

City of Rock Falls

603 W. 10th Street
Rock Falls, IL 61071-2854

Mayor

Rod Kleckler
815-380-5333

City Administrator

Robbin Blackert
815-564-1366



City Clerk

Pam Martinez
815-622-1100

City Treasurer

Kay Abner
815-622-1100

Rock Falls City Council Agenda
Council Chambers
603 W 10th Street, Rock Falls, IL 61071

August 20, 2024
5:30 p.m.

Call to Order at 5:30 p.m.

Pledge of Allegiance

Roll Call

Audience Requests

Community Affairs

Rock Falls Chamber of Commerce, Sam Smith President/CEO

Consent Agenda:

1. Approval of the minutes of the August 6, 2024, City Council Meeting ☞
2. Approval of bills as presented ☞

Ordinances 2nd Reading and Adoption:

1. Ordinance 2024-2659 – Amending Chapter 20 of the Rock Falls Municipal Code Relating to Nuisance Greenery ☞
2. Ordinance 2024-2660 – Amending Chapter 26 of the Rock Falls Municipal Code Relating to Sidewalk Snow Removal within the Downtown Business Area ☞
3. Ordinance 2024-2661 – Authorizing the Purchase of Real Property (Part of PIN: 11-34-201-006 and 11-34-201-007) ☞

City Administrator Robbin Blackert:

1. Approve Change Order Number 1 with McDonagh Demolition, Inc. for the Micro Industries Building Demolition Project in the amount of \$35,898.50. ☞
2. Approve Change Order Number 2 with Gensini Excavating for the RBW District Control Room and Toilet Room Project in the amount of \$19,750.00. ☞

Information/Correspondence

Matt Cole, City Attorney

Corey Buck, City Engineer

Tourism Director, Melinda Jones

1. Approve the closure of E 2nd Street from Avenue A to Wood Avenue on Saturday, September 7, 2024 from 7:00 a.m. to 7:00 p.m. for the Taste of Fiesta.
2. Approve the closure of E 2nd Street from Avenue A to Wood Avenue on Saturday, August 24, 2024 from 7:00 a.m. to 6:00 p.m. for Art in the Park.
3. Approve the closure of E 2nd Street from Avenue A to Wood Avenue on Friday, September 27, 2024 from 1:00 p.m. to 11:00 p.m. for the Taco Throwdown Festival.

Alderman Reports/Committee Chairman Requests

Ward 1

Alderman Bill Wangelin – Public Works/Public Property Committee Chairman/Tourism Committee

Alderman Gabriella McKanna – Finance/Insurance/Investment Committee Chairman

Ward 2

Alderman Brian Snow – Building Code Committee Chairman/Utility Committee Vice Chairman

Alderman Vickey Byrd

Ward 3

Alderman Steve Dowd – Police Fire Committee Chairman

1. Recommendation from the Police Fire Committee to approve the Police Department to purchase a new vehicle for the Investigations Section in an amount not to exceed \$25,000.00 and trade in a 2012 Chevy Impala

Alderman Cody Dornes

Ward 4

Alderman Violet Sobottka – Ordinance/License/Personnel/Safety Committee Chairman

Alderman Cathy Arduini

Mayor's Report:

Adjournment

Next City Council Meeting – September 3, 2024, at 5:30 p.m.

Posted: August 16, 2024

Michelle Conklin, Deputy City Clerk

The City of Rock Falls is subject to the requirements of the Americans with Disabilities Act of 1990. Individuals with Disabilities who plan to attend this meeting and who require certain accommodations in order to allow them to observe and/or participate in the meeting, or who have questions regarding the accessibility of the meeting or the facilities, are requested to contact Mark Searing, ADA Coordinator, at 1-815-622-1108 promptly to allow the City of Rock Falls to make reasonable accommodations within 48 hours of the scheduled meeting.

City of Rock Falls

603 W. 10th Street
Rock Falls, IL 61071-2854

Regular meeting minutes of the Mayor and Aldermen of the City of Rock Falls

The regular meeting of the Mayor and City Council of Rock Falls, Illinois was called to order at 5:30 p.m. on August 6, 2024, in the Council Chambers by Mayor Rod Kleckler.

City Clerk Pam Martinez called the roll following the pledge of allegiance. A quorum was present including Mayor Kleckler, Aldermen Wangelin, Snow, Byrd, Arduini, and Sobottka. Absent Alderman McKanna, Dowd and Dornes. In addition, Attorney Matt Cole and City Administrator Robbin Blackert were present.

Audience request:

None.

Community Affairs:

None.

Consent Agenda:

Consent Agenda items 1-2 were read aloud by City Clerk Pam Martinez.

1. Approval of the minutes of the July 16, 2024, City Council Meeting.
2. Approval of bills as presented.

A motion was made by Alderman Wangelin to approve the Consent Agenda and second by Alderwoman Sobottka.

Vote 5 aye, motion carried.

Ordinance 1st Reading:

1. Ordinance 2024-2659 – Amending Chapter 20 of the Rock Falls Municipal Code Relating to Nuisance Greenery.

A motion was made by Alderman Snow to approve Ordinance 2024-2659 – Amending Chapter 20 of the Rock Falls Municipal Code Relating to Nuisance Greenery for first reading and second by Alderwoman Sobottka.

Vote 4 aye, 1 no (Arduini), motion carried.

2. Ordinance 2024-2660 – Amending Chapter 26 of the Rock Falls Municipal Code Relating to Sidewalk Snow Removal within the Downtown Business Area.

A motion was made by Alderwoman Sobottka to approve Ordinance Amending Chapter of the Rock Falls Municipal Code Relating to Sidewalk Snow Removal within the Downtown Business Area for first reading and second by alderwoman Arduini.

Vote 5 aye, motion carried.

Ordinance 2nd Reading and Adoption:-

1. Ordinance 2024-2657 – Amending Chapter 16, Article V of the Rock Falls Municipal Code Requiring Dedicated Telephone Service at ALL Licensed Premises.

A motion was made by Alderman Snow to approve Ordinance 2024-2657 – Amending Chapter 16, Article V of the Rock Falls Municipal Code Requiring Dedicated Telephone Service at ALL Licensed Premises for second reading and adoption and second by Alderman Wangelin.

Vote 5 aye, motion carried.

2. Ordinance 2024-2658 – Amending Chapter 2, Article VI of the Rock Falls Municipal Code Relating to the Office of City Administrator.

A motion was made by Alderwoman Sobottka to approve Ordinance 2024-2658 – Amending Chapter 2, Article VI of the Rock Falls Municipal Code Relating to the Office of the City Administrator for second reading and adoption and second by Alderman Snow.

Vote 5 aye, motion carried.

City Administrator:

1. City Administrator Blackert asked to approve Engineering Services Agreement with Willett, Hofmann & Associates, 809 East 2nd Street, Dixon, IL for IEPA Water Pollution Control Revolving Loan Fund program funding for Wastewater System Improvements for \$19,500.00.

A motion was made by Alderman Snow to approve Engineering Services Agreement with Willett, Hofmann & Associates, 809 East 2nd Street, Dixon, IL for IEPA Water Pollution Control Revolving Loan Fund program funding for Wastewater System Improvements for \$19,500.00 and second by Alderwoman Sobottka.

Vote 5 aye, motion carried.

2. Amendment No. 2 to the Engineering Agreement with Willett, Hofmann & Associates, 809 East 2nd Street, Dixon, IL in the amount of \$16,500.00 for the Watermain Replacement Phase 2 Project.

A motion was made by Alderman Snow to approve the Amendment No. 2 to the Engineering Agreement with Willett, Hofmann & Associates, 809 East 2nd Street, Dixon, IL in the amount of \$16,500.00 for the Watermain Replacement Phase 2 Project and second by Alderman Wangelin.

Vote 5 aye, motion carried.

3. Approve Quote from Renewal by Andersen, 3307 W. Farmington Road, Peoria, IL 61604 for replacement of windows at the Rock Falls Electric Department for \$20,539.00.

A motion was made by Alderman Wangelin to approve the quote from Renewal by Andersen, 3307 W. Farmington Road, Peoria, IL 61604 for replacement of windows at the Rock Falls Electric Department for \$20,539.00 and second by Alderwoman Sobottka.

Vote 5 aye, motion carried.

Tourism Director, Melinda Jones:

1. Approve the closure of East 2nd Street from Avenue A to Wood Avenue on August 16, 2024, from 2:00 p.m. to 10:00 p.m. for Eats 'n' Beats.

A motion was made by Alderman Snow to approve the closure of East 2nd Street from Avenue A to Wood Avenue on August 16, 2024, from 2:00 p.m. to 10:00 p.m. for Eats 'n' Beats and second by Alderwoman Arduini.

Vote 5 aye, motion carried.

2. Approve a Public Event License to Taste of Fiesta for September 7, 2024.

A motion was made by Alderman Wangelin to approve a Public Event License to Taste of Fiesta for September 7, 2024, and second by Alderman Snow.

Vote 5 aye, motion carried.

City Attorney:

None

City Departments:

None

Alderman Reports / Committee Chairman Requests

A motion was made by Alderman Wangelin to approve the Recommendation from the Public Works/Public Property Committee to vacate a portion of Avenue E and second by Alderwoman Sobottka. Attorney Cole stated this will come back to Council as an Ordinance.

Vote 5 aye, motion carried.

A motion was made by Alderman Wangelin to approve the Recommendation from the Public Works/Public Property to approve the proposal from Turnroth Sign Co, Inc., 1207 E Rock Falls Road, Rock Falls, IL to recondition and install the sign at the West Industrial Park in an amount not to exceed \$25,000.00 and second by Alderwoman Arduini.

Vote 5 aye, motion carried

A motion was made by Mayor Kleckler to approve the Recommendation from the Finance/Insurance/Investment Committee to approve the Utility Office Write-Off's – April 2024 through June 2024 for \$8,394.54 and second by Alderman Snow.

Vote 5 aye, motion carried.

Mayor's Report:

Approval to purchase Real Estate, (PIN 11-34-201-006) with south boarder modification, total of 1.25 acres in the amount of \$30,000.00 plus legal and closing costs from Tammy Tompkins. (to come back to Council as an Ordinance)

A motion was made by Alderman Wangelin to approve the purchase of Real Estate, (PIN 11-34-201-006) with south boarder modification, total of 1.25 acres in the amount of \$30,000.00 plus legal and closing costs from Tammy Tompkins and second by Alderman Snow.

Vote 5 aye, motion carried.

Executive Session:

Enter Executive Session for the purpose of:

- a. Personnel – Section 2(c)(1) – Employee hiring, firing, compensation, discipline, and performance.

A motion was made by Alderwoman Sobottka to enter Executive Session for the purpose of Personnel – Section 2(c)(1) – Employee hiring, firing, compensation, discipline, and performance and second by Alderman Wangelin.

Vote – roll call was not completed went right into Executive Session – 5:50 p.m.

Any Action from Executive Session:

A motion was made by Alderwoman Sobottka to approve the hire for the Street Department and second by Alderman Snow.

Vote 5 aye, motion carried.

A motion was made by Alderwoman Sobottka to approve the contract for Larry Hanrahan for Electric Department Director and second by Alderwoman Arduini.

Vote 5 aye, motion carried.

A motion was made by Alderwoman Sobotka to approve the revised contract for Matt Trotter, Sewer Department and second by Alderman Snow.
Vote 5 aye, motion carried.

A motion was made by Alderman Snow to adjourn and second by Alderwoman Arduini.
Vote via voice, all approved (6:03 p.m.)

Pamela Martinez

Pamela Martinez, City Clerk

CITY OF ROCK FALLS
603 W 10th Street
Rock Falls, Illinois

08/20/2024 Council Meeting

To the Mayor and City Council of the City of Rock Falls, your Committee on Finance would respectfully report that they have examined the following bills presented against the City, and have found the same correct and would recommend the payment of the various amounts to the several claimants as follows:

Tourism	\$16,944.80
General Fund	\$106,495.58
Building Code Demolition Fund	\$20,000.00
TIF - Downtown Redevelopment	\$1,300.00
Electric	\$362,777.55
Sewer	\$39,173.36
Water	\$59,711.09
Garbage	\$53,571.15
Customer Service Center	\$3,181.14
Community Policing	\$2,108.12
DUI Fund	\$2,332.32
Drug Fund	\$42.21
Customer Utility Deposits	\$174.76
	<hr/> <hr/>
	\$667,812.08

Alderman McKanna
Alderman Wangelin
Alderman Dornes

INVOICES DUE ON/BEFORE 08/09/2024

VENDOR #	NAME	PAID THIS FISCAL YEAR	AMOUNT DUE

TOURISM			
05	TOURISM		
1052	SAUK VALLEY MEDIA	4,125.80	1,005.00
2796	U.S. CELLULAR	1,728.72	102.16
5235	WIXN-AM/WRCV-FM/WSEY-FM	1,043.00	252.00
5253	WEX BANK	46,194.26	60.67
829	SELF HELP ENTERPRISE	101.00	37.00
T0000039	SIMON MASONRY	4,000.00	1,300.00
T0001290	RIVER CITIES' READER	300.00	300.00
T0005770	AJ SCHMALL		1,150.00
T0005888	DAMON HAMM		1,250.00
	TOURISM		5,456.83
GENERAL FUND			
01	ADMINISTRATION		
5253	WEX BANK	46,194.26	86.09
795	SBM BUSINESS EQUIPMENT CENTER	1,240.75	22.00
T0005178	MARSH USA INC		100.00
	ADMINISTRATION		208.09
02	CITY ADMINISTRATOR		
795	SBM BUSINESS EQUIPMENT CENTER	1,240.75	22.00
	CITY ADMINISTRATOR		22.00
04	BUILDING		
194	GRUMMERT'S HARDWARE - R.F.	2,972.94	10.79
5253	WEX BANK	46,194.26	282.25
5360	AMAZON CAPITAL SERVICES	7,523.93	27.99
	BUILDING		321.03
06	POLICE		
1289	CITY OF ROCK FALLS UTILITIES	139,748.39	1,254.34
350	GISI BROS INC	3,938.51	198.26
4508	LEXISNEXIS RISK DATA MGT LLC	123.50	30.00

INVOICES DUE ON/BEFORE 08/09/2024

VENDOR #	NAME	PAID THIS FISCAL YEAR	AMOUNT DUE

GENERAL FUND			
06	POLICE		
4655	WHEELHOUSE, INC.	724.00	905.00
4806	AXON ENTERPRISE INC		16,523.76
4981	AT&T MOBILITY	1,901.04	640.20
5167	PORTER LEE CORPORATION		965.00
5208	KALEEL'S CLOTHING & PRINTING	1,562.00	823.00
5253	WEX BANK	46,194.26	3,587.03
5308	LEAF	2,179.86	194.71
5360	AMAZON CAPITAL SERVICES	7,523.93	61.92
	POLICE		25,183.22
07	CODE HEARING DEPARTMENT		
4931	DACRA ADJUDICATION SYSTEM	3,550.00	1,200.00
	CODE HEARING DEPARTMENT		1,200.00
10	STREET		
1279	WILCO RENTAL	2,626.75	20.97
1289	CITY OF ROCK FALLS UTILITIES	139,748.39	707.17
34	ALTORFER INC.	15,266.09	33.88
4207	O'REILLY AUTOMOTIVE INC	2,108.08	118.80
4827	KELLEY WILLIAMSON COMPANY	3,409.86	374.49
5253	WEX BANK	46,194.26	1,752.50
5394	OLIVIA GUTIERREZ	750.00	125.00
5417	RHOMAR INDUSTRIES INC		600.52
T0005357	TAX-EXEMPT LEASING CORP	67,990.03	37,961.81
	STREET		41,695.14
12	PUBLIC PROPERTY		
1289	CITY OF ROCK FALLS UTILITIES	139,748.39	4,292.30
4579	PEST CONTROL CONSULTANTS IL	180.00	70.00
533	LECTRONICS, INC.	2,652.72	50.00
5360	AMAZON CAPITAL SERVICES	7,523.93	211.95
	PUBLIC PROPERTY		4,624.25

INVOICES DUE ON/BEFORE 08/09/2024

VENDOR #	NAME	PAID THIS FISCAL YEAR	AMOUNT DUE

GENERAL FUND			
13	FIRE		
1289	CITY OF ROCK FALLS UTILITIES	139,748.39	1,352.50
131	BURGER BROTHERS INC	400.00	935.00
423	AT&T	238.64	79.55
4981	AT&T MOBILITY	1,901.04	242.94
5253	WEX BANK	46,194.26	1,244.75
5308	LEAF	2,179.86	92.71
5360	AMAZON CAPITAL SERVICES	7,523.93	1,957.43
5418	JONAH BASS		82.83
	FIRE		5,987.71
BUILDING CODE DEMOLITION FUND			
12	BUILDING CODE DEMOLITION FUND		
T0005887	JADEN M NIELSEN		20,000.00
	BUILDING CODE DEMOLITION FUND		20,000.00
TIF - DOWNTOWN REDEVELOPMENT			
19	DOWNTOWN REDEVELOPMENT		
T0000039	SIMON MASONRY	4,000.00	1,300.00
	DOWNTOWN REDEVELOPMENT		1,300.00
ELECTRIC FUND			
20	OPERATION & MAINTENANCE		
1289	CITY OF ROCK FALLS UTILITIES	139,748.39	10,007.12
1604	NEW PIG CORPORATION		165.77
1702	INTERSTATE ALL BATTERY CENTER	632.00	603.90
194	GRUMMERT'S HARDWARE - R.F.	2,972.94	39.04
283	ANIXTER INC	108,253.92	137,872.95
5008	POWER SYSTEM ENGINEERING INC	3,825.00	6,610.70
5127	JM TEST SYSTEMS LLC	2,009.83	379.01
5253	WEX BANK	46,194.26	2,477.31
533	LECTRONICS, INC.	2,652.72	149.00
5360	AMAZON CAPITAL SERVICES	7,523.93	845.76
795	SBM BUSINESS EQUIPMENT CENTER	1,240.75	73.00
	OPERATION & MAINTENANCE		159,223.56

INVOICES DUE ON/BEFORE 08/09/2024

VENDOR #	NAME	PAID THIS FISCAL YEAR	AMOUNT DUE

SEWER FUND			
38	OPERATION & MAINTENANCE		
1258	REPUBLIC SERVICES #766	147,207.37	1,611.81
1289	CITY OF ROCK FALLS UTILITIES	139,748.39	20,771.50
1853	MOORE TIRES INC.	7,305.88	34.18
219	CRESCENT ELECTRIC SUPPLY CO	120.56	28.81
2451	MENARDS	5,528.90	15.74
2517	WM CORPORATE SERVICES INC	10,302.54	2,672.37
34	ALTORFER INC.	15,266.09	33.40
4119	USA BLUE BOOK	671.11	491.06
4210	NCL OF WISCONSIN		72.25
5253	WEX BANK	46,194.26	2,067.21
533	ELECTRONICS, INC.	2,652.72	78.00
651	NICOR	7,328.43	94.04
	OPERATION & MAINTENANCE		27,970.37
WATER FUND			
40	WATER		
1449	QUALITY READY MIX	13,818.13	998.00
2212	ALLIANCE MATERIALS INC	2,487.16	760.17
3082	UNITED RENTALS, INC	1,308.70	1,906.92
4361	FERGUSON WATERWORKS #2516	95,150.96	621.62
4610	MIDWEST CHLORINATING INC	18,525.00	7,000.00
	WATER		11,286.71
48	OPERATION & MAINTENANCE		
1289	CITY OF ROCK FALLS UTILITIES	139,748.39	7,561.85
1449	QUALITY READY MIX	13,818.13	2,066.00
1740	VIKING CHEMICAL CO	6,780.00	2,430.00
2379	STANDARD EQUIPMENT COMPANY	5,168.13	301.93
2718	TOM ROWZEE	425.00	1,015.26
2796	U.S. CELLULAR	1,728.72	474.32
4361	FERGUSON WATERWORKS #2516	95,150.96	904.04
4953	CITY OF ROCHELLE	50.00	50.00
5171	FERGUSON ENTERPRISES LLC	3,316.75	785.00
5253	WEX BANK	46,194.26	1,780.68
5337	PACE ANALYTICAL SERVICES LLC	1,400.00	380.00
5379	HYDRA-STOP LLC		1,451.24
67	B & D SUPPLY CO.	157.78	82.00
884	STERLING STEEL WAREHOUSE INC	1,114.90	236.00
	OPERATION & MAINTENANCE		19,518.32

INVOICES DUE ON/BEFORE 08/09/2024

VENDOR #	NAME	PAID THIS FISCAL YEAR	AMOUNT DUE

GARBAGE FUND			
50	GARBAGE		
1258	REPUBLIC SERVICES #766	147,207.37	49,546.54
2451	MENARDS	5,528.90	3.66
	GARBAGE		49,550.20
CUSTOMER SERVICE CENTER			
51	CUSTOMER SERVICE CENTER		
5366	GILA LLC	1,124.00	505.00
	CUSTOMER SERVICE CENTER		505.00
COMMUNITY POLICING			
54	COMMUNITY POLICING		
194	GRUMMERT'S HARDWARE - R.F.	2,972.94	18.87
T0002640	IMPRINTABLE MEMORIES	572.31	898.47
T0004325	JJM PRINTING INC		325.00
T0005224	ED WADE & ASSOCIATES		100.00
T0005889	BUILD-A-PET CLUBHOUSE		150.00
T0005890	JORDAN TIDMORE		225.00
T0005892	SWEET BUTTS COTTON CANDY		200.00
	COMMUNITY POLICING		1,917.34
DRUG FUND			
56	DRUG ABUSE		
4981	AT&T MOBILITY	1,901.04	42.21
	DRUG ABUSE		42.21
	TOTAL ALL DEPARTMENTS		376,011.98

INVOICES DUE ON/BEFORE 08/16/2024

VENDOR #	NAME	PAID THIS FISCAL YEAR	AMOUNT DUE

TOURISM			
05	TOURISM		
5015	CARD SERVICE CENTER	28,685.58	336.51
5161	HUGHES MEDIA CORP	3,975.00	795.00
5308	LEAF	2,467.28	206.46
T0004924	JOHN ADDUCI		1,250.00
T0004925	GREGORY MENDEZ		1,250.00
T0005502	JAMES HAIRE		1,250.00
T0005503	ALEX MENDEZ		1,250.00
T0005680	ILLINOIS AUDUBON SOCIETY		100.00
T0005893	BILHENRY WALKER		2,500.00
T0005894	JOSEPH GAGNEPAIN		1,250.00
T0005895	TOMMY RIEFE		1,250.00
T0005896	TAMMY WYATT		50.00
	TOURISM		11,487.97
GENERAL FUND			
01	ADMINISTRATION		
4331	CIRCUIT CLERK OF LEE COUNTY	950.00	350.00
5015	CARD SERVICE CENTER	28,685.58	409.47
T0000052	CIRCUIT CLERK OF KENDALL CO		300.00
	ADMINISTRATION		1,059.47
04	BUILDING		
5308	LEAF	2,467.28	96.96
	BUILDING		96.96
05	CITY CLERK'S OFFICE		
5015	CARD SERVICE CENTER	28,685.58	21.24
	CITY CLERK'S OFFICE		21.24
06	POLICE		
4299	ILEAS		120.00
5015	CARD SERVICE CENTER	28,685.58	549.82

INVOICES DUE ON/BEFORE 08/16/2024

VENDOR #	NAME	PAID THIS FISCAL YEAR	AMOUNT DUE

GENERAL FUND			
06	POLICE		
5169	MOTOROLA SOLUTIONS	1,148.00	1,150.00
752	ROCK FALLS AREA DOG CONTROL	1,479.36	482.08
T0005899	DEVIN TESKE		347.30
	POLICE		2,649.20
10	STREET		
1279	WILCO RENTAL	2,647.72	19.99
34	ALTORFER INC.	15,333.37	90.28
5015	CARD SERVICE CENTER	28,685.58	37.37
5394	OLIVIA GUTIERREZ	875.00	125.00
5398	DOUGLAS MALMBERG	570.00	1,441.62
651	NICOR	7,422.47	164.57
T0004412	PHYSICIANS IMMEDIATE CARE		60.00
	STREET		1,938.83
12	PUBLIC PROPERTY		
5015	CARD SERVICE CENTER	28,685.58	2,145.08
651	NICOR	7,422.47	140.96
	PUBLIC PROPERTY		2,286.04
13	FIRE		
2735	SLIM-N-HANKS	1,048.00	250.00
4385	DINGES FIRE COMPANY	22,390.63	1,054.00
4443	MACQUEEN EQUIPMENT LLC	5,859.25	588.87
5015	CARD SERVICE CENTER	28,685.58	71.02
5418	JONAH BASS	82.83	170.84
T0004412	PHYSICIANS IMMEDIATE CARE		-50.00
T0005357	TAX-EXEMPT LEASING CORP	105,951.84	17,117.67
	FIRE		19,202.40
ELECTRIC FUND			
20	OPERATION & MAINTENANCE		

INVOICES DUE ON/BEFORE 08/16/2024

VENDOR #	NAME	PAID THIS FISCAL YEAR	AMOUNT DUE

ELECTRIC FUND			
20	OPERATION & MAINTENANCE		
1052	SAUK VALLEY MEDIA	5,130.80	515.00
1853	MOORE TIRES INC.	7,340.06	53.40
194	GRUMMERT'S HARDWARE - R.F.	3,041.64	57.39
2557	ASPLUNDH TREE EXPERT CO.	53,361.88	14,926.40
283	ANIXTER INC	246,126.87	3,061.65
332	FYR-FYTER, INC.		119.95
34	ALTORFER INC.	15,333.37	1,760.83
4148	BHMG ENGINEERS	121,449.79	59,119.96
4215	POWER LINE SUPPLY	51,917.83	2,178.56
440	IMUA	1,180.00	900.00
4603	SUNBELT SOLOMON SERVICES LLC		61,469.00
4649	TENNESSEE VALLEY PUBLIC POWER		645.75
4730	FLETCHER-REINHARDT CO	11,118.14	1,232.80
4889	KIRBY CABLE SERVICE INC	23,725.00	11,252.50
4938	MICHLIG ENERGY LTD	64,100.61	21,161.40
4941	MUNICIPAL INSUR COOP AGENCY	508,930.28	822.51
5003	PIRTANO	103,937.20	9,388.80
5015	CARD SERVICE CENTER	28,685.58	100.00
5020	GRAYBAR ELECTRIC CO INC	939.96	160.39
5110	KUNES COUNTRY AUTO GROUP	48,615.88	62.17
5380	WINTROY SUPPLY LLC	1,871.35	1,799.97
5419	RENEWAL BY ANDERSON		7,539.00
651	NICOR	7,422.47	287.37
67	B & D SUPPLY CO.	239.78	81.90
T0004412	PHYSICIANS IMMEDIATE CARE		95.00
T0005897	PERFORMANCE HEALTH SUPPLY LLC		4,762.29
	OPERATION & MAINTENANCE		203,553.99
SEWER FUND			
38	OPERATION & MAINTENANCE		
1853	MOORE TIRES INC.	7,340.06	57.16
194	GRUMMERT'S HARDWARE - R.F.	3,041.64	43.18
4045	SCADWARE, INC.	562.50	6,217.54
4707	KIMBALL MIDWEST	1,158.52	461.88
5015	CARD SERVICE CENTER	28,685.58	1,753.18
651	NICOR	7,422.47	420.05
T0005569	PORTER BROTHERS	18,354.40	2,250.00
	OPERATION & MAINTENANCE		11,202.99

INVOICES DUE ON/BEFORE 08/16/2024

VENDOR #	NAME	PAID THIS FISCAL YEAR	AMOUNT DUE

WATER FUND			
40	WATER		
4361	FERGUSON WATERWORKS #2516	96,676.62	172.31
	WATER		172.31
48	OPERATION & MAINTENANCE		
1224	AIRGAS USA LLC	892.11	101.21
194	GRUMMERT'S HARDWARE - R.F.	3,041.64	66.38
4361	FERGUSON WATERWORKS #2516	96,676.62	1,074.96
5015	CARD SERVICE CENTER	28,685.58	30.46
530	LAYNE CHRISTENSEN COMPANY		8,478.00
651	NICOR	7,422.47	140.97
67	B & D SUPPLY CO.	239.78	171.17
	OPERATION & MAINTENANCE		10,063.15
WATER IEPA REVOLVING LOAN FUND			
48	IEPA REVOLVING LOAN FUND		
1023	WILLETT, HOFMANN & ASSOCIATES	171,998.95	18,670.60
	IEPA REVOLVING LOAN FUND		18,670.60
GARBAGE FUND			
50	GARBAGE		
364	GRUMMERTS HARDWARE - STERLING	357.35	12.12
5153	DAVE JACKLEY SEWER &		400.00
T0000826	FIREHOUSE MINISTRIES	6,103.96	3,608.83
	GARBAGE		4,020.95
CUSTOMER SERVICE CENTER			
51	CUSTOMER SERVICE CENTER		
5015	CARD SERVICE CENTER	28,685.58	1,117.32
5309	QUADIENT LEASING USA INC	1,439.82	1,439.82
5366	GILA LLC	1,629.00	24.00
T0004412	PHYSICIANS IMMEDIATE CARE		95.00
	CUSTOMER SERVICE CENTER		2,676.14

DATE: 08/15/24
TIME: 15:32:54
ID: AP443000.WOW

CITY OF ROCK FALLS
DEPARTMENT SUMMARY REPORT

PAGE: 5

INVOICES DUE ON/BEFORE 08/16/2024

VENDOR #	NAME	PAID THIS FISCAL YEAR	AMOUNT DUE

COMMUNITY POLICING			
54	COMMUNITY POLICING		
5015	CARD SERVICE CENTER	28,685.58	190.78
	COMMUNITY POLICING		190.78
DUI FUND			
55	DUI		
2791	KUSTOM SIGNALS, INC.		2,332.32
	DUI		2,332.32
CUSTOMER UTILITY DEPOSITS			
75	CUSTOMER UTILITY DEPOSITS		
T0001917	CHRISTINA DAWSON		88.96
T0005898	MARJORIE SNEEK		85.80
	CUSTOMER UTILITY DEPOSITS		174.76
	TOTAL ALL DEPARTMENTS		291,800.10

CITY OF ROCK FALLS

ORDINANCE NO. 2024-2659

**ORDINANCE AMENDING CHAPTER 20
OF THE ROCK FALLS MUNICIPAL CODE
RELATING TO NUISANCE GREENERY**

ADOPTED BY THE
CITY COUNCIL
OF THE
CITY OF ROCK FALLS
THIS ___ DAY OF _____, 2024

Published in pamphlet form by authority of the City Council of the City of Rock Falls, Illinois,
this ___ day of _____, 2024.

**ORDINANCE AMENDING CHAPTER 20
OF THE ROCK FALLS MUNICIPAL CODE
RELATING TO NUISANCE GREENERY**

WHEREAS, Section 11-20-7 of the Illinois Municipal Code (65 ILCS 5/1-1-1 et. seq.) authorizes the corporate authorities of any municipality to provide for the removal of nuisance greenery from any parcel of private property within the municipality; and

WHEREAS, the Mayor and City Council (collectively, the “Corporate Authorities”) of the City of Rock Falls (the “City”) have been approached by numerous residents of the City with respect to the existence of nuisance greenery within the City, specifically related to crops such as corn that are commonly grown upon land zoned as agricultural; and

WHEREAS, the Corporate Authorities desire and find it in the best interests of the City and its residents to amend the provisions of the City Code as it relates to the removal of nuisance greenery within the City, all as more specifically set forth herein.

NOW, THEREFORE, BE IT ORDAINED, by the Mayor and City Council of the City of Rock Falls, Whiteside County, Illinois as follows:

SECTION 1: The City hereby finds that all of the recitals contained in the preambles to this Ordinance are true and correct and does incorporate them into this Ordinance by this reference.

SECTION 2: Chapter 20, Article II, Section 20-45(a) of the Rock Falls Municipal Code, as amended, shall be further amended to read as follows:

“Sec. 20-45. - Additional height restrictions.

(a) It is unlawful for anyone to permit any weeds, grass, plants or crops (excepting on properties zoned A-1 under the city’s zoning ordinances), other than trees, bushes, flowers or other ornamental plants, to grow to a height exceeding eight inches within the city, except as permitted by the provisions of section 20-48. Any such plants, weeds or crops exceeding such height are hereby declared to be a nuisance.”

SECTION 3: In all other respects, Chapter 20, Article II of the Rock Falls Municipal Code shall remain in full force and effect as previously adopted and/or amended.

SECTION 4: The provisions and sections of this Ordinance shall be deemed to be separable and the invalidity of any portion of this ordinance shall not affect the validity of the remainder.

SECTION 5: The City Clerk is directed to publish this Ordinance in pamphlet form.

SECTION 6: This Ordinance shall be in full force and effect from and after its passage and approval and publication as required by law.

Approved this ____ day of _____, 2024.

Mayor

ATTEST:

City Clerk

AYE

NAY

CITY OF ROCK FALLS

ORDINANCE NO. 2024-2660

**ORDINANCE AMENDING CHAPTER 26
OF THE ROCK FALLS MUNICIPAL CODE
RELATING TO SIDEWALK SNOW REMOVAL
WITHIN THE DOWNTOWN BUSINESS AREA**

ADOPTED BY THE
CITY COUNCIL
OF THE
CITY OF ROCK FALLS

THIS ___ DAY OF _____, 2024

Published in pamphlet form by authority of the City Council of the City of Rock Falls, Illinois,
this ___ day of _____, 2024.

**ORDINANCE AMENDING CHAPTER 26
OF THE ROCK FALLS MUNICIPAL CODE
RELATING TO SIDEWALK SNOW REMOVAL
WITHIN THE DOWNTOWN BUSINESS AREA**

WHEREAS, Section 11-80-13 of the Illinois Municipal Code (65 ILCS 5/1-1-1 et. seq.), provides that municipalities may regulate and require the owners or occupants of any premises to keep abutting sidewalks free from snow and other obstructions; and

WHEREAS, the Mayor and City Council (collectively, the “Corporate Authorities”) of the City of Rock Falls (the “City”) have discussed the needs of the City with respect to the removal of snow and other obstructions from sidewalks; and

WHEREAS, the Mayor and City Council of the City have determined it in the best interests of the City and its residents to amend the provisions of the City Code as it relates to the removal of snow and other obstructions from sidewalks, all as more specifically set forth herein.

NOW, THEREFORE, BE IT ORDAINED, by the Mayor and City Council of the City of Rock Falls, Whiteside County, Illinois as follows:

SECTION 1: The City hereby finds that all of the recitals contained in the preambles to this Ordinance are true and correct and does incorporate them into this Ordinance by this reference.

SECTION 2: Chapter 26, Article I of the Rock Falls Municipal Code, as amended, shall be further amended by the addition of a new Section 26-25 entitled “Sidewalk snow removal” to read as follows:

“Sec. 26-25. – Sidewalk snow removal.

Owners and occupants of property fronting or abutting a paved, public sidewalk within the city’s downtown business area (as defined in Section 18-158) shall, within 24 hours after a snowfall or freezing precipitation, remove any snow or ice from such sidewalk or, if the snow or ice are too hard to remove, cover the sidewalk with salt or an abrasive material. The city may contract for the removal of the snow or ice if the owner or occupant fails to do so and, in that event, the owner or occupant shall be responsible for the cost of such removal and shall reimburse the city therefor. In addition, an owner or occupant found guilty of a violation of this section shall be punished by a fine of not less than \$100.00 nor more than \$750.00.”

SECTION 3: In all other respects, Chapter 26, Articles I of the Rock Falls Municipal Code shall remain in full force and effect as previously adopted and/or amended.

SECTION 4: The provisions and sections of this Ordinance shall be deemed to be separable and the invalidity of any portion of this ordinance shall not affect the validity of the remainder.

SECTION 5: The City Clerk is directed to publish this Ordinance in pamphlet form.

SECTION 6: This Ordinance shall be in full force and effect from and after its passage and approval and publication as required by law.

Approved this ____ day of _____, 2024.

Mayor

ATTEST:

City Clerk

AYE

NAY

CITY OF ROCK FALLS

ORDINANCE NO. 2024-2661

**ORDINANCE AUTHORIZING
THE PURCHASE OF REAL PROPERTY
(PART OF PIN: 11-34-201-006 AND 11-34-201-007)**

ADOPTED BY THE
CITY COUNCIL
OF THE
CITY OF ROCK FALLS

THIS _____ DAY OF _____, 2024

Published in pamphlet form by authority of the City Council of the City of Rock Falls, Illinois,
this _____ day of _____, 2024.

ORDINANCE NO. 2024-2661

**ORDINANCE AUTHORIZING
THE PURCHASE OF REAL PROPERTY
(PART OF PIN: 11-34-201-006 AND 11-34-201-007)**

WHEREAS, there exists certain property owned by Keith A. Tompkins and Tammy J. Tompkins (collectively, “Seller”) located within the corporate limits of the City of Rock Falls (the “City”), and being more particularly described on Exhibit A attached hereto (the “Real Property”); and

WHEREAS, pursuant to Sections 2-2-12 and 11-76.1-1 of the Illinois Municipal Code, the City may purchase, acquire and hold real property for public purposes; and

WHEREAS, the Mayor and City Council of the City (collectively, the “Corporate Authorities”) desire to purchase and acquire the Real Property on behalf of the City; and

WHEREAS, a Real Estate Agreement in the form attached hereto as Exhibit B (the “Contract”) has been prepared for the sale and purchase of the Real Property for the total price of \$30,000.00 (the “Purchase Price”), which the Mayor has signed and which the Corporate Authorities intend to accept; and

WHEREAS, the Corporate Authorities find and determine that the best interests of the City and its residents will be served by acceptance of the Contract by the City for the purchase of the Real Property upon the terms of the Contract.

NOW, THEREFORE, BE IT ORDAINED, by the Mayor and City Council of the City of Rock Falls, Whiteside County, Illinois as follows:

SECTION 1: The preambles to this Ordinance are true and correct and are hereby incorporated into this Section 1 as if more fully set forth herein.

SECTION 2: The Contract is hereby accepted by the Corporate Authorities for the purchase of the Real Property for the Purchase Price, all upon the terms of the Contract.

SECTION 3: The Mayor is hereby authorized and directed to sign the Contract for the purchase of the Real Property, which Contract shall be substantially in the form attached hereto as Exhibit B.

SECTION 4: The Mayor and the City Clerk are hereby authorized, respectively, to execute and attest such other documents as may be necessary to effectuate the conveyance herein authorized.

SECTION 5: The City Council finds that the customary practice of requiring a first and second reading of ordinances is not applicable or necessary in the case of this Ordinance, and a first reading preliminary to adoption hereof is hereby waived, and this Ordinance shall become effective upon its passage.

SECTION 6: If any section, paragraph, or provision of this Ordinance shall be held to be invalid or unenforceable for any reason, the invalidity or unenforceability of such section, paragraph, or provision shall not affect any of the remaining provisions of this Ordinance.

SECTION 7: All ordinances, resolutions, motions, or parts thereof in conflict herewith and the same are hereby repealed.

SECTION 8: This Ordinance shall be in full force and effect from and after its passage, adoption and approval by the affirmative vote of at least two-thirds of the elected corporate authorities then holding office, in the manner provided by law.

SECTION 9: The City Clerk is hereby directed to publish this Ordinance at least twice within thirty (30) days following its passage in one or more newspapers with a general circulation within the City.

Approved this _____ day of _____, 2024.

Mayor

ATTEST:

City Clerk

AYE

NAY

EXHIBIT A

Legal TBD pending survey

PIN: pt of 11-34-201-006 and 11-34-201-007

EXHIBIT B

(attach real estate contract)

REAL ESTATE AGREEMENT

THIS REAL ESTATE AGREEMENT (this "**Agreement**") is entered into as of _____, 2024 (the "**Effective Date**"), by and between KEITH A. TOMPKINS and TAMMY J. TOMPKINS, of 1600 Riverdale Road #20, Rock Falls, Illinois 61071 (collectively, "**Seller**"), and the CITY OF ROCK FALLS, an Illinois municipal corporation, of 603 W. 10th Street, Rock Falls, Illinois 61071 ("**Buyer**"). Within this Agreement, Seller and Buyer may hereinafter occasionally be referred to individually as a "**Party**" and referred to collectively as the "**Parties.**"

WITNESSETH:

WHEREAS, Seller is the fee simple title holder to parcels of real property: (i) a parcel in Rock Falls, Illinois 61071, P.I.N. 11-34-201-006 ("**Parcel 1**"); and (ii) the property commonly known as 909 E. 11th Street, Rock Falls, Illinois 61071, P.I.N. 11-34-201-007 ("**Parcel 2**");

WHEREAS, Buyer is the fee simple title holder to the following parcel of real property that is adjacent to Parcel 1 and Parcel 2, commonly known as 905 E. 11th Street, Rock Falls, Illinois 61071, P.I.N. 11-34-201-005; and

WHEREAS, Seller agrees to sell, and Buyer agrees to purchase, specific portions of Parcel 1 and Parcel 2, subject to the terms and conditions of this Agreement.

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

Section 1. Incorporation of Recitals. The recitals contained in the preamble of this Agreement are hereby incorporated into this Section 1 as of fully set forth herein.

Section 2. Sale and Purchase. Subject to the terms and conditions of this Agreement, at the Closing (as hereinafter defined), Seller shall sell, transfer, convey, and deliver to Buyer, and Buyer shall purchase and acquire all of Seller's right, title, and interest in specific portions of Parcel 1 and Parcel 2, described as follows, to wit:

See *EXHIBIT A*, attached hereto and incorporated herein by reference (the "**Real Estate**"),

subject to real estate taxes for all years, which Buyer assumes and agrees to pay, further subject to any and all existing rights-of-way for public highways, utilities, and drainage, and further subject to all existing easements, covenants, restrictions, and reservations of record.

Section 3. Purchase Price. The purchase price for the Real Estate shall be THIRTY THOUSAND and 00/100 DOLLARS (\$30,000.00) (the "**Purchase Price**"), which shall be paid by Buyer to Seller via cash, certified check or wire transfer of immediately available funds at the Closing.

Section 4. Real Estate Taxes. Buyer shall be responsible for the payment of all real estate taxes that are assessed and levied against the Real Estate for 2024 and all subsequent years. The Parties agree that there shall be no prorations or credits for real estate taxes.

Section 5. Closing. The Closing of the transaction that is contemplated under this Agreement (the "**Closing**") shall take place on the date that is sixty (60) days from the Effective Date, or on such other date, as may be mutually be agreed upon by the Parties (the "**Closing Date**"), at the office of H.B. Wilkinson Title Company, Sterling, Illinois 61081 (the "**Title Company**"). The Closing shall be successfully completed upon the delivery of a good, sufficient, and legally recordable special warranty deed (the "**Deed**") from Seller that conveys title to the Real Estate to Buyer, subject to the terms and conditions of this Agreement, provided that: (i) the title in the Real Estate is merchantable in Seller at the time of delivery of the Deed; and (ii) a title insurance policy, insuring Buyer in the amount of the Purchase Price, has been furnished to Buyer by Seller. Buyer shall be responsible for paying all Closing costs and expenses.

Section 6. Possession. Seller shall deliver possession of the Real Estate to Buyer at the Closing.

Section 7. Abandonment of Personal Property. Seller agrees that, following the Closing, any personal property that is located on the Real Estate, if any, shall be considered abandoned and may be disposed of by Buyer in its sole discretion. Buyer shall pay the costs and expenses of such disposal.

Section 8. Survey. At least fifteen (15) days prior to the Closing, Buyer shall, at its sole cost and expense, cause a survey of the Real Estate ("**Survey**") to be prepared by a licensed surveyor who is selected by Buyer.

Section 9. Title Commitment. Prior to the Closing, at Buyer's option and expense, Seller shall furnish a commitment for title insurance to Buyer that is issued by the Title Company, showing merchantable title in the Real Estate in Seller, and committing the Title Company to issue an ALTA Owner's Policy to Buyer, insuring title to the Real Estate in Buyer for the amount of the Purchase Price. The cost and expense of the title policy, including, but not limited to, any endorsements to the title policy and any necessary later date search, shall be paid by Buyer.

Permissible exceptions to the title in the Real Estate shall only include:

- (a) The lien of general taxes not yet payable;
- (b) Zoning and building laws and ordinances;
- (c) Easements of record for utilities, drainage, public roads, highways, and improvements;
and
- (d) Covenants, conditions, and restrictions of record (collectively, the "**Permitted Exceptions**").

If title evidence discloses, beyond the mere listing as a standard title exception in the commonly accepted ALTA title insurance policy, title exceptions—other than the Permitted Exceptions—then Buyer shall give notice of such title exceptions to Seller within a reasonable time before the Closing. Seller shall have a reasonable time to have such title exceptions removed. Buyer agrees to pay all costs and expenses that are associated with the removal of any such title exceptions.

Section 10. Transfer Tax Declaration. Seller shall execute, and deliver the real estate transfer declaration of the Department of Revenue. In addition, Seller shall execute and deliver any additional documents or affidavits that are reasonably required by the Recorder of Deeds. Buyer shall assist in the preparation of all such documents, at its expense, on behalf of Seller. Buyer shall further pay the transfer tax on behalf of Seller.

Section 11. Representations and Warranties of Seller. Seller makes the following representations and warranties to Buyer, all of which shall be true and correct as of the Effective Date and the Closing Date:

- (a) Seller is the owner of the fee simple interest in the Real Estate and has full power and authority to own the Real Estate and to convey the Real Estate.
- (b) Seller has good, merchantable title to the Real Estate, which is free and clear of all mortgages, liens, security interests, charges, claims, restrictions, and other encumbrances, of every kind and nature, and there shall be no restrictions on the transfer of the Real Estate at the time of the Closing.
- (c) There are no rights of first refusal to purchase the Real Estate, any portion thereof, or any interest therein.
- (d) There is no pending or threatening condemnation or similar proceeding affecting the Real Estate or any portion thereof.
- (e) There are no claims, actions, suits, or other legal administrative proceedings that are pending or threatened against or involving Seller or the Real Estate that could affect the Closing, and there are no facts that may result in any such claims, actions, suits, or other legal administrative proceedings.
- (f) There are no judgments, orders, or stipulations against Seller or the Real Estate that could affect the Closing.
- (g) All representations and warranties of Seller that appear in this **Section 11**, and all other Sections of this Agreement, are true, correct, and complete and shall survive the Closing.

Section 12. Default; Termination. In the event of a default by Seller under the terms and conditions of this Agreement, and such default continues for a period of ten (10) days after

written notice thereof from Buyer to Seller, Buyer shall have the option to either: (i) terminate this Agreement; or (ii) seek any and all other remedies, legal or equitable, available to Buyer.

In the event of a default by Buyer under the terms and conditions of this Agreement, and such default continues for a period of ten (10) days after written notice thereof from Seller to Buyer, Seller shall have the option to either: (i) terminate this Agreement; or (ii) seek any and all other remedies, legal or equitable, available to Seller.

Section 13. Internal Revenue Service Requirements. The Parties agree to furnish, execute, and deliver all documentation and information that is necessary to comply with the reporting requirements of Section 6045(e) and Section 1445 of the Internal Revenue Code.

Section 14. Miscellaneous.

14.1. Governing Law. This Agreement shall be governed by, and construed in accordance with, the laws of the State of Illinois.

14.2. Costs and Expenses. Buyer agrees that Seller shall not be responsible for paying any costs or expenses that are associated with this Agreement. In addition to the costs and expenses that are expressly outlined in this Agreement as being the responsibility of Buyer, Buyer agrees to pay any and all other costs and expenses that Buyer determines are necessary to effectuate the Closing, including, but not limited to, Buyer's attorneys' fees.

14.3. Merger. Any continuing obligations of the Parties that are contained herein shall not be merged in the Deed.

14.4. Timeliness. The Parties agree that time is of the essence for the performance of this Agreement.

14.5. Counterparts. This Agreement may be executed in one (1) or more counterparts, each counterpart of which shall be deemed an original, and all counterparts of which shall be deemed to constitute a single instrument. For purposes of executing this Agreement, a document (or signature page thereto) signed and transmitted by facsimile, PDF, or other electronic means (including via DocuSign) is to be treated as an original document.

14.6. Amendment. This Agreement may only be amended by a written document, executed by the Parties.

14.7. Binding Effect. This Agreement shall be binding upon, and inure to the benefit of, the Parties and their respective heirs, executors, administrators, and assigns.

14.8. Entire Agreement. This Agreement contains the entire agreement and understanding of the Parties, and this Agreement supersedes all prior agreements and understandings between the Parties that pertain to the Real Estate, whether written or oral.

IN WITNESS WHEREOF, the Parties have executed this Agreement as of the Effective Date.

SELLER:

Keith A. Tompkins

Tammy J. Tompkins

BUYER:

City of Rock Falls, an Illinois municipal corporation

By: _____

Name: _____

Title: _____

EXHIBIT A

REAL ESTATE

Legal Description: TBD pending survey

PIN: Part of 11-34-201-006 and part of 11-34-201-007

CHANGE ORDER

Change Order Number 1
Date July 31, 2024
Agreement Date July 22, 2024

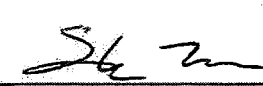
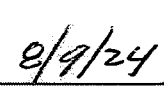
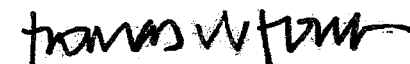
Project Name Micro Industries Building Demolition Project
Owner City of Rock Falls, Illinois
Contractor McDonagh Demolition, Inc.

The following changes are hereby made to the CONTRACT DOCUMENTS:
Removal and disposal of hazardous materials discovered prior to start of demolition work.
See attached itemized breakdown.

Original CONTRACT PRICE: \$ 799,700.00
Current CONTRACT PRICE adjusted by previous CHANGE ORDERS: \$ 799,700.00
The change in CONTRACT PRICE due to this CHANGE ORDER: \$ 35,898.50
The new CONTRACT PRICE including this CHANGE ORDER: \$ 835,598.50

CONTRACT TIME: New completion date will be: no change

APPROVALS REQUIRED:

Owner _____ Date _____
 
Contractor _____ Date 8/9/24

Engineer _____ Date July 31, 2024

MCDONAGH DEMOLITION

7243 W. Touhy, Chicago, IL 60631
T: 773-276-7707 F: 773-276-7723
www.mcdonaghdemo.com

7/30/24

Mr. Tom Houck
Willett, Hoffman & Associates, Inc.
809 E. 2nd St.
Dixon, IL 61021

Re: Change Order Request – Hazardous Material Removal and Disposal

Mr. Houck,

As we walked the interior of the demolition project at 200 W. 2nd Street, we noticed the presence of refrigerants and other hazardous materials inside the building. We would like to provide you with a detailed breakdown of the additional services included in the attached change order. Understanding the necessity and basis for these costs is essential to ensure compliance and safety during the demolition process.

Breakdown of Additional Services:

Refrigerant Recovery - \$1,785.00

- Explanation: Many older structures contain refrigeration units that may contain harmful refrigerants. Proper recovery of these substances is mandated by environmental regulations to prevent their release into the atmosphere.
- Basis for Cost: This cost includes labor, specialized equipment, and certification fees required to safely recover and dispose of refrigerants according to EPA guidelines.

Hydraulic Fluid Disposal - \$250.00

- Explanation: If present, hydraulic fluids must be properly disposed of to prevent contamination of soil and water. This is crucial, especially if the fluid is characterized as hazardous waste.
- Basis for Cost: This fee covers characterization tests by the disposal company and the subsequent safe disposal of the fluid.
NOTE: If the fluid is determined not to be hydraulic oil, there may be additional charges depending on its classification.

Universal Waste Collection - \$21,600.00

- Explanation: This service involves our team collecting any universal waste items from the site before demolition begins. This proactive approach minimizes risks and ensures that the site is compliant with environmental standards.
- Basis for Cost: This fee includes labor ensuring that we manage this waste responsibly and legally.

Universal Waste Disposal - \$9,000.00

- Explanation: Universal waste includes items such as multiple 300 Gallon oil containers, certain types of light bulbs and ballasts, and other hazardous materials. These items must be disposed of in compliance with local and federal regulations to ensure public safety and environmental protection.
- Basis for Cost: The cost covers transportation, and disposal fees from licensed facilities equipped to handle universal waste.

Subtotal Change Order Amount: \$32,635.00

PLUS 10%: \$3,263.50

Change Order Amount: \$35,898.50

These additional services are vital for ensuring that the demolition process adheres to all regulatory requirements, thereby safeguarding both the environment and the community. By addressing these issues now, we aim to streamline the demolition process and avoid potential delays or penalties that could arise from non-compliance.

We appreciate your understanding and support as we navigate these necessary steps. Should you have any further questions or require additional information regarding these services or their associated costs, please do not hesitate to reach out.

Thank you for your continued partnership.



Steve Mueller

Project Manager

CHANGE ORDER

Change Order Number 2
Date August 7, 2024

Project Name RBW District Control Room and Toilet Room Project
Owner City of Rock Falls, Illinois
Contractor Gensini Excavating

The following changes are hereby made to the CONTRACT DOCUMENTS:

Add work described on RFP 2 - herewith attached

Original CONTRACT PRICE:	\$	<u>839,985.30</u>
Current CONTRACT PRICE adjusted by previous CHANGE ORDERS:	\$	<u>923,235.30</u>
The change in CONTRACT PRICE due to this CHANGE ORDER:	\$	<u>19,750.00</u>
The new CONTRACT PRICE including this CHANGE ORDER:	\$	<u>942,985.30</u>

CONTRACT TIME: increase —

APPROVALS REQUIRED:

Owner	Date
<u>Michael Garland</u>	<u>8/7/2024</u>
Contractor	Date
<u>Thomas W. Hill</u>	<u>August 7, 2024</u>
Engineer	Date

REQUEST FOR PROPOSAL

Request No. 2 Date of Issuance: June 24, 2024 WHA Project Number: 1503D22

Project: City of Rock Falls – RB&W District Park Control Room and Toilet Room Project

Contractor: Gensini Excavating, 10602 Highway 26, Princeton, IL 61356

Architect\Engineer: Willett Hofmann & Associates, Inc., 809 East Second Street, Dixon, Illinois

You are requested to provide a proposal for the following Work to be performed in accordance with the terms of the Contract Documents for the above referenced project.

Install additional concrete walk, install drain pipe, connect downspouts to new drain pipe, and install mulch and edging as shown on the attached drawings.

This is NOT an authorization to proceed with the work described above. The Architect/Engineer and Owner shall evaluate this Proposal. If the terms of the Proposal are acceptable to the Architect/Engineer and Owner, a Change Order will be issued to modify the Contract for Construction.

CONTRACTOR PROPOSAL:

(Name of Contractor) Gensini Excavating, shall perform the Work described above in accordance with the Contract Documents for the above referenced project for the following terms:

COST:

The Contract Sum will be **increased / decreased** by the following amount:
(Stated in both words and figures, in case of a discrepancy, the amount given in words shall govern)

Nineteen Thousand Seven Hundred Fifty and 00/100 Dollars Dollars (\$ 19,750.00).

TIME:

Proposed additional time requested: _____.

SIGNATURE:

General Contractor: Gensini Excavating, Inc. Date: 8/5/24

Submitted By: Mike Garland Date: 8/5/24

From: [Mike Garland](#)
To: [Thomas Houck](#)
Subject: [EXTERNAL]Concrete Pad
Date: Monday, August 5, 2024 1:39:32 PM

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Tom,

The following is a breakdown:

132 SF Concrete pad, excavation, and Agg base	\$4,800.00
145 feet of 6" pipe	\$8,700.00
3 Each connect to downspouts	\$2,000.00
2 Each Cleanouts	\$1,000.00
3 Each Splash Blocks	\$1,500.00
600 SF of Mulch 4"	\$1,750.00
Total Price =	\$19,750.00

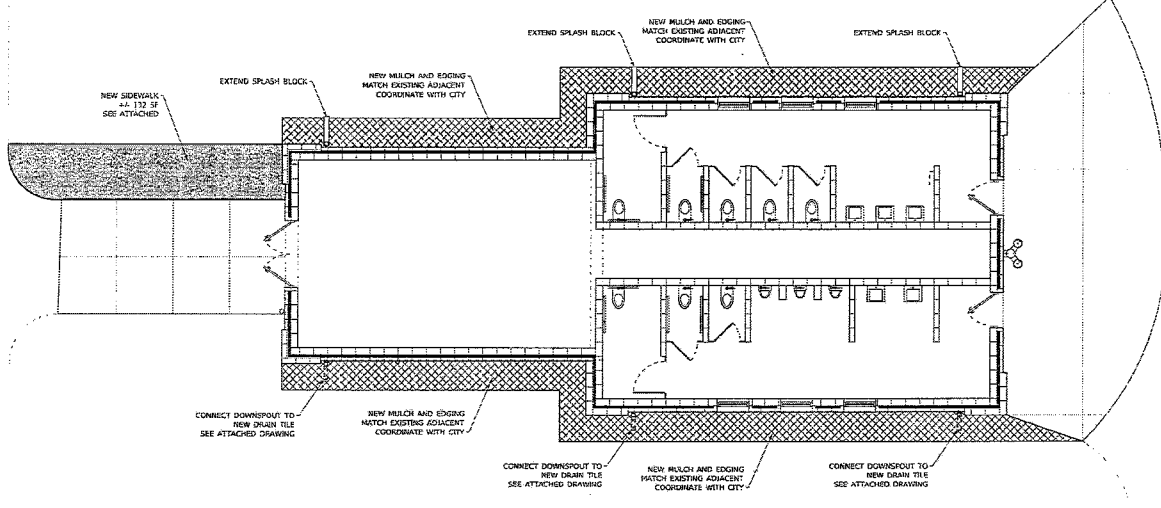
Here is a breakdown of prices for the additional work on the park.

Let me know if they want to proceed.

Thanks,

Mike Garland
Gensini Excavating, Inc.
10602 Highway 26
Princeton, IL 61356
CELL 815.830.8029

PROJECT SHEET 2/20/2021 8:00 AM 1.0/1.0



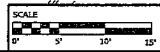
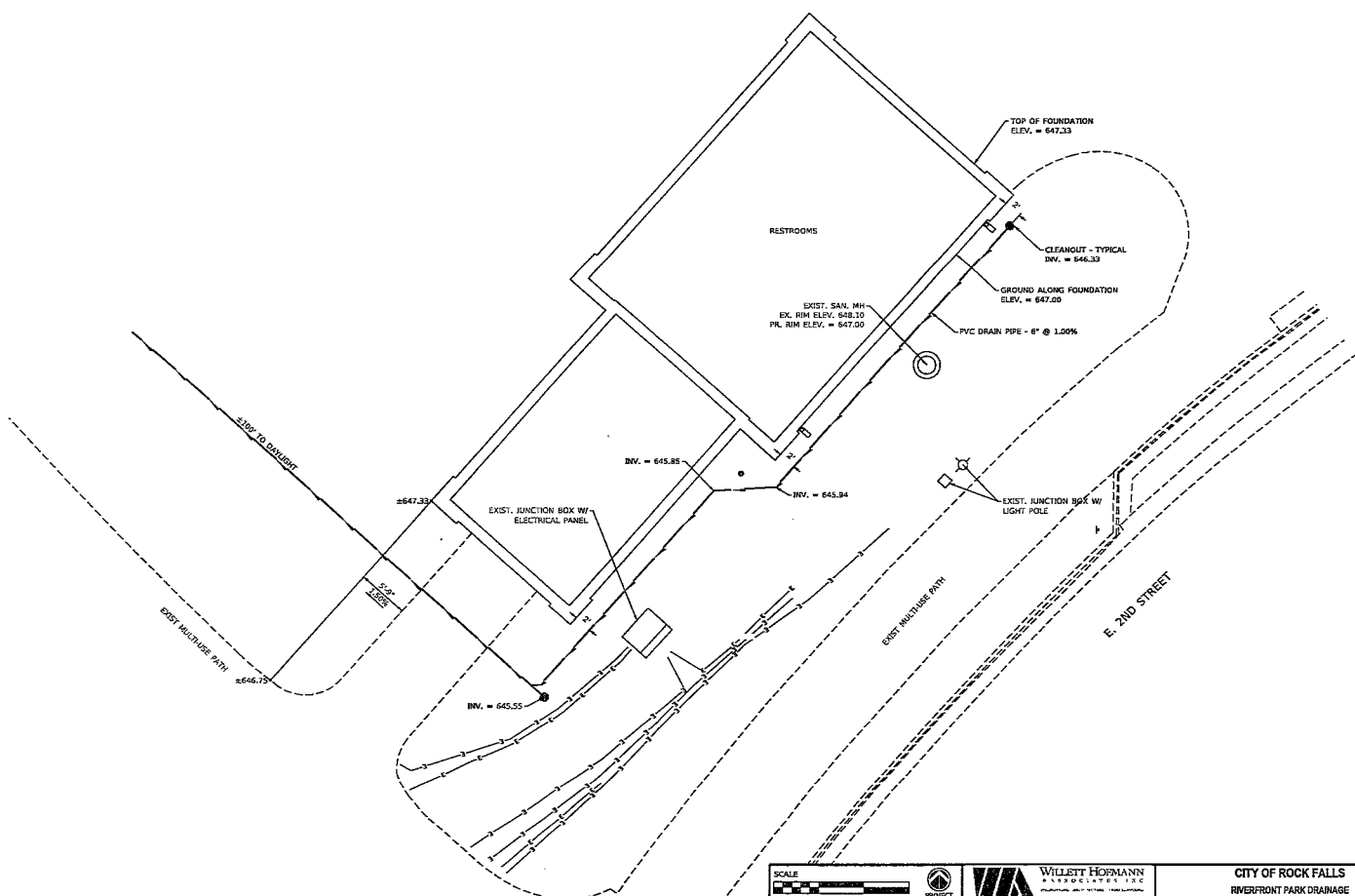
FLOOR PLAN



NOTE: CONTRACTOR SHALL OBTAIN AND VERIFY ALL DIMENSIONS AND CONDITIONS AT THE JOB SITE AND BE FULLY RESPONSIBLE FOR SAME.

PROJECT SHEET	
PROJECT NO.	2021-001
DATE	2/20/2021
SCALE	1/4" = 1'-0"
DRAWN BY	J.S.
CHECKED BY	J.S.
PROJECT MANAGER	J.S.
DESIGNER	J.S.
CONTRACTOR	J.S.
WALFERT FORSMANN	
ARCHITECTS AND ENGINEERS	
1000 W. 19TH AVENUE, SUITE 200	
DENVER, CO 80202	
PHONE: 303.733.7272	
FAX: 303.733.7273	
WWW.WALFERTFORSMANN.COM	
CITY OF ROCK FALLS, ILLINOIS STREET LIGHTS AND SIGNALS PROJECT RFP 02	
PHASE	
<input type="checkbox"/>	PRELIM
<input type="checkbox"/>	PROJKT
<input type="checkbox"/>	FINAL
<input type="checkbox"/>	AS BUILT
<input type="checkbox"/>	CONST
<input type="checkbox"/>	
<input type="checkbox"/>	
WITH THE	AGENTS
DATE	
DRAWN BY	
CHECKED BY	
PROJECT MANAGER	
DESIGNER	
CONTRACTOR	
RFP2	

PLAN & ELEVATION DRAWINGS OF THE PROPOSED SANITATION & DRAINAGE SYSTEM FOR THE PROJECT. THE PLAN & ELEVATION DRAWINGS ARE THE PROPERTY OF WILLET HOPMANN & ASSOCIATES, INC. AND ARE NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM. THE USER OF THESE DRAWINGS SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES. THE USER SHALL BE RESPONSIBLE FOR VERIFYING THE ACCURACY OF ALL DATA AND CONDITIONS SHOWN ON THESE DRAWINGS. THE USER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES. THE USER SHALL BE RESPONSIBLE FOR VERIFYING THE ACCURACY OF ALL DATA AND CONDITIONS SHOWN ON THESE DRAWINGS.



WILLET HOPMANN
& ASSOCIATES, INC.
REGISTERED PROFESSIONAL ENGINEERS
222 WEST MAIN STREET, SUITE 200
ROCK FALLS, ILLINOIS 62670
PHONE: 618-782-1111
FAX: 618-782-1112
WWW.WH-INC.COM

CITY OF ROCK FALLS
RIVERFRONT PARK DRAINAGE
SHEET 1 OF 1