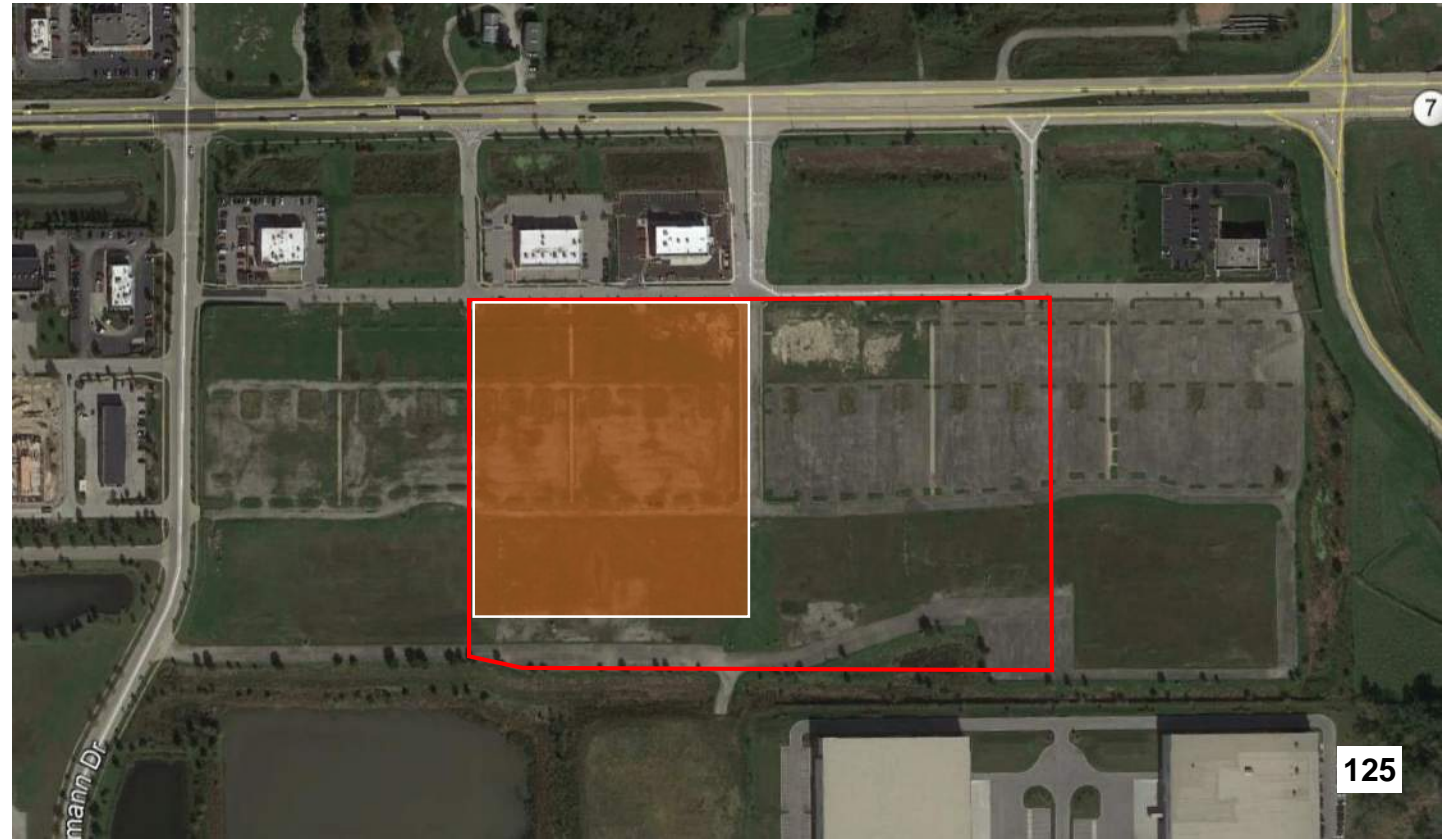


CAR DEALERSHIP

Acura	Presented site to Acura of Orland Park.
Alfa Romeo/Maserati	Presented site to Rizzo Auto Group of Orland Park.
Audi	Audi Orland Park. No interest
BMW	Submitted to BMW of Orland Park
Buick	Submitted to Ray Buick and Thomas Buick and Rizza Orland Park. No interest
Cadillac	Submitted site to corporate and Hawk Auto Group.
Chevrolet	Submitted to Hawk Chevrolet Larry Roesh Chevrolet and Advantage.
Honda	Submitted to Valley Honda and Honda City.
Hyundai	Submittes to Napleton Hyundai. No interest
Infiniti	Submitted site to corporate.
Jaguar	Presented site to corporate.
Kia	Submitted to Berwyn Kia and International Kia of Orland Park and Evergreen Kia
Lincoln Mercury	Submitted to Napleton Lincoln Mercury and Rizza Lincoln Mercury
Mazda	Submitted site to Hawk Auto Group and to corporate.
Mitsubishi	Submitted site direct to South Suburban group.
Nissan	Submitted site to Thomas Nissan in Joliet and Zeigler corporate for consideration.
Subaru	Submitted site to corporate and Hawk Auto Group.
Tesla	No interest in market.
Volkswagen	Submitted to VW of Orland Park and Larry Roesch VW.

REAR LOTS STRATEGY

A SECOND CAR DEALER ... have to get the first one built, though



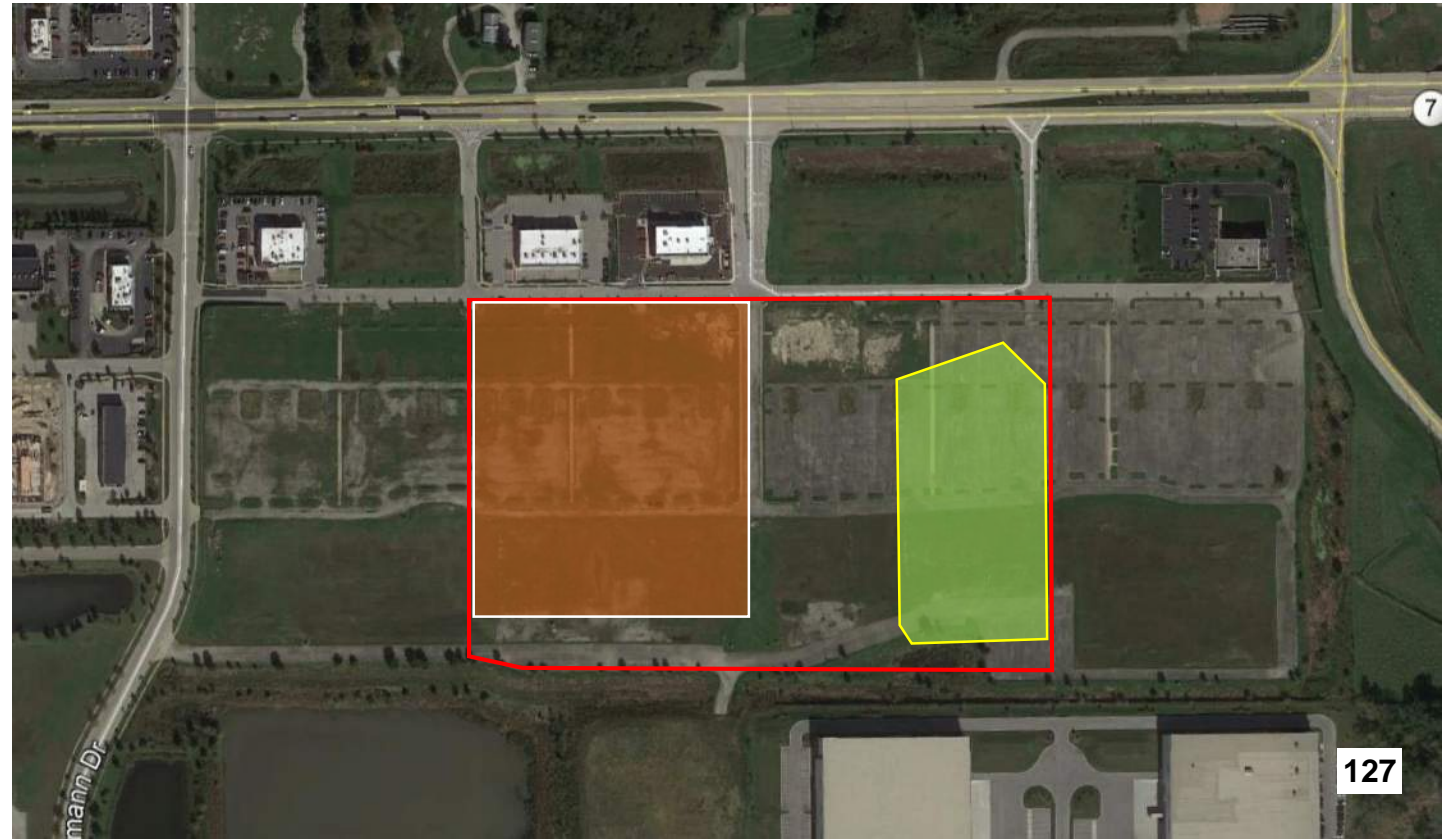
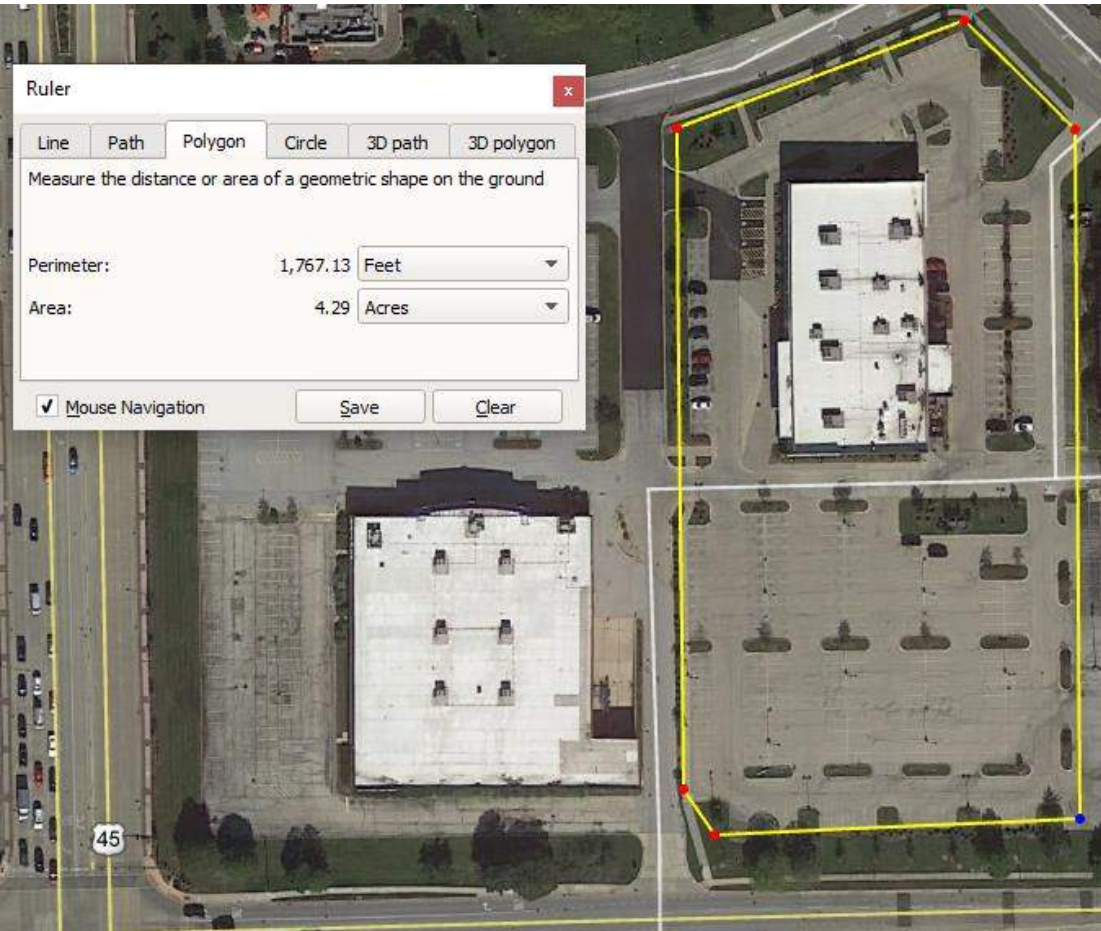
ENTERTAINMENT / RETAIL TARGETS

AceBounce	12-15K	X	Tenant on hold
Altitude Trampoline Park	30-45K	X	Tenant on hold
Bowlmor/Brunswick Zone	40-60K	X	Romeoville; no interest
Brooklyn Boulders	20K	X	Chicago focus
Chuck E Cheese	10-20K	X	Tinley Park, Joliet; not expanding
CircusTrix/Sky Zone	25K	X	On hold
Dave & Busters	25-40K	X	Orland Park
First Ascent	20K	X	On hold
Flightclub	8-10K	X	On hold
Funtopia	25K	X	On hold
GameWorks	50K	X	Schaumburg
Get Air	20-30K	X	On hold
Gizmo's Fun Factory	35-40K	X	On hold
Glowzone	40K	X	Not a market of interest
Hasbro	40K	X	Not a market of interest
iFly Indoor Skydiving	1 acre	X	Not a market of interest
John's Incredible Pizza	30K	X	On hold
Kids Empire	15-20K	X	Tenant needs existing space to make sense of aggressive gross economics
King's Bowling	25-30K	X	No interest
Launch	20-30K	X	On hold
Level 257	25-40K	X	On hold
Levity Entertainment	10-12K	X	On hold
Lucky Strike	50K	X	Lombard
Main Event	50K	X	No interest in this market
Merlin Entertainments	50-100K	X	No interest in this market
Peppa Pig	12-15K	X	Did one deal in Schaumburg no further expansion planned
Pinstripes	30-40K	X	No interest in this market
Planet Granite	40K	X	No interest in this market
Punch Bowl Social	30K	X	On hold
Puttshack	20-30K	X	On hold
Rec Room	35K	X	On hold

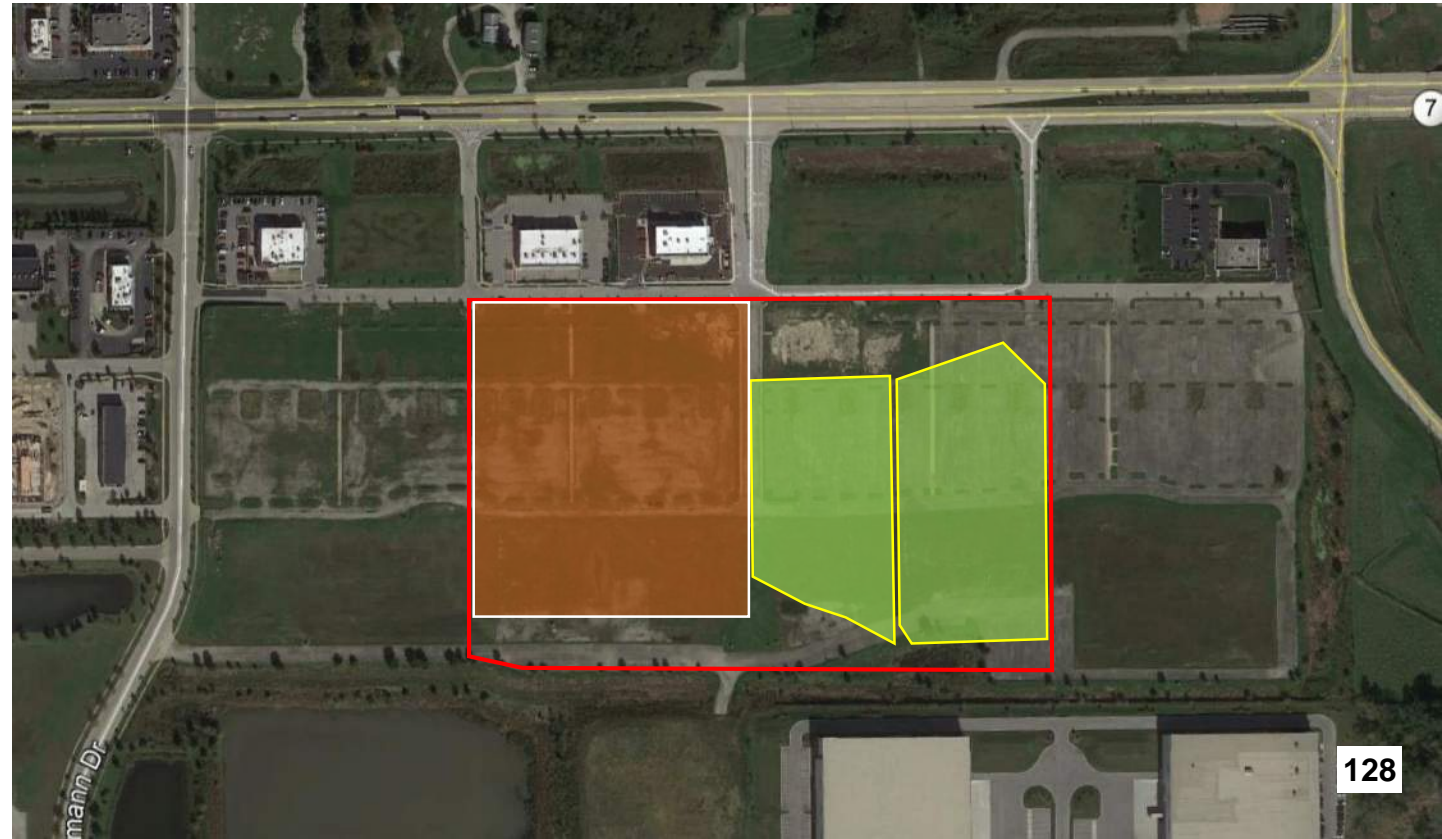
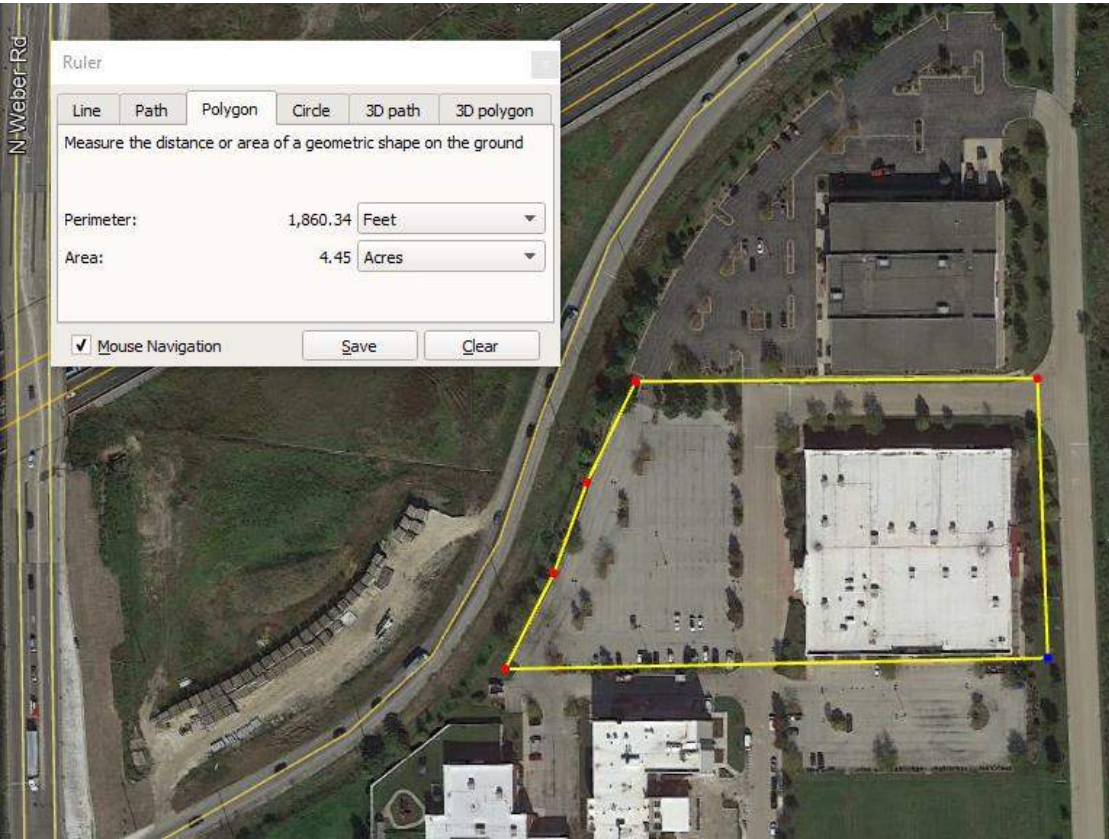
REAR LOTS STRATEGY

ADD ENTERTAINMENT

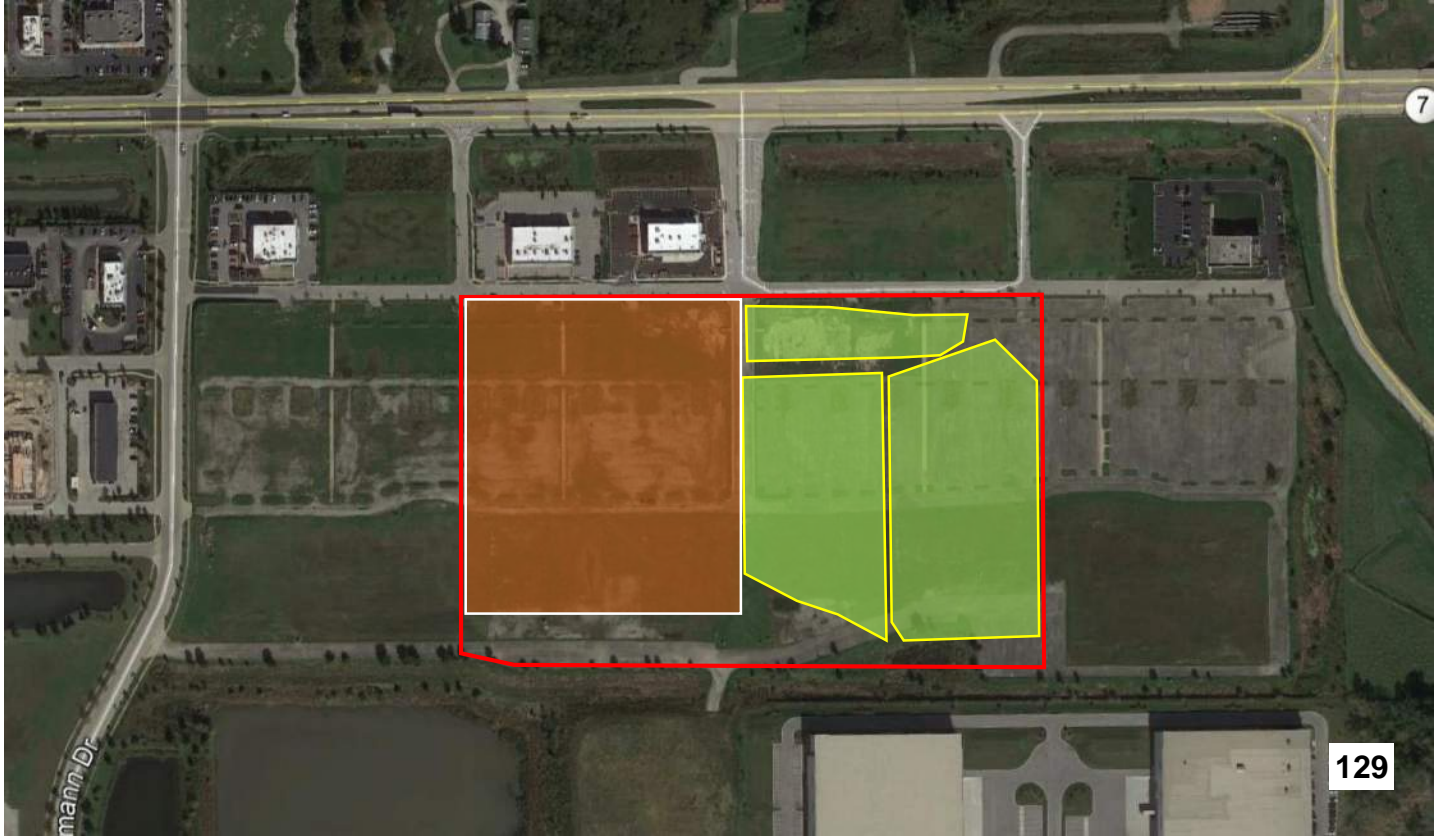
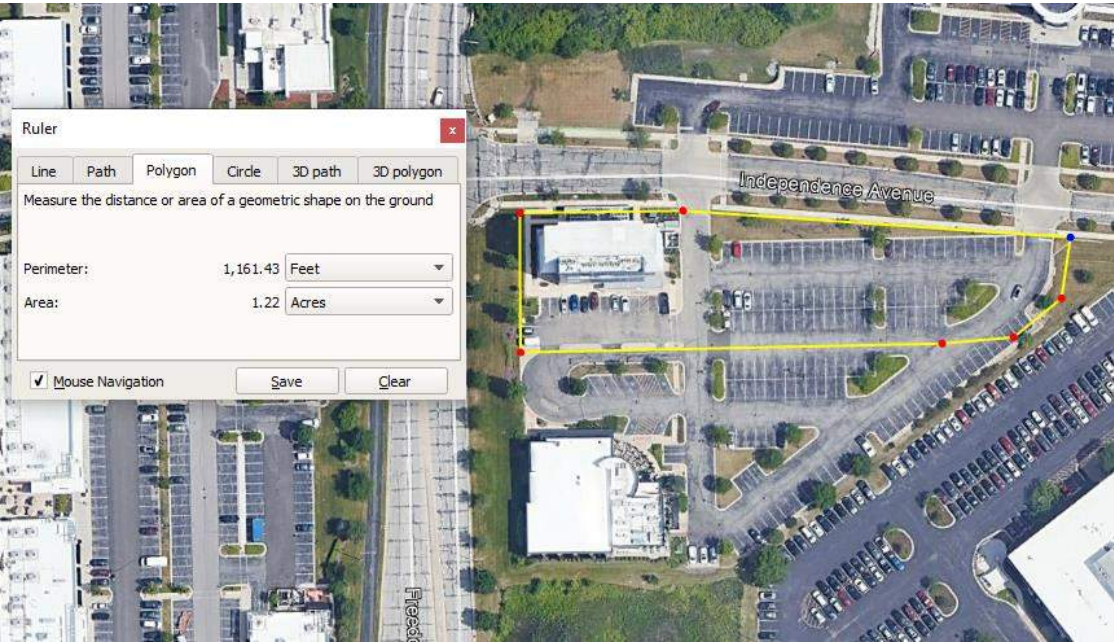
DAVE & BUSTERS



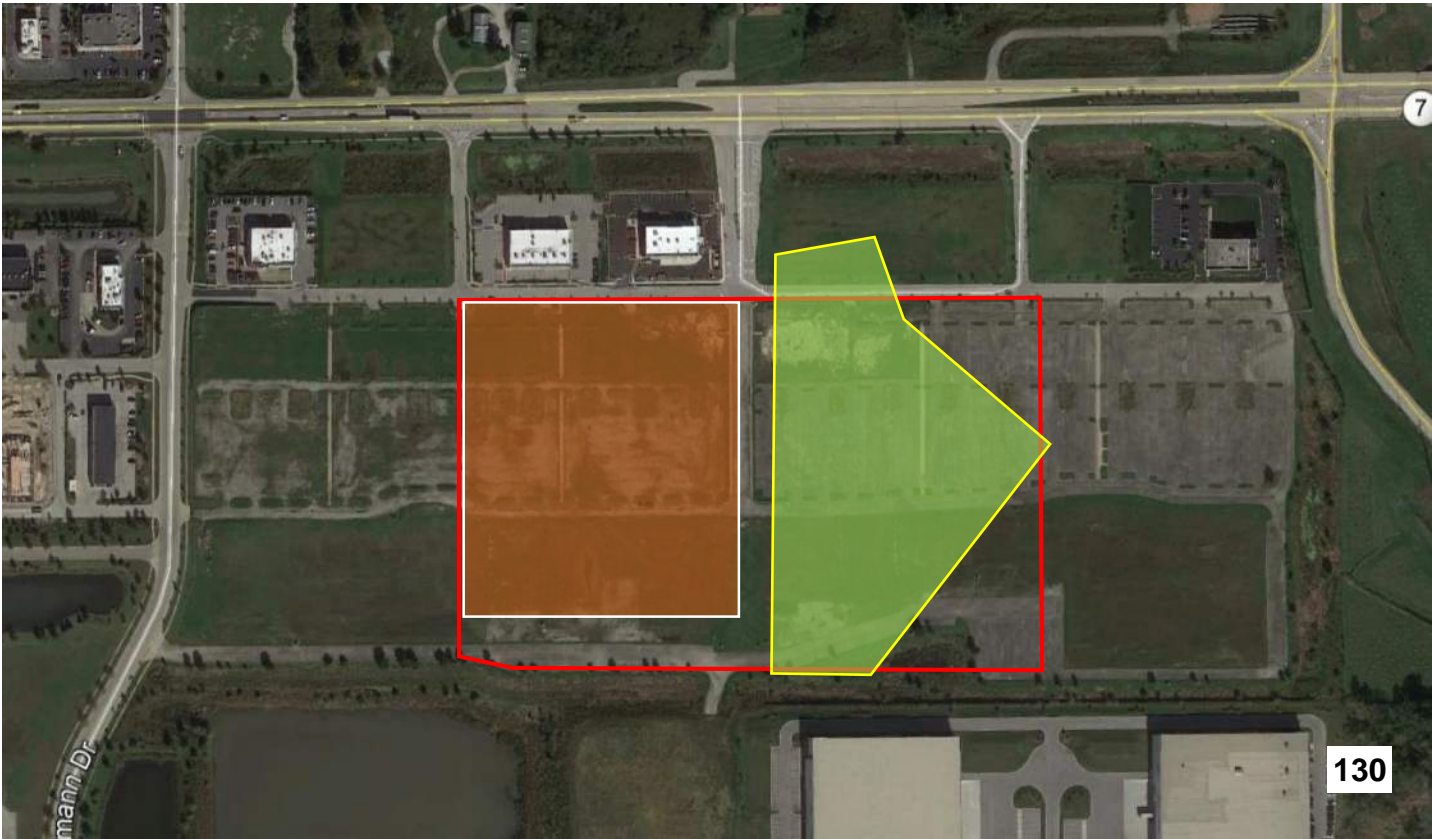
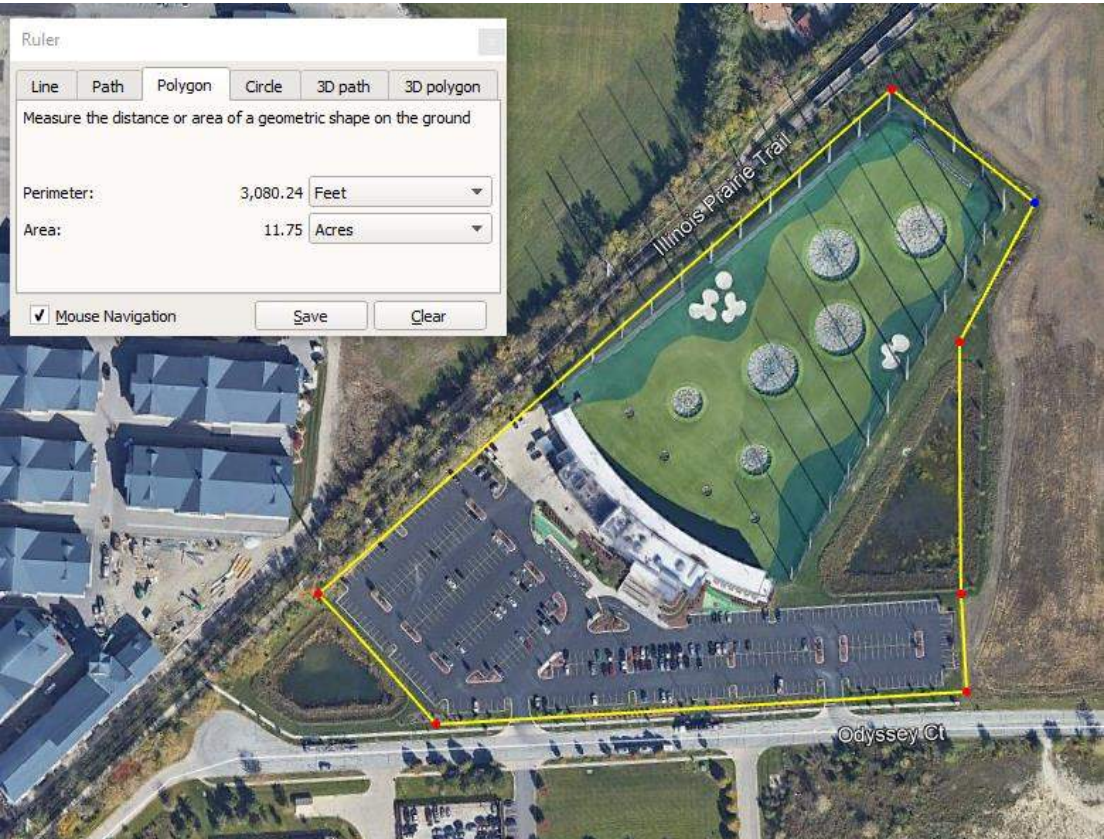
BRUNSWICK ZONE



INDOOR SKYDIVING



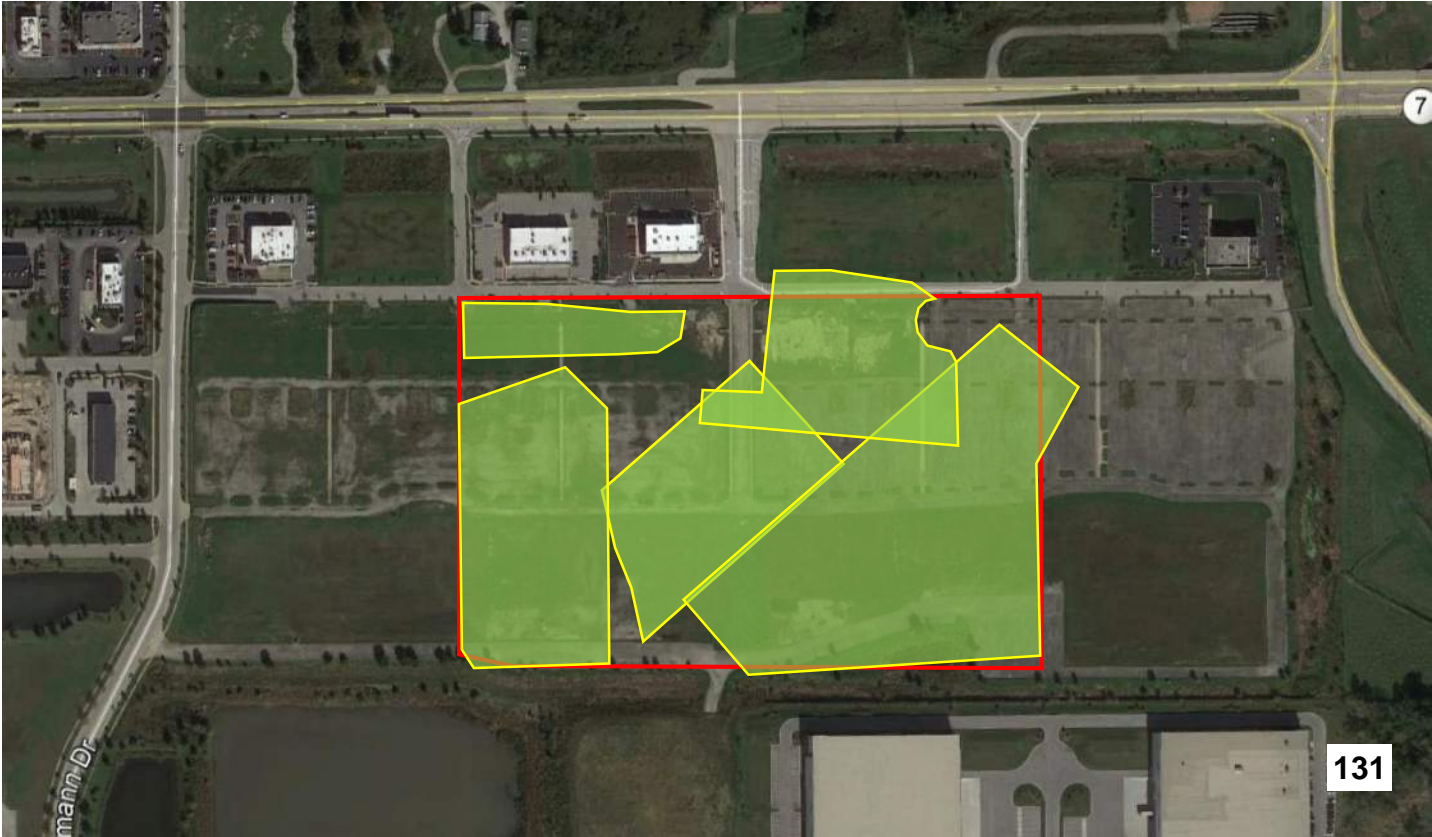
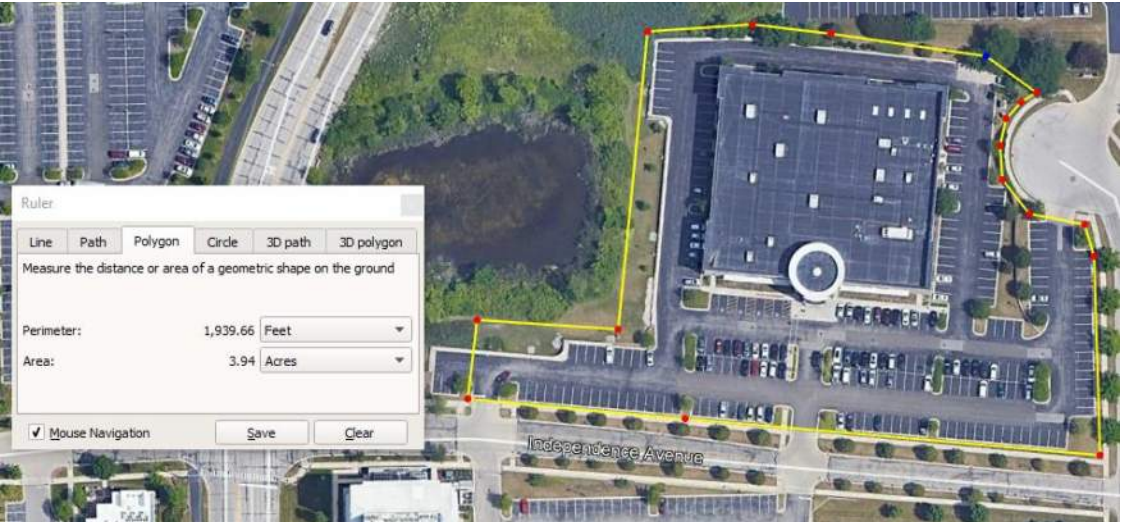
TOP GOLF



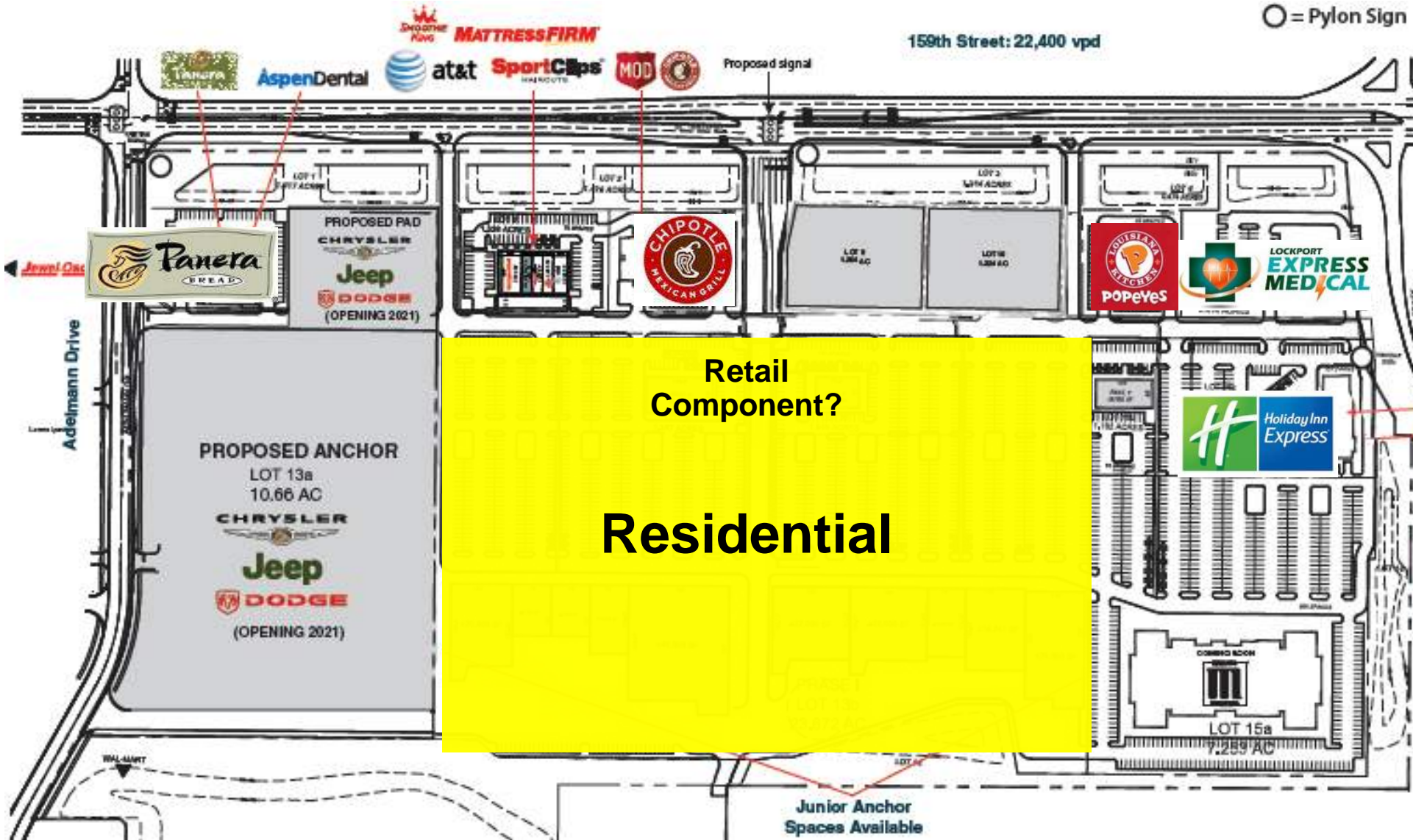
REAR LOTS STRATEGY

ALL ENTERTAINMENT

ADD IN...
LA FITNESS

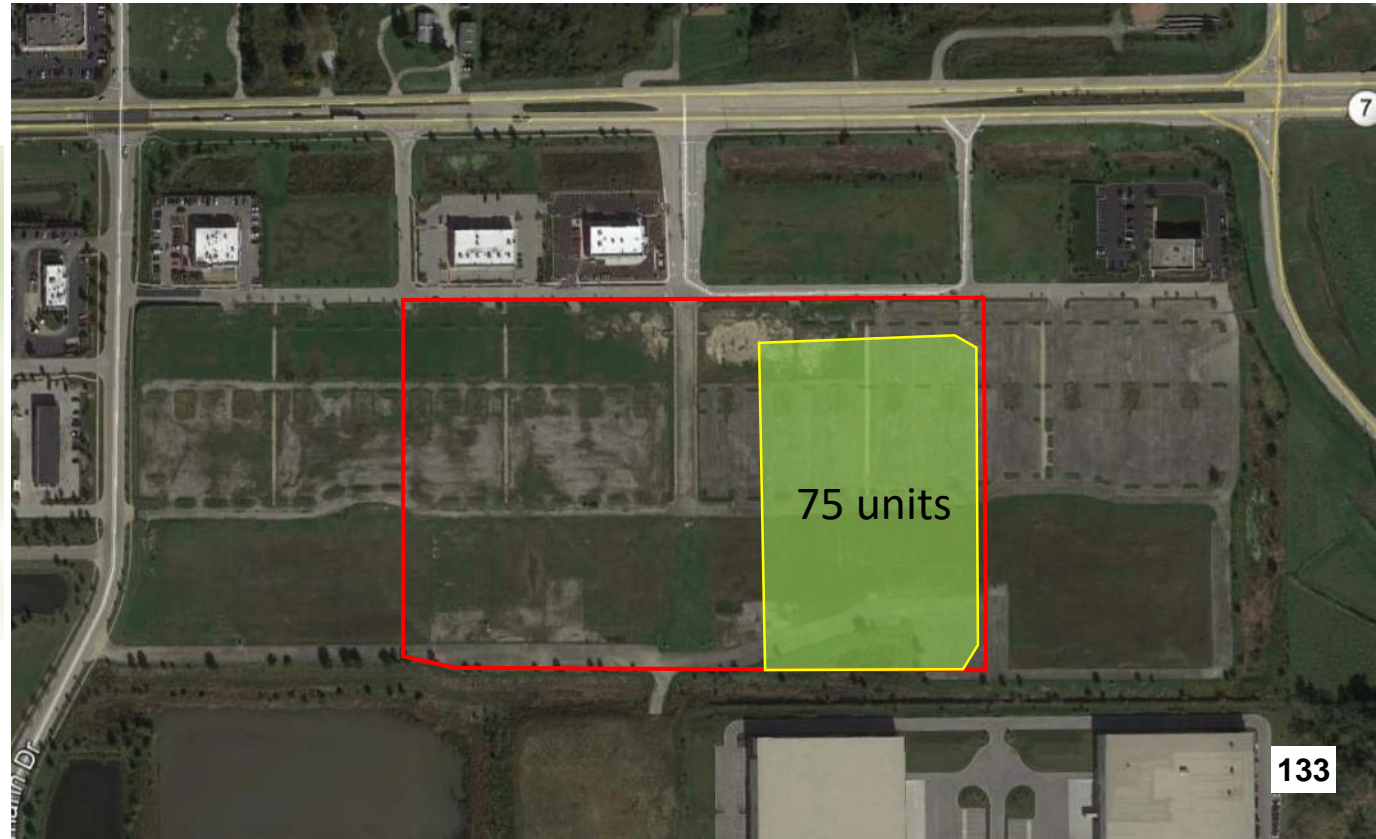
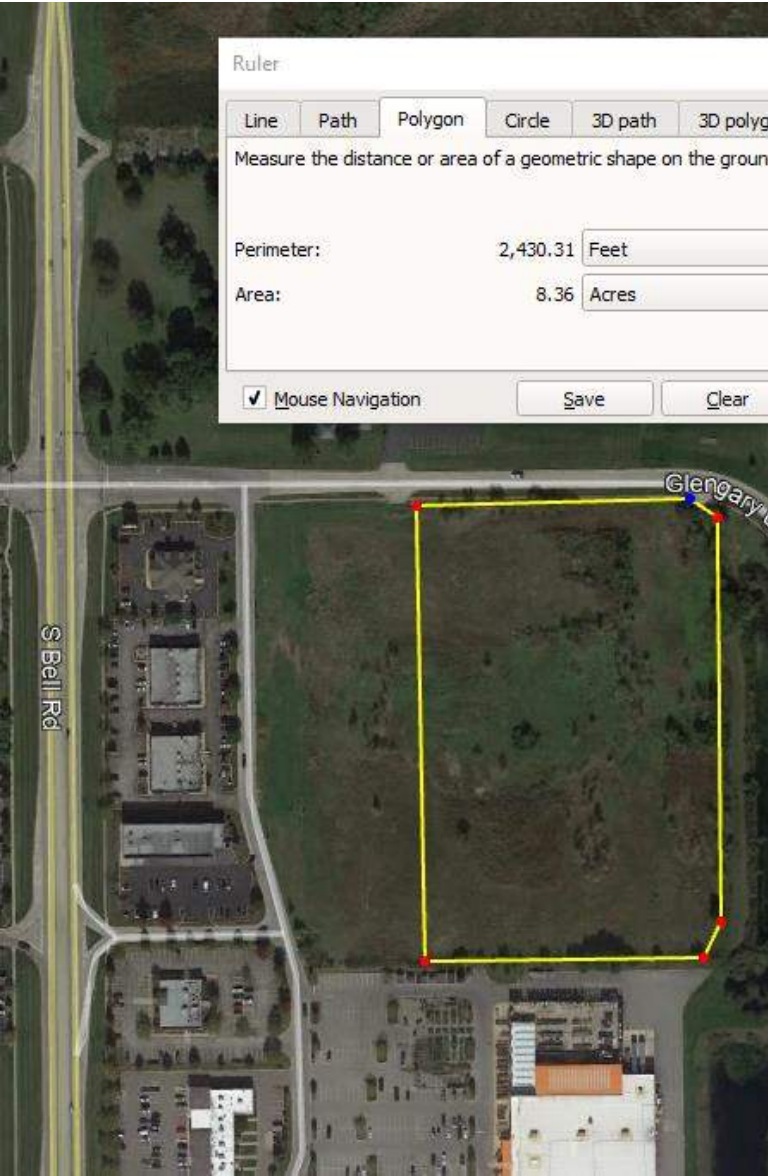


REAR LOTS STRATEGY



ROWHOME

Goodings Grove – MI Homes

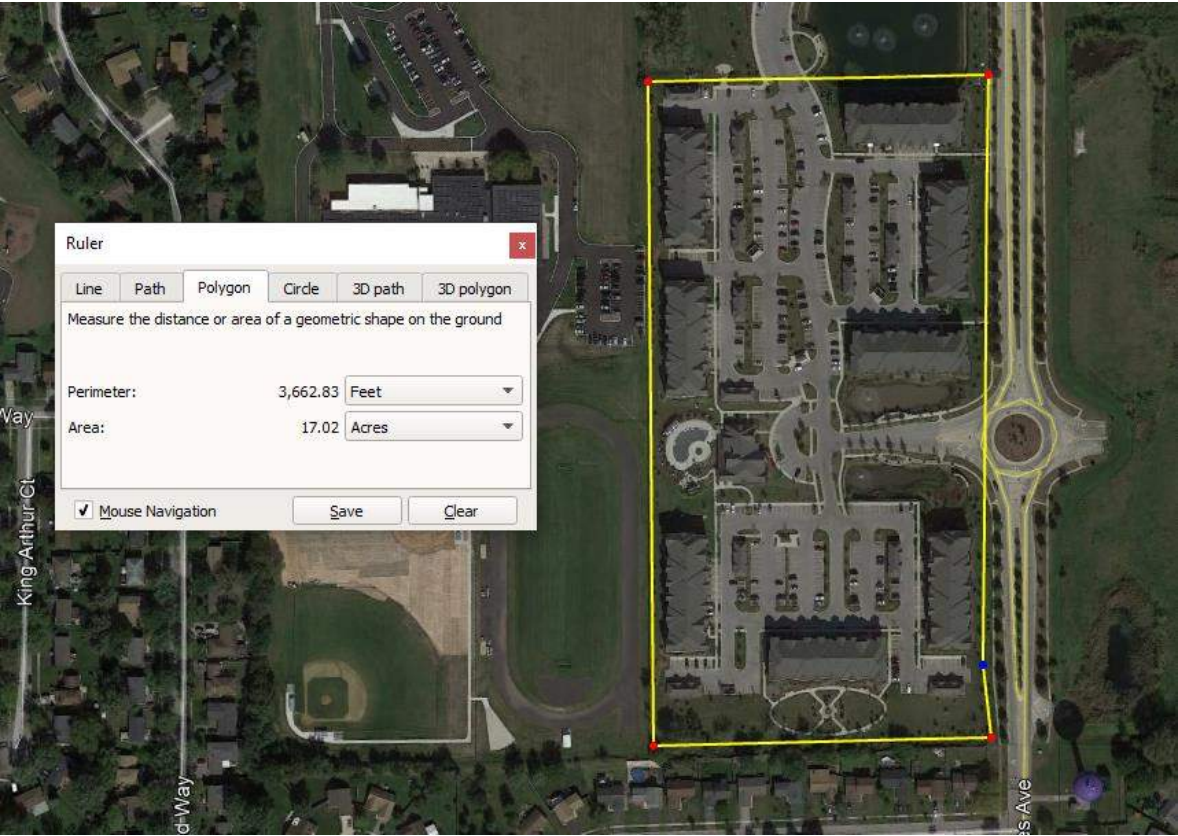


ROWHOMES



MULTI-STORY APARTMENT

The Brook on Janes - Lennar



Ruler

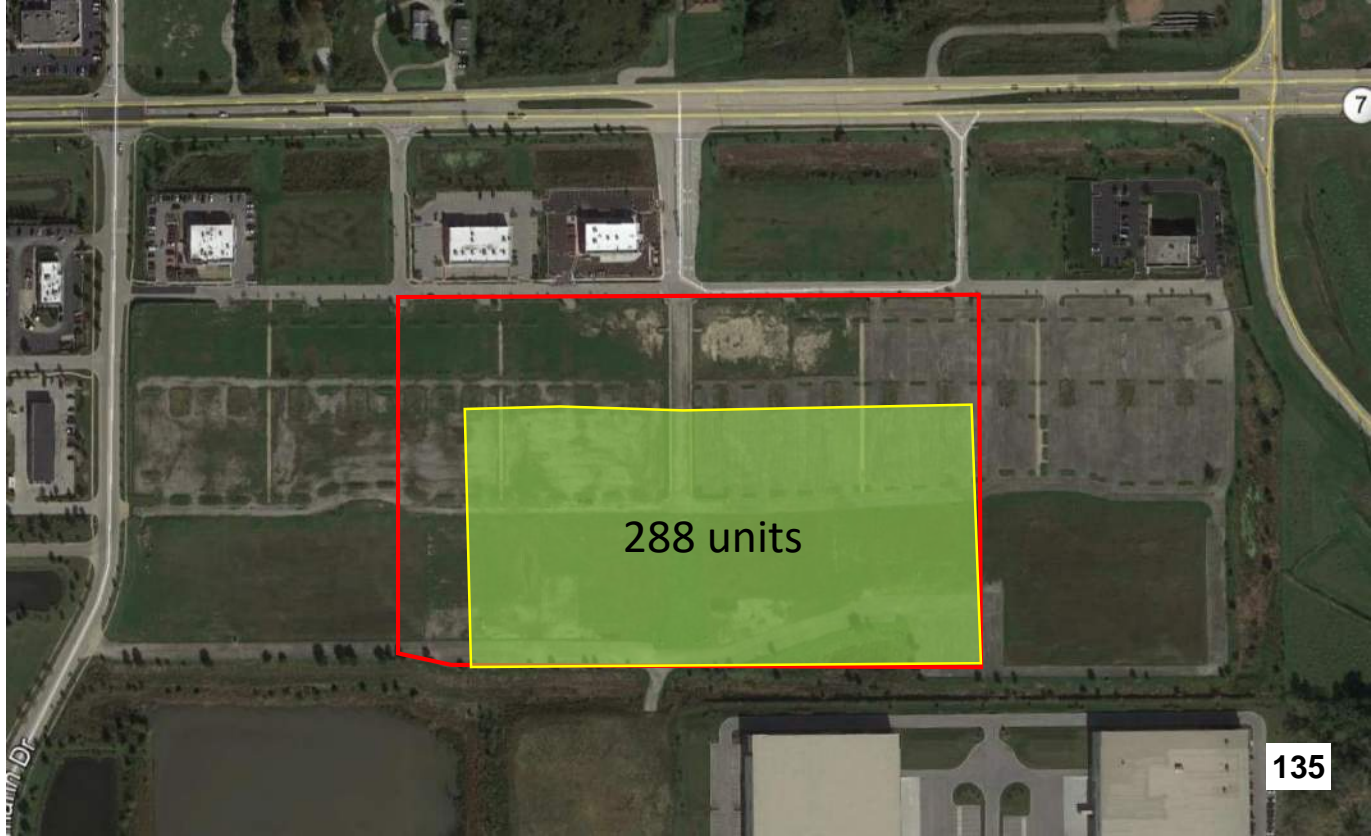
Line Path Polygon Circle 3D path 3D polygon

Measure the distance or area of a geometric shape on the ground

Perimeter: 3,662.83 Feet

Area: 17.02 Acres

Mouse Navigation Save Clear



MULTI-STORY APARTMENTS

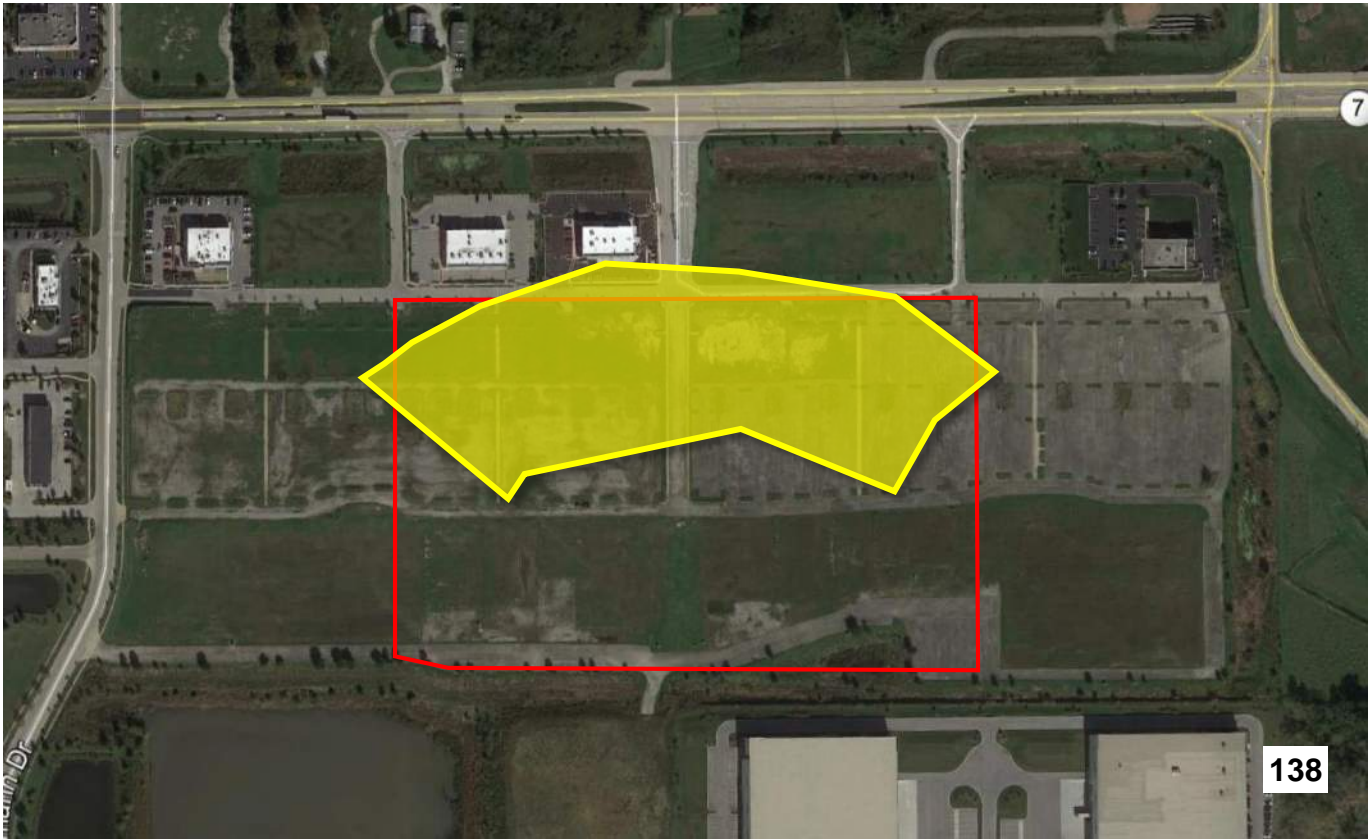


REAR LOTS STRATEGY

MIXED USE



MULTI-STORY MIXED USE Burr Ridge Town Center



BURR RIDGE TOWN CENTER

Retail: 200,000sf

Cost 2007: \$85M

Sold: \$15M 2020

A joint venture of Orland Park-based Edwards Realty and Chicago-based Core Acquisition paid \$15 million last month for the retail part of the 12-year-old Burr Ridge Village Center complex, which they plan to revamp with new entertainment-focused tenants and programming, said Edwards Realty President Ramzi Hassan.

The price is a fraction of the \$85 million that a unit of Minneapolis-based developer Opus Group spent to develop the 200,000-square-foot retail property in 2007, according to Edwards Realty. Edwards and Core Acquisition bought the property from Opus offshoot Founders Properties, which took control of it in 2011 and refinanced it with an \$18.1 million loan in 2014, Cook County property records show. A Founders Properties spokesman couldn't immediately be reached.

The shopping center's stark drop in value has become a common tale in recent years, bucking the trend among most property sectors, where values have soared since the recession. As brick-and-mortar retailers grapple with the rise of online shopping, retail landlords have taken a hit and investors have grown wary of the sector, making it a tough time to sell.



But the chance to buy on the cheap and reposition Burr Ridge Village Center as an entertainment destination for residents nearby and from its surrounding suburbs offered a big potential upside, Hassan said.

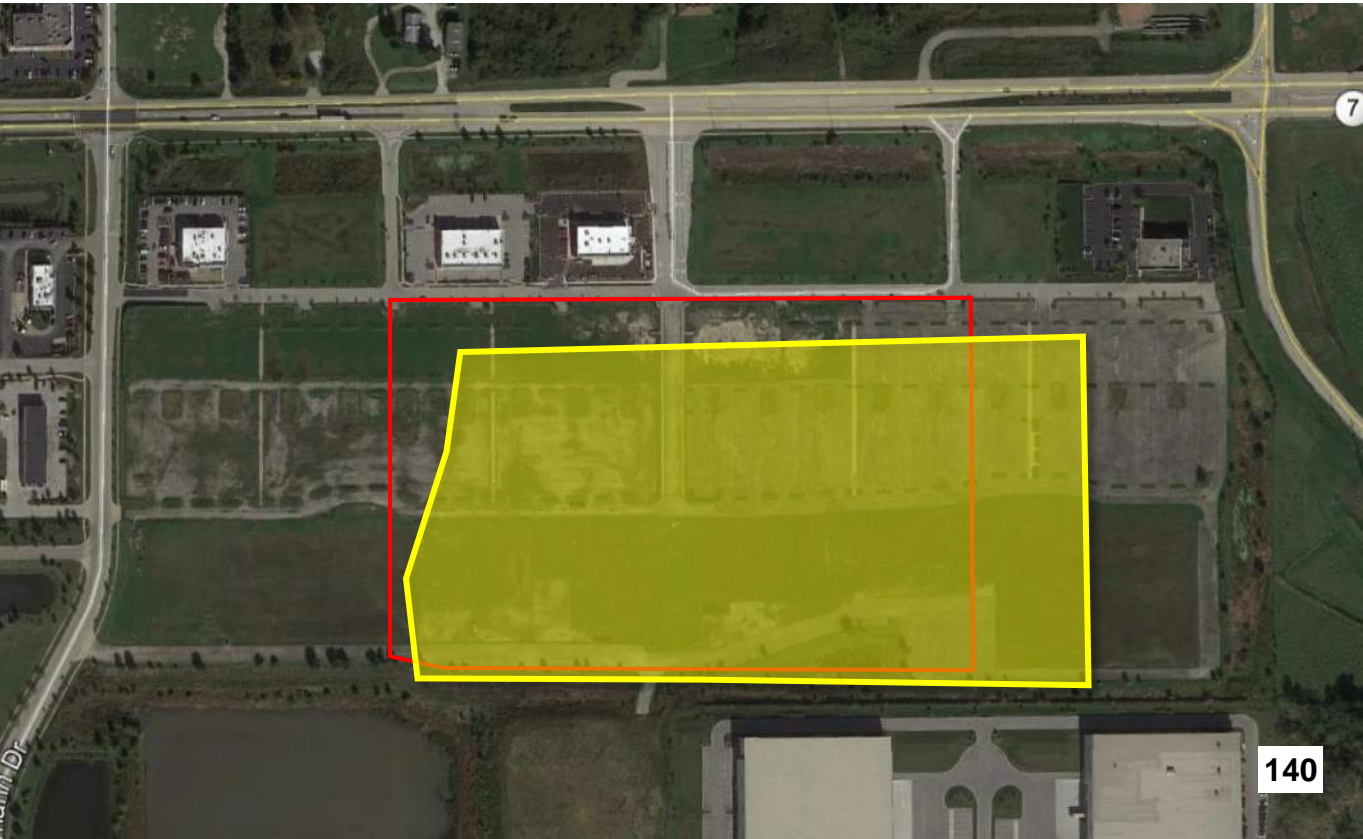
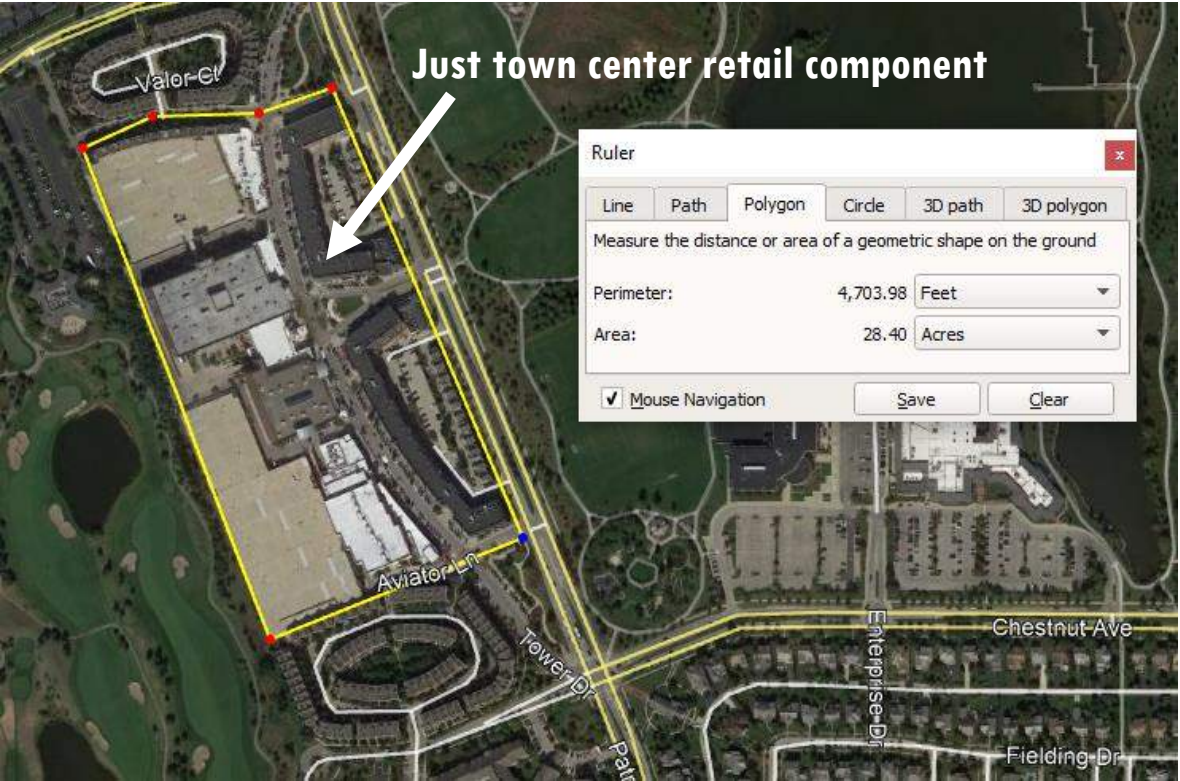
The Burr Ridge Village Center, at the Stevenson Expressway and Interstate 294, is about 70 percent leased, with retail tenants including a White House Black Market, Kohler Waters Spa, Hampton Social and Cooper's Hawk Winery & Restaurant, Hassan said. The new owners plan to spend around \$5 million to boost tenancy, ramp up marketing for the complex and upgrade certain features like signage, he said.

The acquisition includes a 1,200-car parking deck and a development parcel on the shopping center property.

MULTI-STORY MIXED USE

The Glen Town Center

1200 acre master planned development
2200 homes (all kinds)
2,000,000 SF office/retail



GLEN TOWN CENTER

Retail: 267,000sf

Loan: \$56M

2012 foreclosure

Sale: \$25M sale in 2014

Key Restaurant & Store Closings/Rent

Renegotiations 2018-2019

Residential: Aloft Apts

(Crain's) – The owner of the Glen Town Center is in danger of defaulting on a \$41-million mortgage on the prominent retail center, the centerpiece of the redevelopment of the Glenview Naval Air Station.

The 267,000-square-foot center in affluent north suburban Glenview isn't generating enough rent to cover the interest payments on the loan, which was issued in 2004, a year after the center opened.



Glen Town Center. Photo from CoStar Group Inc.

The Glen is anchored by Dick's Sporting Goods Inc. and a Von Maur Inc. department store.

But such strong attractions haven't been enough.

"The Glen never really took off," says Allen Joffe, a principal in Chicago-based retail real estate brokerage Baum Realty Group LLC, which isn't involved in the center.



Part of the Glenview Naval Air Station redevelopment, the project opened to great expectations in 2003, offering shoppers a pedestrian-friendly, Main Street experience and retailers including a Von Maur department store and a 10-screen Crown movie theater. The village of Glenview invested heavily in the shopping center's success, cutting a \$12 million revenue-sharing agreement with OliverMcMillan when the developer bought the land from the village.

Yet the retail property has not generated enough cash flow to cover its debt service since 2006, according to a loan report from Bloomberg L.P. It was appraised at just \$36.4 million in March, well below the \$55.6 million in principal, interest and fees the foreclosure suit aims to collect.

In a statement, OliverMcMillan says it hopes to work out a "mutually agreeable" solution with Houston-based Situs Cos., a so-called special servicer overseeing the loan. The parties had been in discussions about restructuring the mortgage since at least 2009 and last summer even talked about selling the property.

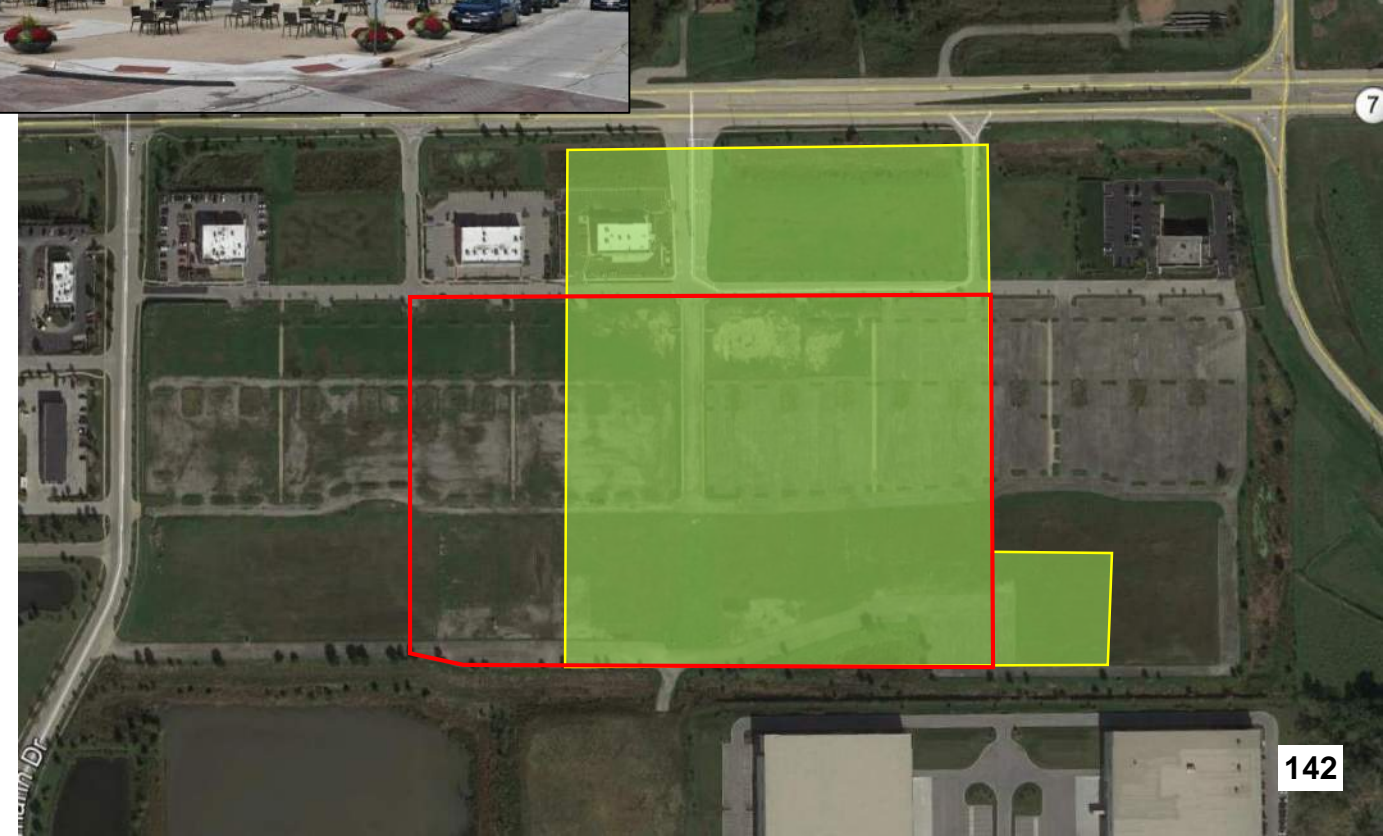
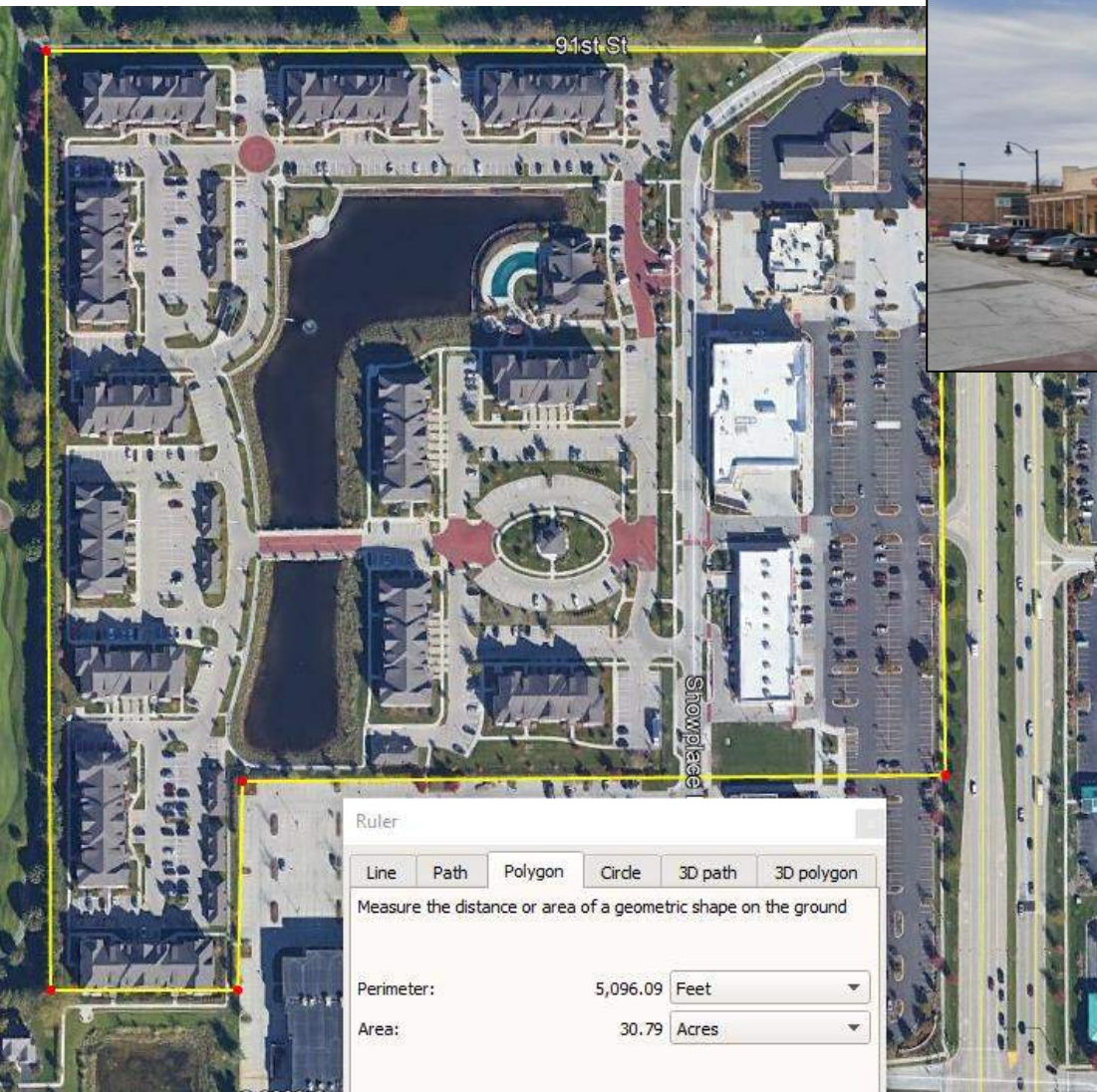
Related story: [Owner, lender mull sale of Glen Town Center](#)

"While we are disappointed that the Special Servicer has opted to begin foreclosure proceedings, we are committed to continuing to work closely with the Special Servicer to restructure the debt on the retail portion of The Glen Town Center," the statement says.

MULTI-STORY APARTMENT + OUTLOT

Naperville Crossings – Tapestry

298 units + 40,000 SF retail

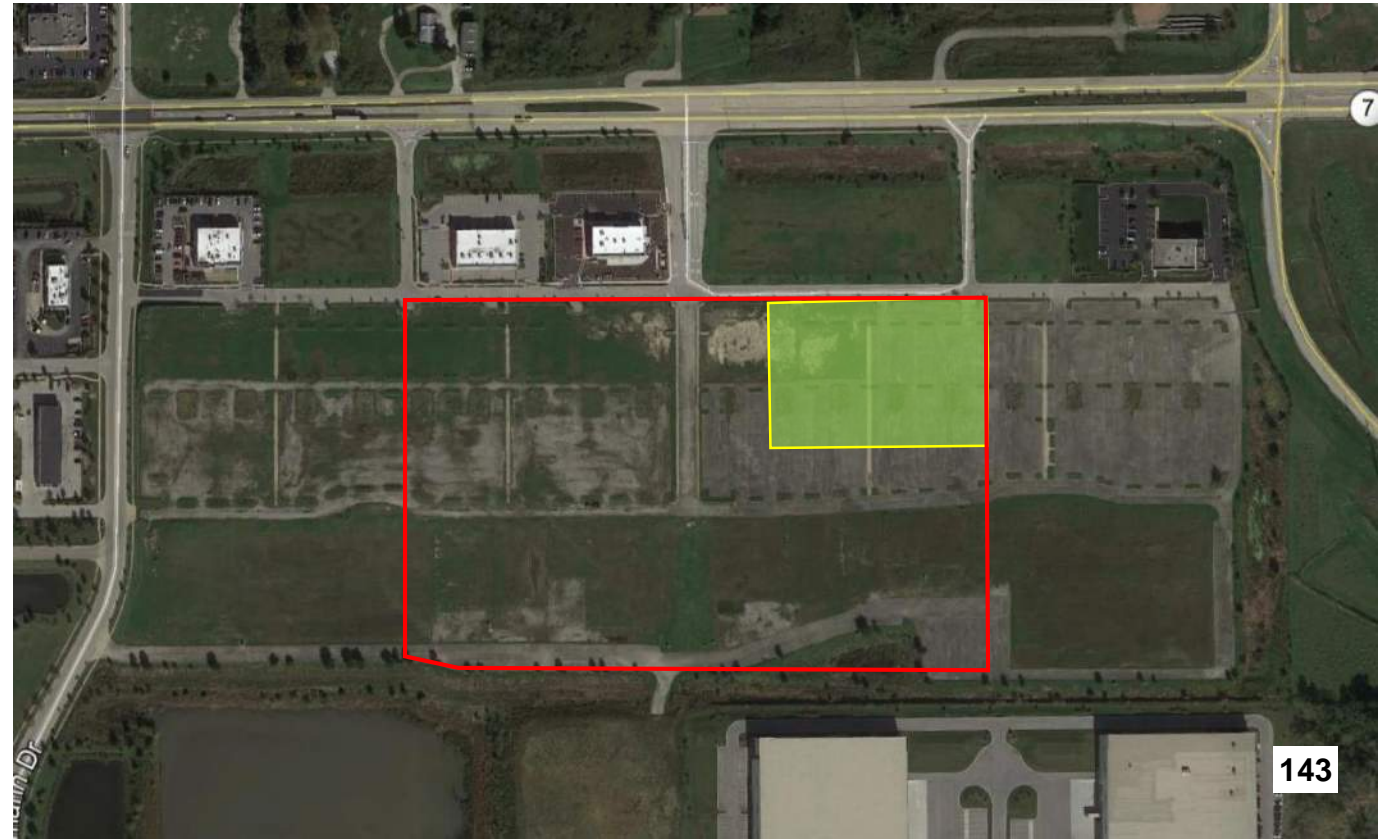
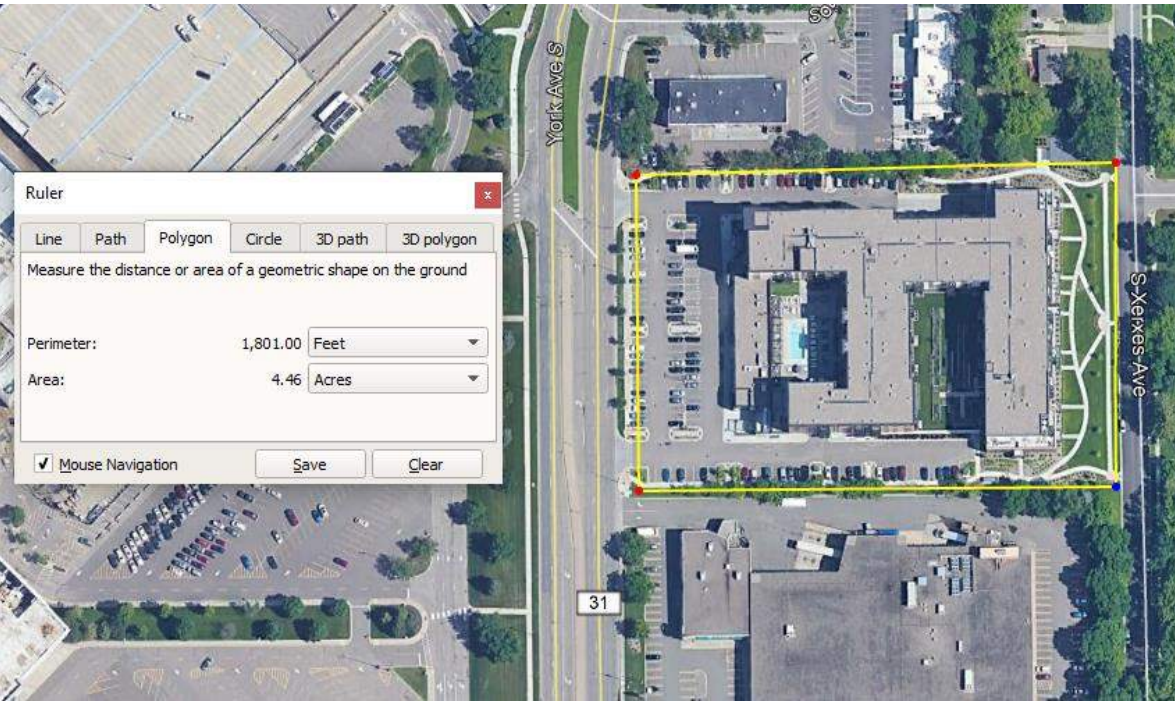


MULTI-STORY MIXED USE-'LIGHT'

Onyx – Lennar

240 units + 8,000 SF retail

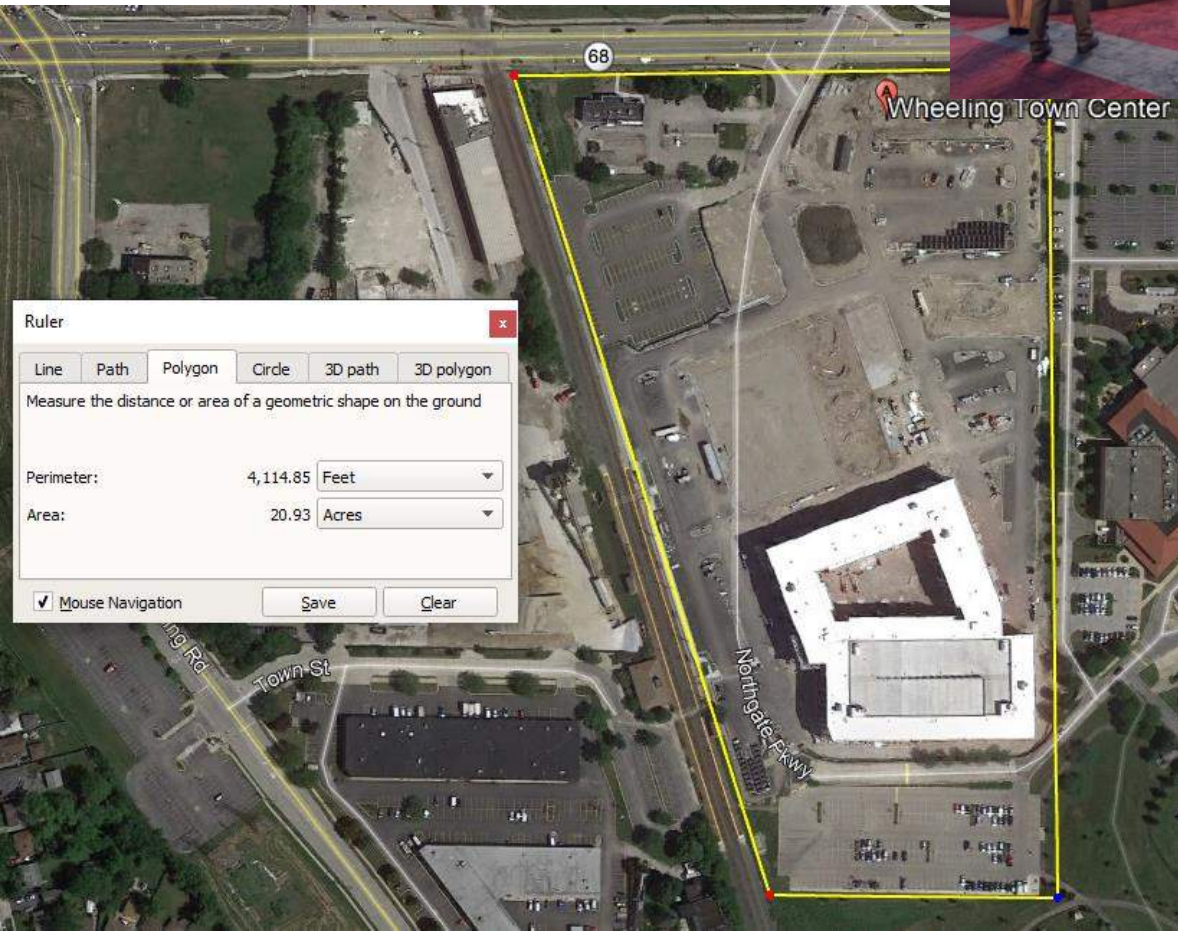
Parking around + 1st floor



MULTI-STORY APARTMENT + RETAIL

Wheeling Town Center

300 units + 100,000 SF retail



SO.... WHAT ABOUT LOCKPORT SQUARE?

All Retail — Do nothing, don't change vision

Residential + Outlots — Keep what we have, go all residential

Vertical Mixed Use — Try and integrate all uses

Mixed Use Light — More residential, less retail

Multi-story apartment + Retail — Separate but create neighborhood

How does our retail market compare?

DOWNTOWN LOCKPORT

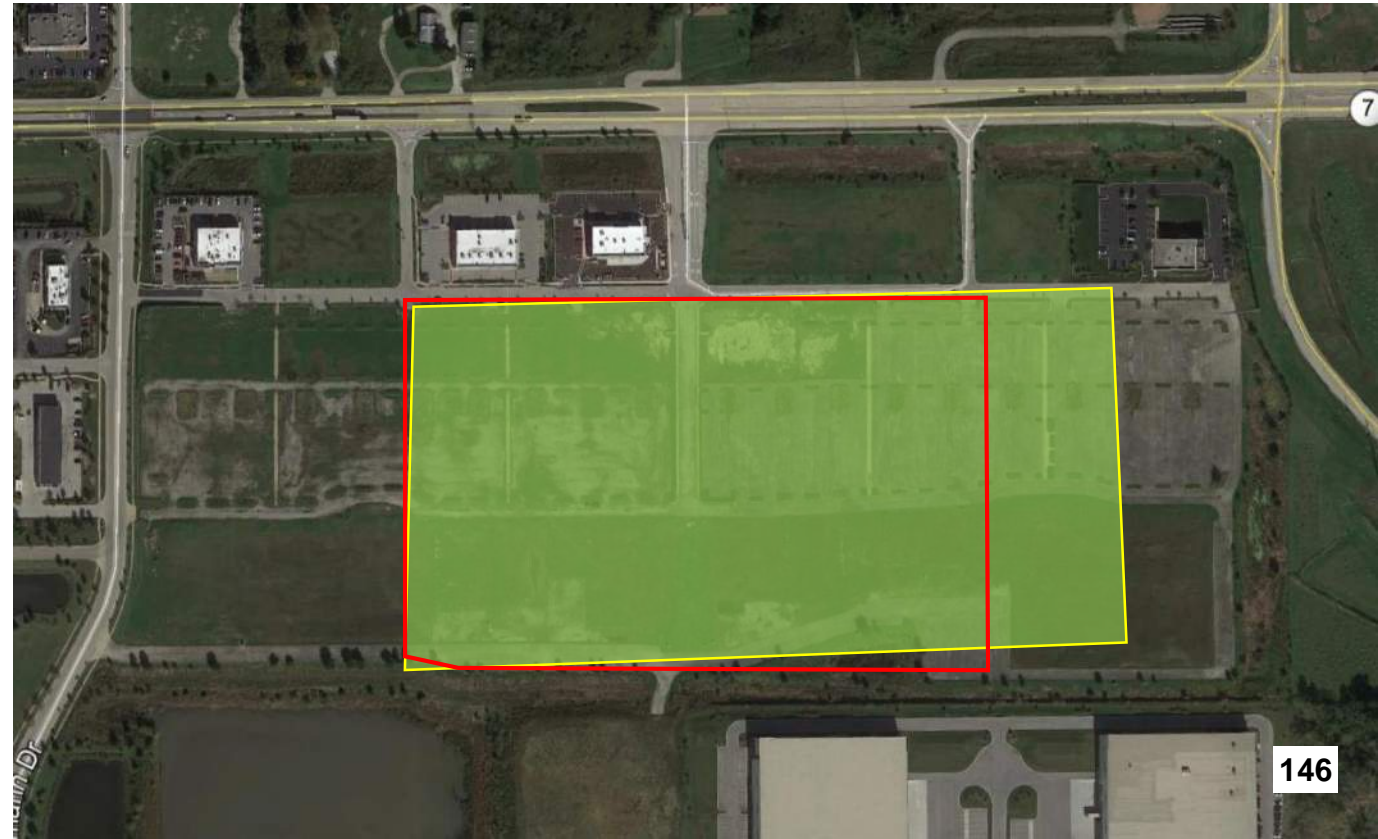
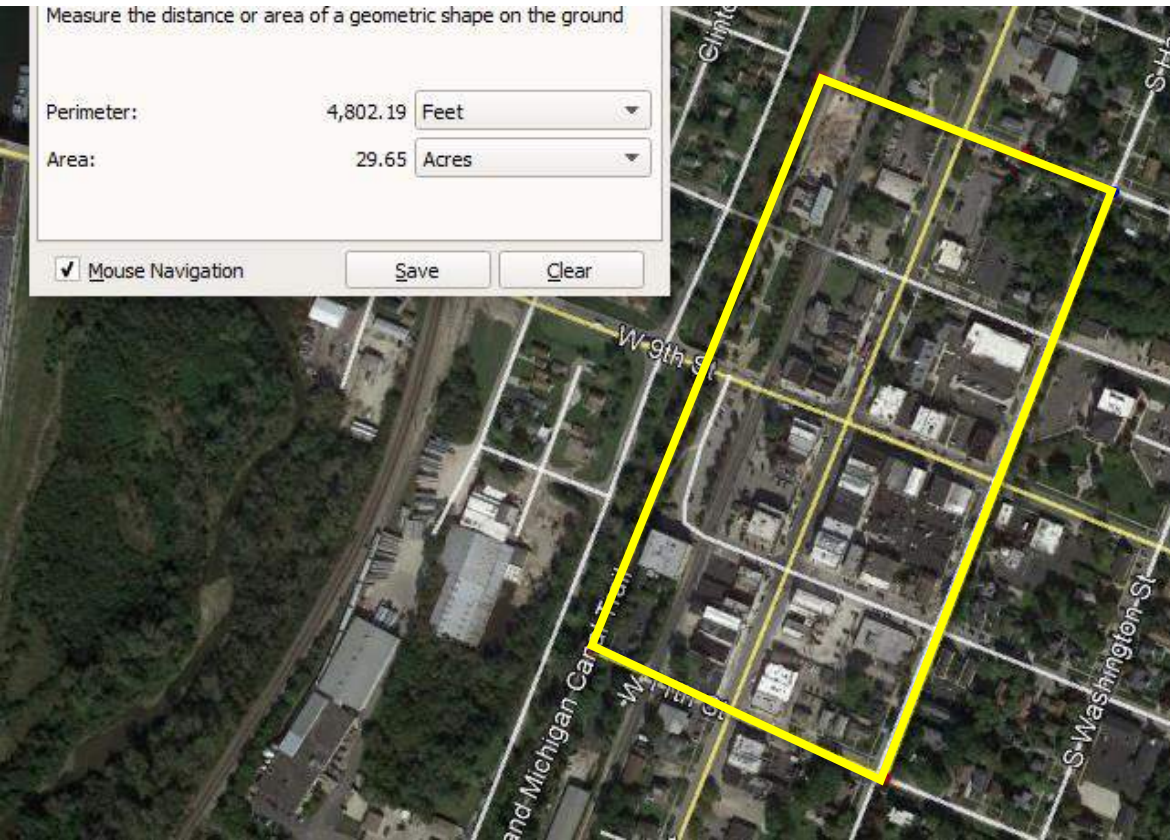
Why not here?

Think Dunkin' Donuts vacant neighbor downtown v. the Rest (\$33 / SF v. \$12 / SF)

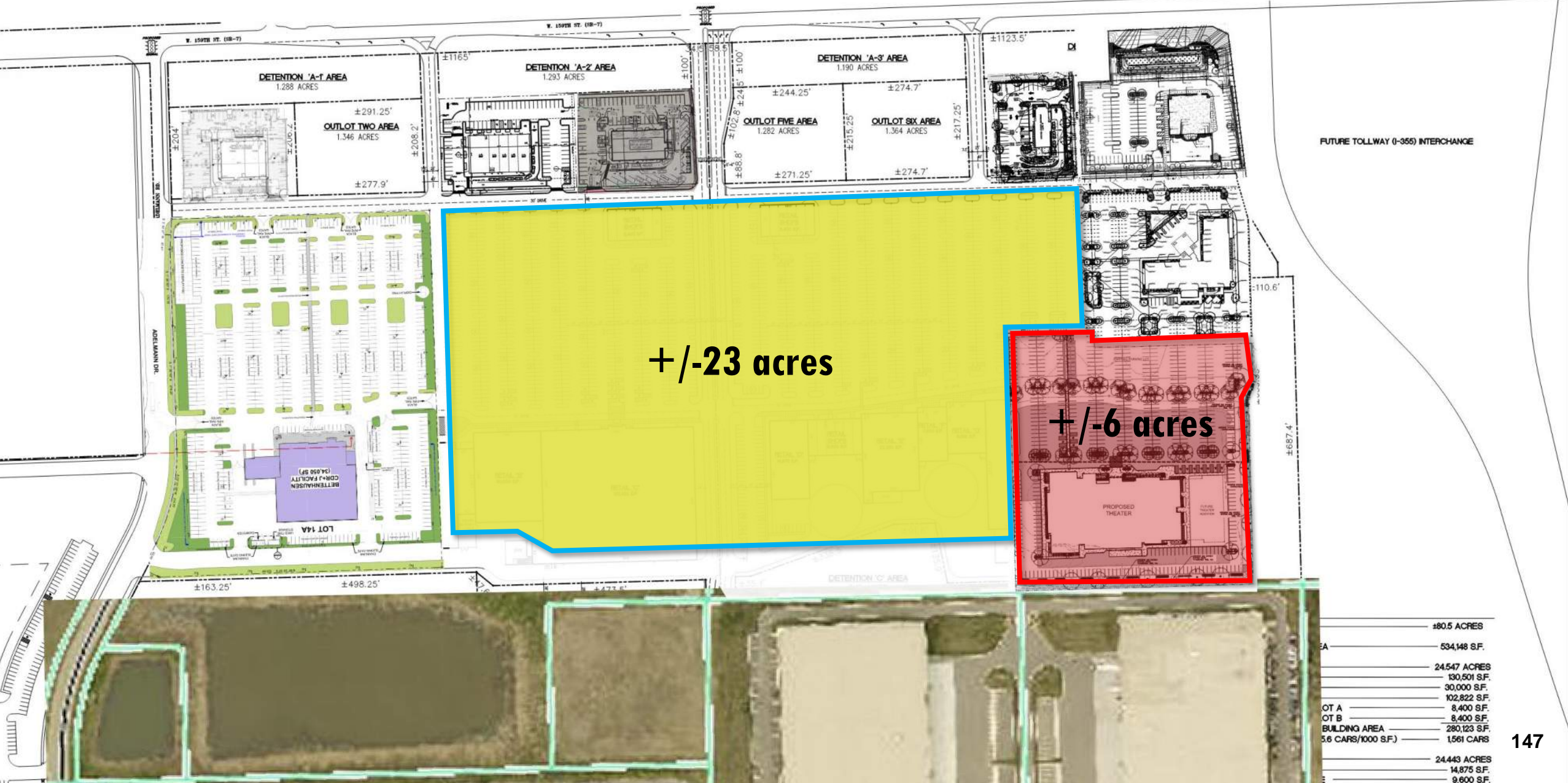
Public Investment (Hamilton, new lot, South Landing, Lincoln Landing, Facades, Sprinklers)

Need for new buildings v. Reusing old

Private utility investment



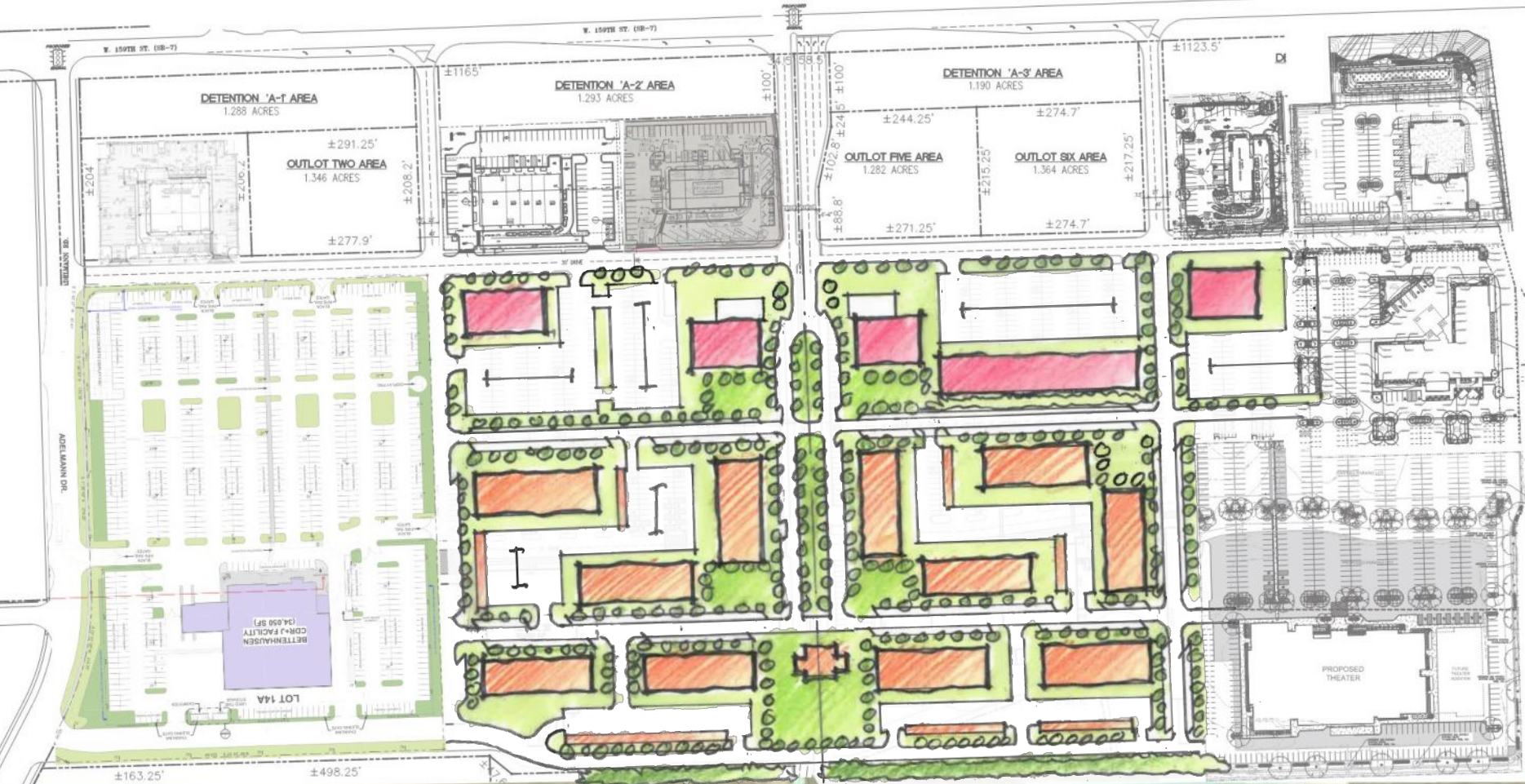
LOCKPORT SQUARE



EA	180.5 ACRES
	534,148 S.F.
	24,547 ACRES
	130,501 S.F.
	30,000 S.F.
	102,822 S.F.
LOT A	8,400 S.F.
LOT B	8,400 S.F.
BUILDING AREA	280,123 S.F.
(5.6 CARS/1000 S.F.)	1,561 CARS
	24,443 ACRES
	14,875 S.F.
	9,600 S.F.

LOCKPORT SQUARE – MULTISTORY + OUTLOT

Naperville Crossings



	±80.5 ACRES
EA	534,148 S.F.
	24,547 ACRES
	130,501 S.F.
	30,000 S.F.
	102,822 S.F.
OT A	8,400 S.F.
OT B	8,400 S.F.

LOCKPORT SQUARE – MIXED RES + OUTLOTS

Naperville Crossings + Lennar + MI Homes



Expands into 6 ac to get mixed residential

LOCKPORT SQUARE – MIXED LIGHT + MIXED RESID

Wheeling + Onyx + MI Homes



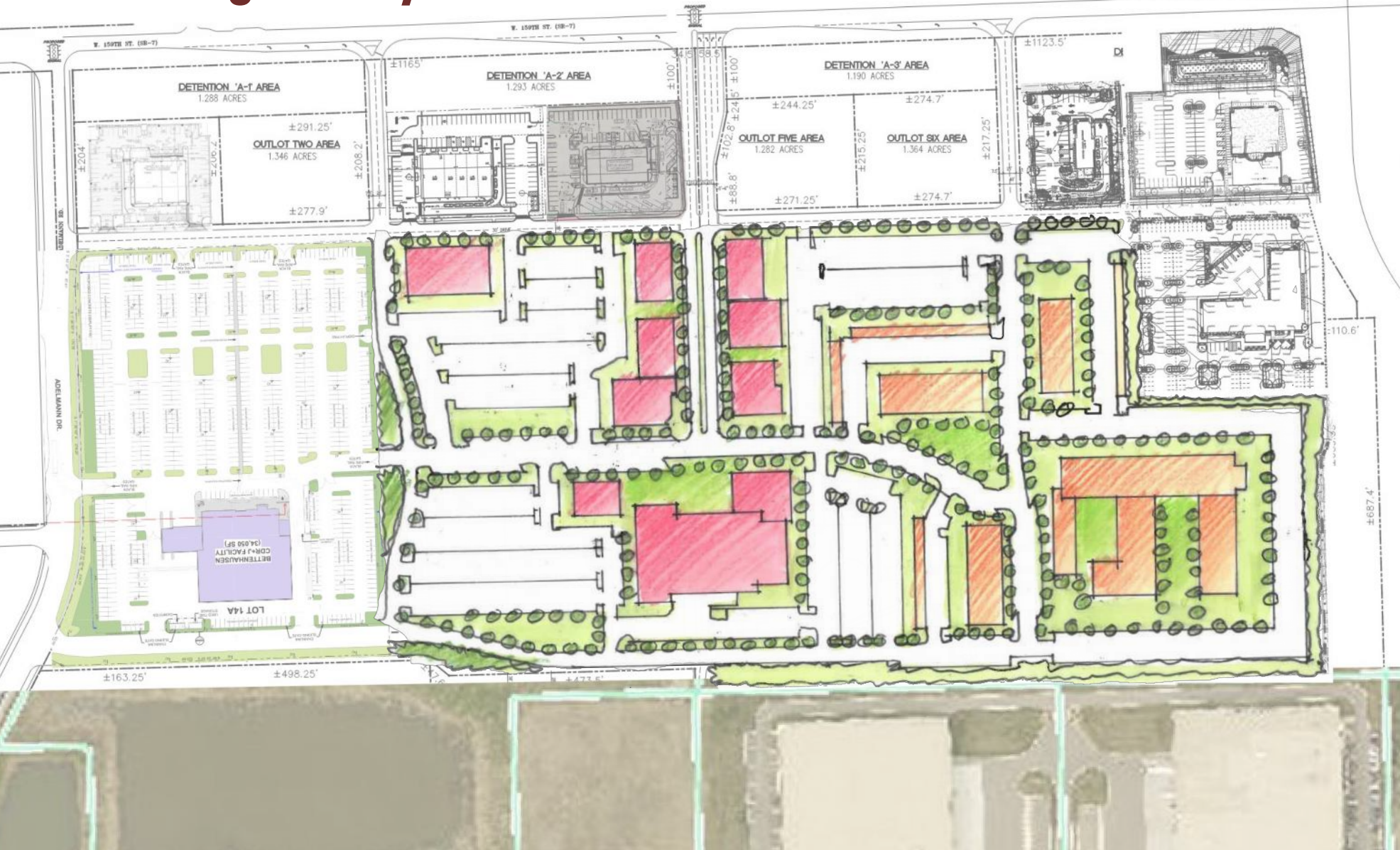
FUTURE TO



OT A
OT B
BUILDING A
ES. CARP/V

LOCKPORT SQUARE – RESIDENTIAL + RETAIL

Wheeling + Onyx



LOT A	102,822 S.F.
LOT B	8,400 S.F.
BUILDING AREA	280,123 S.F.

SO.... WHAT ABOUT LOCKPORT SQUARE?

All Retail — Do nothing, don't change vision

Residential + Outlots — Keep what we have, go all residential

Vertical Mixed Use — Try and integrate all uses

Mixed Use Light — More residential, less retail

Multi-story apartment + Retail — Separate but create neighborhood

How does our retail market compare?

LOCKPORT SQUARE

FUTURE

Visioning Workshop 6.1.20



**MIXED-USE CONCEPT PLAN FOR 31.3 VACANT ACRES
LOCKPORT SQUARE, LOCKPORT, IL
Revised November 2023**



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1. History of Lockport Square

Lockport Square, located at the SWC of I-355 and 159th Street, contains a total of 79.5 acres which includes 57.4 usable/developable acres and 22.1 acres currently dedicated to stormwater management and internal roadways.

Lockport Square was a typical power center retail development popular at the time of its original approval. Lockport Square and other power centers were driven by the expansion of discount anchor retailers like Target, Walmart, Home Depot, and Lowe's. The anchors brought with them a host of junior anchor stores as well as many outlot restaurant and retail users.

Lockport Square was approved by the Lockport City Council in 2007 as a ~430,000sf retail power center anchored by Target and Home Depot. Over 70% of the space was committed with contracts, letters of intent, and/or leases in negotiation. Junior anchors, restaurants, and other service providers included Sports Authority, TJ Maxx, Staples, Bed Bath & Beyond, Petco, Buffalo Wild Wings, Panda Express, White Castle, Chili's, Bank of America, and Express Medical.

LOCKPORT SQUARE PLANNED RETAIL DEVELOPMENT 2007



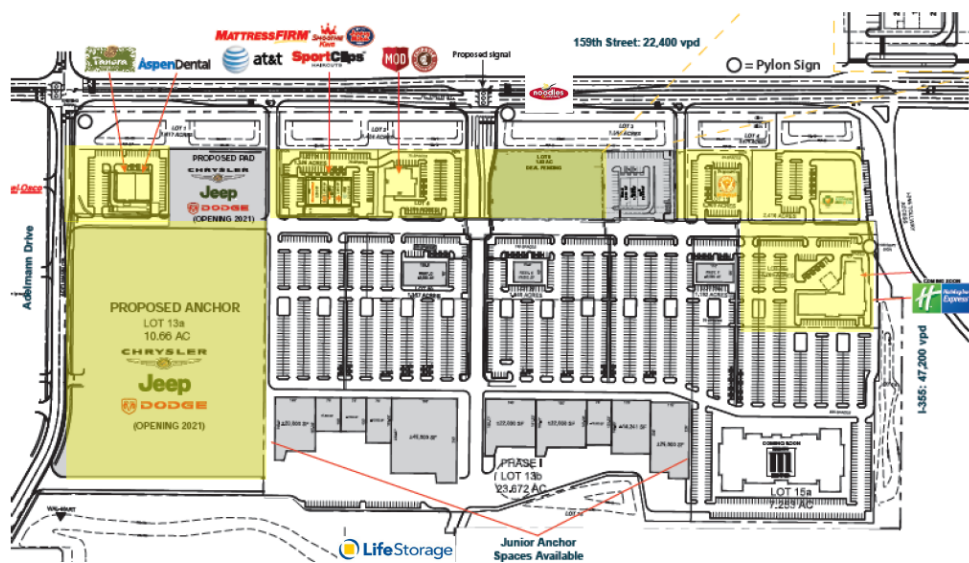
Site preparation and infrastructure construction started in 2008 and was eventually 90% completed. But the 2008 recession abruptly halted vertical development. The project collapsed when Target chose not to build. All other committed retailers and restaurants backed out of letters of intent, contracts, and lease negotiations.

The project languished until 2014 when a partnership led by Janko Group purchased the property and completed remedial improvements. The property was then aggressively marketed to anchor, junior anchor, and outlot restaurants and retailers. The result of that effort generated development of nearly all the outlots along 159th Street with restaurants and retailers including Panera, Chipotle, Popeye's, AT&T, Smoothie King, and Jersey Mike's.

Unfortunately, intensive marketing aimed at procuring an anchor tenant, supported by the City of Lockport, was unsuccessful. Target, Home Depot, and many other anchor retailers repeatedly declined to come to the site. As it turned out, in retrospect, big-box retailers effectively stopped expanding after the 2008 recession. And junior anchors such as TJ Maxx would not come without an anchor tenant.

A few alternative retail uses were eventually secured. As of 2023, Lockport Square now also includes an 80-room Holiday Inn Express and a car dealership. Another alternative use, Marcus Movie Theatres, was approved but never constructed. The Life Storage self-storage project at the far south end of Lockport Square has not yet been constructed.

LOCKPORT SQUARE PLANNED RETAIL DEVELOPMENT 2023 DEVELOPED PARCELS HIGHLIGHTED IN YELLOW



The following aerial view dramatically shows that, as of 2023, almost 55% of the usable acreage of Lockport Square remains undeveloped.



After many years of failed attempts, it became evident that the retail center envisioned for Lockport Square was not going to happen. Janko investigated residential uses. In late spring 2020, the City Community Development Director and Janko made a joint presentation to the Lockport City Council on potential residential use of the property. The described residential uses would be more “urban” than traditional suburban residential projects and would also provide a mixed-use Live-Work-Play environment that could not easily be developed on other vacant property in Lockport.

LOCKPORT SQUARE – MIXED RES + OUTLOT Naperville Crossings + Lennar + MI Homes

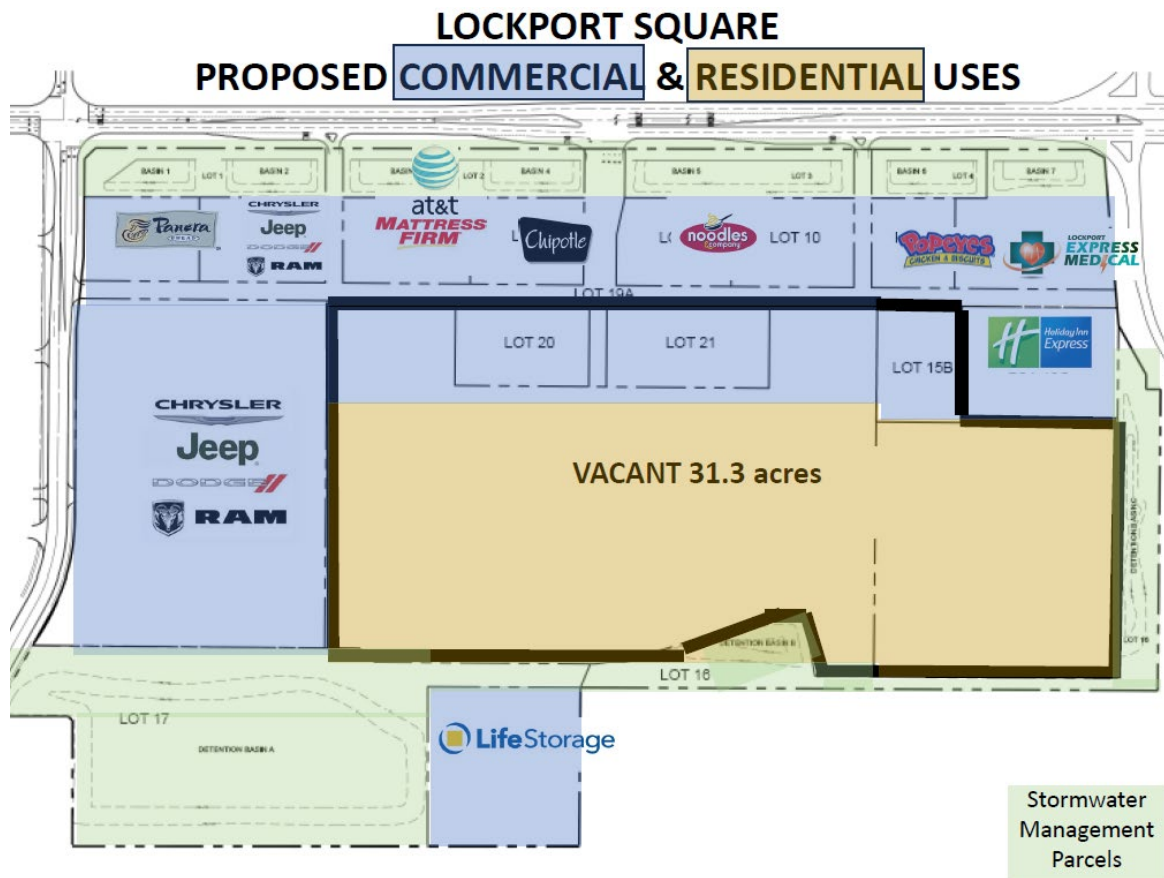


Janko subsequently pursued planning for various residential uses. Several residential developers approached both Janko and the City with their preferred residential products, but all were rejected as not satisfying the criteria that this development should be unique, urban in character, and not able to be located elsewhere in Lockport.

In 2022, Janko restarted a formal master planning process, trying to blend multi-story residential buildings and multi-story townhomes laid out as an urban neighborhood with new commercial developments that included a second hotel, a sit-down family restaurant, and future restaurant/retail uses. Feedback from City staff further focused efforts.

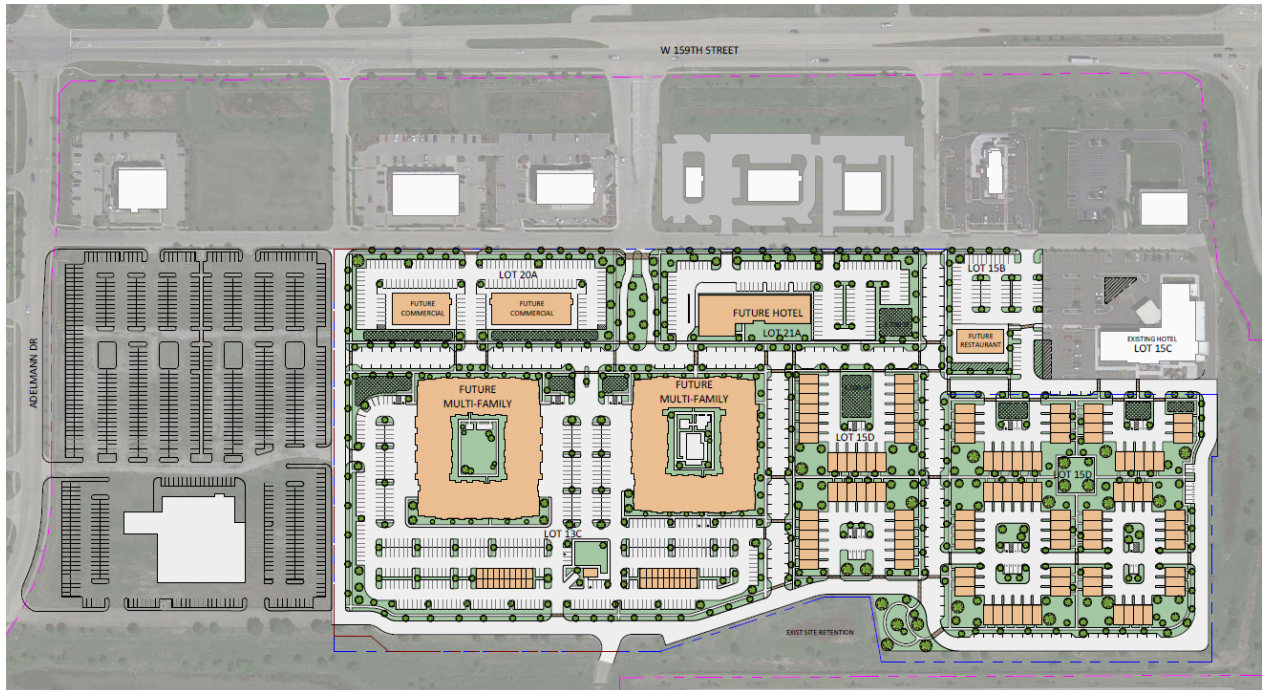
A market study confirmed the economic feasibility of four-story residential apartment buildings and three-story attached townhomes.

The direction was then set for a mixed-use development of the vacant land in Lockport Square that incorporated commercial uses along the south side of the existing east/west internal roadway with residential uses nestled behind the commercial uses in the rear of the site as generally shown in the following diagram.

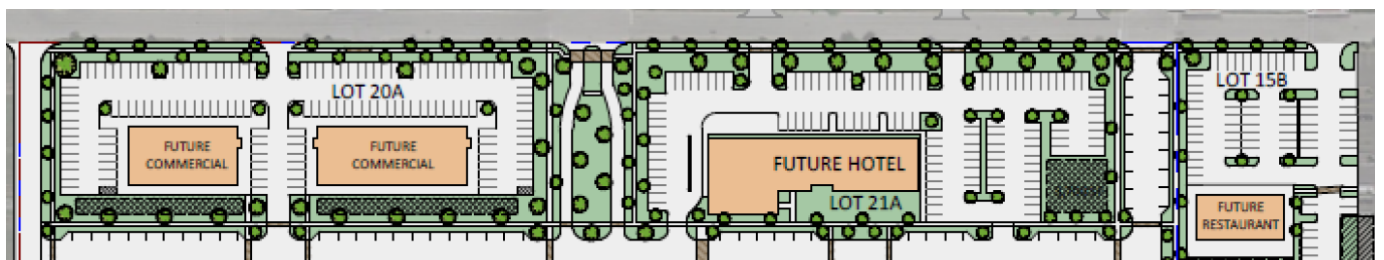


2. Concept Plan Overview

The Concept Plan proposes a horizontal mixed-use development on 31.3 contiguous acres in Lockport Square. The Concept Plan will add important commercial uses including a second hotel and a family restaurant as well as two residential communities containing 310 residential apartments and 110 townhomes located along urban neighborhood streets.



The Concept Plan envisions the continuation of commercial uses – a family restaurant, a second hotel, and future TBD Commercial -- on the south side of Lockport Square’s existing east/west interior road. In this location between the car dealer on the west and the existing Holiday Inn Express on the east, these new commercial uses are easily accessible to customers coming to Lockport Square from the surrounding area.



A new urban residential neighborhood is located behind the commercial uses. It includes residential-scale streets laid out in a grid pattern with on-street parallel parking, parkways, sidewalks, and residential buildings sited right on the street. Walkable pedestrian linkages within the neighborhood and to the nearby restaurants, hotels, and retail to the north will make Lockport Square a Live-Work-Play environment. Necessary resident parking is located behind the residential units, largely hidden from the streets.



The Concept Plan includes one-, three- and four-story buildings that fit into the existing character of Lockport Square. In addition, the Concept Plan provides significantly more green space than would have otherwise been included in the vast parking lots of the original retail power center.





Existing Streets A, C, & H, along with new Street D, will provide circulation around the boundary of the Concept Plan developments.

The commercial buildings on Parcels 1, 2 and 3 will be positioned near the southern boundaries of the lots along Street B to enhance the urban neighborhood character of the street. The commercial lots will also be accessible to both car and pedestrian customer traffic via Street B. Outdoor seating where applicable will be at the southern end of the commercial lots.

Parcel 1 is TBD restaurant/retail site and is currently laid out for two retail/restaurant buildings.

Parcel 2 is earmarked for a second hotel. The current site plan is an 89-room Home2 Suites.

Parcel 3 is reserved for a family sit-down restaurant. The current plan is laid out with a 3,500sf building. Overflow parking for the restaurant will be provided at adjacent hotel parking lots.

Parcels 4 and 5 create urban neighborhoods along Street B, Street F, and Street G. As noted above, the residential buildings will be located close to the streets with only a small front yard, sidewalk, and parkway separating them from the streets. Ample pedestrian access will be provided within each of the residential parcels. Sidewalks will also cross Street B to connect the residential areas with the restaurants and retail to the north.



The preliminary plan for Parcel 4 contains 310 apartments in two four-story buildings that are sited along Street B at the north end of the parcel and along Street F on the east side of the parcel. To the west, the western apartment building is separated from the car dealership by a landscape buffer and resident parking.

Four floors of apartments, including directly accessible first floor apartments, front both Street B and Street F. The apartment community will have its own internal amenities including a fitness center, a pool, outside game areas, and a dog park.

Resident parking will be provided primarily via surface parking located away from the neighborhood streets, but also includes some garages not visible from the street on the first floor of the buildings, as well as two covered parking garages located in the southern part of the parcel. The apartment community will have ample surface parking for visitors, as well as additional street parking on Street B and Street F.

The preliminary plan for Parcel 5 contains 110 three-story attached townhomes located in three-to six-unit clusters along Street F, Street G, Street H, and two landscaped pedestrian corridors. The townhomes have been situated on the site to maximize sought-after end units, desirable views, and a high ratio of green space per unit. The townhome community will also have multiple community mini-parks and green spaces, as well as a dog park at the southwestern periphery. Pedestrian sidewalks are located throughout the townhome community, making the community very walkable and connecting it to the restaurant and other commercial amenities to the north.



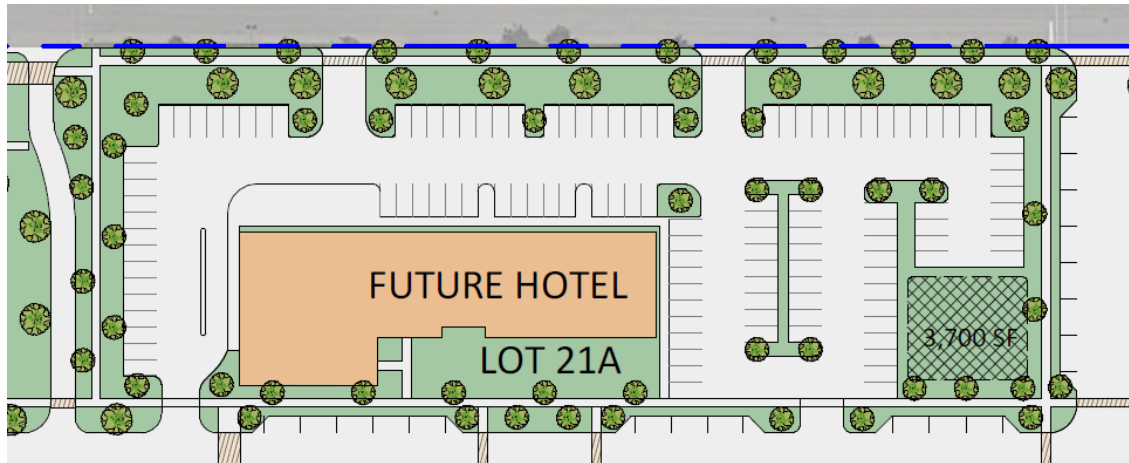
Each townhome will have a two-car garage with a two-car driveway on the ground level. The garages will be accessible via shared internal vehicle courts screened from the neighborhood streets. Visitor parking is provided in the vehicle courts, outside townhome garages, and on the adjacent neighborhood streets.



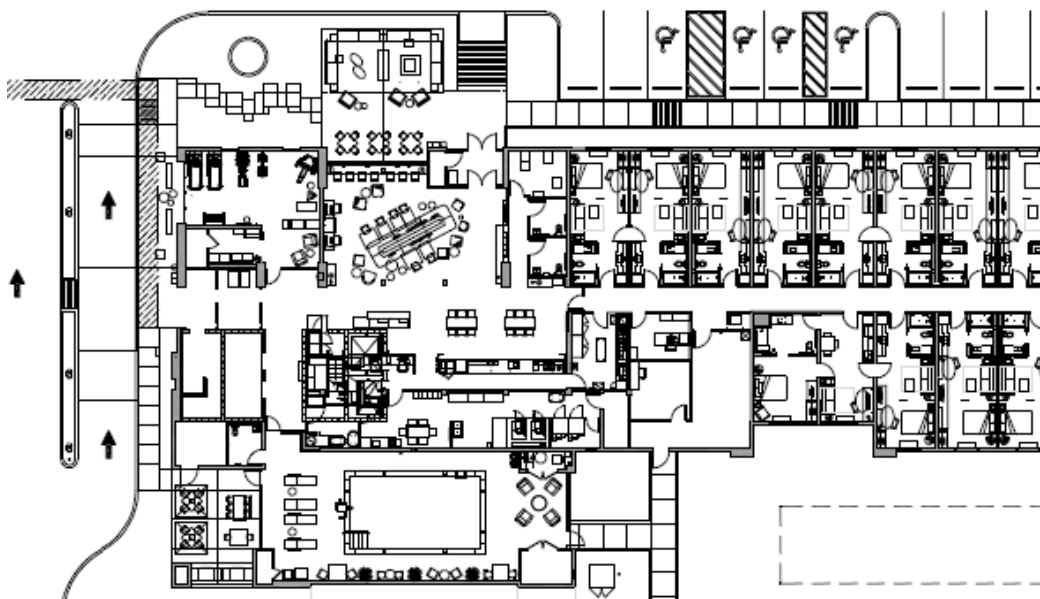
Development of Lockport Square per the Concept Plan will provide a unique, vibrant neighborhood for ~500-1000 full-time residents as well as important new commercial developments. Development per the Concept Plan will also finally complete the build-out Lockport Square.

3. Parcel 2: Three-Story Hotel

The preliminary plan for Parcel 2 is a prototypical 89-room, three-story, extended-stay Home2 Suites Hotel. The hotel brand will be finalized later and will be selected to be complementary to the existing Holiday Inn Express. The site plan includes a covered porte-cochere lobby drop-off and parking for 120 vehicles (more than required for the hotel to include overflow parking for the restaurant planned for Parcel 3).



The first-floor layout is shown below. The lobby is laid out as a great room and includes registration, table and lounge seating, a breakfast serving area, business services, an entertainment wall, and market. Other common areas include a guest laundry, a fitness center, an indoor saline pool, and outdoor lounge seating.



Home2 Suites Hotels have been developed in many Chicago suburbs and across the country.



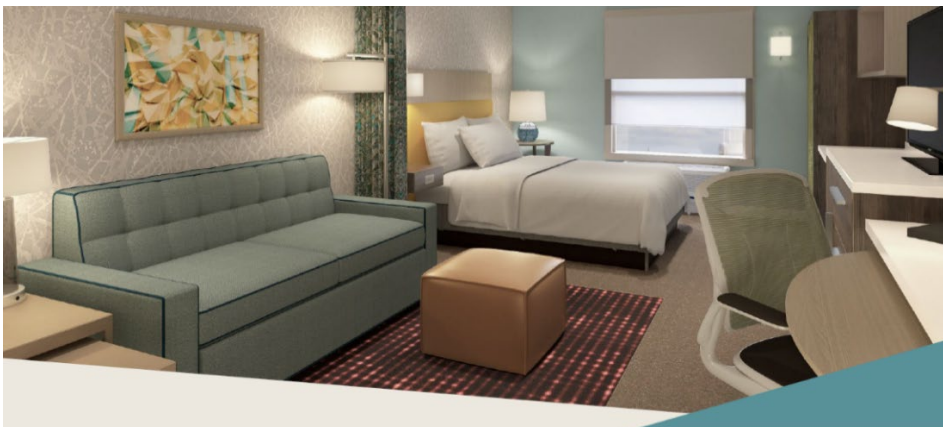
Below are prototypical interior spaces for Home2 Suites Hotels:



OASIS Open community space where guests can socialize + enjoy creating connections or utilize the moveable furniture to create an individual chill or work zone.



SPIN2 CYCLE Multitasking at its finest. We make productivity easy with Spin2 Cycle, our laundry + gym combo. It's sweat and suds in one smart spot.

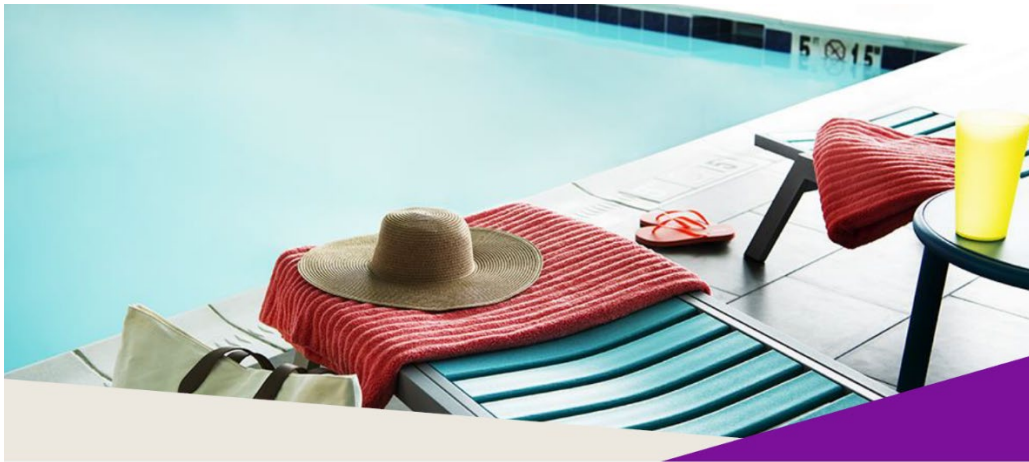


STUDIO SUITE **323 ft² / 30 m²**
Our studio suites greet guests with familiarity, flexibility, and ease of use.



1BDR SUITE **441 ft²/41 m²**

Elements are relaxed, flexible and practical to allow guests to customize the spaces to their needs, yet everything is infused with a sense of comfort and ease, along with a collected style.



SALINE POOL

Good for guests and the environment, our pools are chlorine-free and maintained with natural minerals—part of our pledge to sustainability.



CHILL+GRILL

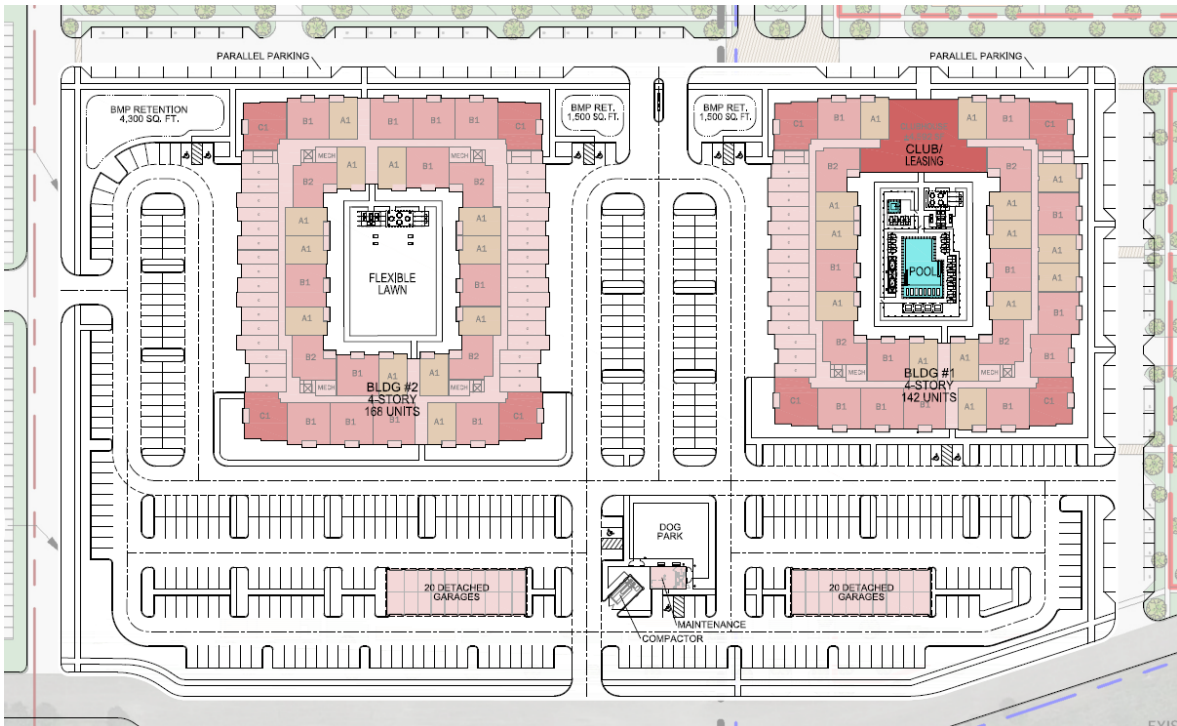
Outdoor areas are programmed into every Home2 Suites hotel. Our outdoor patios feature grills and comfortable outdoor lounge areas with firepits, an ideal spot for extended stay guests to unwind or connect with others after a long day.

4. Parcel 4: Four-Story Apartments

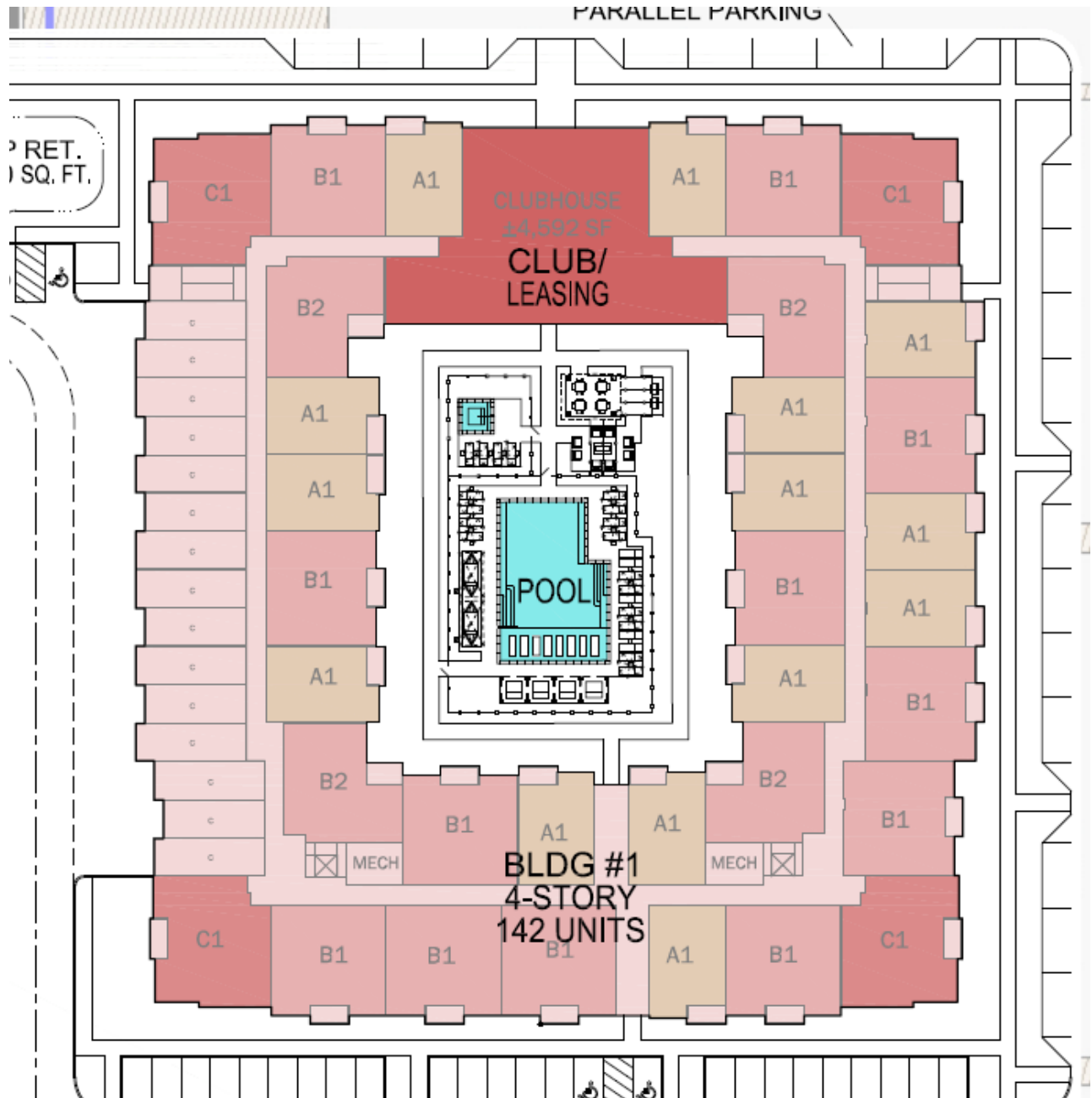


The preliminary plan for Parcel 4 contains 310 apartments in two buildings on 10.88 acres. The overall density of the development will be approximately 28.5 units per acre.

Required parking, at 1.25 parking spaces per unit, is 388 spaces. Over 530 spaces will be provided, including 87 enclosed garage spaces, 408 outdoor surface spaces, and 39 street parking spaces. An additional 48 tandem spaces are provided but are not included in the total.



The unit mix in the preliminary plan is 47% 1-Bdrm 1-Bath (Unit A below), 40% 2-Bdrm 2-Bath (Unit B below), and 13% 3-Bdrm 2-Bath (Unit C below). Apartment sizes vary from 785sf to 1331sf with an average unit size of 1,014sf and a total rentable sf of 314,356.



Representative architecture of this type of multifamily apartment development can be found below. These are photos of Garrett Companies projects in Florida, Colorado, and Indiana.





Typical floor plans for the Greenwood, IN project can be found below:

THE HANGAR ON EMERSON

APARTMENT HOMES FEATURE:

- Stone Counter Tops
- Pendant Lighting in Kitchens
- Wood-Style Plank Flooring
- Soaring 9-Foot Ceilings
- Expansive Walk-In Closets
- In-Home Washers and Dryers
- Balconies w/ Courtyard or Runway Views



ASCENT | 663 sf. | 1 Bed | 1 Bath
 Represents Unit A1 | All dimensions are approximate and all floor plans are subject to change.

LAND HERE & STAY AWHILE.

thehangarliving.com | 1140 EMERSON POINTE DRIVE, SUITE 100, GREENWOOD, IN 46143

THE HANGAR ON EMERSON

APARTMENT HOMES FEATURE:

- Stone Counter Tops
- Pendant Lighting in Kitchens
- Wood-Style Plank Flooring
- Soaring 9-Foot Ceilings
- Expansive Walk-In Closets
- In-Home Washers and Dryers
- Balconies w/ Courtyard or Runway Views



SOAR | 1093 sf. | 2 Bed 2 Bath
 Represents Unit B1 | All dimensions are approximate and all floor plans are subject to change.

LAND HERE & STAY AWHILE.

thehangarliving.com | 1140 EMERSON POINTE DRIVE, SUITE 100, GREENWOOD, IN 46143

THE HANGAR ON EMERSON

APARTMENT HOMES FEATURE:

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- Wood-Style Plank Flooring
- Soaring 9-Foot Ceilings
- Expansive Walk-In Closets
- In-Home Washers and Dryers
- Balconies w/ Courtyard or Runway Views



TAKE OFF | 1433 sf. | 3 Bed 2 Bath
 Represents Unit C1 | All dimensions are approximate and all floor plans are subject to change.

LAND HERE & STAY AWHILE.

thehangarliving.com | 1140 EMERSON POINTE DRIVE, SUITE 100, GREENWOOD, IN 46143

5. Parcel 5: Three-Story Townhomes

The preliminary plan for Parcel 5 contains 110 three-story townhomes laid out in three- to six-unit groupings on a 10.82-acre site (overall density of approximately 10.2 units/acre). The townhomes will be arranged to face other townhomes across pedestrian greenways or the adjacent streets.

The townhome neighborhood will include green pocket parks, a dog park, and pedestrian sidewalks with easily walkable connections to the restaurants and retail offerings to the north.

Off-street resident parking will be provided in first-floor two-car garages, with driveway space for an additional two cars. Resident parking will be accessed via vehicle courts that are largely screened from the streets. Visitor parking will be provided by double driveway parking behind each townhome, 26 guest parking spaces (including 6 handicap spaces) in the vehicle courts, and more than 75 spaces on the streets adjacent to the townhomes.



The townhome community will have distinctive and consistent architectural design. Below are examples of similar projects:

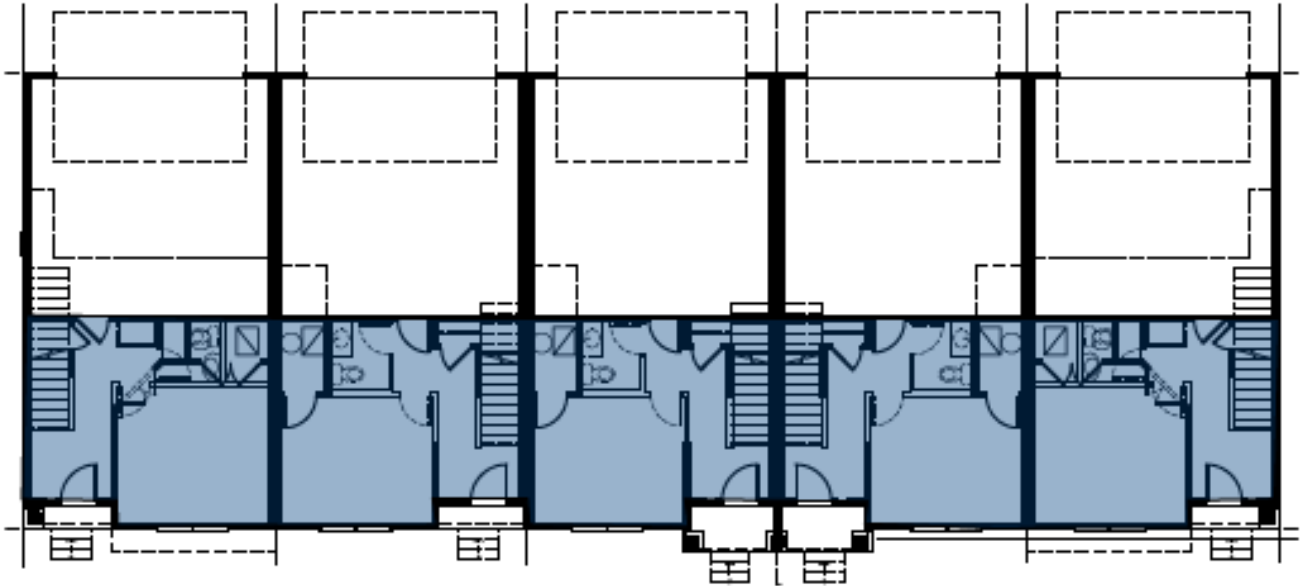




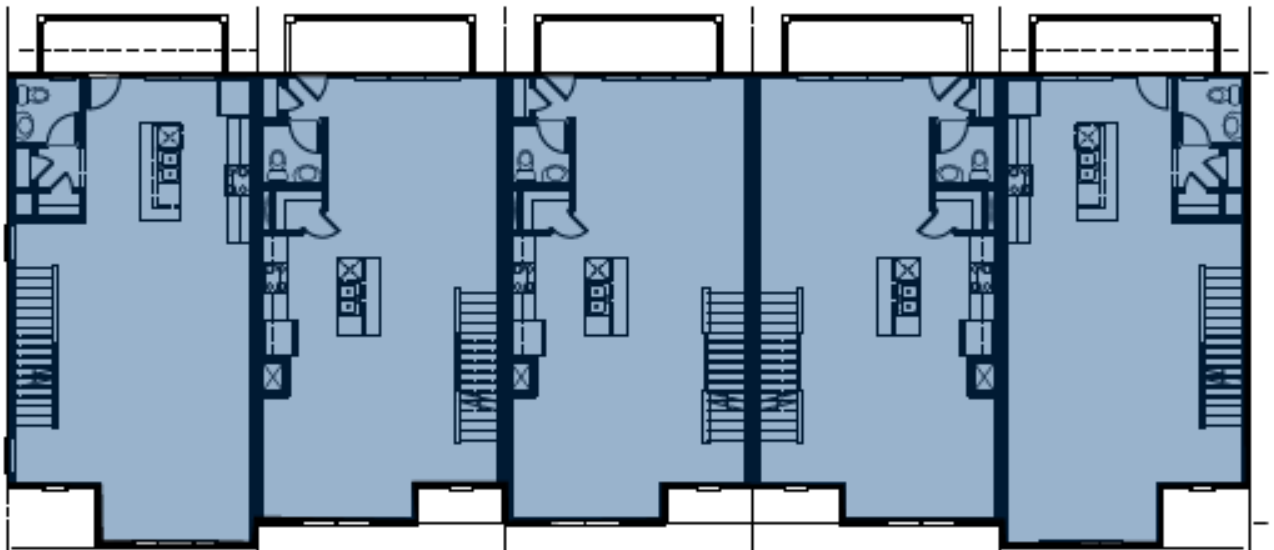
The townhome community will include a mix of two-bedroom and three-bedroom homes.

Two-bedroom units will total approximately 2295sf to 2320sf and include 1850sf to 1875sf of finished living space with 424sf garages, 25sf entries, and an 80sf deck. Three-bedroom units will total approximately 2285sf to 2415sf and include 1940sf to 1965sf of finished living space plus 424sf garages, 25sf entries, and an 80sf deck.

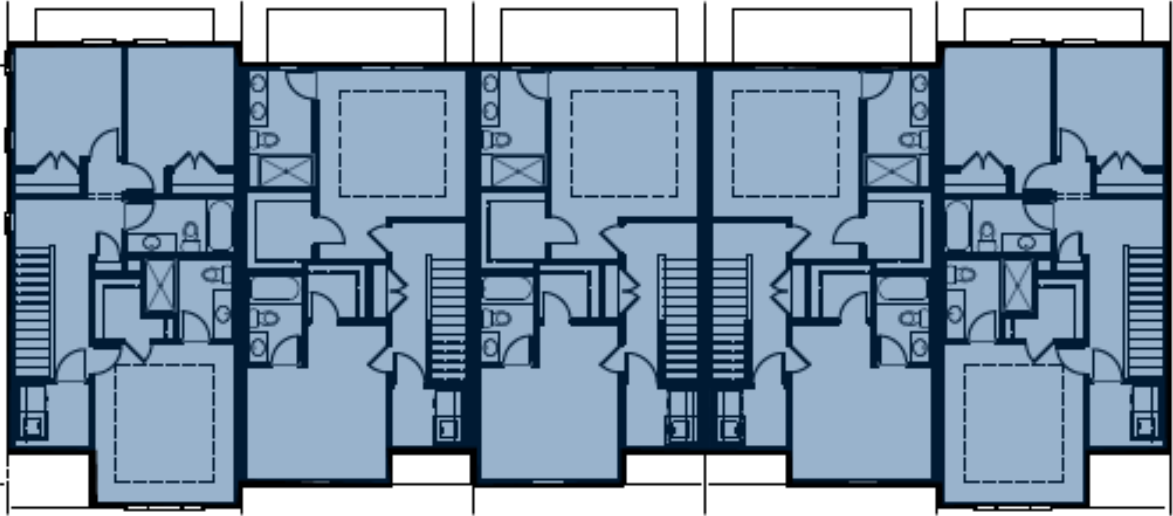
The first floor of the townhomes will include a den and a two-car garage.



The second floor will include kitchen and living spaces.



The bedrooms will be on the third floor. The project will have a mix of two-bedroom and three-bedroom units.

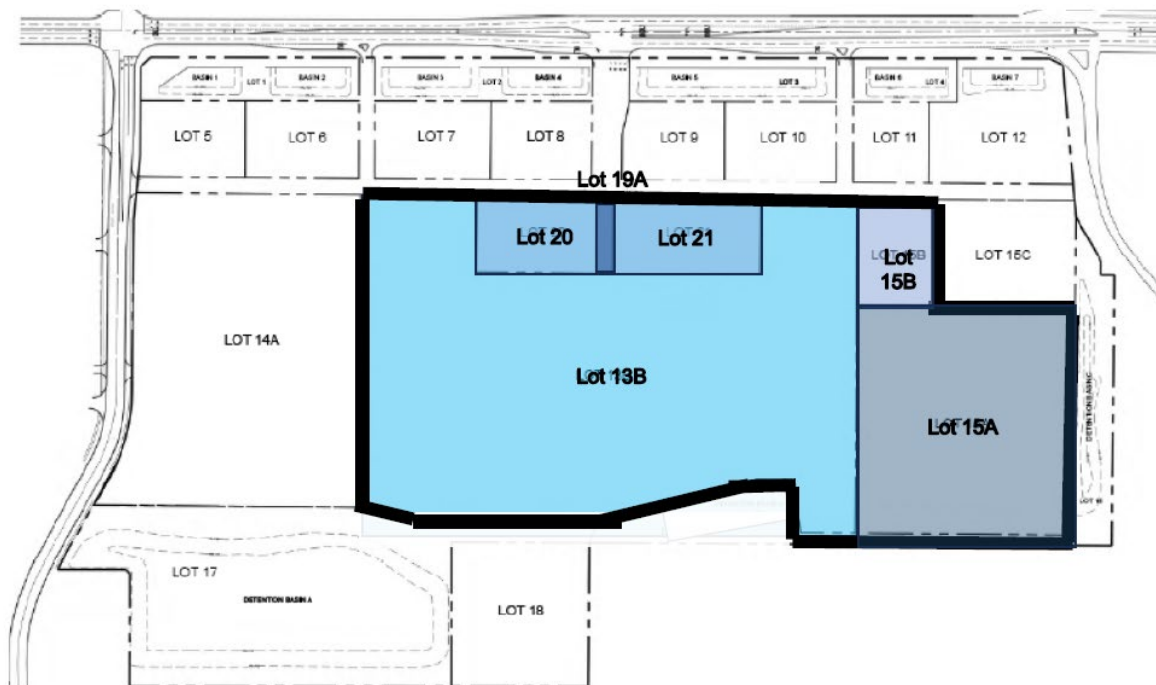


6. Existing Subdivided Lots

The area of Concept Plan totals 31.319 acres and includes the following currently subdivided lots in Lockport Square:

Lot	PIN 16-05-19-	Acres	Comment
	202-016-0020		
Lot 13B	202-016-0010	19.928	all of Lot 13B
Lot 19A	102-006-0000	0.188	42.5' x 192.5' portion
Lot 20	102-012-0000	1.357	all of Lot 20
Lot 21	202-004-0000	1.646	all of Lot 21
Lot 15A	202-019-0000	6.999	all of Lot 15A
Lot 15B	202-017-0000	1.201	all of Lot 15B
		<u>31.319</u>	

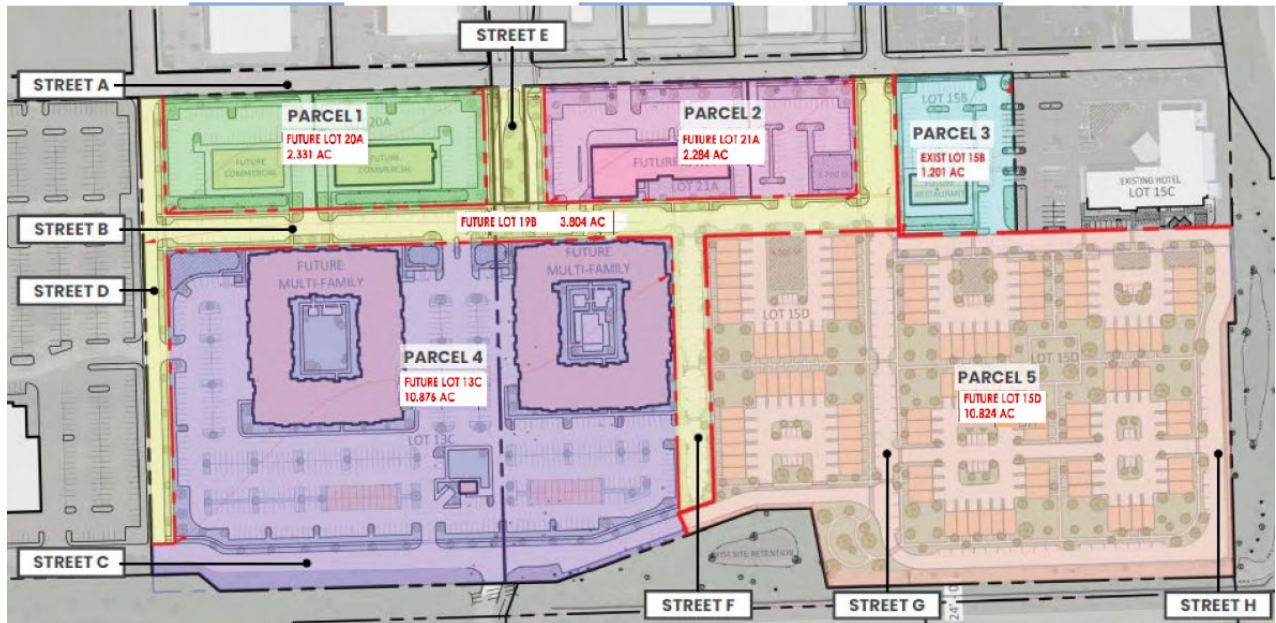
LOCKPORT SQUARE CONCEPT PLAN CURRENT SUBDIVISION LOTS



7. Future Re-Subdivision

If the Concept Plan is approved, the property will need to be re-subdivided. The future re-subdivision will delineate five parcels and one common area lot for neighborhood streets.

LOCKPORT SQUARE CONCEPT PLAN FUTURE RE-SUBDIVISION



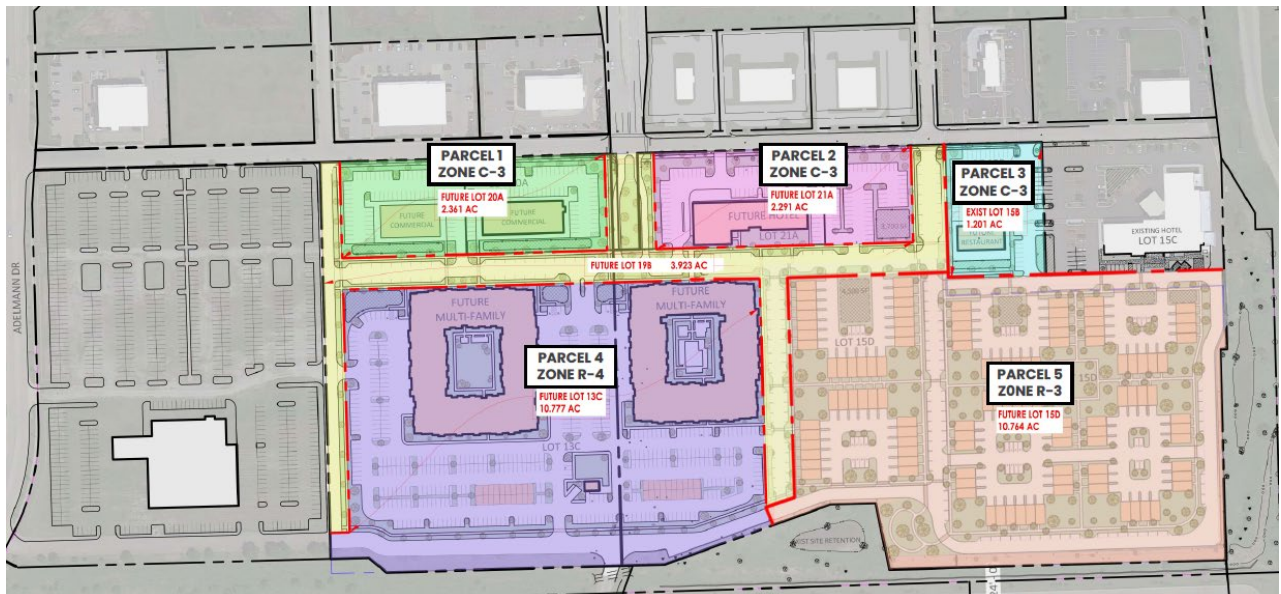
The anticipated future re-subdivision associated with the Concept Plan will include the following lots and acreages:

Parcel	Lot	Acres	Comment
Parcel 1	Future Lot 20A	2.331	Family Restaurant
Parcel 2	Future Lot 21A	2.284	Hotel
Parcel 3	Exist Lot 15B	1.201	TBD Restaurant / Retail
Roadway	Future Lot 19B	3.804	common area
Parcel 4	Future Lot 13C	10.876	Multifamily apartments
Parcel 5	Future Lot 15D	10.824	Townhomes
		31.320	

(Note that Parcel 5 will need to be further re-subdivided when the final layout of the townhomes is determined. It is anticipated that this re-subdivision submittal will be concurrent with the Final Development Plan submittal for the Parcel 5 townhomes.)

8. Existing and Future Zoning

If the Concept Plan is approved, the residential portions of the property will also need to be rezoned. Parcel 4 will be rezoned to R-4 for the multi-family apartment project. Parcel 5 will be rezoned to R-3 for the townhome project.



The rezoning may require certain variances, particularly setbacks from the streets in order to create the urban neighborhood streetscapes (front yard setbacks for the Parcel 5 townhomes, and front and side yard setbacks for the Parcel 4 apartments). The current design of both the Parcel 4 apartment buildings and the Parcel 5 townhomes also exceeds the zoning height limit.

C-3 Highway Commercial Zoning	Required	Proposed (Parcel 1)	Proposed (Parcel 2) (Hotel)	Proposed (Parcel 3)
Lot Area	20,000	102,845	99,796	52,316
Building Height	55'	<i>The current plan is a preliminary layout for master planning purposes</i>	41'	<i>The current plan is a preliminary layout for master planning purposes</i>
Maximum Lot Coverage	30%		16%	
Maximum Impervious Coverage	70%		67%	
Minimum Landscape Coverage	30%		33%	
Front Yard Setback	35'		84'	
Rear Yard Setback	20'		10'	
Corner Side Yard	30'		228' (East), 77' (West)	

R-3 Multiple Family Zoning Area (Townhomes)	Required	Proposed	
Lot Area	2,700 SF per unit	4,065 SF Per Unit	(471,494 SF / 116 Units)
Building Height	35'	40'	
Maximum Impervious Coverage	50%	29%	
Minimum Landscape Coverage	50%	71%	(174,453 SF of Open Green Space + 160,562 SF Park Prorata Green Space / 471,494 SF)
Front Yard Setback	20'	10'	
Rear Yard Setback	20'	80'	
Corner Side Yard	20'	55' (East), 10' (West)	

R-4 Multiple Family Zoning Area (Apartments)	Required	Proposed	
Lot Area	1,700 SF per unit	1,528 SF Per Unit	(473,759 SF / 310 Units)
Building Height	45'	47'	
Maximum Impervious Coverage	55%	52%	
Minimum Landscape Coverage	45%	48%	(66,326 SF of Open Green Space + 161,303 SF Park Prorata Green Space / 473,759 SF)
Front Yard Setback	20'	10'	
Rear Yard Setback	20'	270'	
Corner Side Yard	20'	10' (East), 130' (West)	

Note that the Annexation Agreement, the Planned Development, and the Preliminary Development Plan will also need to be amended to accommodate the residential uses in the Concept Plan.

Applicant will seek these amendments, plus the required re-subdivision and re-zoning, after City approval of the Concept Plan.

9.Future Internal Roadways



All internal roadways will allow full public access but will be privately owned and maintained by a property owner association. The roadways have been designed to City of Lockport standards including pavement widths, fire truck turning requirements, and sidewalk widths.

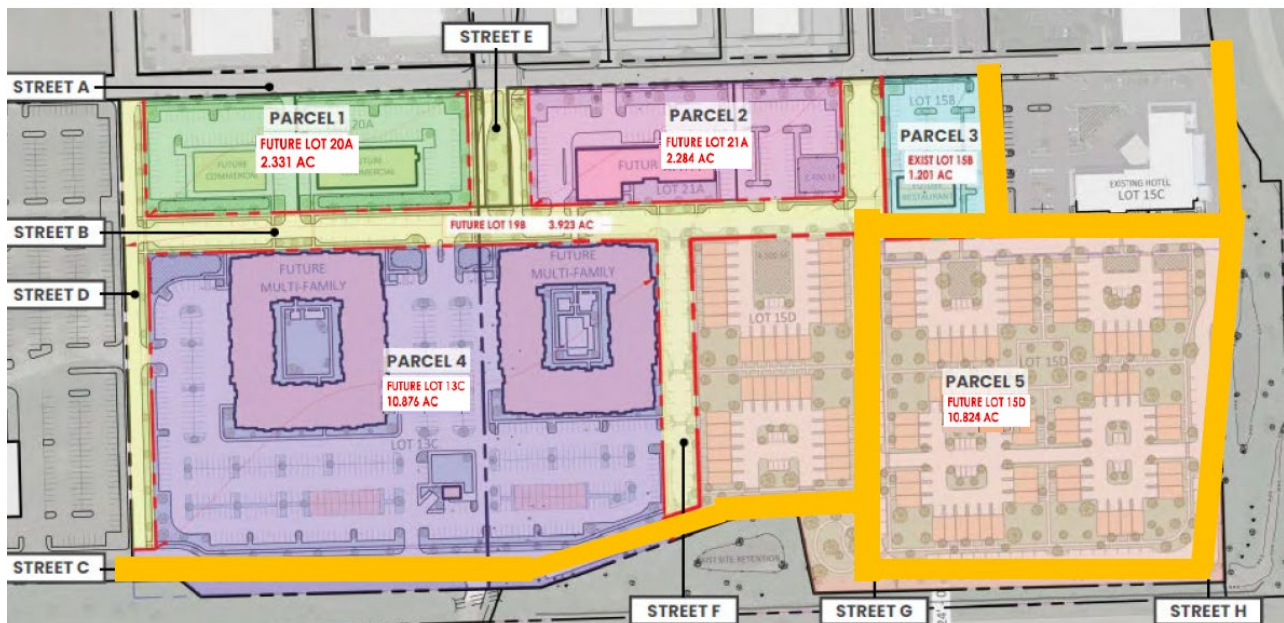
Many of the private roadways bordering the development parcels will be a subdivided lot. The remaining streets not included in the subdivided lot will be dedicated easements granting public access.

Street E and Street G are likely to be the primary streets used by residents and visitors coming to the residential communities. Street D and Street F will provide additional north/south access. Street B between the commercial and residential parcels will provide an east/west route to access roadways into the residential communities.

Secondary access to the Concept Plan developments will also be provided by Streets C and H, the existing service road at the far southern and eastern boundaries of the residential parcels. Street C extends west across the rear of the car dealer to Adelman Road. Street H extends north through the Holiday Inn Express lot to Street A, the main east/west roadway in Lockport Square.

LOCKPORT SQUARE CONCEPT PLAN FUTURE SUBDIVISION AND ROADWAYS

-  SUBDIVIDED LOT ROADWAY
-  PUBLIC ACCESS EASEMENT

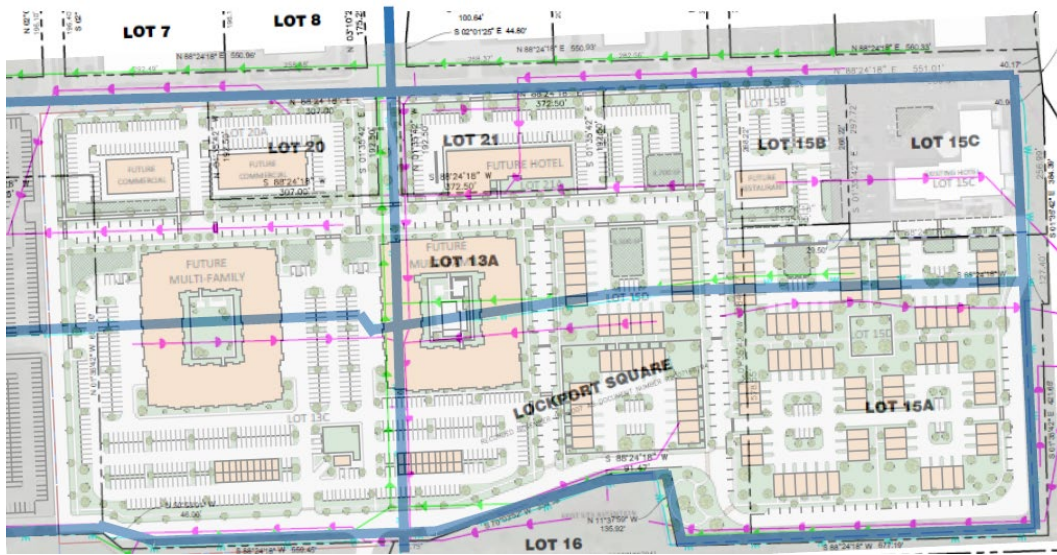


10. Future Utilities: Water, Sewer, and Stormwater Management

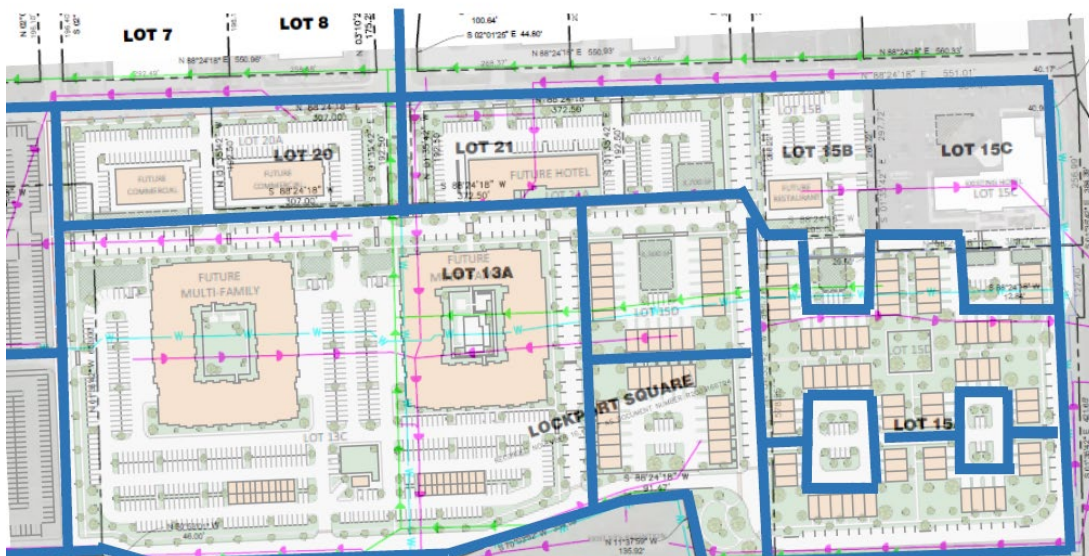
Detailed site engineering is beyond the scope of this Concept Plan, but the following diagrams identify existing utilities and their locations vis-à-vis proposed Concept Plan developments, as well as preliminary utility adjustments needed to accommodate the Concept Plan developments.

Water main modifications can easily be made to accommodate the Concept Plan development.

**LOCKPORT SQUARE
EXISTING WATER MAINS**

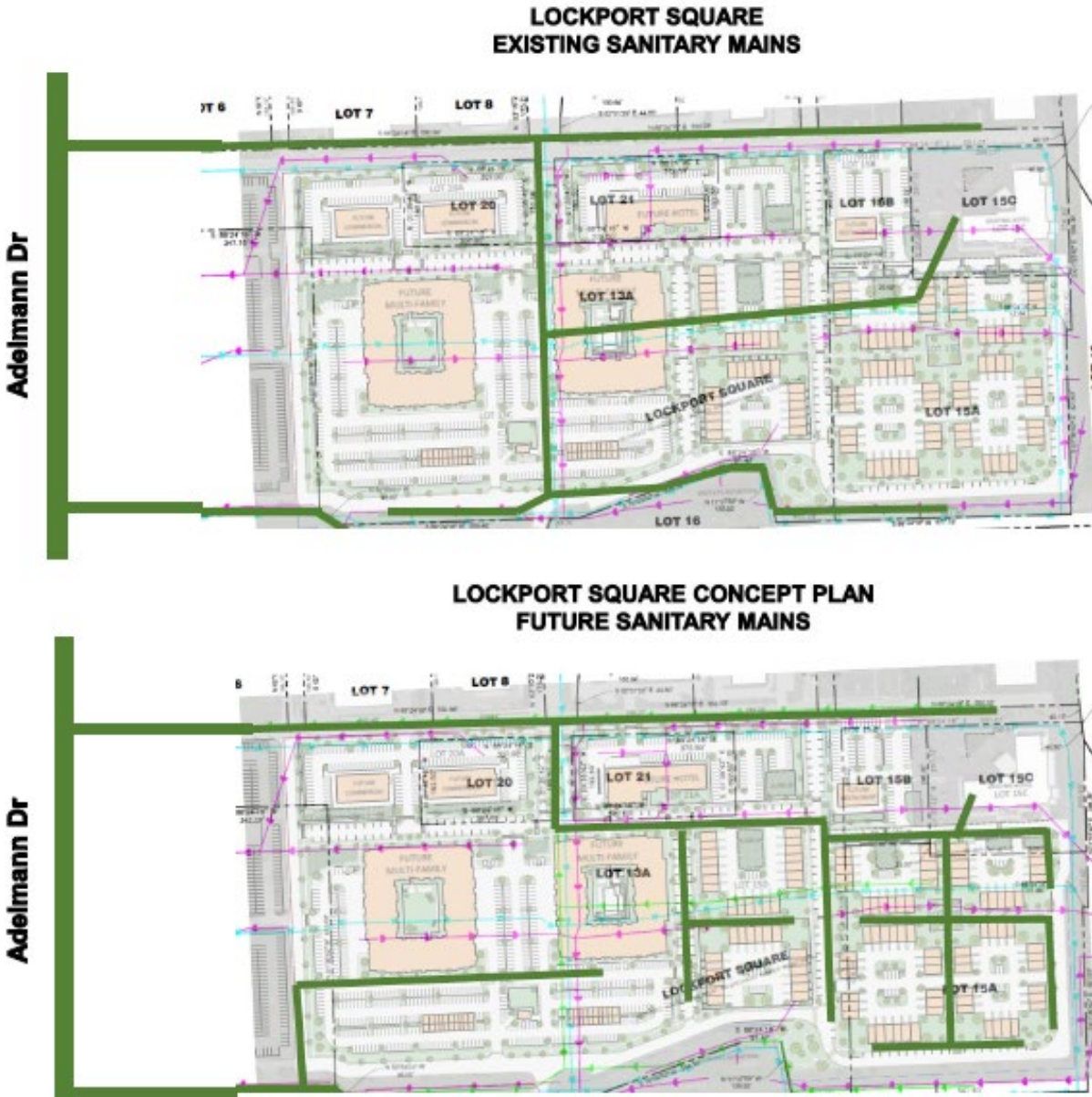


**LOCKPORT SQUARE CONCEPT PLAN
FUTURE WATER MAINS**



Sanitary Sewer Mains

The applicant's civil engineer calculated expected sanitary flows from the Concept Plan developments, plus all other developments in Lockport Square, and concluded that the expected flows fall well below the capacity of the existing sewer mains in Lockport Square.



Stormwater Management

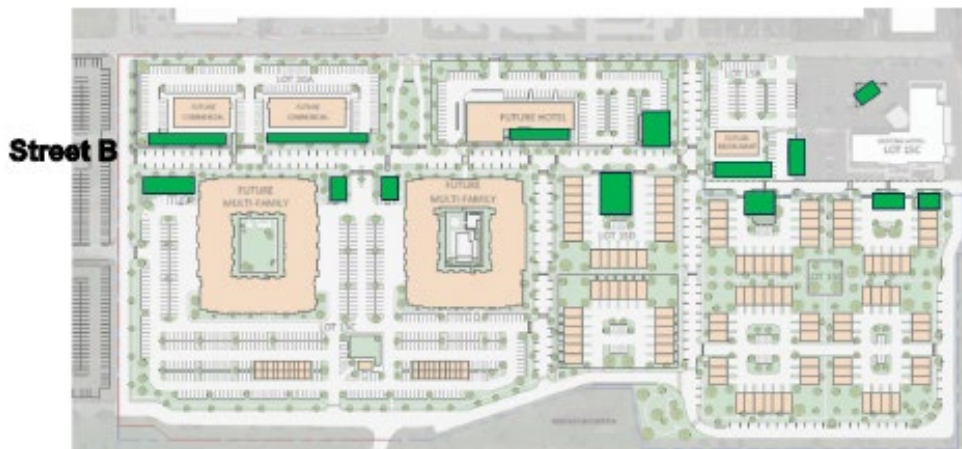
The Concept Plan development has considerably less impervious surface area than the original parking lot/retail center plan. The applicant's civil engineer is confident that the proposed Concept Plan development can be designed to drain the proper prorated tributary areas to the applicable existing detention basins as originally designed.

The new Street B will require the relocation of 11 existing BMP Islands. The relocated islands will be contained in adjacent future parcels. BMP relocations will require Army Corps of Engineers approval. Three BMP Islands were previously relocated as part of the Holiday Inn Express development.

**LOCKPORT SQUARE STORMWATER MANAGEMENT
EXISTING BMP ISLANDS**



**LOCKPORT SQUARE STORMWATER MANAGEMENT
RELOCATED BMP ISLANDS**



LOCKPORT SQUARE / LOCKPORT, IL



USE	TENANT	SIZE	NOT IN MARKET	CLOSEST STORE / COMMENTS
APPAREL				
	Bloomingdale's Outlet	30K	X	Tenant expansion is on hold.
	Burlington	25-35K		Tenant previously reviewed this market but would need a number of other soft goods users to consider.
	CitiTrends	10-12K	X	Tenant looking for more urban demographic
	dd's Discounts	20-25K	X	Not a market of interest
	Discovery	10K	X	Orland Park
	Express Outlet	7K	X	Not a market of interest
	Forman Mills	50K	X	Looking more urban/diverse
	The Gap	5-7K	X	Orland Park
	H&M	20K	X	Not a market of interest
	K&G Fashion Superstore	20K	X	Expansion on hold
	Marshalls	25K	X	Orland Park, Joliet
	Neiman Marcus/Last Call	30K	X	Not a market of interest
	Nike	10-15K	X	Not a market of interest
	Nordstrom Rack	28-30K	X	Orland Park
	Old Navy	12K	X	Orland Park
	Primark	50K	X	Not a market of interest
	Ross Dress For Less	25K	X	Would have interest in Lockport with anchors
	Saks Off Fifth	25K	X	Tenant closing stores, not expanding.
	Shoppers World	35K	X	Not a market of interest
	Stein Mart	25-35K	X	Orland Park; no interest
	T.J. Maxx	25K	X	Orland Park, Romeville; Tenant has toured multiple times is not interested in this market.
AUTOMOTIVE				
	Advance Auto	6-8K		West in Lockport on 9th St.
	Auto Zone	6-8K		West in Lockport on 9th St.
	Firestone	8K	X	Homer Glen
	O'Reilly Auto Parts	10K	X	Tenant has had interest in this market.
	Pep Boys	15-25K	X	Pep Boys
BEAUTY SUPPLY				
	ULTA	10K	X	Orland Park
BOOKSTORES				

LOCKPORT SQUARE / LOCKPORT, IL



USE	TENANT	SIZE	NOT IN MAR KET	CLOSEST STORE / COMMENTS
	Books A Million	25K	X	Chicago Ridge
	Barnes & Noble	10-15K	X	Orland Park; Tenant on hold.
	Half Price Books	10K	X	Orland Park; Tenant closing units.
CARD & PARTY				
	Party City	10-14K	X	Orland Park, Joliet; Bankruptcy risk
CHILDREN				
	Buy Buy Baby	20-30K	X	Orland Park; not expanding
CRAFTS/FABRIC				
	A.C. Moore Arts & Crafts	15K	X	No interest
	Hobby Lobby	50K	X	Orland Park, Tinley Park
	JoAnn Stores	15-20K	X	Orland Park, Joliet
	Michaels	18-25K	X	Orland Park, Joliet
DEPARTMENT STORES				
	Bloomingdale's	180K	X	Not expanding
	Macy's	180K	X	Orland Park; closing stores
	Neiman Marcus	180K	X	Closing Stores
	Nordstrom	180K	X	No interest
	Saks	180K	X	Closing Stores
	Sears	180K	X	Closing Stores
	Von Maur	180K	X	Orland Park
DISCOUNT DEPT. STORES				
	Kohl's	35-90K	X	Orland Park, Lemont; Tenant feels market is too close to Lemont
	Target	125-175K	X	Previously owned land at the site. No further interest
	Walmart	120-200K		
DOLLAR STORES				
	Dollar General/Family Dollar	8-10K		West of Lockport Street
	Dollar Tree	8-15K	X	Crest Hill & Lemont
	Five Below	8-10K	X	Joliet; would have interest with a number of other anchor tenants
DRUG STORE/CONVENIENCE				
	CVS	12-15K		167th & Farrell

LOCKPORT SQUARE / LOCKPORT, IL



USE	TENANT	SIZE	NOT IN MAR KET	CLOSEST STORE / COMMENTS
	Walgreens	13-16K		159th & Farrell
<i>ELECTRONICS/APPLIANCES</i>				
	ABT	120K	X	Glenview
	Best Buy	30-45K	X	Orland Park, Joliet; No interest in this market
<i>ELECTRONICS/APPLIANCES (continued)</i>				
	Fry's	90-150K	X	Downers Grove
	Grand Appliance	5-10K	X	Not a market of interest
	Micro Center	32K	X	Not a market of interest
<i>ENTERTAINMENT</i>				
	AceBounce	12-15K	X	Tenant on hold
	Altitude Trampoline Park	30-45K	X	Tenant on hold
	Bowlmor/Brunswick Zone	40-60K	X	Romeoville; no interest
	Brooklyn Boulders	20K	X	Chicago focus
	Chuck E Cheese	10-20K	X	Tinley Park, Joliet; not expanding
	CircusTrix/Sky Zone	25K	X	On hold
	Dave & Busters	25-40K	X	Orland Park
	First Ascent	20K	X	On hold
	Flightclub	8-10K	X	On hold
	Funtopia	25K	X	On hold
	GameWorks	50K	X	Schaumburg
	Get Air	20-30K	X	On hold
	Gizmo's Fun Factory	35-40K	X	On hold
	Glowzone	40K	X	Not a market of interest
	Hasbro	40K	X	Not a market of interest
	iFly Indoor Skydiving	1 acre	X	Not a market of interest
	John's Incredible Pizza	30K	X	On hold
	Kids Empire	15-20K	X	Tenant needs existing space to make sense of aggressive gross economics
	King's Bowling	25-30K	X	No interest
	Launch	20-30K	X	On hold
	Level 257	25-40K	X	On hold
	Levity Entertainment	10-12K	X	On hold
	Lucky Strike	50K	X	Lombard
	Main Event	50K	X	No interest in this market
	Merlin Entertainments	50-100K	X	No interest in this market

LOCKPORT SQUARE / LOCKPORT, IL



USE	TENANT	SIZE	NOT IN MARKET	CLOSEST STORE / COMMENTS
	Peppa Pig	12-15K	X	Did one deal in Schaumburg no further expansion planned
	Pinstripes	30-40K	X	No interest in this market
	Planet Granite	40K	X	No interest in this market
	Punch Bowl Social	30K	X	On hold
	Puttshack	20-30K	X	On hold
	Rec Room	35K	X	On hold
	Round One	25-40K	X	No interest in this market
	Urban Air Trampoline Park	30-40K	X	Submitted site
FURNITURE				
	Arhaus	15K	X	No interest in market
	Ashley	30K	X	Orland Park
	Ballard Designs	15K	X	No interest in market
	Bassett Furniture	8-15K	X	No interest in market
	Bob's Discount Furniture	20-35K	X	Orland Park
	CB2	15K	X	No interest in market
	Crate & Barrel	35K	X	No interest in market
	Design Within Reach	10-20K	X	No interest in market
	The Dump	135K	X	No interest in market
	EQ3	15-30K	X	No interest in market
	Ethan Allen	8-30K	X	Orland Park
	IKEA	50-200K	X	No interest in market
	La-Z-Boy	10-15K	X	Orland Park
	Penny Mustard	25-40K	X	Orland Park
	Restoration Hardware	15K-50K	X	No interest in market
	Room & Board	50K	X	No interest in market
	The Room Place	20-65K	X	Orland Park, Joliet; no interest
	Slumberland	25K	X	No interest in market
	Steinhafel's	80-125K	X	Rockford
	Toms Price	25-40K	X	No interest in market
	Value City Furniture	35-50K	N/A	Orland Park, Joliet; no interest
	Walter E. Smithe	30K	X	Orland Park; no interest
	West Elm	15K	X	No interest in market
GROCERY				
	Aldi	18K	X	Homer Glen
	Amazon	25-40K	X	Not a market of interest in first wave of deals

LOCKPORT SQUARE / LOCKPORT, IL



USE	TENANT	SIZE	NOT IN MAR KET	CLOSEST STORE / COMMENTS
	Berkot's Super Foods	50K	X	Mokena
	Butera	50K	X	Frankfort, Naperville
	Caputo's	35-50K	X	No interest
	Cermak Fresh Market	50K	X	No interest
	Country Market	30K	X	No interest
	Dom's	15-30K	X	Only Chicago focus right now
	Eurofresh Market	35K	X	No interest
	Farmer's Best Market	50K	X	No interest
	Food 4 Less	65K	X	Joliet
	Fresh Farms	50K	X	No interest
	The Fresh Market	20-30K	X	Glen Ellyn
	Fresh Thyme	25-30K	X	Naperville

LOCKPORT SQUARE / LOCKPORT, IL



USE	TENANT	SIZE	NOT IN MAR KET	CLOSEST STORE / COMMENTS
<i>GROCERY (continued)</i>				
	Garden Fresh Market	50K	X	No interest
	Gordon Food Service	15-20K	X	Orland Park, Joliet
	H Mart	40K	X	No interest
	Heinen's	40K	X	Focused North Shore & City
	Hy-Vee	80K	X	No interest
	Jewel/Osco	65K		Adjacent to site.
	KD Market	25-35K	X	No interest
	Mariano's	70K	X	Orland Park, Shorewood
	Meijer	100-200K	X	Homer Glen, Mokena & Plainfield
	Patel Brothers	60K	X	No interest
	Pete's Fresh Market	50-70K	X	Willowbrook
	Piggly Wiggly	50-60K	X	Genoa, IL
	Plum Market	30K	X	No interest
	Produce World	20-35K	X	Norridge
	Sav-A-Lot	15K	X	Midlothian
	Schnucks	60K	X	Submitted site
	Seafood City	50K	X	No interest
	Shop & Save	50K	X	Downers Grove
	Standard Market	30K	X	Not expanding
	Strack & Van Til	65K	X	Submitted site
	Sunset Foods	40K	X	North Shore based, no interest southern suburbs.
	Tony's Finer Foods	50K	X	Shorewood
	Trader Joe's	15K	X	Orland Park
	Valli Produce	30K	X	
	Walmart Grocery	30K		
	Walt's Finer Foods	50K	X	Tinley Park
	Whole Foods	30-60K	X	Orland Park
	Woodman's	200K	X	No interest
<i>HEALTH CLUBS</i>				
	24 Hour Fitness	38K	X	Tenant focused on other priority markets. Tenant on hold
	Anytime Fitness	7K	X	Submitted site
	Bears Fit	40K	X	Not a market of interest
	Blink Fitness	12-15K	X	Submitted site. Tenant is focused on more dense and urban locations.
	Chicago Athletic Clubs	20-30K	X	Not a market of interest

LOCKPORT SQUARE / LOCKPORT, IL



USE	TENANT	SIZE	NOT IN MARKET	CLOSEST STORE / COMMENTS
	Crunch Fitness	25K	X	No interest
	Edge Fitness	37-50K	X	Submitted site, other priority markets for first wave of deals. Tenant is on hold.
	Equinox	30K	N/A	Chicago
<i>HEALTH CLUBS (continued)</i>				
	Fitness 19	8-10K	X	Submitted site
	Formula Fitness Clubs	20-30K	X	Not a market of interest
	LA Fitness	25-50K	X	Tinley Park, Plainfield
	Lifetime Fitness	50-80K	X	Orland Park, Romeoville
	Midtown Athletic Club	40K	X	Not a market of interest
	Planet Fitness	15-25K	X	Operator had interest in the past. Economics don't make sense for new construction
	Signature Fitness	30K	X	Naperville; no interest
	UFC Gym	10-50K	X	Not a market of interest
	Vasa Fitness	50K	X	Not a market of interest; Tenant recently completed Romeoville deal
	XSport Fitness	15-30K	X	Bolingbrook
	Zip Fitness	12-25K	N/A	Joliet
<i>HOME FURNISHINGS/DÉCOR</i>				
	At Home	90K	X	New entry
	Bed Bath & Beyond	25-50K	X	Orland Park, Joliet
	Big Lots	30K		West of Lockport Square on Rt 7
	Cost Plus World Market	20K	X	Tenant closing stores
	HomeGoods	25K	X	Lemont, Shorewood, Tinley Park
	Kirkland's	8-10K	X	Orland Park
	Pier 1	10K	X	Orland Park, Joliet
	Tuesday Morning	10-20K	X	No interest
<i>HOME IMPROVEMENT</i>				
	Ace Hardware	15-25K		West in Lockport on 9th St.
	Ferguson Kitchen & Bath	10-20K	X	Not a market of interest
	Floor & Décor	65-80K	X	Not a market of interest
	Harbor Freight Tools	12-15K	X	Orland Park
	Home Depot	110K	X	Orland Park, Joliet
	Lowe's	120-140K	X	Orland Park, Bolingbrook
	Lumber Liquidators	7-15K	X	Resubmitted site
	Menards	120-180K	X	Tinley Park
	Sears Hardware	25K	X	Bolingbrook

LOCKPORT SQUARE / LOCKPORT, IL



USE	TENANT	SIZE	NOT IN MARKET	CLOSEST STORE / COMMENTS
	The Tile Shop	10-15K	X	Not a market of interest
	True Value	15-20K	X	Channahon & Midlothian
MEDICAL				
	Advocate Health Care	6-15K	X	No interest.
	AMITA Health	10-65K	X	No interest.
	Concentra Urgent Care	10K	X	No interest.
MEDICAL (continued)				
	CSL Plasma	10K	X	No interest.
	DaVita	10K	X	No interest.
	Derick Dermatology	7-10K	X	No interest.
	DuPage Medical Group	5-15K	X	No interest.
	Grifols	13K	X	No interest.
	North Shore Medical	20K	X	No interest.
	Northwestern Medical	5-50K	X	No interest.
	Oak Street Health	10-13K	X	No interest.
	Octapharma	8-10K	X	No interest.
	OSF Health Care	10K	X	No interest.
	Presence	50-100K	X	No interest.
	Rush	8-40K	X	No interest.
	University of Chicago	10-25K	X	No interest.
MEN'S APPAREL				
	Casual Male DXL	5-8K	X	Orland Park, Joliet
	Jos. A. Bank	5-10K	X	Orland Park
	Men's Wearhouse	5K	X	Orland Park, Joliet, Bolingbrook
OFFICE SUPPLY				
	Office Max/Office Depot	15-20K	X	Lemont, Orland Park
	Staples	15-20K	X	Frankfort, Joliet
PET SUPPLIES				
	Pet Supplies Plus	6-8K	X	Orland Park
	Petco	10-15K	X	Orland Park, Romeoville
	Petland	10K	X	No interest
	PetPeople	6K	X	No interest
	PetSmart	18K	X	Orland Park, Joliet
SHOES				

LOCKPORT SQUARE / LOCKPORT, IL



USE	TENANT	SIZE	NOT IN MAR KET	CLOSEST STORE / COMMENTS
	Boot Barn	10K	X	Tenant on hold
	DSW	20-25K	X	Orland Park
	Famous Footwear	5-7K	X	Orland Park, Joliet
	Shoe Carnival	15-30K	X	Orland Park, Joliet
	Shoe Dept./Encore	8-12K	X	Tenant focused on urban markets
	Shoe Sensation	12-15K	X	Tenant on hold
	Skechers	8-12K	X	Tenant on hold
SPECIALTY				
	Binny's	25K	X	Orland Park, Plainfield, Frankfort
SPECIALTY (continued)				
	Container Store	25K	X	No interest in this market
	The Great Escape	25-35K	X	Tinley Park
SPORTING GOODS				
	Cabela's / Bass Pro Shops	150-200K	X	No interest.
	Dick's Sporting Goods	50K	X	Orland Park, Tinley Park
	Duluth Trading Co.	15K	X	No interest. Tenant on hold.
	Dunham's	40K	X	No interest
	Gander / Camper's World	35-100K	X	Joliet
	Golf Galaxy	15-18K	X	Orland Park
	PGA Superstore	50K	X	Downers Grove
	REI	20-30K	X	Oakbrook - regional focus
	Sierra Trading Post	20K	X	No interest in market
	Sportsman's Warehouse	40K	X	Not market of interest
	Uncle Dan's / Erewhon	10K	X	Not expanding
STORAGE				
	Cube Smart	50K	X	No interest.
	Excess Space	50K	X	No interest.
	Extra Space	50K	X	Submitted site
	Liberty Self Storage	50K	X	Submitted site
	Life Storage	50K	X	Resubmitted site
	Metro Self Storage	50K	X	Not enough density for tenant to consider
	Public Storage	50K	X	Resubmitted site
	Safeguard Self Storage	50K	X	No interest.
	Self Storage World	50K	X	No interest.
	The Lock Up	50K	X	No interest.
	U-Haul	50K	X	No interest.

LOCKPORT SQUARE / LOCKPORT, IL



USE	TENANT	SIZE	NOT IN MAR KET	CLOSEST STORE / COMMENTS
	U-Stor-It	50K	X	Submitted site
<i>THRIFT</i>				
	Family Thrift/Salvation Army	25K	X	Chicago
	Goodwill	25K	X	Lemont & Joliet
<i>WAREHOUSE</i>				
	Birkey's Farm Store	50-100K	X	No interest
	Blains Farm & Fleet	100K	X	Tenant previously had interest but market was put on hold
	Costco	120-150K	X	Orland Park; no interest
	Farm & Home Supply	50-100K	X	No interest
<i>WAREHOUSE (continued)</i>				
	Farm King	50-100K	X	No interest
	Sam's Club	110K	X	Tinley Park, Romeoville
	Stock & Field	100K	X	No interest

LOCKPORT SQUARE /



USE	TENANT	CLOSEST STORE / COMMENTS
CAR DEALERSHIPS		
	Acura	Presented site to Acura of Orland Park.
	Alfa Romeo/Maserati	Presented site to Rizzo Auto Group of Orland Park.
	Audi	Audi Orland Park. No interest
	BMW	Submitted to BMW of Orland Park
	Buick	Submitted to Ray Buick and Thomas Buick and Rizza Orland Park. No interest
	Cadillac	Submitted site to corporate and Hawk Auto Group.
	Chevrolet	Submitted to Hawk Chevrolet Larry Roesh Chevrolet and Advantage.
	Honda	Submitted to Valley Honda and Honda City.
	Hyundai	Submitted to Napleton Hyundai. No interest
	Infiniti	Submitted site to corporate.
	Jaguar	Presented site to corporate.
	Kia	Submitted to Berwyn Kia and International Kia of Orland Park and Evergreen Kia
	Lincoln Mercury	Submitted to Napleton Lincoln Mercury and Rizza Lincoln Mercury
	Mazda	Submitted site to Hawk Auto Group and to corporate.
	Mitsubishi	Submitted site direct to South Suburban group.
	Nissan	Submitted site to Thomas Nissan in Joliet and Zeigler corporate for consideration.
	Subaru	Submitted site to corporate and Hawk Auto Group.
	Tesla	No interest in market.
	Volkswagen	Submitted to VW of Orland Park and Larry Roesch VW.

LOCKPORT SQUARE / LOCKPORT, IL



USE	TENANT	SIZE	NOT IN MAR KET	CLOSEST STORE / COMMENTS
RESIDENTIAL				
<i>Fritz Duda</i>	Residential Developer			No interest
<i>Mario Melone</i>	Broker has residential client			Need to relook
<i>Matt Ochalski</i>	Lennair			Submitted LOI for \$2.7 mill. Would like to meet with Ownership and City

LOCKPORT SQUARE / LOCKPORT, IL



USE	TENANT	SIZE	NOT IN MAR KET	CLOSEST STORE / COMMENTS
RESTAURANT - FULL SERVICE				
	Buffalo Wild Wings	6,000-8,000	X	Tenant is re-reviewing with the franchisee. Submitted most recent site plan.
	Chili's	5,000	X	Presented site as a relo/combination of Homer Glen and Romeoville stores. Tenant is on hold indefinitely.
	Cooper's Hawk	8,000-12,000	X	Presented site. Market is not of interest at this time.
	IHOP	5,000	X	Tenant is reviewing for a purchase opportunity of 1-1.25 acres.
	Olive Garden	7,000-8,000	X	Tenant is targeting more regional markets.
	Outback Steakhouse	7,000-8,000	X	No interest.
	Portillo's	8,000	X	Site is too close to surrounding units in New Lenox and Orland Park for them to consider.
	Texas Roadhouse	7,000-8,000	X	No interest.
RESTAURANT - QSR/FAST-FOOD				
	Chick-fil-A	5,000	X	Tenant is reviewing site to purchase 1.25 acres.
	Buena Beef	4,000	X	Market is a hole. Presented site. Tenant has expressed initial interest in revisiting the market and would only consider purchasing ~30,000sf. Landlord to submit proactive LOI.
	Panda Express	.75 ac	X	Tenant toured again Jan. 2020; pushing now to refocus.
	Freddy's Frozen Custard	1 ac	X	Resubmitted site.
	Andy's Frozen Custard	1 ac	X	Tenant was previously on hold due to climbing development costs. Resubmitted site.
	Wendy's	1 ac	X	Market is a hole. Resubmitted site.
	Five Guys	2,500-3,500	X	Previously, Tenant has not had interest in the market. Resubmitted site.
	Oberweis	2,000	X	Tenant has been slow to expand.
	Del Taco	2,500-4,500	X	Tenant is working with new representation in our market. Submitted site.
	Smashburger	2,500	X	Tenant is starting to look at expansion opportunities again. Submitted site.

LOCKPORT SQUARE / LOCKPORT, IL



USE	TENANT	SIZE	NOT IN MARKET	CLOSEST STORE / COMMENTS
	Cousin's Subs	2,000	X	Presented site to franchisee. No interest at this time.
	Checkers	2,200	X	No interest in the market.
RESTAURANT - QSR/FAST-FOOD (continued)				
	Krispy Kreme	3,600-4,200	X	Tenant is looking for sites for 2020/2021 with a DT. Presented site direct.
	Noodles & Co	2,500	X	Tenant has expressed interest in an endcap/DT opportunity at the project. Resubmitted site for consideration.
	Rosati's	1,600-5,000	X	Resubmitted site.

LOCKPORT

Chairman

Dave Oxley

City Clerk

Kathleen Gentile

Dir of Comm/Econ Development

Lance Thies



City of Historic Pride

222 E. 9th Street | Lockport, IL 60441

Members

Chairman, Dave Oxley

Commissioner, Bill Molony

Commissioner, Aaron Peters

Commissioner, Scott Likins

Commissioner, Kyle Quinn

Commissioner, Matt Garland

Commissioner, Janine Wheeler

Planning and Zoning Memorandum

Case # 2023-012

TO: Plan and Zoning Commission

DATE: December 4, 2023

FROM: Kimberly Phillips, City Planner

SUBJECT: Concept Plan for a Residential/Mixed Use Development within Lockport Square generally located at the southwest corner of I-355 and 159th Street.

I. GENERAL INFORMATION

- A. **Petitioner:** Jim Purinton, Janko Group
- B. **Parcel Size:** Subject Property +/- 31.3 acres (Lockport Square +/- 79.5 acres)
- C. **PIN(s):** 16-05-19-202-021-0010, 16-05-19-202-020-0010, 16-05-19-202-004-0000, 16-05-19-202-021-0020, 16-05-19-202-019-0000, 16-05-19-202-017-0000
- D. **Location:** South of 159th Street, West of I-355
- E. **Current Zoning:** C3 Highway Commercial; SUP for a Planned (Commercial) Development
- F. **Comprehensive Plan:** The I-355 Master Plan Update (approved 3/19/2014) identifies this property as **159th Street Subarea**. The plan states, "The Land Use Framework Plan for the 159th Street Subarea builds upon the "big box" retail core that was being developed. The Subarea is situated around the 159th Street/I-355 interchange and has excellent visibility and access. The sub-area extends from 151st Street on the north to 163rd Street on the south. The 159th Street Subarea should be intensely developed as the Study Area's primary commercial node, accommodating a variety of retail and service uses. The Subject property is identified as **Zone 10 - Retail/Commercial Land Use**, Lockport Square retail center calls for a mix of big box, mid box, and smaller retail tenants. This area is a key component of the retail commercial core for the I-355 Corridor.

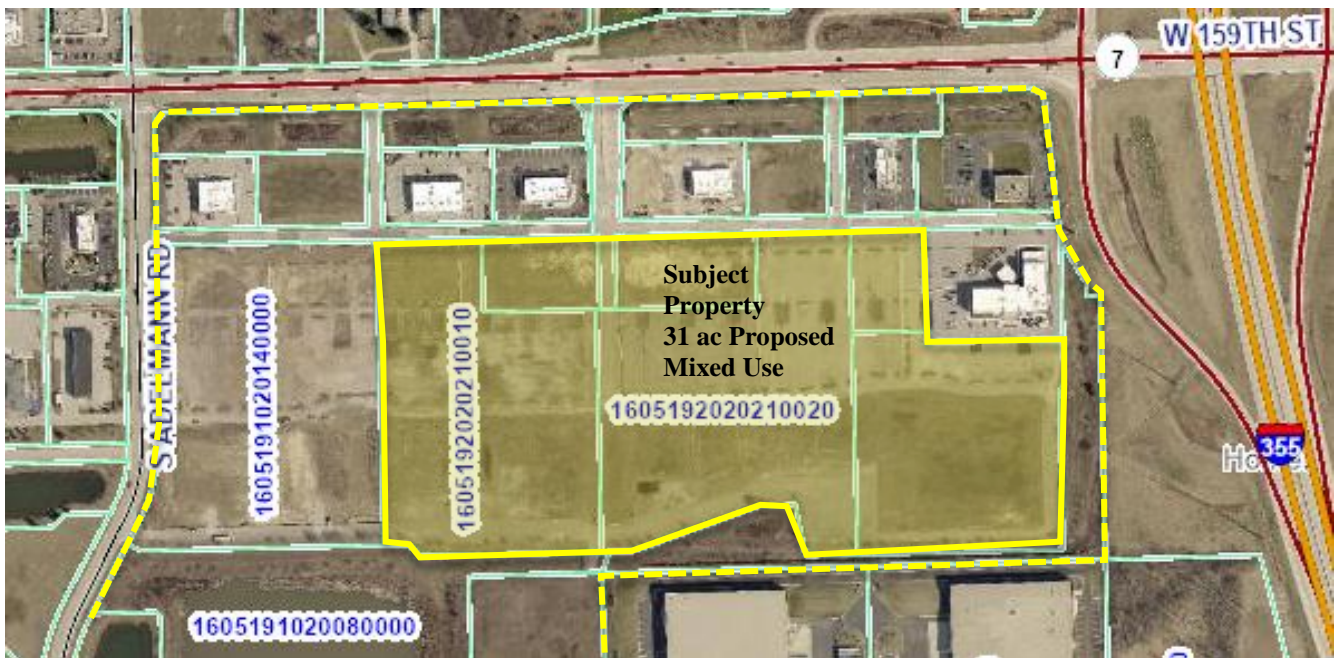


G. Surrounding Zoning and Land Use

Direction	Zoning	Jurisdiction(s)	Use
North	C3 Highway Commercial; SUP for Planned (Commercial) Development	City of Lockport	Commercial (Outlots of Lockport Square)
West	C3 Highway Commercial; SUP for Planned (Commercial) Development	City of Lockport	Commercial
South	<ul style="list-style-type: none"> • C3 Highway Commercial & • M1 Limited Manufacturing 	City of Lockport	<ul style="list-style-type: none"> • Commercial • Warehouse Distribution
East	<ul style="list-style-type: none"> • C3 Highway Commercial • Unincorporated Will County 	Tollway Authority City of Lockport	<ul style="list-style-type: none"> • I-355 • Unincorporated Will County

Aerial Photo of Subject Property

Dotted yellow line represents Lockport Square – yellow highlighted area represents the location for the proposed development.



II. PROJECT EVALUATION

The applicant Jim Purinton on behalf of Lockport Square, LLC has submitted an application for approval of a Concept Plan for Mixed-use Development consisting of Commercial and Residential development within the undeveloped portion of Lockport Square, which is a 79.5 acre Planned (Commercial) Development.

These vacant parcels were originally intended for a Home Depot and Target development (with midsize box and in-line retailers) in 2007. Due to market changes caused by the recession in 2008, construction did not commence. Later, in 2014, Janko Group acquired the property and began developing, or selling to developers, the outlots located along 159th Street (Panera, Mattress Firm, Chipotle, etc.). In 2019, the parcels were reconfigured to accommodate Marcus Theatre, which, did not get built due to market effects of COVID and continued deteriorating conditions for theater developments. Currently a new car dealership is being constructed along Adelmann Road (on the west side of Lockport Square). See MASTER PLAN BOOK – HISTORY – DESCRIPTIONS for additional information and narrative about the history of the site and details about the submitted master plan.

Enclosed with this staff report is an analysis (TENANT EVALUATION SUMMARY) from MidAmerica real estate who serves as one of the brokers that Janko employs in the marketing of the property. In it you will find a comprehensive update of all of the potential users that have been contacted about the site. The net result is that, given the shift in retail markets, the glut of vacant existing spaces and the cost of new construction, few if any retailers are interested in building new space. This analysis prompted a City Council presentation by Janko and City staff in 2020 about the future of Lockport Square. That presentation, 2020 COUNCIL PRESENTATION, is enclosed for information. Alternative development approaches were researched to show the Council what is happening in other similar retail sites, the viability of a variety of different uses and the challenges inherent in the development of places similar to the Burr Ridge or Glen Town Center that are often seen as desirable developments but come with significant financial challenges for the developers.

One of the primary results of that review and presentation was a consideration to add residential uses as an available use within their Special Use Permit, which currently precludes residential as an allowable use. This prompted Janko to explore the Master Plan before you for review and evaluation to create a 24/7 urban-style development that provides on-site residents walkable access to food, retail, grocery and ancillary services and City residents and visitors access to a second hotel, additional retail and restaurants. As staff has continued to work with the developer, we recognized that, in order to create a unique, urban-type development on a site and in a zone that typically serves drive-to commercial uses in a more typical suburban style, modifications to the bulk regulations would need to occur as a part of the development. More detailed requests for the bulk regulations will develop as individual sites within the master plan are brought forward for Final Development Plans but in order to achieve the urban format, those plans will include proposed bulk requirements that will need to receive modifications in the Planned Development to accommodate the plan. As shown in the MASTER PLAN GRAPHIC NARRATIVE, modifications are conceptually recommended for the proposed R-3 (townhomes) and R-4 (apartments) districts while the C-3 areas seek some levels of flexibility based on the individual development's needs in particular because many of our zoning districts do not contemplate things like rear-loaded townhomes which would allow for a reduced front yard setback without the driveway.

This Concept Plan is different from our normal Concept Plan reviews because it includes an overall master plan for parcels that may be sold to different entities for further development. In that fashion, it is more similar to the original Lockport Square approvals as opposed to the more recent, single use, Concept Plan for the single use, single developer Oak Valley residential neighborhood by Lennar.

III. PROJECT OVERVIEW

Site Plan / Design

A Concept Site Plan has been submitted showing a “Pedestrian-Friendly” mixed-use development which encompasses the lots that have remained vacant in Lockport Square to include the following:

- Commercial lots are proposed south of the existing internal road to include a second hotel, TBD restaurant/retail uses, and a sit-down restaurant.

- A proposed hotel will be an 89-room, three story, extended-stay Home 2 Suites Hotel.
- A new residential community is proposed “behind” or south of the commercial outlots consisting of two urban-styled, multi-family apartment buildings with amenities and single-family attached townhomes developed in a walkable, grid-based, format.
- Approximately 310 apartments and 110 townhomes are proposed.
- The design is oriented in a grid-like pattern and with an urban character having on-street parallel parking with minimal building/sidewalk separation/setbacks.
- The applicant has provided two access points from Adelman Road and three access points from 159th Street as a part of the original Lockport Square development.
- Parking will be located south of the apartments to include surface parking and internal, covered garages. More than 530 spaces will be provided for the apartment buildings.
- Apartment sizes vary from 785 sf to 1331 sf and will be a mix of 1, 2, and 3 bedrooms.
- Townhome units will have rear-loaded, two car garages with separate driveways.

Elevations

- Sample building elevations were submitted for review in the written narrative.
- Based on the elevations, the townhomes will be three-story and have included some masonry in the building materials for the lower level. City staff will work with the applicant for that portion of the development during the Final Development Plan phase.
- The apartment buildings will be four-story buildings. The elevations included in the documents are considered as representational only. City staff will work with the applicant for that portion of the development during the Final Development Plan phase.

Landscaping

- The Concept plan shows that the parking, pedestrian, and other common areas will be landscaped in addition to larger gathering spaces interspersed through the townhomes and a park south of the townhomes. The apartment neighborhood includes interior pools, green spaces and community areas in the middle of the block plans.
- Landscape plans will be required during the development plan review and will need to comply with City Design and Development Guidelines. Exceptional landscaping features such as larger caliper, varied species and reduced spacing of trees, and sodding are expected in planned developments.

Engineering

- The applicant has requested to postpone all engineering of watermain, sanitary sewer, storm sewer, stormwater management, traffic impact studies and traffic signal warrant analysis at this stage due to the fact that the Concept Plan, and specifically the inclusion of residential in the development, is subject to PZC and City Council review and modifications. The City’s engineering staff accepts that these studies and designs will be performed at the time of Final Development Plans and Final Engineering. The applicant has agreed to accept the risk that future engineering reviews may require changes to the Concept Plan.
- The existing sanitary sewers in this area require more analysis to determine capacity of existing sewers to serve this development. There are two separate sanitary sewers within the existing Lockport Square development area, and it is important that the capacities of each are examined in more detail and clarified to determine the best way to service the balance of Lockport Square

and other surrounding properties. The applicant shall perform this additional analysis prior to beginning Final Development Plans and Final Engineering.

Fire District

- The concept plan was submitted to the Homer Township Fire Prevention District for review. The Fire District has no comments or concerns at this time.

School Districts 92 and 33C

- The concept plan was submitted to the superintendents of both districts. At this time, they conveyed no comments or concerns. Additional discussions will occur as individual development projects advance within the master plan.

IV. RECOMMENDATION

Should the Commission find the Concept Plan for the proposed Lockport Square Master Plan acceptable, the following motion is suggested:

- A. **A motion to approve the Concept Plan for a 31 acre mixed use development, subject to the following conditions:**
1. The applicant acknowledges that Staff has completed a general review only of the Concept Plan, and that a more detailed review will occur with submission of a final development plan. Staff comments at this time are general, intended to outline steps necessary if the project moves forward and to provide guidance and considerations for future submittals.
 2. Concept plan approvals are valid one (1) year from the date of the approval. Approval of a concept plan provides the applicant reasonable assurances to move forward with submission of a development plan(s). The development plan shall be in general conformance with an approved Concept Plan.
 3. Amendment to special use permit for PD and rezoning are necessary.

V. ATTACHMENT(S)

1. Master Plan Graphic Narrative – Lockport Square, prepared by ESG, November 2023
2. Master Plan Book – History – Descriptions, prepared by Janko Group, November 2023
3. Tenant Evaluation Summary, prepared by MidAmerica
4. 2020 Council Presentation, prepared by Janko Group and City of Lockport staff, 6/1/2020



City Council

Agenda Memorandum

Item # PW-1

To: Mayor & City Council

From: Brent Cann, Public Works Director

Subject: 2024 Roadway Reconstruction and Water Main Replacement Award

Date: Wednesday, February 7, 2024

BACKGROUND/HISTORY

As discussed during project budget discussions for 2024, the 2024 Roadway and Water Main Replacement Project went out to bid in January with an anticipated construction kickoff of spring 2024. The project letting was held on January 16, 2024 with 6 bidders in attendance. The apparent low bidder was Austin Tyler Corporation, Inc. in the amount of \$5,778,413.32. The City budgeted \$7,500,000.00 for this project in the 2024 budget.

PROS/CONS/ALTERNATIVES

N/A

RECOMMENDATION

Approve Resolution No. 24-009 to award the 2024 Roadway and Water Main Replacement Project to Austin Tyler Corporation, Inc. in the amount of \$5,778,413.32.

ATTACHMENTS

[Resolution No. 24-009 Award the 2024 Roadway and Water Main Replacement Project to Austin Tyler Corporation, Inc. in the amount of \\$5,778,413.32](#)

[Bid Results](#)

[Award Recommendation](#)

[2024 Resurfacing Map](#)

SPECIFIC CITY COUNCIL ACTION REQUIRED

Approve Resolution No. 24-009 to award the 2024 Roadway and Watermain Replacement Project to Austin Tyler Corp., Inc., in the amount of \$5,778,413.32.

RESOLUTION NO. 24-009

A RESOLUTION TO AWARD THE 2024 ROADWAY RECONSTRUCTION AND WATER MAIN REPLACEMENT PROJECT TO AUSTIN TYLER CORPORATION, INC. IN THE AMOUNT OF \$5,778,413.32

WHEREAS, the City has determined the need for road reconstruction and water main replacement on 12th Street, Washington Street, and Lincoln Street as part of the 2024 Roadway Reconstruction and Water Main Replacement Project; and

WHEREAS, the project letting was held on January 16, 2024 with 6 bidders in attendance; and

WHEREAS, the lowest responsible bidder was deemed to be Austin Tyler Corporation, Inc. in the amount of \$5,778,413.32; and

WHEREAS, the City budgeted \$7,500,000 in construction funds 2024 Roadway Reconstruction and Water Main Replacement Project; and

NOW, THEREFORE, be it resolved by the Mayor and City Council of the City of Lockport, Will County, Illinois, as follows:

SECTION 1: The City Administrator and staff are authorized to approve Austin Tyler Corporation, Inc. to execute the 2024 Roadway Reconstruction and Water Main Replacement Project in the amount of \$5,778,413.32.

SECTION 2: This Resolution shall be in full force and effect from and after its passage and approval as provided by law.

PASSED and APPROVED this _____ day of _____, 2024, with:

_____ALDERMEN voting aye _____ALDERMEN abstaining

_____ALDERMEN voting nay _____ALDERMEN absent

The MAYOR voting aye _____, voting nay _____, not voting _____

_____SABAN _____GILLOGLY _____BERGBOWER _____MCDONALD

_____PUGH _____SHEEHAN _____DESKIN _____BARTELSEN

_____MAYOR

Steven Streit, Mayor

ATTEST:

Kathleen Gentile, City Clerk

CITY OF LOCKPORT

2024 ROADWAY RECONSTRUCTION AND WATER MAIN REPLACEMENT PROJECT (23-205) BID SUMMARY

BID OPENING: 10:00AM FRIDAY JANUARY 16TH, 2024

PREPARED BY: CHRISTOPHER B. BURKE ENGINEERING, LTD.
CBBEL PROJECT NUMBER 220550

CONTRACTOR	BID	BID BOND	PLANHOLDER	ADDENDUM #1	ADDENDUM #2	ADDENDUM #3
ENGINEERS ESTIMATE	\$ 6,424,122.30	YES	YES	YES	YES	YES
AUSTIN TYLER	\$ 5,778,413.32	YES	YES	YES	YES	YES
RW DUNTEMAN	\$ 6,346,000.00	YES	YES	YES	YES	YES
"D" CONSTRUCTION	\$ 6,356,372.33	YES	YES	YES	YES	YES
ACQUA	\$ 6,600,000.00	YES	YES	YES	YES	YES
AIRY'S	\$ 6,600,000.00	YES	YES	YES	YES	YES
PT FERRO	\$ 7,859,916.89	YES	YES	YES	YES	YES



CHRISTOPHER B. BURKE ENGINEERING, LTD.

16221 W. 159th Street Suite 201 Lockport, Illinois 60441 TEL (815) 770-2850

January 16, 2024

City of Lockport Public Works & Engineering
17112 Prime Blvd.
Lockport, Illinois 60441

Attention: Mr. Brent Cann, P.E., M.B.A.
Director of Public Works & Engineering

Subject: 2024 Roadway Reconstruction and Water Main Replacement Project (23-205)
Letter of Recommendation

Dear Mr. Cann:

Bids were opened and read aloud for the subject project on January 16, 2024 at 10:00 AM at The City of Lockport Village Clerk’s Office, 222 E. 9th Street, Lockport Illinois 60441. Those bids have been reviewed and tabulated as follows:

BIDDER	BID PRICE
ENGINEERS ESTIMATE OF PROBABLE COST	\$ 6,424,122.30
AUSTIN TYLER CONSTRUCTION INC.	\$ 5,778,413.32
R.W. DUNTEMAN CO.	\$ 6,346,000.00
"D" CONSTRUCTION, INC.	\$ 6,356,372.33
ACQUA CONTRACTORS CORP.	\$ 6,600,000.00
AIRY’S, INC.	\$ 6,600,000.00
P.T. FERRO CONSTRUCTION CO.	\$ 7,859,916.89

The lowest responsive, responsible bidder for the 2024 Roadway Reconstruction and Water Main Replacement Project was Austin Tyler Construction Inc. We recommend awarding the contract to Austin Tyler Construction Inc. in the amount of \$5,778,413.32. CBBEL and the City have worked with Austin Tyler Construction Inc. on past projects of similar scope and they have completed the work satisfactorily and are IDOT prequalified. Please call if you have any questions.

Sincerely,

Daniel Schroeder, PE
Construction Project Manager

ENCL: Bid Summary, Bid Tabulation

City of Lockport Illinois

Public Works & Engineering

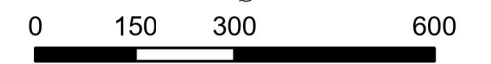
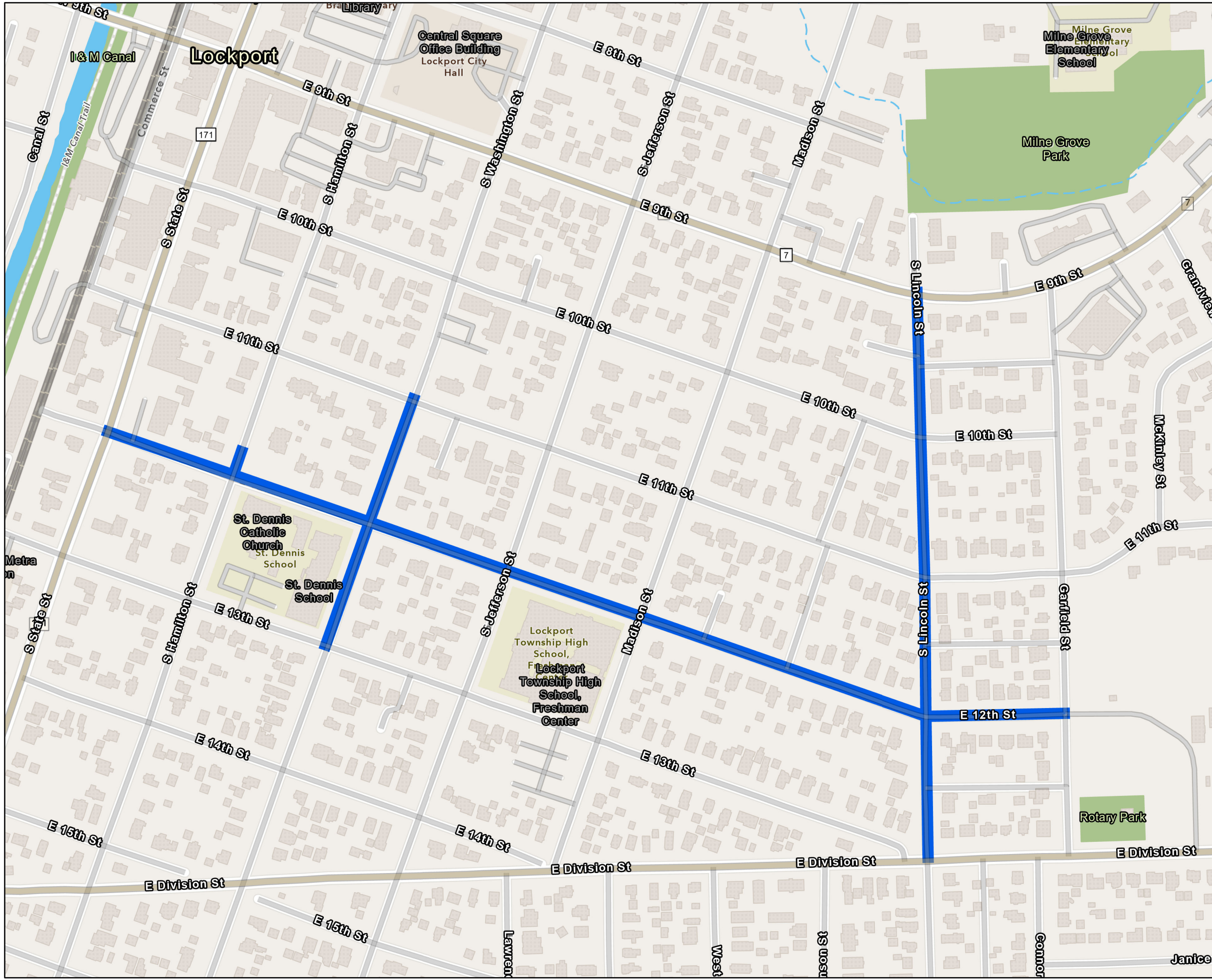
12th Street Roadway & Water Main Rehabilitation Project

Legend

Layer

Proposed Construction Years

2024



Feet

1 inch = 288 feet



City Council

Agenda Memorandum

Item # PW-2

To: Mayor & City Council

From: Brent Cann, Public Works Director

Subject: IL Route 7 (9th Street) Channelization Project

Date: Wednesday, February 7, 2024

BACKGROUND/HISTORY

Bids for the IL Route 7 (9th Street) Channelization Project was opened by IDOT on January 19, 2024. The project scope is to expand a 2-lane rural cross-section to a 3-lane urban section on 9th Street between Lincoln Street and Summit Drive with the addition of a center bi-directional, curb and gutter, storm sewer improvements, and water main replacement to match the adjacent 3-lane urban sections. There were four (4) bidders with the low bidder being Austin Tyler Construction Company in the amount of \$10,458,101.64.

The City has secured construction funding for this project through the Federal Highway Administration's Surface Transportation Program (STU-Local) in the amount of \$3,680,000 and additional funding from the State of Illinois in the amount of \$1,212,564 for a total of \$4,892,564. This is approximately 46% of the total project cost. The local match of \$5,565,537.64 will be funded by Capital Project, Motor Fuel Tax/Rebuild Illinois, and Water/Sewer Funds.

The project is scheduled to begin in the spring of 2024.

PROS/CONS/ALTERNATIVES

N/A

RECOMMENDATION

Presented as a matter of information only.

ATTACHMENTS

[IL. 7 Pavement History](#)

SPECIFIC CITY COUNCIL ACTION REQUIRED

Information Only.

IL ROUTE 7 PAVEMENT HISTORY

CITY OF LOCKPORT - 2019
RESURFACED AS PART OF
STREETSCAPE PROJECT

CITY OF LOCKPORT - 2022
RESURFACED AS PART OF
STREETSCAPE PROJECT

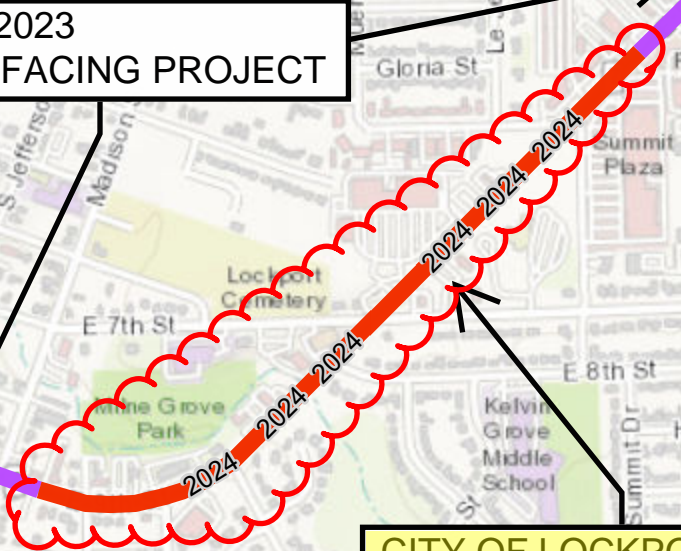
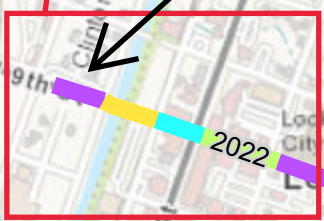
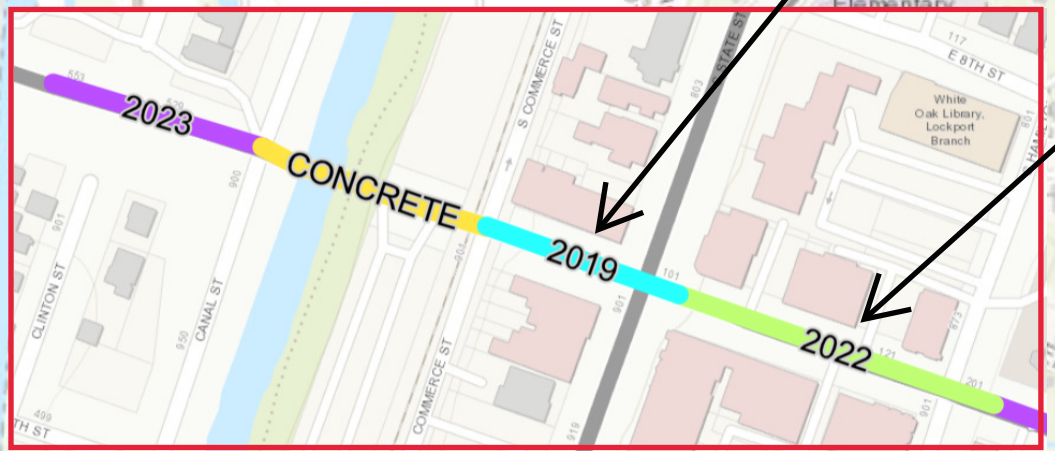
CITY OF LOCKPORT - 2008
ROAD WIDENING PROJECT

IDOT - 2023
RESURFACING PROJECT

CITY OF LOCKPORT - 2015
RESURFACING PROJECT

PCC PAVEMENT - 2006
I-355 TOLLWAY PROJECT

CITY OF LOCKPORT - 2024
IL RT 7 CHANNELIZATION





City Council

Agenda Memorandum

Item # PW-3

To: Mayor & City Council

From: Brent Cann, Public Works Director

Subject: Approve Change Order to Old 9th Street at BNSF Railroad Quiet Zone Project in the Amount of \$215,000.00 for Additional Utility Conflict Resolution and Pavement Geometry Changes

Date: Wednesday, February 7, 2024

BACKGROUND/HISTORY

On February 15, 2023, City Council awarded a contract to Gallagher Asphalt Corporation for the Old 9th Street at BNSF Railroad Quiet Zone Project in the amount of \$358,758.92. To fulfill the requirements of the Quiet Zone, the City needed to install fencing along the 9th Street right-of-way from project limit to project limit. The original contract did not include this fencing, therefore, the City approved a change order on March 15, 2023 in the amount of \$105,906.00, for a total contract amount of \$464,664.92. Since then, the project has been completed and the Old 9th Street at BNSF Railroad Quiet Zone has been established.

During construction, there were field modifications and adjustments required relating to unforeseen conditions associated with various underground utilities including existing water main conflict, separation of combined storm/sanitary sewer, and unknown sanitary sewer line. In addition, the geometry of the roadway was revised after the initial concrete pour due to the clearance of the pavement and bridge deck beams above being in conflict with semi-trucks. The roadway was realigned and geometry improved to allow for truck access to the west of the rail tracks. These field modifications made for a successful project and allowed this crossing to become a quiet zone. The additional cost for this work was \$215,000.000, for a total contract amount of \$679,664.92.

The fencing between the two railway tracks is awaiting a leasing agreement from the BNSF Railroad to allow for the installation. This fence installation is anticipated to occur in the spring of this year. The cost of this work is included in the above price.

PROS/CONS/ALTERNATIVES

N/A

RECOMMENDATION

Approve a change order to old 9th Street @ BNSF Railroad Quiet Zone Project in the amount of \$215,000.00 for additional utility conflict resolution and pavement geometry changes.

ATTACHMENTS

[Resolution No. 24-018 Approving a Change Order to old 9th Street at BNSF Railroad Quiet Zone Project in the amount of \\$215,000.00](#)

SPECIFIC CITY COUNCIL ACTION REQUIRED

Approve Resolution No. 24-018 a Change Order to old 9th Street at BNSF Railroad Quiet Zone Project in the amount of \$215,000.00 for additional utility conflict resolution and pavement geometry changes.

RESOLUTION NO. 24-018

A RESOLUTION APPROVING A CHANGE ORDER TO OLD 9TH ST AT BNSF RAILROAD QUIET ZONE PROJECT IN THE AMOUNT OF \$215,000.00 FOR ADDITIONAL UTILITY CONFLICT RESOLUTION AND PAVEMENT GEOMETRY CHANGES

WHEREAS, on March 15, 2023, City of Lockport City Council approved a change order for the Old 9th Street at BNSF Railroad Quiet Zone Project with Gallagher Asphalt Corporation in the amount of \$105,906.00; and

WHEREAS, the geometry of the roadway was revised and field modifications and adjustments were made due to unforeseen conditions associated with various underground utilities; and

WHEREAS, to fulfill the requirements of the Quiet Zone, field modifications and adjustments were required; and

WHEREAS, the cost of this addition is \$215,000.00 for a total contract amount of \$679,664.92;

NOW, THEREFORE, be it resolved by the Mayor and City Council of the City of Lockport, Will County, Illinois, as follows:

SECTION 1: The City Administrator and staff are authorized to approve the change order to Old 9th Street @ BNSF Railroad Quiet Zone Project in the amount of \$215,000.00 for fencing addition for a total contract amount of \$679,664.92.

SECTION 2: This Resolution shall be in full force and effect from and after its passage and approval as provided by law.

PASSED and APPROVED this _____ day of _____, 2024, with:

_____ **ALDERMEN voting aye** _____ **ALDERMEN abstaining**

_____ **ALDERMEN voting nay** _____ **ALDERMEN absent**

The **MAYOR** voting aye _____, voting nay _____, not voting _____

_____ **SABAN** _____ **GILLOGLY** _____ **BERGBOWER** _____ **MCDONALD**

_____ **PUGH** _____ **SHEEHAN** _____ **DESKIN** _____ **BARTELSEN**

_____ **MAYOR**

Steven Streit, Mayor

ATTEST:

Kathleen Gentile, City Clerk