

**AGENDA**  
**REGULAR MEETING OF THE BOARD OF TRUSTEES OF THE VILLAGE OF MORTON, ILLINOIS**  
**7:00 P.M.**  
**MONDAY, APRIL 4, 2022**  
**FREEDOM HALL, 349 W. BIRCHWOOD, MORTON, ILLINOIS**

- I. CALL TO ORDER**
- II. ROLL CALL**
- III. PLEDGE OF ALLEGIANCE TO THE FLAG**
- IV. PUBLIC HEARING**
- V. PRESENTATIONS AND SPECIAL REPORTS**
- VI. PUBLIC COMMENT**
  - A. Public Comments
  - B. Requests for Removal of Items from the Consent Agenda
- VII. CONSENT AGENDA**
  - A. Approval of Minutes
    - 1. Regular Meeting – March 21, 2022
    - 2. Closed Session – March 21, 2022
  - B. Approval of Bills
- VIII. CONSIDERATION OF ITEMS REMOVED FROM THE CONSENT AGENDA**
- IX. VILLAGE PRESIDENT**
- X. VILLAGE CLERK**
- XI. VILLAGE ADMINISTRATOR**
  - A. ORDINANCE 22-18: AN ORDINANCE MAKING AMENDMENTS REGARDING THE CHARGE FOR GAS USAGE SERVICE CHARGE TO SECTION 8-2-15 OF THE MORTON MUNICIPAL CODE.
  - B. Discussion of Preliminary Budget for Fiscal Year 2023.
- XII. CHIEF OF POLICE**
- XIII. CORPORATION COUNSEL**
- XIV. DIRECTOR OF FIRE AND EMERGENCY SERVICES**
- XV. DIRECTOR OF PUBLIC WORKS**
  - A. Acceptance of the Following Bids for the 2022 Street Overlay Program:
    - a. From General Funds for Mill & Overlay in the Amount of \$ 1,675,869.04 and Award of Contract for Same to R.A. Cullinan & Son, Inc.
    - b. From MFT Funds for Sealcoating in the Amount of \$ 95,840.00 and Award of Contract for Same to Porter Brothers.
    - c. From MFT Funds for Fog Coating in the Amount of \$ 44,450.41 and Award of Contract for Same to R.A. Cullinan & Son, Inc.
  - B. Acceptance of Bid for the 2022 Miscellaneous Concrete Repairs Project in the Amount of \$ 1,258,790.35 and Award of Contract for Same to Otto Baum Co., Inc.
  - C. Acceptance of Proposal from Xylem Dewatering Solutions, Inc. (Mokena, IL) for a new 6" Godwin CD150S Pump for the Wastewater Department in the Amount of \$ 47,721.92.
  - D. Acceptance of Proposal through Sourcewell and from Altorfer Inc. for a 2022 Cat 420XE Backhoe Loader in the Amount of \$ 69,000.00 (Includes Trade-In of 2018 John Deere 310SL HL Backhoe Loader). Also includes a 5-year/2,000 Hour Guaranteed Buyback Price for \$ 75,000.
  - E. Acceptance of Proposal through Sourcewell and from Cross Implement, Inc. (Minier, IL) for a 2022 John Deere Gator in the Amount of \$ 23,816.18.
- XVI. ZONING AND CODE ENFORCEMENT OFFICER**
  - A. Petition No. 22-04 SP
- XVII. VILLAGE TRUSTEES**
  - A. Trustee Blunier



- B. Trustee Hilliard
- C. Trustee Leitch
- D. Trustee Menold
- E. Trustee Newman
- F. Trustee Parrott

**XVIII. CLOSED SESSIONS**

- A. Closed Session for the Purpose of Discussing Collective Negotiating Matters Between the Village and its Employees or Their Representatives, per 5 ILCS 120/2(c)(2).

**XIX. CONSIDERATION OF MATTERS ARISING FROM CLOSED SESSIONS**

**XXIII. ADJOURNMENT**





**VILLAGE BOARD OF TRUSTEES  
REGULAR MEETING  
7:00 P.M., March 21, 2022**

After calling the meeting to order, President Kaufman led the Pledge of Allegiance. Clerk Evans called the roll, with the following members present: Hilliard, Leitch, Menold, Newman, Parrott – 5.

**PUBLIC HEARING** – None.

**PRESENTATIONS** – A Gameball Run Proclamation was read by Attorney McGrath and presented to members of the committee. President Kaufman spoke about the positivity surrounding this event and the fundraising efforts. This was followed by members being introduced and greater detail regarding the event being given by them. Trustee Hilliard then gave a short story and positive comments regarding the event.

Leigh Ann Brown of the Morton Chamber of Commerce and Economic Development Council announced updates and future events within her organizations.

Dr. Bill Hauter spoke to the Board of Trustees regarding his campaign for the Illinois House of Representatives and why he is a good candidate.

**PUBLIC COMMENT** – None.

**CONSENT AGENDA**

- A. Approval of Minutes.
  - 1. Regular Meeting – March 7, 2022
  - 2. Closed Session - March 7, 2022.
- B. Approval of Bills

Trustee Menold moved to approve the Consent Agenda. Motion was seconded by Trustee Leitch and approved with the following roll call vote:

Yes: Hilliard, Leitch, Menold, Newman, Parrott – 5.  
No: None – 0.  
Absent: Blunier – 1.

**VILLAGE PRESIDENT** – None.

**VILLAGE CLERK** – None.

**VILLAGE ADMINISTRATOR** – None.

**CHIEF OF POLICE** – None.

**CORPORATION COUNSEL** – None.

**DIRECTOR OF FIRE AND EMERGENCY SERVICES** – None.

**DIRECTOR OF PUBLIC WORKS** – DPW Loudermilk announced the Spring 2022 Yardwaste Disposal Program and dates for the “bulky item” trash pickup. Following these announcements, he requested acceptance of Bid for Water Distribution Materials from Core & Main (Washington, IL) in the Amount of \$ 116,961.00. A motion to approve the bid was made by Trustee Parrott and seconded by Trustee Newman. The bid was approved by the following roll call vote:

Yes: Hilliard, Leitch, Menold, Newman, Parrott – 5.

No: None – 0.

Absent: Blunier – 1.

DPW Loudermilk then requested to waive formal bidding and accept proposal from CIT Group, Inc. for a new Kenworth T480 Tandem Axle Cab and Chassis Truck for the Street Department in the amount of \$ 148,749.00 (did not include Trade-In of Truck #54 - '08 Sterling Tandem Truck) and from Koenig Body and Equipment, Inc. for dump body, hydraulics and snow plow for the new Kenworth T480 Tandem Axle Truck for the Street Department in the amount of \$ 121,878.00. There was some discussion before a motion to waive formal bidding and accept the proposals was made by Trustee Newman and seconded by Trustee Parrott. Formal bidding was waived and the proposals accepted by the following roll call vote:

Yes: Hilliard, Leitch, Menold, Newman, Parrott – 5.

No: None – 0.

Absent: Blunier – 1.

DPW Loudermilk finished by requesting to waive formal bidding and accept proposal from CIT Group, Inc. for a new Kenworth T480 Single Axle Cab and Chassis Truck for the Street Department in the amount of \$ 128,151.00 (did not include Trade-In of Truck #59-'02 Freightliner Single Axle Truck) and from Koenig Body and Equipment, Inc. for dump body, hydraulics and snow plow for the new Kenworth T480 Single Axle Truck for the Street Department in the amount of \$ 119,346.00. There were a few comments made before a motion to waive formal bidding and accept the proposals was made by Trustee Parrott and seconded by Trustee Leitch. Formal bidding was waived and the proposals accepted by the following roll call vote:

Yes: Hilliard, Leitch, Menold, Newman, Parrott – 5.

No: None – 0.

Absent: Blunier – 1.

**ZONING AND CODE ENFORCEMENT OFFICER** – None.

**VILLAGE TRUSTEES**

Trustee Blunier – None.

Trustee Hilliard – None.

Trustee Leitch motioned to adopt Ordinance 22-17: an Ordinance making amendments regarding qualifications for Fire Fighters to Section 5-1-11 of the Morton Municipal Code. There was a discussion regarding the details of this Ordinance before the motion was seconded by Trustee Parrott. The Ordinance was adopted by the following roll call vote:

Yes: Hilliard, Leitch, Menold, Newman, Parrott – 5.

No: None – 0.

Absent: Blunier – 1.

Trustee Menold – None.

Trustee Newman – None.

Trustee Parrott motioned for acceptance of proposal through Sourcewell and from Key Equipment & Supply Co. for a new Green Climber LV600 Remote Control Mower in the Amount of \$ 102,724.90. The motion was seconded by Trustee Hilliard before questions were answered regarding the piece of equipment and need for such. The proposal was accepted by the following roll call vote:

Yes: Hilliard, Leitch, Menold, Newman, Parrott – 5.

No: None – 0.

Absent: Blunier – 1.

**CLOSED SESSION** was had for the Purpose of Discussing Collective Negotiating Matters Between the Village and its Employees or Their Representatives, per 5 ILCS 120/2(c)(2). A motion to enter into this closed session was made by Trustee Newman and seconded by Trustee Menold with approval given by the following roll call vote:

Yes: Hilliard, Leitch, Menold, Newman, Parrott – 5.

No: None – 0.

Absent: Blunier – 1.

**CONSIDERATION OF MATTERS ARISING FROM CLOSED SESSIONS** – None.

### **ADJOURNMENT**

With no further business to come before the Board, Trustee Hilliard moved to adjourn. The motion was seconded by Trustee Parrott and followed by a unanimous voice vote of all present board members.

ATTEST:

---

PRESIDENT

---

VILLAGE CLERK



**VILLAGE OF MORTON  
ORDINANCE 22-18**

**AN ORDINANCE MAKING AMENDMENTS REGARDING THE CHARGE FOR  
GAS USAGE SERVICE CHARGE TO SECTION 8-2-15 OF THE MORTON  
MUNICIPAL CODE**

**WHEREAS**, the Morton Municipal Code was adopted on March 2, 1970, and duly published in book form; and

**WHEREAS**, a review of the procedure to charge service charges for gas usage revealed a need for clarification of the application of the charge.

**NOW THEREFORE**, be it ordained by the President and Board of Trustees of the Village of Morton, in the State of Illinois, as follows:

**SECTION 1: AMENDMENT** "8-2-15: Gas Rate Schedule" of the Morton Municipal Code is hereby *amended* as follows:

**AMENDMENT**

**8-2-15: Gas Rate Schedule**

- B. (9). There shall be a customer charge for service each month for each classification. Said gross charge shall be issued to all users within thirty (30) days of the installation of the service line by the Village, and a bill shall be issued each month thereafter, based on the rates herein, unless gas service is discontinued pursuant to the request of the users, the property owner, or the Village for reasons other than non-payment. Effective May 1, 2009, the customer service charge for each classification shall be as follows:

- a. Residential Service: \$8.25 per month
- b. Small Commercial / Industrial Service: 13.00 per month c.
- Large Commercial / Industrial Service: 20.00 per month

For those existing customers outside the Village limits, there shall be, in addition to the customer service charge, a supplemental service charge of six dollars (\$6.00) per month.

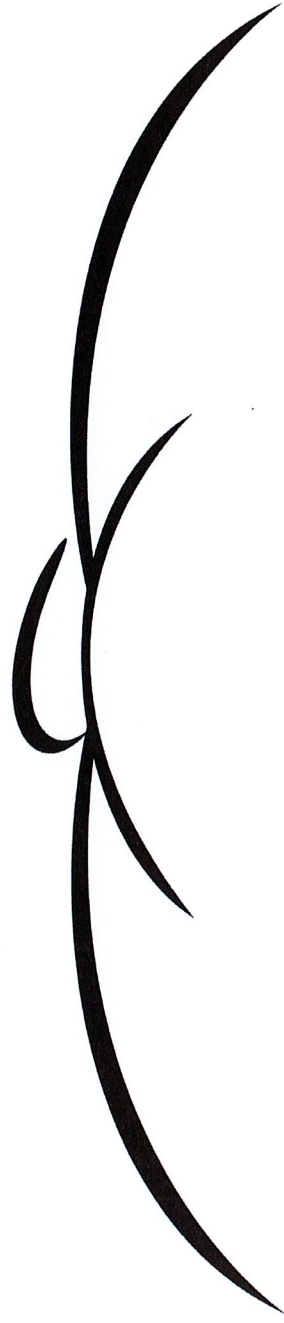
Hereafter, there shall be an automatic five percent (5%) increase to these customer service charges on May 1, 2010 and May 1, 2011. (amd. Ord. 08-39, 3-2-09; amd. Ord 17-20, 9-5-17)

PASSED AND ADOPTED BY THE VILLAGE OF MORTON PRESIDENT AND BOARD OF TRUSTEES.

|                   | <b>AYE</b> | <b>NAY</b> | <b>ABSENT</b> | <b>ABSTAIN</b> |
|-------------------|------------|------------|---------------|----------------|
| Trustee Blunier   | _____      | _____      | _____         | _____          |
| Trustee Hilliard  | _____      | _____      | _____         | _____          |
| Trustee Leitch    | _____      | _____      | _____         | _____          |
| Trustee Menold    | _____      | _____      | _____         | _____          |
| Trustee Newman    | _____      | _____      | _____         | _____          |
| Trustee Parrott   | _____      | _____      | _____         | _____          |
| Presiding Officer |            |            | Attest        |                |

\_\_\_\_\_  
Jeffrey L. Kaufman, Village President,  
Village of Morton

\_\_\_\_\_  
Zo M. Evans, Village Clerk Village of  
Morton



# Village of Morton Annual Budget

FISCAL YEAR 2023

MAY 1, 2022 – APRIL 30, 2023



# Overall Budget Summary





Village of Morton, Illinois  
Budget Summary  
For Fiscal Year 2023

|                                          | May 1, 2022<br><i>Estimated</i><br>Beginning Fund<br>Cash Balance | Anticipated<br>Revenues | Transfers In<br>from Other<br>Funds | Appropriated<br>Expenditures/<br>Expenses | Transfers Out to<br>Other Funds | Budget (Deficit)<br>Surplus | April 30, 2023<br><i>Estimated</i><br>Ending Fund<br>Cash Balance |
|------------------------------------------|-------------------------------------------------------------------|-------------------------|-------------------------------------|-------------------------------------------|---------------------------------|-----------------------------|-------------------------------------------------------------------|
| <b>GOVERNMENTAL FUNDS</b>                |                                                                   |                         |                                     |                                           |                                 |                             |                                                                   |
| General Fund                             | \$ 11,400,000                                                     | \$ 13,678,190           | \$ 50,000                           | \$ 13,770,220                             | \$ -                            | \$ (42,030)                 | \$ 11,357,970                                                     |
| <b>PROPRIETARY FUNDS</b>                 |                                                                   |                         |                                     |                                           |                                 |                             |                                                                   |
| Enterprise Funds                         |                                                                   |                         |                                     |                                           |                                 |                             |                                                                   |
| Gas Fund (Includes Reserves)             | 10,990,000                                                        | 8,926,700               | -                                   | 14,743,100                                | -                               | (5,816,400)                 | 5,173,600                                                         |
| Storm Water Fund (Includes Reserves)     | 1,465,000                                                         | 1,160,500               | -                                   | 1,264,400                                 | -                               | (103,900)                   | 1,361,100                                                         |
| Water & Wastewater Fund (Incl. Reserves) | 5,135,500                                                         | 7,369,400               | -                                   | 8,006,400                                 | -                               | (637,000)                   | 4,498,500                                                         |
| 911 Consolidated Center Fund             | 800                                                               | 30,000                  | -                                   | 30,000                                    | -                               | -                           | 800                                                               |
| <b>Total Enterprise Funds</b>            | <b>17,591,300</b>                                                 | <b>17,486,600</b>       | <b>-</b>                            | <b>24,043,900</b>                         | <b>-</b>                        | <b>(6,557,300)</b>          | <b>11,034,000</b>                                                 |
| <b>SPECIAL REVENUE FUNDS</b>             |                                                                   |                         |                                     |                                           |                                 |                             |                                                                   |
| Disaster Emergency Fund                  | 153,000                                                           | -                       | -                                   | -                                         | -                               | -                           | 153,000                                                           |
| Tourism Fund                             | 418,900                                                           | 295,100                 | -                                   | 280,930                                   | -                               | 14,170                      | 433,070                                                           |
| IMRF Fund                                | 140,000                                                           | 107,340                 | -                                   | 212,000                                   | -                               | (104,660)                   | 35,340                                                            |
| Social Security Fund                     | 95,000                                                            | 313,100                 | -                                   | 379,100                                   | -                               | (66,000)                    | 29,000                                                            |
| Business District Fund                   | 1,380,000                                                         | 615,500                 | -                                   | 760,500                                   | -                               | (145,000)                   | 1,235,000                                                         |
| Motor Fuel Tax Fund                      | 2,314,000                                                         | 789,900                 | -                                   | 1,726,000                                 | -                               | (936,100)                   | 1,377,900                                                         |
| <b>Total Special Revenue Funds</b>       | <b>4,500,900</b>                                                  | <b>2,120,940</b>        | <b>-</b>                            | <b>3,358,530</b>                          | <b>-</b>                        | <b>(1,237,590)</b>          | <b>3,263,310</b>                                                  |
| <b>FIDUCIARY FUNDS</b>                   |                                                                   |                         |                                     |                                           |                                 |                             |                                                                   |
| Pension Funds                            |                                                                   |                         |                                     |                                           |                                 |                             |                                                                   |
| Fire Pension Fund                        | 385,000                                                           | 240                     | -                                   | 38,000                                    | -                               | (37,760)                    | 347,240                                                           |
| Police Pension Fund                      | 600,000                                                           | 1,608,400               | -                                   | 901,850                                   | -                               | 706,550                     | 1,306,550                                                         |
| <b>Total Fiduciary Funds</b>             | <b>985,000</b>                                                    | <b>1,608,640</b>        | <b>-</b>                            | <b>939,850</b>                            | <b>-</b>                        | <b>668,790</b>              | <b>1,653,790</b>                                                  |
| <b>TOTAL ALL FUNDS</b>                   | <b>\$ 34,477,200</b>                                              | <b>\$ 34,894,370</b>    | <b>\$ 50,000</b>                    | <b>\$ 42,112,500</b>                      | <b>\$ -</b>                     | <b>\$ (7,168,130)</b>       | <b>\$ 27,309,070</b>                                              |

Village of Morton  
Budget Summary  
Fiscal Year 2023

| Fund                         | Revenues      | Interfund Transfers | Expenses      |              |                       |              |            |                     | Net Revenue & Expense from Operations | Capital Expenditures |                      |                |              |                      | Net Revenue & Expense |
|------------------------------|---------------|---------------------|---------------|--------------|-----------------------|--------------|------------|---------------------|---------------------------------------|----------------------|----------------------|----------------|--------------|----------------------|-----------------------|
|                              |               |                     | Personnel     | Contractual  | Natural Gas Purchases | Commodities  | Other      | Interfund Transfers |                                       | Land & Building      | Equipment & Vehicles | Infrastructure | Other        | Total Capital Outlay |                       |
| General Fund                 | \$ 13,678,190 | \$ 50,000           | \$ 5,628,970  | \$ 2,119,230 | \$ -                  | \$ 882,120   | \$ 149,900 | \$ -                | \$ 4,947,970                          | \$ 315,000           | \$ 1,320,000         | \$ 3,310,000   | \$ 45,000    | \$ 4,990,000         | \$ (42,030)           |
| Gas Fund                     | 8,926,700     | -                   | 1,124,500     | 1,164,900    | 5,913,000             | 82,700       | 18,000     | -                   | 623,600                               | 5,410,000            | 300,000              | 730,000        | -            | 6,440,000            | (5,816,400)           |
| Stormwater Fund              | 1,160,500     | -                   | 232,100       | 286,600      | -                     | 63,700       | 1,000      | -                   | 577,100                               | 56,000               | 30,000               | 595,000        | -            | 681,000              | (103,900)             |
| Water & Wastewater Fund      | 7,369,400     | -                   | 2,027,000     | 1,758,500    | -                     | 694,600      | 47,500     | -                   | 2,841,800                             | 56,000               | 162,800              | 160,000        | 3,100,000    | 3,478,800            | (637,000)             |
| 911 Consolidated Center Fund | 30,000        | -                   | -             | 30,000       | -                     | -            | -          | -                   | -                                     | -                    | -                    | -              | -            | -                    | -                     |
| Tourism Fund                 | 295,100       | -                   | 26,930        | 56,400       | -                     | -            | 185,100    | -                   | 26,670                                | 12,500               | -                    | -              | -            | 12,500               | 14,170                |
| Motor Fuel Tax Fund          | 789,900       | -                   | -             | -            | -                     | -            | -          | -                   | 789,900                               | -                    | -                    | 1,726,000      | -            | 1,726,000            | (936,100)             |
| Business District Fund       | 615,500       | -                   | -             | 500          | -                     | -            | 150,000    | -                   | 465,000                               | 250,000              | -                    | 360,000        | -            | 610,000              | (145,000)             |
| Social Security Fund         | 313,100       | -                   | 329,100       | -            | -                     | -            | -          | 50,000              | (66,000)                              | -                    | -                    | -              | -            | -                    | (66,000)              |
| IMRF Fund                    | 107,340       | -                   | 212,000       | -            | -                     | -            | -          | -                   | (104,660)                             | -                    | -                    | -              | -            | -                    | (104,660)             |
| Firemen's Pension Fund       | 240           | -                   | 38,000        | -            | -                     | -            | -          | -                   | (37,760)                              | -                    | -                    | -              | -            | -                    | (37,760)              |
| Police Pension Fund          | 1,608,400     | -                   | 825,000       | 76,750       | -                     | -            | -          | 100                 | 706,550                               | -                    | -                    | -              | -            | -                    | 706,550               |
| Total                        | \$ 34,894,370 | \$ 50,000           | \$ 10,443,600 | \$ 5,492,880 | \$ 5,913,000          | \$ 1,723,120 | \$ 551,600 | \$ 50,000           | \$ 10,770,170                         | \$ 6,099,500         | \$ 1,812,800         | \$ 6,881,000   | \$ 3,145,000 | \$ 17,938,300        | \$ (7,168,130)        |

\$24,174,200

| FISCAL YEAR 2023 CAPITAL EXPENDITURES - ALL FUNDS    |            |           |                      |                |       |
|------------------------------------------------------|------------|-----------|----------------------|----------------|-------|
| \$(000)                                              |            |           |                      |                |       |
| Project                                              | Total Cost | Land/Bldg | Equipment & Vehicles | Infrastructure | Other |
| GENERAL FUND                                         |            |           |                      |                |       |
| Administration Dept.                                 |            |           |                      |                |       |
| Building Reserve/Land Purchase                       | 150.0      | 150.0     |                      |                |       |
| Architectural Design of Village Hall addition *      | 125.0      | 125.0     |                      |                |       |
| Recycling Project                                    | 45.0       |           |                      |                | 45.0  |
| Computer Equipment                                   | 5.0        |           | 5.0                  |                |       |
| Fire Dept.                                           |            |           |                      |                |       |
| Base radio, extraction equipment                     | 75.0       |           | 75.0                 |                |       |
| Repairs to Courtland Fire Station                    | 40.0       | 40.0      |                      |                |       |
| Paramedic Dept.                                      |            |           |                      |                |       |
| Pwered cot and lift                                  | 96.0       |           | 96.0                 |                |       |
| Police Dept.                                         |            |           |                      |                |       |
| Siren system, Body & in-car cameras, report software | 300.0      |           | 300.0                |                |       |
| 5 Ford Interceptor SUV's (2 held over from FY 22)    | 216.0      |           | 216.0                |                |       |
| Street Dept.                                         |            |           |                      |                |       |
| Green climber                                        | 108.0      |           | 108.0                |                |       |
| Replace tandem & single axle trucks                  | 480.0      |           | 480.0                |                |       |
| Carry forward truck ordered FY 22, not received      | 40.0       |           | 40.0                 |                |       |
| Street Improvements (see Public Works Cap. Projects) | 3,310.0    |           |                      | 3,310.0        |       |
| GAS FUND                                             |            |           |                      |                |       |
| New Building                                         | 5,285.0    | 5,285.0   |                      |                |       |
| Architectural Design of Village Hall addition *      | 125.0      | 125.0     |                      |                |       |
| Backhoe                                              | 59.0       |           | 59.0                 |                |       |
| Leak Detector                                        | 15.0       |           | 15.0                 |                |       |
| D20x22 Directional Drill                             | 226.0      |           | 226.0                |                |       |
| Ameren Mutual Aid project                            | 650.0      |           |                      | 650.0          |       |
| Extensions & Meter replacement                       | 80.0       |           |                      | 80.0           |       |

| FISCAL YEAR 2023 CAPITAL EXPENDITURES - ALL FUNDS          |            |           |                      |                |         |  |
|------------------------------------------------------------|------------|-----------|----------------------|----------------|---------|--|
|                                                            | \$(000)    |           |                      |                |         |  |
| Project                                                    | Total Cost | Land/Bldg | Equipment & Vehicles | Infrastructure | Other   |  |
| WATER & WASTEWATER FUND                                    |            |           |                      |                |         |  |
| Wastewater Dept.                                           |            |           |                      |                |         |  |
| Architectural Design of Village Hall addition *            | 56.0       | 56.0      |                      |                |         |  |
| John Deere Gator                                           | 28.0       |           | 28.0                 |                |         |  |
| Godwin Pump                                                | 40.0       |           | 40.0                 |                |         |  |
| Computer Equipment                                         | 2.5        |           | 2.5                  |                |         |  |
| Distribution system (see Public Works Cap. Projects)       | 35.0       |           |                      | 35.0           |         |  |
| Water Distribution Dept.                                   |            |           |                      |                |         |  |
| Fusion machine                                             | 77.0       |           | 77.0                 |                |         |  |
| Tap Kit                                                    | 3.0        |           | 3.0                  |                |         |  |
| Hammer                                                     | 10.0       |           | 10.0                 |                |         |  |
| Painter                                                    | 1.0        |           | 1.0                  |                |         |  |
| Annual pipe, hydrants, and fittings                        | 125.0      |           |                      | 125.0          |         |  |
| Water Treatment Dept.                                      |            |           |                      |                |         |  |
| Computer Equipment                                         | 1.3        |           | 1.3                  |                |         |  |
| BioReactor Project                                         | 3,100.0    |           |                      |                | 3,100.0 |  |
| STORMWATER FUND                                            |            |           |                      |                |         |  |
| Architectural Design of Village Hall addition *            | 56.0       | 56.0      |                      |                |         |  |
| D20x22 Directional Drill                                   | 30.0       |           | 30.0                 |                |         |  |
| Distribution system (see Public Works Cap. Projects)       | 95.0       |           |                      | 95.0           |         |  |
| Street Concrete Repair                                     | 500.0      |           |                      | 500.0          |         |  |
| TOURISM FUND                                               |            |           |                      |                |         |  |
| Architectural Design of Village Hall addition *            | 12.5       | 12.5      |                      |                |         |  |
| MOTOR FUEL TAX FUND                                        |            |           |                      |                |         |  |
| Street Improvements (see Public Works Cap. Projects)       | 1,526.0    |           |                      | 1,526.0        |         |  |
| Salt                                                       | 200.0      |           |                      | 200.0          |         |  |
| BUSINESS DISTRICT FUND                                     |            |           |                      |                |         |  |
| Land purchases                                             | 250.0      | 250.0     |                      |                |         |  |
| N. Main lighting project                                   | 250.0      |           |                      | 250.0          |         |  |
| Landscaping                                                | 10.0       |           |                      | 10.0           |         |  |
| Infrastructure improvements (see Pub. Works Cap. Projects) | 100.0      |           |                      | 100.0          |         |  |
| Totals:                                                    | 17,938.3   | 6,099.5   | 1,812.8              | 6,881.0        | 3,145.0 |  |

\* Total for Architectural Design of Village Hall addition

374.5



# Patrick N. Meyer & Associates, Inc.

15109 West Bittersweet Court  
Brimfield, Illinois 61517  
Office/Mobile: 309-696-1935  
Email: [pmeyer@mtco.com](mailto:pmeyer@mtco.com)

March 23, 2022

Village of Morton  
Craig Loudermilk  
Director of Public Works  
120 North Main Street, PO Box 28  
Morton, IL 61550

Re: 2022 Street Maintenance-Sealcoat

Dear Craig:

We recommend the Village receive all of the proposals and award the individual projects to the respective contractors regarding the 2022 Street Maintenance project.

Attached for your use is the following

- a listing of each component and the respective recommendation
- a detailed bid tabulation of each project
- a summary of the anticipated costs for the 2022 Street Maintenance.

If you have any questions and/or comments, please do not hesitate to contact me at (309) 696-1935.

Sincerely,

PATRICK N. MEYER & ASSOCIATES, INC.



Patrick N. Meyer, P.E., M.B.A.  
Civil Engineer

Enclosure

[illegible]

**Total for all of the recommended components= 140,290.41**

\$6.50 per sq yd



# Tabulation of Bids (page 1 of 1)

|                                                         |                         |                                                                                                               |       |              |            |              |
|---------------------------------------------------------|-------------------------|---------------------------------------------------------------------------------------------------------------|-------|--------------|------------|--------------|
| County <b>TAZEWELL</b>                                  |                         | Date <b>3/22/2022</b>                                                                                         |       |              |            |              |
| Municipality or Road District <b>MORTON</b>             |                         | Time <b>10:00 A.M.</b>                                                                                        |       |              |            |              |
| Section <b>MORTON-CRAIG LOUDERMILK</b>                  |                         | Appropriation \$ <b>PATRICK MEYER-PNNMAI</b>                                                                  |       |              |            |              |
| Estimate \$ <b>1,895,651.00</b>                         |                         | Attended by <b>PATRICK MEYER-PNNMAI</b>                                                                       |       |              |            |              |
| Proposal Guaratee                                       |                         |                                                                                                               |       |              |            |              |
| Terms                                                   |                         |                                                                                                               |       |              |            |              |
| Approved Engineer's Estimate                            |                         |                                                                                                               |       |              |            |              |
| Name and Address of Bidders                             |                         | RECOMMENDED BIDDER<br><b>R.A. CULLINAN &amp; SON, INC.</b><br><b>P.O. BOX 166</b><br><b>TREMONT, IL 61568</b> |       |              |            |              |
| BID BOND                                                |                         |                                                                                                               |       |              |            |              |
|                                                         |                         |                                                                                                               |       |              |            |              |
| Item No. or Group                                       | Items                   | Delivery                                                                                                      | Unit  | Quantity     | Unit Price | Total        |
|                                                         | P HMA SC D N50          |                                                                                                               | TON   | 500          | 140.00     | 70,000.00    |
|                                                         | P HMA SC D N50          |                                                                                                               | TON   | 5,245        | 140.00     | 734,300.00   |
|                                                         | P LB MM IL-4.75 N50     |                                                                                                               | TON   | 2,623        | 180.00     | 472,140.00   |
|                                                         | P BIT MATLS PR CT       |                                                                                                               | GAL   | 9,367        | 9.00       | 84,303.00    |
|                                                         | BIT SURF REM BJ         |                                                                                                               | SQ YD | 640          | 20.00      | 12,800.00    |
|                                                         | BIT SRF REM-AR-VD       |                                                                                                               | SQ YD | 62,444       | 7.00       | 437,108.00   |
|                                                         |                         |                                                                                                               |       |              |            |              |
|                                                         | PAVT MARKING REMOVAL    |                                                                                                               | LSUM  | 1            | 15,000.00  | 15,000.00    |
|                                                         | PAVT MARKING (URETHANE) |                                                                                                               | LSUM  | 1            | 70,000.00  | 70,000.00    |
|                                                         | PAVT MARKING (PAINT)    |                                                                                                               | LSUM  | 1            | 20,000.00  |              |
|                                                         |                         |                                                                                                               |       |              |            |              |
| Total Bid                                               |                         | As read                                                                                                       |       | 1,895,651.00 |            | 1,895,651.00 |
|                                                         |                         | As corrected                                                                                                  |       | 1,895,651.00 |            | 1,895,651.00 |
| <div>THIS PAGE ONLY</div> <div>\$ 26.84 per sq yd</div> |                         |                                                                                                               |       |              |            |              |



2022  
STREET MAINTENANCE

| MFT                             |                              |               |                                                                                                                 |  |
|---------------------------------|------------------------------|---------------|-----------------------------------------------------------------------------------------------------------------|--|
| VENDOR                          | TASK                         | BIDS          | RECOMMENDATION                                                                                                  |  |
| 1. PORTER BROTHERS              | MFT FUNDS<br>SEALCOATING     | \$ 95,840.00  | WE RECOMMEND THAT THE VILLAGE ACCEPT ALL OF THE PROPOSALS AND<br>AWARD THE PROJECT TO PORTER BROTHERS           |  |
| R.A. CULLINAN & SON,<br>2. INC. | MFT FUNDS<br>FOG COAT        | \$ 44,450.41  | WE RECOMMEND THAT THE VILLAGE ACCEPT ALL OF THE PROPOSALS AND<br>AWARD THE PROJECT TO R.A. CULLINAN & SON, INC. |  |
|                                 | TOTAL FOR ALL<br>COMPONENTS= | \$ 140,290.41 |                                                                                                                 |  |

| GENERAL                         |                                              |                 |                                                                                                                 |  |
|---------------------------------|----------------------------------------------|-----------------|-----------------------------------------------------------------------------------------------------------------|--|
| VENDOR                          | TASK                                         | BIDS            | RECOMMENDATION                                                                                                  |  |
| R.A. CULLINAN & SON,<br>1. INC. | GENERAL FUNDS-<br>HOT MIX ASPHALT<br>OVERLAY | \$ 1,675,869.04 | WE RECOMMEND THAT THE VILLAGE ACCEPT ALL OF THE PROPOSALS AND<br>AWARD THE PROJECT TO R.A. CULLINAN & SON, INC. |  |
|                                 | TOTAL FOR ALL<br>COMPONENTS=                 | \$ 1,675,869.04 |                                                                                                                 |  |

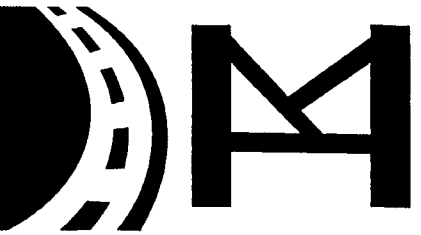


2022  
VILLAGE OF MORTON STREET MAINTENANCE

| VILLAGE OF MORTON FUNDS               |                                          |              |                       |                           |            |              |
|---------------------------------------|------------------------------------------|--------------|-----------------------|---------------------------|------------|--------------|
| VENDOR                                | TASK                                     | ESTIMATE     | BIDS                  | ACTUAL COSTS              | MFT FUNDS  | OTHER FUNDS  |
| TOTAL CONSTRUCTION                    | CONSTRUCTION                             | 2,201,738.79 | 1,943,290.61          | 1,943,290.61              | 140,290.41 | 1,803,000.20 |
| R.A. CULLINAN & SON,<br>1. INC.       | GENERAL FUNDS-HOT MIX ASPHALT<br>OVERLAY | 1,895,651.00 | 1,675,869.04          | ESTIMATED<br>1,675,869.04 |            | 1,675,869.04 |
| 2. PORTER BROTHERS                    | MFT FUNDS<br>SEALCOATING                 | 102,100.00   | 95,840.00             | ESTIMATED<br>95,840.00    | 95,840.00  |              |
| R.A. CULLINAN & SON,<br>3. INC.       | MFT FUNDS<br>FOG COAT                    | 59,948.80    | 44,450.41             | ESTIMATED<br>44,450.41    | 44,450.41  |              |
| 7% CONTINGENCY                        |                                          | 144,038.99   | 127,131.16            | ESTIMATED<br>127,131.16   |            | 127,131.16   |
| TOTAL ENGINEERING & MATERIALS TESTING |                                          | 208,020.00   | 183,866.00            | 183,866.00                | 15,279.00  | 168,587.00   |
| PATRICK N MEYER &<br>ASSOCIATES, INC. | ENGINEERING                              | 207,020.00   | 182,866.00            | ESTIMATED<br>182,866.00   | 15,279.00  | 167,587.00   |
| MATERIALS TESTING                     | MATERIALS TESTING                        | 1,000.00     | ESTIMATED<br>1,000.00 | ESTIMATED<br>1,000.00     |            | 1,000.00     |
|                                       | GRAND TOTALS=                            | 2,409,758.79 | 2,127,156.61          | 2,127,156.61              | 155,569.41 | 1,971,587.20 |
|                                       |                                          |              |                       |                           |            | 2,127,156.61 |

NOTE 1: \$ 200,000.00 VILLAGE AUTHORIZED FOR MAINTENANCE FROM MFT FUNDS.





March 30, 2022

Village President & Board of Trustees  
Village of Morton  
120 N. Main St.  
Morton, IL 61550

Re: 2022 Miscellaneous  
Concrete Repairs  
Morton, Illinois

Gentlemen:

Bids were received for the above referenced project on Wednesday, March 30, 2022.

The bids received were as follows:

| <u>Contractor</u> | <u>Amounts</u> |
|-------------------|----------------|
| Otto Baum         | \$1,258,790.35 |

After reviewing the bids, we recommend that Otto Baum be awarded the contract based on their low bid of \$1,258,790.35. This bid was from one of the seven prime contractors that took out bid packages.

If you have any questions or need additional information, please contact our office.

Sincerely,

A handwritten signature in black ink, reading 'W. Franklin Sturm II'.

W. Franklin Sturm II, P.E.

[illegible]

[illegible]



| Tabulation of Bids |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|--------------------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
|--------------------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|





March 23, 2022

Kevin Wilson  
Village of Morton  
120 N. Main St.  
Morton, IL 61550

Phone: (309) 635-0633  
Email: KWilson@morton-il.gov

**RE: Morton IL CD150S Sale  
Sale Quotation 106022639**

Dear Kevin:

Thank you for your interest in Godwin Pumps, a Xylem brand. Per your request, we are pleased to provide the following SALE quotation for your dewatering solution.

Please find enclosed monthly rental rates for a Godwin Dri-Prime Model CD150S, six (6) inch diesel, auto-priming pumpset and accessories for your dewatering solution for the Village of Morton.

**Contractors Responsibilities:**

- Providing a flat surface to place the pumps on.
- PM services for pumps every 250 hours used (can be provided by Xylem for additional fee)
- Providing machinery to offload, place and reload all pumping equipment.

Please keep in mind that Xylem Dewatering Solutions, Inc. is a responsive around the clock company that is here to ensure your complete satisfaction. If you have any questions or require additional information, please feel free to contact me directly at 312-520-9902 or contact the office at 708-889-1560. Xylem appreciates the opportunity to be of service.

This order is subject to the Standard Terms and Conditions of Rental - Xylem Americas effective on the date the order is accepted which terms are available at <https://www.xylem.com/en-US/support/xylem-americas-standard-terms-and-conditions/> and incorporated herein by reference and made a part of the agreement between the parties.

Quote accepted by: \_\_\_\_\_

Printed Name: \_\_\_\_\_

Date: \_\_\_\_\_

PO# (if required): \_\_\_\_\_

Sincerely,

Craig Olafson  
Outside Sales Representative

CO / jr

**SALE QUOTATION**

| ITEM                                                                                                                                                                                                                                                                                                                                                                                                                     | QTY | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                         | UNIT PRICE   | SALE TOTAL          |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------|---------------------|
| A                                                                                                                                                                                                                                                                                                                                                                                                                        | 1   | Dri-Prime CD150S Diesel Pump <ul style="list-style-type: none"> <li>• 6" 150# Flange Suction and Discharge</li> <li>• Isuzu 4LE2X FT4 Diesel Engine</li> <li>• with Field Smart Technology</li> <li>• Road Going Trailer,ElecBrakes- 3" Pintle</li> <li>• Lights - DOT Standard</li> <li>• <b>Pump Options</b> <ul style="list-style-type: none"> <li>• 6" FQD x 150#FL Mounting Kit</li> <li>• 6" MQD x 150#FL Mounting Kit</li> </ul> </li> </ul> | \$ 40,661.00 | \$ 40,661.00        |
| B                                                                                                                                                                                                                                                                                                                                                                                                                        | 1   | 6" x 20' Light Weight Helix Hose with Godwin QD Fittings                                                                                                                                                                                                                                                                                                                                                                                            | 750.00       | 750.00              |
| C                                                                                                                                                                                                                                                                                                                                                                                                                        | 6   | 6" x 50' Heavy Duty Orange Layflat Hose with Godwin QD Fittings                                                                                                                                                                                                                                                                                                                                                                                     | 600.00       | 3,600.00            |
| D                                                                                                                                                                                                                                                                                                                                                                                                                        | 1   | 6" Female Godwin QD x 4" Male Godwin QD Adapter                                                                                                                                                                                                                                                                                                                                                                                                     | 180.00       | 180.00              |
| E                                                                                                                                                                                                                                                                                                                                                                                                                        | 1   | 6" One Piece Suction Screen with Male Godwin QD Fittings                                                                                                                                                                                                                                                                                                                                                                                            | 240.00       | 240.00              |
| F                                                                                                                                                                                                                                                                                                                                                                                                                        | 1   | Inbound Freight Delivery Br 006                                                                                                                                                                                                                                                                                                                                                                                                                     | 1,200.00     | 1,200.00            |
| G                                                                                                                                                                                                                                                                                                                                                                                                                        | 103 | Fuel Surcharge by the Mile                                                                                                                                                                                                                                                                                                                                                                                                                          | 0.64         | 65.92               |
| <div> <p><b>Our current delivery lead-times associated with this Quotation are best estimates at this time. Due to the outbreak of the COVID-19 virus pandemic and its global effects on commerce, supply chain, and logistics, these lead-times are an estimate only and not a commitment. Xylem is and will continue to use all commercially reasonable efforts to minimize any delivery delay impacts.</b></p> </div> |     |                                                                                                                                                                                                                                                                                                                                                                                                                                                     |              |                     |
| <b>NET SALE TOTAL</b>                                                                                                                                                                                                                                                                                                                                                                                                    |     |                                                                                                                                                                                                                                                                                                                                                                                                                                                     |              | <b>\$ 47,371.92</b> |
| <b>DELIVERY CHARGE</b>                                                                                                                                                                                                                                                                                                                                                                                                   |     |                                                                                                                                                                                                                                                                                                                                                                                                                                                     |              | <b>\$ 350.00</b>    |

**Please note all sale pricing is in U.S. Dollars. The price does not include freight, export boxing, duties, taxes, or any other items not specifically mentioned.**

This pricing information is for internal use only. We ask that these items and terms be kept confidential. All applicable tax and freight charges will be added to invoices. All quotations are subject to credit approval. All quotations are valid for 30 days. All prices quoted in US dollars.

This order is subject to the Standard Terms and Conditions of Sale - Xylem Americas effective on the date the order is accepted which terms are available at <https://www.xylem.com/en-US/support/xylem-americas-standard-terms-and-conditions/> and incorporated herein by reference and made a part of the agreement between the parties.



# Godwin CD150S Dri-Prime® Pump



The Godwin CD150S Dri-Prime pump is a versatile, general purpose dewatering pump designed for use in the industry's most challenging construction, municipal, industrial and emergency response applications. This rugged pump is ideally suited for tough dewatering jobs, and is the reliable choice for rental solutions.

The CD150S is a member of the Godwin S Series of Smart pumps, equipped with a new generation of Field Smart Technology (FST) for remote monitoring and control. In addition to improved hydraulic efficiency, greater fuel economy, and streamlined serviceability, the CD impeller is now interchangeable with a Flygt N-Technology non-clog impeller, providing the flexibility to tackle stringy, modern wastewater applications with the same pump.

## Specifications

|                       |                                          |
|-----------------------|------------------------------------------|
| Suction connection    | 6 in (150 mm) flange                     |
| Delivery connection   | 6 in (150 mm) flange                     |
| Max capacity          | 2290 USGPM<br>(520 m <sup>3</sup> /hr) † |
| Max impeller diameter | 11.8 in (300 mm)                         |
| Max solids handling   | 3 in (75 mm)                             |
| Max operating temp    | 176 °F (80°C) *                          |
| Max working pressure  | 91 psi (6.3 bar)                         |
| Max suction pressure  | 58 psi (4 bar)                           |
| Max casing pressure   | 138 psi (9.5 bar)                        |
| Max operating speed   | 2200 rpm                                 |

\* Please contact our office for applications in excess of 80°C (176°F).  
† Larger diameter pipes may be required for maximum flows.

## Features and benefits

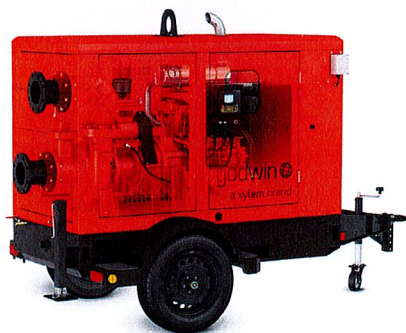
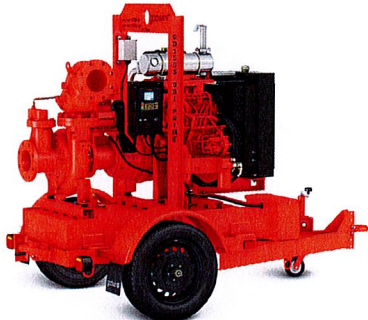
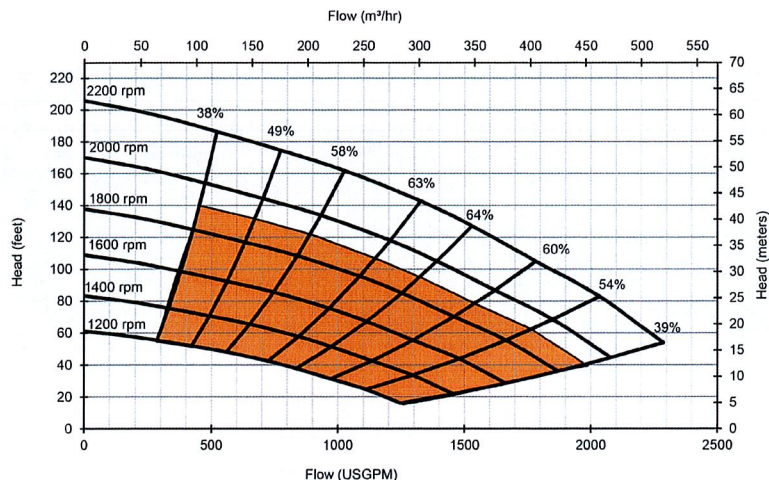
- Interchangeable impellers to tackle a full range of solids handling applications.
- Field Smart Technology (FST) allows the user to monitor & control the pump from anywhere in the world.
- New compressor belt tensioner reduces time to change and adjust belt to approximately 30 minutes.
- New sight glass and measuring stick added to monitor level and quality of mechanical seal oil.
- Improved hydraulic design reduces vibration, maximizes efficiency and fuel economy.
- Diesel Oxidative Catalyst (DOC) technology maximizes available power from diesel engine, and reduces maintenance and downtime.
- Fully automatic priming from dry to 28 feet (8.5 m).
- Venturi priming requires no adjustment or control.
- Available as open set or Sound Attenuated Enclosure.
- Standard build engine Isuzu 4LE2X (EPA Final Tier 4).
- Other engine options available.
- Optional environmentally friendly skid base contains all fluid spills.



# Godwin CD150S Dri-Prime® Pump

## Performance curve

Pump curve is based on 0ft (0m) dynamic suction lift.



## Suction lift table 1800 rpm

Performance data provided in tables is based on water tests at sea level and 20°C (68°F) ambient. All information is approximate and for general guidance only. Please contact the factory or office for further details.

| Total suction Head (feet) | Total Delivery Head (feet) |      |      |      |      |
|---------------------------|----------------------------|------|------|------|------|
|                           | 30                         | 43   | 56   | 69   | 82   |
|                           | Output (USGPM)             |      |      |      |      |
| 10                        | 1852                       | 1710 | 1520 | 1314 | 1140 |
| 15                        | 1789                       | 1646 | 1441 | 1251 | 1061 |
| 20                        | 1741                       | 1567 | 1361 | 1172 | 934  |
| 25                        | 1678                       | 1425 | 1251 | 1061 | 823  |

## Open trailer

Fuel capacity 60 US Gal (227 liters)

Weight dry 2750 lb (1250 kg)

Weight wet 3170 lb (1440 kg)

Dimensions L 119 in x W 66 in x H 87 in

(L 3023 mm x W 1676 mm x H 2210 mm)

## Sound attenuated enclosure

Noise @ 23 ft (7m) 66 db(A)

Fuel capacity 80 US Gal (303 liters)

Weight dry 3100 lb (1410 kg)

Weight wet 3680 lb (1670 kg)

Dimensions L 101 in x W 43 in x H 70 in

L 2565 mm x W 1092 mm x H 1778 mm

## Materials

|                       |                                                 |
|-----------------------|-------------------------------------------------|
| Pump casing           | Cast Iron BS EN 1561/EN-JL1030                  |
| Wearplates            | Cast Iron BS1561:1997                           |
| Pump shaft            | Carbon steel BS970:1991 817M40T                 |
| Impeller              | Cast Steel BS3100 A5 Hardness to 200 HB Brinell |
| Mechanical seal faces | Silicon carbide Vs Silicon carbide              |

## Engine

Engine Isuzu 4LE2X

Engine power 62 hp (46.2 kW) max engine rating

Emissions standard EPA Final Tier 4

Fuel consumption @ 1800 rpm 2.6 USGal/hr (10 l/hr)

Please contact the factory or office for further details. A typical picture of the pump is shown. All information is approximate and for general guidance only.

**ALTORFER**

March 29, 2022

Mr. Craig Loudermilk, P.E.  
Director of Public Works  
Village of Morton  
120 N. Main St.  
Morton, IL 61550

**Sourcewell #: 32660**

Village of Morton  
120 N. Main St.  
Morton, IL 61550



Attention: President Kaufman & Board of Trustees

We are pleased to provide the following proposal for your review:

**One (1) New CAT® 420XE Backhoe Loader**

*Includes the following standard equipment and options:*

Sound Suppressed, ROPS/FOPS Cab  
Air Conditioner & Heater/ Defroster  
CAT Comfort Air Suspension, Fabric Seat  
Front & Rear Window Wipers/ Washers  
Four Head Lights, Four Rear Flood Lights  
Hazard Flashers, Turn Signals, Stop & Taillights  
Front Tires: Michelin 340/80R18, Directional  
Rear Tires: Michelin 500/70-24 Directional  
1,015 lbs. Counterweight  
Integrated Tool Carrier (IT) Interface  
Return-To-Dig and Self-Leveling Controls  
Ride Control System

**CAT 1.5 yd<sup>3</sup> General-Purpose Loader Bucket  
w/ Bolt-On Cutting Edge**

CAT C3.6 ACERT™ Tier 4f Engine  
4WD Auto Shift Transmission  
120V Engine Heater  
Two, Maintenance Free 850 CCA Batteries  
Flip-Over Stabilizer Pads  
Six-Function Backhoe Hydraulics  
Extendible-Stick (E-Stick)  
Combined Function Auxiliary Hydraulics  
AM/FM Bluetooth Radio  
CAT Product Link Ready  
**CAT Hydraulic Pin-Grabber Quick Coupler**  
CAT 24" High Capacity 8.5 ft<sup>3</sup> Bucket w/ Tips

**Equipment Protection Plan (EPP)**

Includes 60-Months / 2,000 Hours Premier EPP

**Availability**

April/May, subject to prior sales.

**2022 CAT 420XE**

**\$ 140,000.00**

**Trade (JD 310SL HL)**

**\$ (71,000.00)**

**Net Diff**

**\$ 69,000.00**

**Altorfer Guaranteed Buyback  
(60 mo / 2,000 hours)**

**\$ 75,000.00**

We appreciate the opportunity to submit this proposal, and trust that it will merit your favorable consideration.

Sincerely,

*Regan Jones*

Regan Jones | Altorfer CAT  
309.573.3903 | [regan.jones@altorfer.com](mailto:regan.jones@altorfer.com)





**JOHN DEERE**

**Quote Id: 26329292**

---

**ALL PURCHASE ORDERS MUST BE MADE OUT  
TO (VENDOR):**

Deere & Company  
2000 John Deere Run  
Cary, NC 27513  
FED ID: 36-2382580; DUNS#: 60-7690989

**ALL PURCHASE ORDERS MUST BE SENT  
TO DELIVERING DEALER:**

Cross Implement, Inc.  
703 S. Minier  
Minier, IL 61759  
309-392-2150  
minier@crossimp.com

---

25 March 2022

Quote attached for a cab gator.

Prices are subject to change at anytime and will be applied in step with OEM pricing structures as products come available.

Quoted with the Sourcewell Program.

Jason Frerichs  
309-392-2150  
Cross Implement, Inc.



**JOHN DEERE**

**ALL PURCHASE ORDERS MUST BE MADE OUT TO (VENDOR):**

Deere & Company  
2000 John Deere Run  
Cary, NC 27513  
FED ID: 36-2382580; DUNS#: 60-7690989

**ALL PURCHASE ORDERS MUST BE SENT TO DELIVERING DEALER:**

Cross Implement, Inc.  
703 S. Minier  
Minier, IL 61759  
309-392-2150  
minier@crossimp.com

**Quote Summary**

**Prepared For:**

**Delivering Dealer:**

**Cross Implement, Inc.**  
Jason Frerichs  
703 S. Minier  
Minier, IL 61759  
Phone: 309-392-2150  
jasonfrerichs@crossimp.com

EQUIPMENT IS SOLD AS-IS, WHERE-IS, WITH ALL FAULTS. EQUIPMENT FEATURES, IMAGES, AND INSPECTIONS ADVERTISED ARE BASED ON INFORMATION AT THE TIME OF PUBLICATION AND ARE SUBJECT TO CHANGE. DEALER MAKES NO REPRESENTATIONS OR WARRANTIES WHATSOEVER, EXPRESS OR IMPLIED. CUSTOMER IS RESPONSIBLE FOR INSPECTING EQUIPMENT AND ORDERING ADDITIONAL COMPONENTS AND/OR SERVICE WORK, PRIOR TO SALE. DEALER MAKES NO REPRESENTATIONS REGARDING THE CONDITION AND HAS NO OBLIGATION TO REPAIR ANY DAMAGE, DEFECT, WEAR, OR OTHERWISE REMEDY ANY MATTER AFFECTING THE CONDITION OF THE EQUIPMENT. MANUFACTURER WARRANTY APPLIES AS APPLICABLE.

**Quote ID:** 26329292  
**Created On:** 25 March 2022  
**Last Modified On:** 30 March 2022  
**Expiration Date:** 24 April 2022

-Cross Implement USED Equipment Assurance 50% Labor Discount and 20% JOHN DEERE Parts Discount good exclusively at the Minier location for the current use season defined as a Spring Use Ending July 1 or Fall Use Ending Jan 1. Wholesale equipment does not qualify for discount.

-All Known Mechanical & Cosmetic Deficiencies have been noted on Trade In description.

-All payoffs have been noted and Trade In equipment is free and clear of all liens/encumbrances.

-Trade In/Lease Return Equipment is subject to a \$500 Cleanup Fee if not received in Clean Condition.

-All Sold Equipment is FOB Minier. Customer is responsible for transportation. Referrals available upon request.

-Qualified Org Exemption: I certify that the Machinery, Equipment, and related Repair and Replacement Parts are being purchased by a qualified exempt organization. Any taxes associated with the purchase/lease are the responsibility of the purchaser/leasee.

| Equipment Summary                                                        | Selling Price  | Qty | Extended     |
|--------------------------------------------------------------------------|----------------|-----|--------------|
| JOHN DEERE GATOR™ XUV835M<br>Cab Non-HVAC (Model Year 2022)              | \$ 23,816.18 X | 1 = | \$ 23,816.18 |
| <b>Contract:</b> Sourcewell Grounds Maintenance 031121-DAC (PG NB CG 70) |                |     |              |
| <b>Price Effective Date:</b> March 24, 2022                              |                |     |              |

**Equipment Total** **\$ 23,816.18**

**Salesperson : X** \_\_\_\_\_

**Accepted By : X** \_\_\_\_\_

*Confidential*





**JOHN DEERE**

---

**ALL PURCHASE ORDERS MUST BE MADE OUT  
TO (VENDOR):**

Deere & Company  
2000 John Deere Run  
Cary, NC 27513  
FED ID: 36-2382580; DUNS#: 60-7690989

---

**ALL PURCHASE ORDERS MUST BE SENT  
TO DELIVERING DEALER:**

Cross Implement, Inc.  
703 S. Minier  
Minier, IL 61759  
309-392-2150  
minier@crossimp.com

---

---

\* Includes Fees and Non-contract items

**Quote Summary**

|                    |                     |
|--------------------|---------------------|
| Equipment Total    | \$ 23,816.18        |
| Trade In           |                     |
| SubTotal           | <b>\$ 23,816.18</b> |
| Est. Service       | \$ 0.00             |
| Agreement Tax      |                     |
| Total              | \$ 23,816.18        |
| Down Payment       | (0.00)              |
| Rental Applied     | (0.00)              |
| <b>Balance Due</b> | <b>\$ 23,816.18</b> |

---

Salesperson : X \_\_\_\_\_

Accepted By : X \_\_\_\_\_

*Confidential*

**JOHN DEERE**

# Selling Equipment

Quote Id: 26329292

Customer Name:

**ALL PURCHASE ORDERS MUST BE MADE OUT TO (VENDOR):**Deere & Company  
2000 John Deere Run  
Cary, NC 27513  
FED ID: 36-2382580; DUNS#: 60-7690989**ALL PURCHASE ORDERS MUST BE SENT TO DELIVERING DEALER:**Cross Implement, Inc.  
703 S. Minier  
Minier, IL 61759  
309-392-2150  
minier@crossimp.com

## JOHN DEERE GATOR™ XUV835M Cab Non-HVAC (Model Year 2022)

Hours:

Stock Number:

Contract: Sourcewell Grounds Maintenance 031121-DAC  
(PG NB CG 70)Selling Price \*  
\$ 23,816.18

Price Effective Date: March 24, 2022

\* Price per item - includes Fees and Non-contract items

| Code                                                    | Description                                                                    | Qty | List Price         | Discount% | Discount Amount  | Contract Price     | Extended Contract Price |
|---------------------------------------------------------|--------------------------------------------------------------------------------|-----|--------------------|-----------|------------------|--------------------|-------------------------|
| 57K2M                                                   | GATOR™ XUV835M Cab Non-HVAC (Model Year 2022)                                  | 1   | \$ 23,049.00       | 14.00     | \$ 3,226.86      | \$ 19,822.14       | \$ 19,822.14            |
| <b>Standard Options Total</b>                           |                                                                                |     |                    |           |                  |                    |                         |
| 001A                                                    | US/Canada                                                                      | 1   | \$ 0.00            | 14.00     | \$ 0.00          | \$ 0.00            | \$ 0.00                 |
| 0505                                                    | Build To Order                                                                 | 1   | \$ 0.00            | 14.00     | \$ 0.00          | \$ 0.00            | \$ 0.00                 |
| 1008                                                    | 27" Maxxis Bighorn 2.0 extreme terrain radial tires on 14" Yellow Alloy Wheels | 1   | \$ 941.00          | 14.00     | \$ 131.74        | \$ 809.26          | \$ 809.26               |
| 2030                                                    | Split Bench Seat - Yellow Vinyl                                                | 1   | \$ 0.00            | 14.00     | \$ 0.00          | \$ 0.00            | \$ 0.00                 |
| 2350                                                    | Park Position in Transmission                                                  | 1   | \$ 0.00            | 14.00     | \$ 0.00          | \$ 0.00            | \$ 0.00                 |
| 2500                                                    | Green and Yellow                                                               | 1   | \$ 0.00            | 14.00     | \$ 0.00          | \$ 0.00            | \$ 0.00                 |
| 3003                                                    | Cargo Box with Spray In Liner, Brake, and Tail Lights                          | 1   | \$ 490.00          | 14.00     | \$ 68.60         | \$ 421.40          | \$ 421.40               |
| 3101                                                    | Cargo Box Power Lift                                                           | 1   | \$ 941.00          | 14.00     | \$ 131.74        | \$ 809.26          | \$ 809.26               |
| 4024                                                    | OSR - Cab Doors                                                                | 1   | \$ 0.00            | 14.00     | \$ 0.00          | \$ 0.00            | \$ 0.00                 |
| 4039                                                    | Black Roof with Headliner                                                      | 1   | \$ 160.00          | 14.00     | \$ 22.40         | \$ 137.60          | \$ 137.60               |
| 4199                                                    | Less Rear Package                                                              | 1   | \$ 0.00            | 14.00     | \$ 0.00          | \$ 0.00            | \$ 0.00                 |
| 4201                                                    | Front Brush Guard                                                              | 1   | \$ 382.00          | 14.00     | \$ 53.48         | \$ 328.52          | \$ 328.52               |
| 6349                                                    | Less Winch                                                                     | 1   | \$ 0.00            | 14.00     | \$ 0.00          | \$ 0.00            | \$ 0.00                 |
| <b>Standard Options Total</b>                           |                                                                                |     | <b>\$ 2,914.00</b> |           | <b>\$ 407.96</b> | <b>\$ 2,506.04</b> | <b>\$ 2,506.04</b>      |
| <b>Optional Accessories (All Contracted in Package)</b> |                                                                                |     |                    |           |                  |                    |                         |
| BUC10310                                                | Side Mirrors (open station & cab doors)                                        | 1   | \$ 196.89          | 14.00     | \$ 27.56         | \$ 169.33          | \$ 169.33               |
| BM26462                                                 | Floor Mats (2)                                                                 | 1   | \$ 94.16           | 14.00     | \$ 13.18         | \$ 80.98           | \$ 80.98                |
| BM22773                                                 | Tail Light Protectors                                                          | 1   | \$ 112.36          | 14.00     | \$ 15.73         | \$ 96.63           | \$ 96.63                |



JOHN DEERE

# Selling Equipment

Quote Id: 26329292

Customer Name:

**ALL PURCHASE ORDERS MUST BE MADE OUT TO (VENDOR):**

Deere & Company  
2000 John Deere Run  
Cary, NC 27513

FED ID: 36-2382580; DUNS#: 60-7690989

**ALL PURCHASE ORDERS MUST BE SENT TO DELIVERING DEALER:**

Cross Implement, Inc.

703 S. Minier  
Minier, IL 61759

309-392-2150

minier@crossimp.com

|                                      |   |                     |       |                    |                     |                     |
|--------------------------------------|---|---------------------|-------|--------------------|---------------------|---------------------|
| BM26185 Beacon Light                 | 1 | \$ 277.13           | 14.00 | \$ 38.80           | \$ 238.33           | \$ 238.33           |
| BM26739 Rear Cab Attachment Harness  | 1 | \$ 78.11            | 14.00 | \$ 10.94           | \$ 67.17            | \$ 67.17            |
| BUC10809 Front Attachment Harness    | 1 | \$ 181.90           | 14.00 | \$ 25.47           | \$ 156.43           | \$ 156.43           |
| BUC10608 Front Turn Signal Light Kit | 1 | \$ 92.01            | 14.00 | \$ 12.88           | \$ 79.13            | \$ 79.13            |
| <b>Dealer Attachments Total</b>      |   | <b>\$ 1,032.56</b>  |       | <b>\$ 144.56</b>   | <b>\$ 888.00</b>    | <b>\$ 888.00</b>    |
|                                      |   |                     |       |                    |                     |                     |
| <b>Value Added Services Total</b>    |   | <b>\$ 0.00</b>      |       |                    | <b>\$ 0.00</b>      | <b>\$ 0.00</b>      |
|                                      |   |                     |       |                    |                     |                     |
| <b>Other Charges</b>                 |   |                     |       |                    |                     |                     |
| Customer Setup                       | 1 | \$ 600.00           |       |                    | \$ 600.00           | \$ 600.00           |
|                                      |   | <b>\$ 600.00</b>    |       |                    | <b>\$ 600.00</b>    | <b>\$ 600.00</b>    |
|                                      |   |                     |       |                    |                     |                     |
| <b>Suggested Price</b>               |   |                     |       |                    | <b>\$ 23,816.18</b> |                     |
| <b>Total Selling Price</b>           |   | <b>\$ 27,595.56</b> |       | <b>\$ 3,779.38</b> | <b>\$ 23,816.18</b> | <b>\$ 23,816.18</b> |



## PETITION FOR ZONING AMENDMENT / SPECIAL USE PERMIT

Petition Number: 22-04 SP

Date: 03.02.2022

1. Legal Description: SEC 17 T25N R3W PT LOT A OF LOT 20 S OF RTE 74 OF NW 14 PARCEL A  
OF LOT A OF LOT 20 (EXC ROW) NW 14

Street Address: 1075 W Jackson St., Morton, IL 62550

2. Area of subject property: \_\_\_\_\_ sq. ft. or 6.95 \_\_\_\_\_ Ac.

3. Present land use: B-3 (Highway and Service Commercial)

Proposed land use or special use: Special use permit for, U-Haul rental trucks and trailers only. Please refer to the  
submitted conceptual site plan, for the area called-out as, 'PROPOSED U-HAUL EQUIPMENT SHUNTING'.

Requested zoning change: from \_\_\_\_\_ District to \_\_\_\_\_ District

4. Surrounding zoning districts:

North I-2 East B-3 South B-3 West B-3, B-2 & I-1

5. Subject property is owned by:

Name: Attn: Phil Prassas

Address: 527 W. 7th Street, Suite 200 Los Angeles, CA 90014

(If subject property is owned by a trustee, a written statement must be furnished by the trustee, disclosing the names of all beneficial owners. A change in any of the beneficial owners during the amendment/special use process must be disclosed immediately.)

6. A list of names and addresses of all property owners in the petition area (within 250 feet of the area affected by this petition) will be provided by the Village of Morton and attached hereto.
7. A statement is attached hereto, indicating why, in our opinion, the amendment or special use requested is necessary for the preservation and enjoyment of substantial property rights, and why such amendment or special use will not be detrimental to the public welfare, nor the property of other persons located in the vicinity thereof.
8. Additional exhibits submitted by the petitioner:

Conceptual site plan & elevation renderings

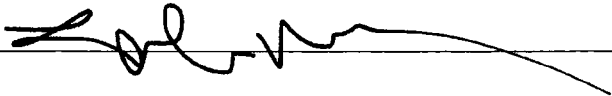
9. Petitioners' Signature:

Name: Zareh Minasian

Address: 1710 R T Dunn Dr., Bloomington, IL 61701

Phone No.: 309-472-9889

Email Address: zareh\_minasian@uhaul.com

Signature: 

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Phone No.: \_\_\_\_\_

Email Address: \_\_\_\_\_

Signature: \_\_\_\_\_

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Phone No.: \_\_\_\_\_

Email Address: \_\_\_\_\_

Signature: \_\_\_\_\_

# AMERCO<sup>®</sup>

---

## REAL ESTATE COMPANY

---

2727 North Central Avenue, 5-N • Phoenix, Arizona 85004  
Phone: 602.263.6555 • Fax: 602.277.5824

### **Project Narrative**

AMERCO Real Estate Company (AREC) has prepared this SUP (special use permit) application package, for the opportunity to receive Village of Morton's participation and counseling regarding the property located at, 1075 W Jackson St., Morton, IL.  
AREC is the wholly owned real estate subsidiary of the U-Haul System.

U-Haul is proposing an adaptive reuse of the existing building by converting it into a U-Haul Moving and Storage Store. The proposed U-Haul uses, consist of self-storage, U-Haul truck and trailer sharing, and related retail sales. The interior of the building will be retrofitted to house self-storage units. The building will be used structurally as is except for imaging and signage. This infill development will allow U-Haul to better serve the storage needs of the community and activate a property that is currently underutilized.

The property is currently zoned B3 (Highway & Service Commercial) District. The U-Haul use of self-storage is a permitted use, while the truck and trailer sharing use requires a SUP. U-Haul is proposing to apply for the SUP, to allow this use.

Custom site design for every U-Haul store assures that the facility complements the community it serves. Adherence to community objectives is key to ensuring that each U-Haul store is both a neighborhood asset and an economic success. U-Haul is more of a commercial type of use that serves the residential communities within a 3-5-mile radius. We feel the U-Haul would be an appropriate use for the property and there are proven benefits for allowing self-storage facilities in communities:

- Self-storage facilities are quiet
- They provide an excellent buffer between zones
- They create very little traffic
- They have little impact on utilities
- They have no impact on schools
- They provide a good tax revenue
- They provide a community service

U-Haul Moving and Storage is a convenience business. Our philosophy is to place U-Haul stores in high growth residential areas, where we fill a need for our products and services. Customers are made aware of the U-Haul store, primarily via drive-by awareness, much like that of a convenience store, restaurant, or hardware store. Attractive imaging and brand name recognition bring in area residents — by our measures, those who live within a four-mile radius of the center.

#### **The U-Haul Store:**

U-Haul stores characteristically serve the do-it-yourself household customer. The U-Haul Store will be staffed with 10-15 employees, both full-time and part-time. Families will generally arrive in their own automobiles, enter the showroom, and may choose from a variety of products and

services offered there. When situated near public transit, approximately 50% of those families utilize alternative transportation to access U-Haul equipment and services.

- Families typically use U-Haul Self-Storage rooms to store furniture, household goods, sporting equipment, or holiday decorations. During transition periods between moves, moving to a smaller home, combining households, or clearing away clutter to prepare a home for sale, storage customers will typically rent a room for a period of two months to one year.
- U-Haul stores also provide truck and trailer sharing for household moving, either in-town or across country.
- Families who need packing supplies in advance of a move or to ship personal packages can choose from a variety of retail sales items, including cartons, tape and sustainable packing materials.
- Families who tow U-Haul trailers, boats, or recreational trailers can select, and have installed, the hitch and towing packages that best meet their needs.
- Moving and storage are synergistic businesses. Over half of our storage customers tell us they used U-Haul storage because of a household move. Customers will typically use U-Haul equipment or their personal vehicle to approach the loading area and enter the building through the singular customer access. All new U-Haul stores are designed with interior storage room access, giving the customer the added value of increased security, and the community the benefit of a more aesthetically pleasing exterior.

**Significant Policies:**

- Hours of Operation:

|               |                        |
|---------------|------------------------|
| Mon. - Thurs. | 7:00 a.m. to 7:00 p.m. |
| Fri.          | 7:00 a.m. to 8:00 p.m. |
| Sat.          | 7:00 a.m. to 7:00 p.m. |
| Sun.          | 9:00 a.m. to 5:00 p.m. |
- All U-Haul storage customers are issued a card-swipe style identification card that must be used to gain access to their room. This is but one of many security policies which protect the customer's belongings and decrease the ability of unauthorized access to the facility.
- It is against policy for a business to be operated from a U-Haul storage room.
- Customers and community residents who wish to use the on-site dumpsters for disposing of refuse must gain permission to do so and are assessed an additional fee.
- Items that may not be stored include: chemicals, flammables, and paints.
- U-Haul stores are protected by video surveillance.
- U-Haul stores are non-smoking facilities.
- U-Haul will provide added services and assistance to our customers with disabilities.

**Traffic Study:**

- U-Haul stores generate less vehicular traffic volume while still embodying an active-use site. Truck and trailer sharing, and self-storage all represent dynamic transitions from one



customer to another. DIY moving customers are presented with opportunities to utilize equipment and storage on a temporary basis, supporting a shared economy, an effective economic model, and an environmentally sound way to conduct business.

| USE COMPARISON                   |              |                |             |                           |      |
|----------------------------------|--------------|----------------|-------------|---------------------------|------|
| Use                              | Square Feet  | Traffic Volume |             | Typical Hours             | Days |
|                                  |              | Weekday        | Weekend     |                           |      |
| Fast Food Restaurant             | 3,000 sq ft  | 3,161 trips    | 3,430 trips | 18 hours - 24 hours       | 7    |
| Gas Station w/ Convenience Store | 2,200 sq ft  | 1,200 trips    | 2,200 trips | 18 hours - 24 hours       | 7    |
| Hotel                            | 50,000 sq ft | 905 trips      | 901 trips   | 24 hours                  | 7    |
| Casual Dining                    | 5,000 sq ft  | 1,075 trips    | 1,258 trips | 11 am - 11 pm<br>12 hours | 7    |
| U-Haul Center                    | 80,000 sq ft | 31 trips       | 53 trips    | 7 am - 7 pm<br>12 hours   | 7    |

U-Haul looks forward to working with the Village of Morton, IL, as you consider this SUP application package.



**U-HAUL**  
**MOVING & STORAGE OF MORTON**  
1075 W Jackson St. Morton, IL 61550



ADVERTISING & MARKETING ASSOCIATES, INC.



ARCHITECTURAL DESIGN & FACILITY IMAGING

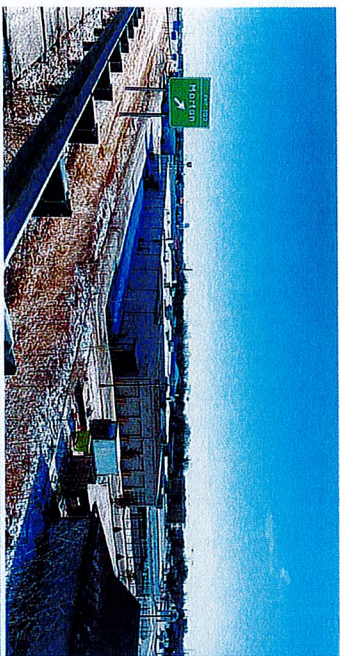
February 28, 2022





## MOVING & STORAGE OF MORTON

1075 W Jackson St, Morton, IL 61550



ADVERTISING & MARKETING ASSOCIATES, INC.



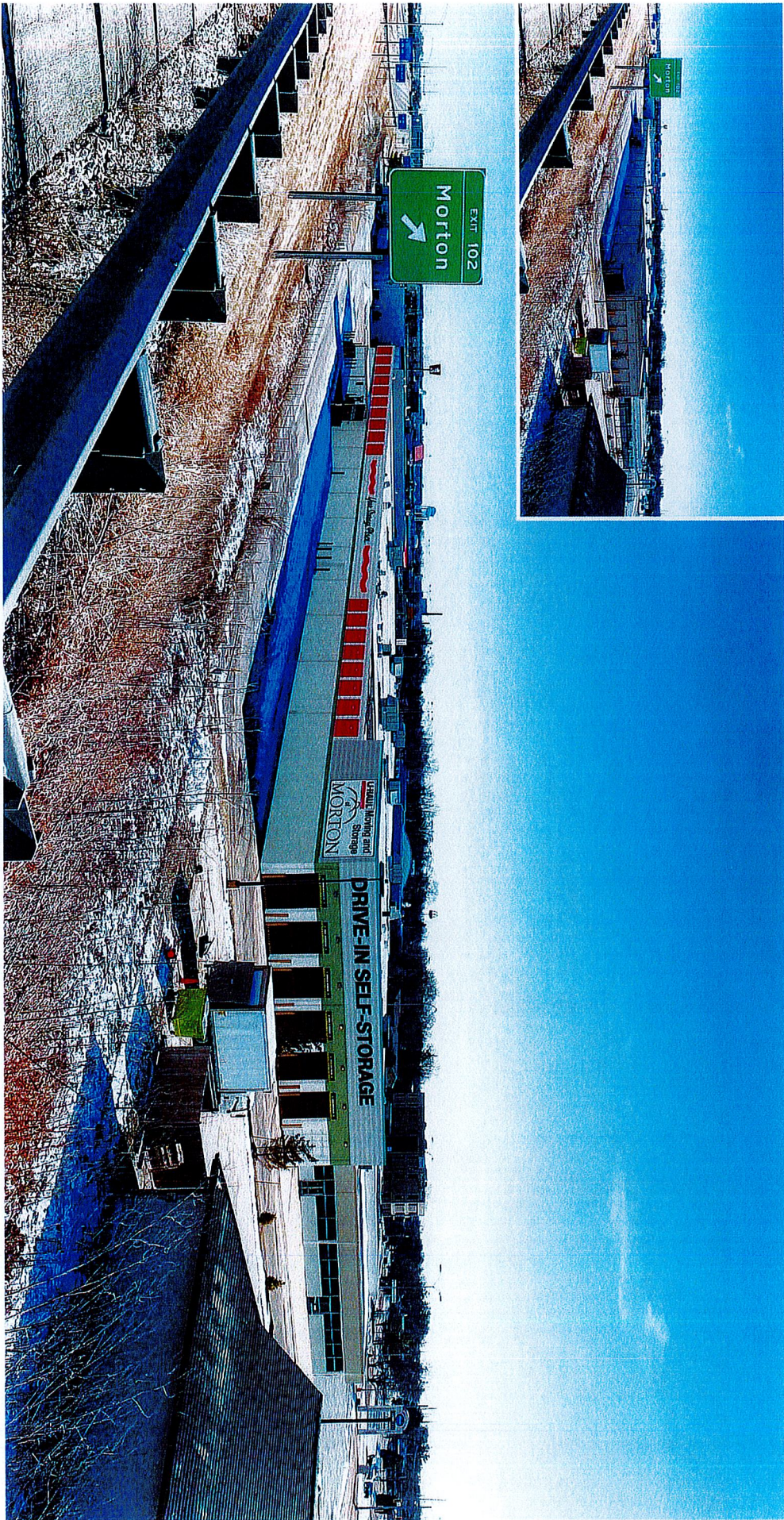
ARCHITECTURAL DESIGN & FACILITY IMAGING

February 28, 2022



U-HAUL

**MOVING & STORAGE OF MORTON**  
1075 W Jackson St, Morton, IL 61550



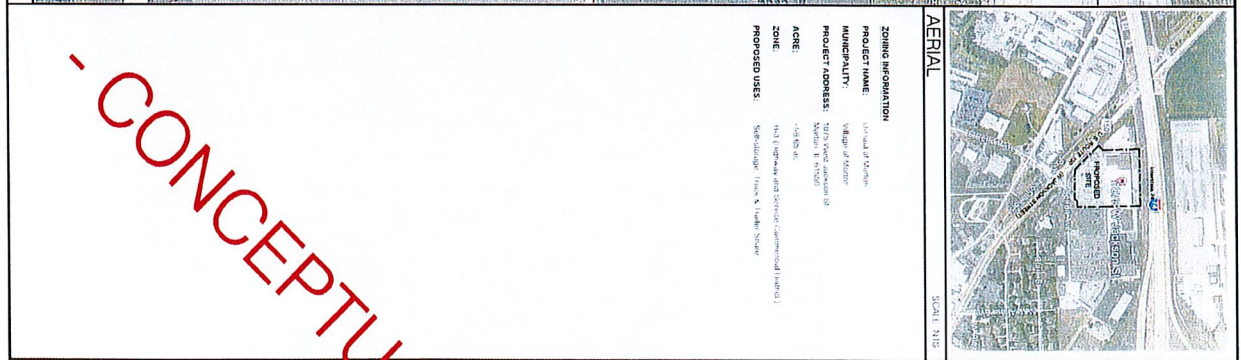
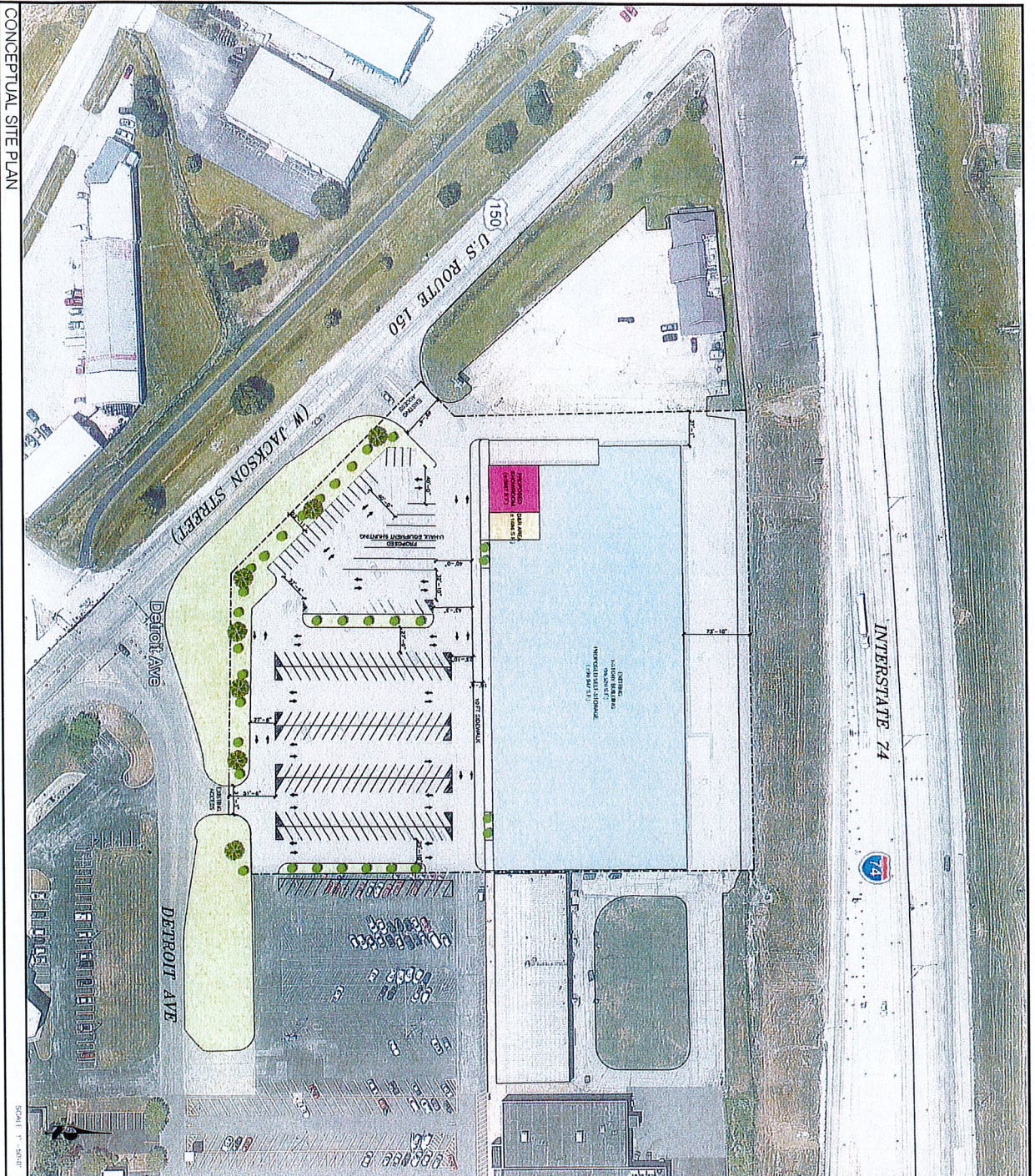
ADVERTISING & MARKETING ASSOCIATES, INC.



ARCHITECTURAL DESIGN & FACILITY IMAGING

February 28, 2022





**CONCEPTUAL -**

**AMERCO REAL ESTATE COMPANY**

**PRELIMINARY DOCUMENT - NOT FOR CONSTRUCTION OR INFORMATION ONLY**

**PROJECT INFORMATION**

**PROJECT NAME:** Village of Detroit

**MUNICIPALITY:** Village of Detroit

**PROJECT ADDRESS:** 10000 U.S. Route 150, Detroit, MI 48202

**ACRE:** 1.0000 AC

**ZONE:** M-1 (Medium Density Residential)

**PROPOSED USE:** Single-Family Residential (Detached)

**DATE:** 10/10/2018

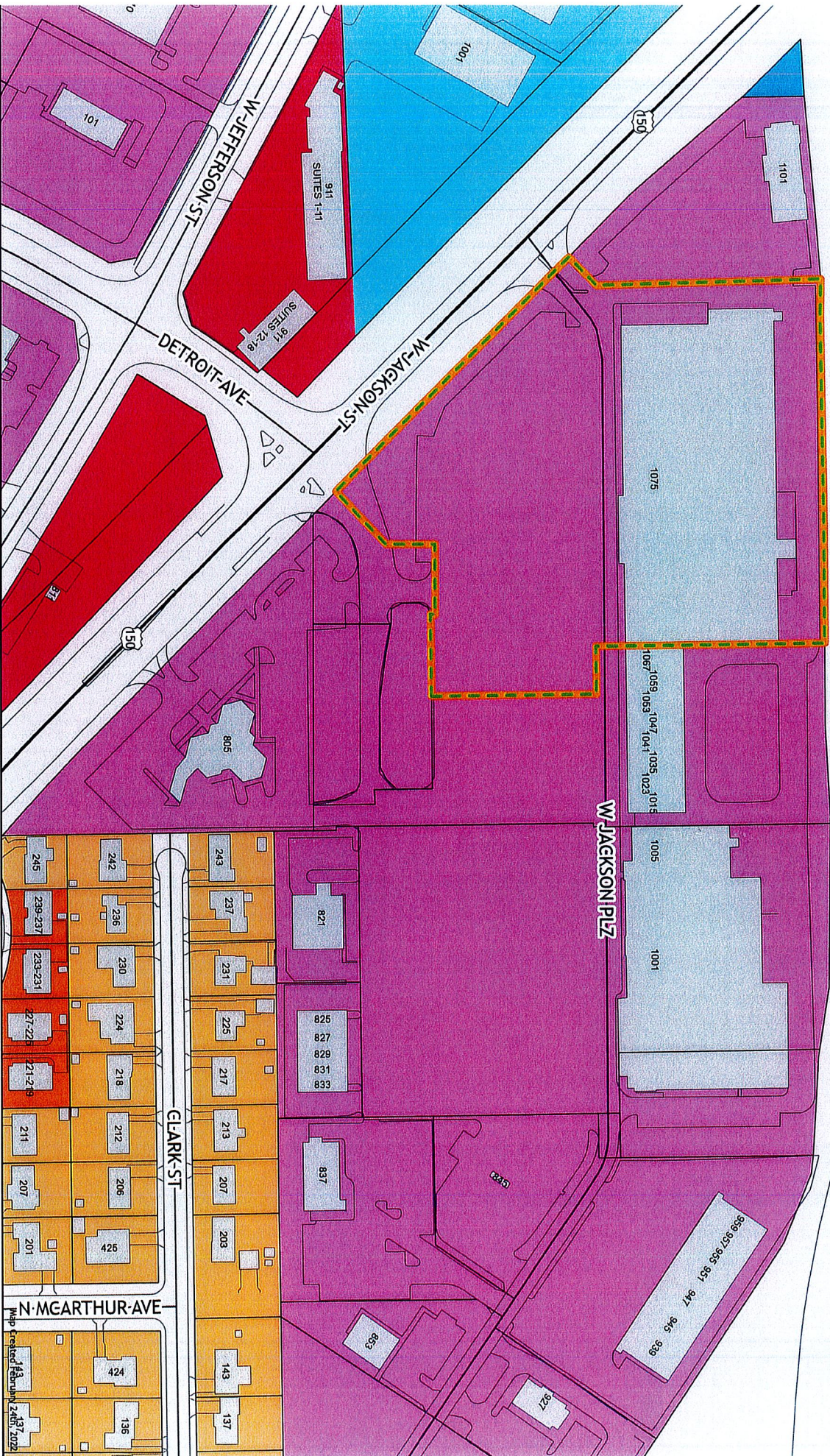
**BY:** [Signature]

**FOR:** [Signature]

**SCALE:** 1" = 100'

**SP1**

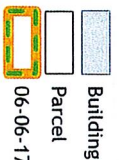




# Zoning Districts

1075 Jackson Plaza

Morton, Illinois



B-2 General Business District  
B-2 Two-Family/Planned Residential Development District  
B-2 One-Family/Planned Residential Development District



B-3 Highway and Service Commercial District  
I-1 Restricted Industrial District  
I-2 General Industrial District





**AGENDA**  
**PLAN COMMISSION OF THE VILLAGE OF MORTON, ILLINOIS**  
**7:00 P.M.**  
**MONDAY, MARCH 28, 2022**  
**FREEDOM HALL, 349 W. BIRCHWOOD ST., MORTON, ILLINOIS**

**I. Call to Order / Roll Call**

**II. Approval of Minutes** **Regular Meeting – February 28, 2022**

**III. Public Hearing(s):**

**Petition No. 22-04 SP:** Subject property is located at 1075 W. Jackson St. (P.I.N 06-06-17-100-048). A petition has been filed by U-Haul. U-Haul is requesting a special use at this property to permit the outdoor storage and display of U-Haul rental trucks and trailers only. The rental trucks and trailers will be located in the indicated area on the submitted site plan labeled “Proposed U-Haul Equipment Shunting.”

**Petition No. 22-05 SP:** Subject property is identified by the following P.I. N’s 06-06-18-400-024, 06-06-18-400-025, 06-06-18-400-013. A petition has been filed by Precision Planting, LLC. Precision Planting LLC is requesting a special use at these properties to permit a building height to not exceed forty-seven (47’) feet in height.

**IV. Other Business:**

**PRELIMINARY / FINAL PLAT OF PRECISION PLANTING SUBDIVISION**

**V. Brad Marks: Nothing**

**VI. Adjourn**





**MORTON PLAN COMMISSION**  
**MINUTES-MARCH 28, 2022**

The Plan Commission met on Monday, March 28, 2022, at 7:00 P.M., Chairman Keach presiding. Present: Ritterbusch, Keach, Zobrist, Aupperle, and Yordy. Absent: Geil, Knepp, Smock, and DeWeese. Also, in attendance: Zoning Officer Brad Marks, Trustee Craig Hilliard, and Attorney Pat McGrath.

Yordy made a motion to approve the minutes from the February 28, 2022, meeting. Zobrist seconded the motion to approve. The February 28, 2022, minutes were unanimously approved by a voice vote.

**Public Hearing(s):**

**Petition No. 22-04 SP:** Subject property is located at 1075 W. Jackson St. (P.I.N 06-06-17-100-048). A petition has been filed by U-Haul. U-Haul is requesting a special use at this property to permit the outdoor storage and display of U-Haul rental trucks and trailers only. The rental trucks and trailers will be located in the indicated area on the submitted site plan labeled "Proposed U-Haul Equipment Shunting." Aaron Freeman the Vice President of U-Haul spoke as the petitioner. Mr. Freeman gave an overview of how the property will be utilized. There was discussion about the shunting area as the only part of the current parking lot as being allowed to store trailers and trucks. Tom Stanesa spoke from the public in support of the project. A motion to approve the requested special use as it is stated was made by Zobrist. A second motion to approve was made by Yordy. This was followed by a vote to approve.

Yes-Keach, Aupperle, Zobrist, Yordy.  
No-Ritterbusch

**APPROVED**

**Petition No. 22-05 SP:** Subject property is identified by the following P.I. N's 06-06-18-400-024, 06-06-18-400-025, 06-06-18-400-013. A petition has been filed by Precision Planting, LLC. Precision Planting LLC is requesting a special use at these properties to permit a building height to not exceed forty-seven (47') feet in height. Steve Kerr from Mohr and Kerr Engineering and Kyle Schott from Ryan Companies spoke on behalf of the petitioner. Mr. Kerr and Mr. Schott stated that the interior racking height is the reason that the building will need to be forty-seven (47") feet in height. After discussion from the board, a motion to approve was made by Ritterbusch. A second motion to approve was made by Zobrist. This was followed by a vote to approve.

Yes-Ritterbusch, Aupperle, Zobrist, Yordy, Keach.  
No-None

**APPROVED**

**Other Business:**

**PRELIMINARY / FINAL PLAT OF PRECISION PLANTING SUBDIVISION. ZEO**

Marks presented the Plats and stated that they have been reviewed by staff internally and appear to meet all required information. After little discussion, a motion to approve was made by Yordy. A second motion to approve was made by Zobrist. This was followed by a vote to approve.

Yes-Keach, Ritterbusch, Zobrist, Yordy, Aupperle.

No-None

**APPROVED**

**Brad Marks:** Nothing

With no further business, Zobrist made a motion to adjourn. A second motion to adjourn was made by Yordy. With a voice roll call, there was a unanimous approval to adjourn.

1 PLAN COMMISSION OF THE VILLAGE OF MORTON, ILLINOIS  
 2 DATE: March 28, 2022  
 3 TIME: 7:15 p.m.  
 4 PLACE: Freedom Hall  
 5 349 West Birchwood  
 6 Morton, Illinois 61550  
 7 COMMISSION MEMBERS PRESENT:  
 8 Mr. Gerald Ritterbusch  
 9 Mr. Jeff Keach  
 10 Mr. Bill Apperle (via Zoom)  
 11 Mr. Michael Yordy  
 12 Mr. Phil Zobrist  
 13 Mr. Pat McGrath  
 14 Mr. Brad Marks  
 15 Mr. Craig Hilliard  
 16  
 17 MR. KEACH: Good evening, ladies and  
 18 gentlemen. We are going to hold our Planning  
 19 Commission of the Village of Morton, Illinois,  
 20 meeting. It's 7 p.m., Monday, March 28th. Let's have  
 21 a roll call.  
 22 MR. MARKS: Gell.  
 23 (No response.)  
 24 MR. MARKS: Knepp.  
 25 (No response.)  
 26 MR. MARKS: Smock.  
 27 (No response.)  
 28 MR. MARKS: Ritterbusch.

Merit Reporters 309/266-7700

1 MR. RITTERBUSCH: Here.  
 2 MR. MARKS: Keach.  
 3 MR. KEACH: Here.  
 4 MR. MARKS: Zobrist.  
 5 MR. ZOBRIST: Here.  
 6 MR. MARKS: Apperle.  
 7 MR. APPERLE: Here.  
 8 MR. MARKS: Yordy.  
 9 MR. YORDY: Here.  
 10 MR. MARKS: DeWeese.  
 11 (No response.)  
 12 MR. MARKS: Okay. We have a quorum.  
 13 MR. KEACH: Okay. We have a quorum.  
 14 Approval of the minutes. Do we have any comments,  
 15 questions, motions on the minutes from last meeting?  
 16 MR. YORDY: Motion to approve.  
 17 MR. KEACH: We have a motion.  
 18 MR. ZOBRIST: Second.  
 19 MR. KEACH: And a second.  
 20 MR. MARKS: All in favor say aye.  
 21 ALL IN UNISON: Aye.  
 22 MR. MARKS: Oppose the same. Approved.  
 23 MR. KEACH: So tonight we have two public

Merit Reporters 309/266-7700

1 hearings. Before we start our public hearings, we  
 2 traditionally have our attorney, Mr. McGrath, give us  
 3 a little explanation of public hearings.  
 4 MR. McGRATH: Thank you. Two public  
 5 hearings are being held tonight pursuant to published  
 6 notice. Any person wishing to address the Planning  
 7 Commission on either of the items set for public  
 8 hearing will have the opportunity to do so and will  
 9 give their testimony under oath or affirmation. A  
 10 representative of the petitioner traditionally  
 11 proceeds first; thereafter, members of the public will  
 12 be permitted and welcomed to provide comments, or if  
 13 you live within 250 feet of the subject property to  
 14 ask questions of other testifying witnesses.  
 15 At the conclusion of the hearing, the  
 16 Planning Commission will make its recommendation. The  
 17 Planning Commission makes recommendations only. The  
 18 Village Board is responsible for taking final action  
 19 on these matters.  
 20 MR. KEACH: Thank you. So first item on the  
 21 agenda for public hearing is Petition No. 22-04 SP:  
 22 Subject property is located at 1075 West Jackson  
 23 Street. A petition has been filed by U-Haul. U-Haul

Merit Reporters 309/266-7700

1 is requesting a special use at this property to permit  
 2 the outdoor storage and display of U-Haul rental  
 3 trucks and trailers only. The rental trucks and  
 4 trailers will be located in the indicated area in the  
 5 submitted site plan labeled "Proposed U-Haul Equipment  
 6 Shunting."  
 7 Is there anybody from U-Haul who would like  
 8 to speak to this petition tonight? Come forward and  
 9 be sworn in and then take the microphone over there.  
 10 (Witness sworn.)  
 11 MR. KEACH: And so give your name and  
 12 address.  
 13 MR. FREEMAN: Okay.  
 14 MR. KEACH: And presentation.  
 15 MR. FREEMAN: My name is Aaron Freeman. I'm  
 16 the vice president of U-Haul at 1032 Stevenson Drive  
 17 in Springfield, Illinois. Prepared in the application  
 18 package for the opportunity to receive the planning  
 19 and zoning participation and counseling in regards to  
 20 the conditional use permit for the truck and trailer  
 21 sharing.  
 22 The property of the former Kmart building is  
 23 currently vacant and heavily underutilized. We

Merit Reporters 309/266-7700

1 advocate an adaptive reuse of the existing building,  
2 revitalizing its current structure to better fit the  
3 character of the city. U-Haul has a long and proud  
4 history of taking unused commercial properties and  
5 turning them into productive businesses, which  
6 generate tax revenue, provide jobs, and help to  
7 promote infill development to meet citizens' needs.

8 Our intent is to retrofit the building to  
9 accommodate for climate-controlled storage, retail  
10 showroom, and offer truck and trailer share for  
11 customers on site. This helps Morton residents  
12 improve the life of residential mobility via truck  
13 sharing and self-storage.

14 Our business provides an excellent buffer  
15 between residential and commercial zones as it is  
16 subtle and quiet and generates very little traffic.  
17 In addition, our state-of-the-art security monitoring  
18 system, our individually alarmed rooms, structured  
19 access, live cameras will undoubtedly deter any  
20 offensive behavior in the property and the community.

21 U-Haul has a successful history of working  
22 together with the nearby cities, like Peoria, where we  
23 received the Making Beautiful Peoria award. We look

Merit Reporters 309/266-7700

1 toward to having the opportunity to work closely with  
2 this community and making this particular facility  
3 beautiful as well. I'm open for any questions or  
4 concerns.

5 MR. KEACH: Are there any questions from the  
6 board?

7 MR. RITTERBUSCH: Yes, I have several  
8 questions.

9 MR. KEACH: Okay.

10 MR. RITTERBUSCH: I guess one of the first  
11 questions is your shunting area. To me, it looks  
12 fairly small for the wide array of equipment for a  
13 normal U-Haul rental facility. I mean, you got some  
14 pretty big box trucks, and a super mover is a pretty  
15 good, long truck. And I guess in that area I don't  
16 see much room for parking those trailers and whatnot.  
17 So would this be a limited series of rental equipment  
18 there, or would this be the typical full line that we  
19 would find at, say, a rental place like the one on  
20 University in Peoria?

21 MR. FREEMAN: That's a good question. So  
22 the one on University captures a population of about  
23 140 to 150,000 people, and the location here --

Merit Reporters 309/266-7700

1 really, about 89 percent of our moves are generated  
2 from the hometown, and it's about within a three- to  
3 five-mile radius, and they're all in-town moves where  
4 somebody needs to pick up something and come back.  
5 I'm not sure what the population is here, but I think  
6 it's significantly less than the Peoria Metro area,  
7 maybe closer to 25 to 30,000, so the amount of units  
8 wouldn't be nearly as much as a site like that.

9 MR. RITTERBUSCH: So all of the rental  
10 equipment would be in that area that's designated as  
11 the shunting area then, and the area to the east,  
12 which has four lines for parking, that's going to be  
13 no truck parking on that?

14 MR. FREEMAN: That's correct. We would have  
15 a receiving area where the -- where we would designate  
16 the equipment to come in, and we also like to break  
17 the building so the consumer, as they drive by, can  
18 see the building itself.

19 MR. KEACH: What is the parking for, all of  
20 the parking that's shown on the site plan?

21 MR. FREEMAN: Well, I mean, at this time we  
22 really don't have an immediate plan for all of the  
23 parking that's in the site plan currently.

Merit Reporters 309/266-7700

1 MR. KEACH: And does your submission also  
2 include this -- there's a little bit of landscaping  
3 and some items that have been put in the paving.  
4 Right now it's just a sea of paving pretty much, but  
5 you're showing some islands there and it looks like  
6 additional landscaping. Is that a part of your plan?

7 MR. FREEMAN: Yeah. Yes.

8 MR. ZOBRIST: Will there be any changes to  
9 the site lighting that is out there now?

10 MR. FREEMAN: I think we'll adhere to any  
11 photometric plan that the City requires. We'd have to  
12 take a look at it again and see what exactly we're  
13 going to do with the lighting itself. If they're not  
14 LED, we usually upgrade them to LED lights.

15 MR. ZOBRIST: You wouldn't be reducing  
16 lighting that was maybe typically there for parking  
17 when Kmart operated there?

18 MR. FREEMAN: No. No, absolutely not. We  
19 like lighting. It's cheap security. We don't like  
20 our places looking vacant and desolate.

21 MR. KEACH: Are you going to use the entire  
22 Kmart building for storage?

23 MR. FREEMAN: Yes.

Merit Reporters 309/266-7700

1 MR. KEACH: You're going to build individual  
2 storage units inside of Kmart?

3 MR. FREEMAN: Yeah.

4 MR. KEACH: Air conditioned and heated?

5 MR. FREEMAN: They'll all be air conditioned  
6 and heated, just like your home. So it'll help the  
7 residents here in the Morton area kind of free up the  
8 clutter in their garage, yard, or even their home.

9 MR. KEACH: So is there any special use  
10 required for that?

11 MR. MARKS: On the inside, no. Indoor  
12 storage is a permitted use in B-3.

13 MR. RITTERBUSCH: I guess I have a question  
14 for our attorney. So this special use, as far as  
15 equipment, can only be parked in that shunting area.  
16 If they wanted to park something in the other parking  
17 area, they would have to come back for another special  
18 use. Right?

19 MR. McGRATH: It is -- so long as the  
20 restriction -- yeah, the -- I would suggest that it  
21 would be appropriate, as a part of your  
22 recommendation, to indicate that your recommendation  
23 is for the physical area displayed on the site plan

1 they've produced. In that instance, then, yes, if  
2 they needed to expand or desire to expand in the  
3 future, they'd have to come back for any special use.  
4 If you were to grant special use without restrictions  
5 or conditions of any kind, then the physical area  
6 limitations that you suggested wouldn't apply. In  
7 other words, make it a condition.

8 MR. KEACH: Any other questions for the  
9 petitioner?

10 MR. MARKS: If I may. So the way it reads  
11 here, it does indicate that shunting area. So please  
12 correct me if I'm wrong, if they make the motion to  
13 approve and we approve it as it is stated in here,  
14 that way it indicates the area that they would park  
15 that. Correct?

16 MR. RITTERBUSCH: Okay.

17 MR. McGRATH: Yes.

18 MR. KEACH: Thank you very much.

19 MR. FREEMAN: You're welcome.

20 MR. KEACH: Is there anybody from the public  
21 who would like to make a comment about this agenda  
22 item?

23 MR. STANESA: Is this a private development?

1 MR. KEACH: You're going to need to stand  
2 up, be sworn in, and go to the microphone.

3 (Witness sworn.)

4 MR. KEACH: You need to go to the  
5 microphone, sir. I'm sorry.

6 MR. STANESA: I'd like to know what -- I  
7 guess the first question, what is the zoning in that  
8 area?

9 MR. MARKS: It's B-3.

10 MR. STANESA: The classification.

11 MR. MARKS: It's B-3.

12 MR. STANESA: And special use permit then  
13 fits within the B-3, and it doesn't lower the zoning.  
14 There's no change then to the entire plot?

15 MR. MARKS: No. No. The zoning is B-3; it  
16 will remain B-3.

17 MR. STANESA: And I'm just wondering if --  
18 the whole development is beautiful. Is that a  
19 corporate -- totally corporate investment and site, or  
20 is there private involvement in the entire project?

21 MR. MARKS: I'm not sure if I understand the  
22 question.

23 MR. STANESA: Well, U-Haul is a national

1 corporation, and is it a national company organization  
2 that's here coming, or is it involved with private  
3 investors? I don't know that it matters much. I'm  
4 just curious.

5 MR. McGRATH: And that would be a question  
6 that this board couldn't answer.

7 MR. STANESA: It doesn't matter, yeah.

8 MR. McGRATH: Directed U-Haul matters  
9 germane or directly relevant to the special use  
10 request can be asked by cross-examination; that matter  
11 not being germane to the request, it wouldn't be the  
12 board's prerogative to be able to compel U-Haul to  
13 answer that. So if they choose to share that with you  
14 in the parking lot as you leave, great, but,  
15 otherwise, we can't compel them to --

16 MR. STANESA: Oh, sure. Sure. It's a  
17 beautiful site for sure. And there's no question  
18 about the tremendous improvement for all of us after  
19 all of this time. So good for you guys. It's going  
20 to be exciting to have you. Thank you.

21 MR. KEACH: Sir, could you state your name.

22 MR. STANESA: Thomas Stanesa. I live here  
23 in Morton.

1 MR. KEACH: Okay. Thank you.  
 2 MR. STANESA: That's it. Thank you.  
 3 MR. KEACH: Any further discussion amongst  
 4 the board? If not, I would entertain a motion.  
 5 MR. ZOBRIST: I make a motion to approve the  
 6 request as shown on their site plan and other  
 7 documents submitted to us.  
 8 MR. YORDY: Second.  
 9 MR. KEACH: And a second.  
 10 MR. MARKS: Keach.  
 11 MR. KEACH: Yes.  
 12 MR. MARKS: Aupperle.  
 13 MR. KEACH: Aupperle, are you yes or no?  
 14 MR. AUPPERLE: Yes.  
 15 MR. MARKS: Ritterbusch.  
 16 MR. RITTERBUSCH: No.  
 17 MR. MARKS: Zobrist.  
 18 MR. ZOBRIST: Yes.  
 19 MR. MARKS: Yordy.  
 20 MR. YORDY: Yes.  
 21 MR. MARKS: I have four. Approved.  
 22 MR. KEACH: Okay. Next item on the agenda  
 23 is Petition No. 22-05 SP: Subject property is

1 identified by the following pin -- I'll skip that for  
 2 the moment. The petition has been filed by Precision  
 3 Planting, LLC. Precision Planting, LLC, is requesting  
 4 a special use at these properties to build a building  
 5 height to not exceed 47 feet in height. Is there  
 6 anybody from Precision Planting who would like to  
 7 present to the board?  
 8 MR. SCHOTT: There's two of us.  
 9 MR. KEACH: Okay. Come up and be sworn in.  
 10 (Witnesses sworn.)  
 11 MR. KEACH: Please state your names and  
 12 addresses.  
 13 MR. KERR: Steve Kerr, 5703 North Woodlawn  
 14 Court in Peoria, Illinois, and I'm here to represent  
 15 Precision Planting, and this is Kyle Schott from Ryan  
 16 Companies, who's also here to represent Precision  
 17 Planting.  
 18 The site that we're asking for the special  
 19 use on the variance on is in the interstate corridor.  
 20 It's zoned I-2, which would typically allow a 70-foot  
 21 building height. Since it's in the interstate  
 22 corridor, the restriction is 35 feet. And we're in  
 23 the interstate corridor, the entire property is in the

1 corridor. Even though a small portion of the property  
 2 touches the interstate, the actual -- if you go to the  
 3 next page, Brad, that's the site plan there and the  
 4 interstate is in the south -- or is in the lower  
 5 left-hand corner of the picture. And the building  
 6 that we're proposing to put up currently is almost 800  
 7 feet away from the interstate and the -- if we ever do  
 8 the future building, that will be almost 300 feet away  
 9 from the interstate.  
 10 So we have quite a bit of separation from  
 11 the actual interstate if the worry is how tall the  
 12 building is. The reason we need the height is because  
 13 of the racking system, and I'll let Kyle discuss what  
 14 the racking system is.  
 15 MR. SCHOTT: Thanks, Steve. As Steve  
 16 mentioned, Kyle Schott with Ryan Companies. I'm our  
 17 director of real estate development. It's 700 Oakmont  
 18 Lane in Westmont, Illinois. As Steve mentioned, we're  
 19 requesting a 47-foot building height. That is --  
 20 there's a couple of different reasons for that.  
 21 First is just operationally; the racking  
 22 system that we have for this building and operation  
 23 requires that height. Secondly, now, you know, with

1 our -- for our client, we're building a Class A  
 2 building and asset, and typically in the market we're  
 3 now seeing 36-foot to 40-foot clear, and that's  
 4 typical across the market for Class A product. And  
 5 we're showing a 36-foot clear, and combine that with  
 6 the rest of our structural requirements gets you to  
 7 that 47 feet.  
 8 And then we'd entertain any additional  
 9 questions as it relates to this variance and special  
 10 use request.  
 11 MR. YORDY: Your future expansion, I would  
 12 assume that would mirror or be very close to what's  
 13 being proposed right now, the 47.  
 14 MR. SCHOTT: Yes. Yep. The exact intention  
 15 is to be just a second phase of the building that  
 16 we're proposing right now.  
 17 MR. KEACH: So would that whole property be  
 18 under the special use, Brad, or would they have to go  
 19 back for another special use if they added the  
 20 additional building?  
 21 MR. MARKS: That would be covered. Is that  
 22 correct, Pat?  
 23 MR. McGRATH: The entire property would be



1 covered.

2 MR. YORDY: So this would cover the proposed

3 as well as the future?

4 MR. MARKS: Yes.

5 MR. YORDY: Okay.

6 MR. KEACH: What's the building made of?

7 MR. SCHOTT: Precast concrete.

8 MR. YORDY: How many square foot -- looking

9 at the plans, how many square foot is the proposed?

10 MR. SCHOTT: So the proposed is 310,000

11 square feet, and I think we're showing the expandible

12 up to almost 900,000.

13 MR. YORDY: It's a big building.

14 THE WITNESS: Yep.

15 MR. YORDY: I'm a farmer. I'm doing the

16 math in acres.

17 MR. SCHOTT: So what you're looking at up

18 there is about 61 acres, and there's another parcel

19 south of the proposed new road.

20 MR. KEACH: Any other questions for the

21 petitioner? Thank you very much.

22 MR. SCHOTT: Thank you.

23 MR. KEACH: Any comments from the audience?

Merit Reporters 309/266-7700

1 Seeing none, how about discussion amongst the board?

2 Brad, can you give us any history on why the

3 interstate corridor has this requirement of only being

4 35 feet tall?

5 MR. MARKS: I can only give an educated

6 guess, and I would say it's just because of the

7 aesthetics from the interstate.

8 MR. KEACH: Aesthetics. Okay.

9 MR. MARKS: That would be my best guess.

10 MR. KEACH: So there's no law by the state

11 of Illinois for buildings being a certain height?

12 MR. MARKS: I'm not aware of anything. Pat,

13 are you aware of any?

14 MR. McGRATH: No.

15 MR. KEACH: Okay.

16 MR. YORDY: It's exciting to see for Morton,

17 very exciting.

18 MR. KEACH: I think it's in a spot where, to

19 me, the height difference would -- is probably

20 unnoticeable.

21 MR. YORDY: I think it flows very well.

22 MR. KEACH: Any other questions or comments

23 with one another? If not, I would entertain a motion.

Merit Reporters 309/266-7700

1 MR. RITTERBUSCH: I'll make a motion that we

2 approve this special use request.

3 MR. ZOBRIST: Second.

4 MR. KEACH: No further discussion. Let's

5 call the roll.

6 MR. MARKS: Ritterbusch.

7 MR. RITTERBUSCH: Yes.

8 MR. MARKS: Aupperle.

9 MR. AUPPERLE: Yes.

10 MR. MARKS: Zobrist.

11 MR. ZOBRIST: Yes.

12 MR. MARKS: Yordy.

13 MR. YORDY: Yes.

14 MR. MARKS: Keach.

15 MR. KEACH: Yes.

16 MR. MARKS: Approved.

17 MR. KEACH: Okay. That closes our public

18 hearing. We have one more item on the agenda, and

19 that's a preliminary and final plat of the Precision

20 Planting subdivision. Do we need any discussion on

21 that?

22 MR. MARKS: I can just give -- the

23 preliminary and final plat have gone through our

Merit Reporters 309/266-7700

1 office, and we do believe it meets the criteria that

2 shows setbacks, easements, the roads, everything that

3 we feel is necessary.

4 MR. KEACH: Okay. Very good. Do we have a

5 motion?

6 MR. YORDY: So moved.

7 MR. KEACH: We have one motion.

8 MR. ZOBRIST: Second.

9 MR. KEACH: And a second. With no further

10 discussion, call the roll.

11 MR. MARKS: We approve both these at the

12 same time?

13 MR. KEACH: Yes.

14 MR. MARKS: Ritterbusch.

15 MR. RITTERBUSCH: Yes.

16 MR. MARKS: Zobrist.

17 MR. ZOBRIST: Yes.

18 MR. MARKS: Yordy.

19 MR. YORDY: Yes.

20 MR. MARKS: Keach.

21 MR. KEACH: Yes.

22 MR. MARKS: Aupperle.

23 MR. AUPPERLE: Yes.

Merit Reporters 309/266-7700

1 MR. MARKS: Approved.

2 MR. KEACH: Okay. Brad, you've got nothing  
3 on the agenda.

4 MR. MARKS: I do not have anything on that.

5 MR. KEACH: You even wrote it down there.

6 MR. MARKS: I'm good. Thank you.

7 MR. KEACH: We'll have a motion to adjourn  
8 then.

9 MR. ZOBRIST: I'll make a motion to adjourn.

10 MR. YORDY: Second.

11 MR. KEACH: All in favor.

12 ALL IN UNISON: Aye.

13 (Meeting adjourned at 7:36 p.m.)  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23

1 CERTIFIED SHORTHAND REPORTER'S CERTIFICATE.

2  
3 I, Leigh C. Stephens, CSR, RPR, a Certified  
4 Shorthand Reporter in and for the State of Illinois,  
5 and the Certified Shorthand Reporter who reported the  
6 proceedings had on said day in this cause, do hereby  
7 certify that the foregoing transcript of proceedings  
8 is a true and complete transcript of proceedings had  
9 on said day in this cause.

10 IN TESTIMONY WHEREOF, I have hereunto set my  
11 hand this 31st day of March, A.D. 2022.  
12

13 *Leigh C. Stephens*  
14

15 CSR, RPR,

16 (License #084-004885)  
17  
18  
19  
20  
21  
22  
23