

## **CITY OF PERU REGULAR COUNCIL MEETING NOVEMBER 20, 2023**

A regular meeting of the Peru City Council was called to order by Mayor Ken Kolowski in the Peru City Council Chambers on Monday, November 20, 2023, at 7:06 p.m.

City Clerk Dave Bartley called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Sapienza, O'Sadnick, Lukosus and Moreno present; Mayor Kolowski present.

### **PUBLIC COMMENT**

### **PRESENTATION**

Cate Moulton, CPA of Mack & Associates, P.C. presented the FY 2023 Financial Audit and reported the following:

#### **Financial Highlights**

- The City's overall net position increased \$2,600,034 to \$119,819,972 during fiscal year 2023. Of this amount, the net position of the governmental activities increased \$1,009,278 and the net position of the business-type activities increased \$1,590,756.
- Revenues of the City's governmental activities increased 3.8%, or \$905,464 from fiscal year 2022 to fiscal year end 2023. The revenues of the business-type of activities recognized a slight decrease due to less utility services billed.
- Total program expenses of the City's governmental activities increased \$2,071,681 (excluding the MVP TIF District land acquisition) and the expenses related to the business-type activities increased \$2,185,159.

The amount by which the City's assets and deferred outflows exceed its liabilities and deferred inflows is called net position. Net position may serve over time as a useful indicator of financial position. At year-end, the City's net position was \$119,819,973. Of that amount, \$100,148,533 was invested in capital assets, net of related debt, and depreciation related to those assets. There were \$8,057,732 of net assets restricted for purposes specified by external restrictions, constitutional provisions, debt agreements or enabling legislation. The remaining \$11,613,708 was unrestricted. The City of Peru, Illinois' change in net position in total for the governmental was \$2,600,034 during the year.

The net position related to government activities increased \$1,009,278. While the revenues related to government activities increased \$905,464, the expenses increased \$6,747,006 to \$23,914,389 compared to \$17,167,384 last year. This increase is primarily due to the acquisition of the property related to the new MVP TIF District and the infrastructure expenditures incurred related to the GAF manufacturing plant.

Although it was a significant expense in FY2023 of \$4.7 million, those costs will be recouped with future revenues from the TIF incremental tax receipts and potential sale of additional property. The other increase in expenses were paid by those who directly benefitted from the programs (\$5,073,602) or by other governments and organizations which subsidized certain programs with operating grants and contributions (\$831,584). The City paid the remaining "public benefit" portion of the governmental activities with sales taxes, property taxes (some of which could only be used for certain programs) and with interest and other miscellaneous receipts.

Business type activities' net position increased \$1,621,344 during the year with a decrease in revenues of (\$878,266) and an increase in expenses of \$2,185,159 over fiscal year 2022.

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Alderman Payton complimented Finance Officer Tracy Mitchell and her staff on the audit and the clean result.

Treasurer Jackson Powell concurred and thanked Finance Officer Mitchell and her staff.

**MINUTES/FINANCIAL REPORTS/ACTIVITY REPORTS**

Mayor Kolowski presented the Regular Minutes of November 6, 2023, Peru Police Department Monthly Report for October 2023, and Peru Volunteer Ambulance Service Inc. Activity Summary for October 2023. Alderman Payton made a motion the minutes be received and placed on file. Alderman Lukosus seconded the motion; motion carried.

**FINANCE AND SAFETY COMMITTEE**

Alderman Sapienza presented the following disbursements for payment on November 22, 2023:

| <b><u>FUND NAME</u></b> | <b><u>TOTAL EXPENSES</u></b> |
|-------------------------|------------------------------|
| General Fund            | \$1,069,277.95               |
| Utility Fund            | 1,967,374.99                 |
| Landfill Fund           | 26,986.52                    |
| Airport Fund            | <u>4,662.95</u>              |
| Total                   | \$3,068,302.41               |

Alderman Sapienza made a motion the disbursements be received, placed on file and the bills be paid in the usual manner. Alderman Tieman seconded the motion. Clerk Bartley called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Sapienza, O'Sadnick, Lukosus and Moreno voting aye; motion carried.

**PUBLIC SERVICES COMMITTEE**

Adam Thorson, Director of Parks, Recreation and Special Events, reminded the council of the Lighted Parade at 5:00 p.m. on December 2<sup>nd</sup>.

**PUBLIC WORKS COMMITTEE**

Alderman Lukosus made a motion to approve proposal from Airport Lighting Company in the amount of \$33,701.10 for ODALS (Omin-directional Approach Lighting System) materials. Alderman Moreno seconded the motion. Clerk Bartley called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Sapienza, O'Sadnick, Lukosus and Moreno voting aye; motion carried.

Alderman Lukosus made a motion to approve a proposal from Northern Illinois Seamless Roofing in the amount of \$8,575.00 for roof replacement at the East Waste Water Treatment Chlorine Room. Alderman Sapienza seconded the motion. Clerk Bartley called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Sapienza, O'Sadnick, Lukosus and Moreno voting aye; motion carried.

Alderman Ballard made a motion to approve an agreement with Illinois Valley Excavating to provide vector services at an hourly rate not to exceed \$40,000 for the IEPA mandated lead water service line

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inventory. Reported the city receive grant funding for a portion of the service. Alderman Lukosus seconded the motion. Clerk Bartley called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Sapienza, O'Sadnick, Lukosus and Moreno voting aye; motion carried.

Alderman Moreno made a motion to approve purchase of 2013 International Terrastar 1-ton plow/street truck from General Truck Sales, in the amount of \$37,950.00. Alderman Sapienza seconded the motion. Clerk Bartley called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Sapienza, O'Sadnick, Lukosus and Moreno voting aye; motion carried.

Alderman Sapienza made a motion to approve purchase of 26 trees from Peru Greenhouse, in an amount not to exceed \$20,000. (Trees to be placed near roundabout). Alderman O'Sadnick seconded the motion. Clerk Bartley called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Sapienza, O'Sadnick, Lukosus and Moreno voting aye; motion carried.

**REPORT OF CITY ATTORNEY/ORDINANCES AND RESOLUTIONS**

Corporate Counsel Scott Schweickert presented a proposed ordinance entitled:

**ORDINANCE NO. 6813**

**AN ORDINANCE LEVYING TAXES FOR CORPORATE PURPOSES FOR THE CITY OF PERU, ILLINOIS, FOR FISCAL YEAR 2024 BEGINNING ON MAY 1, 2023, AND ENDING APRIL 30, 2024, BOTH INCLUSIVE.**

Alderman Payton made a motion the ordinance be adopted as written and read. Alderman Lukosus seconded the motion. Clerk Bartley called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Sapienza, O'Sadnick, Lukosus and Moreno voting aye; motion carried.

Corporate Counsel Scott Schweickert presented a proposed ordinance entitled:

**ORDINANCE NO. 6814**

**AN ORDINANCE ABATING 2023 TAX LEVY AS PROVIDED BY BOND ORDINANCE NO. 6188 ENTITLED: "AN ORDINANCE OF THE CITY OF PERU, LASALLE COUNTY, ILLINOIS, PROVIDING THE ISSUANCE OF GENERAL OBLIGATION REFUNDING BONDS, SERIES 2017" DULY PASSED AND ADOPTED OCTOBER 31, 2016.**

Alderman Payton made a motion the ordinance be adopted as written and read. Alderman Tieman seconded the motion. Clerk Bartley called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Sapienza, O'Sadnick, Lukosus and Moreno voting aye; motion carried.

Corporate Counsel Scott Schweickert presented a proposed ordinance entitled:

**ORDINANCE NO. 6815**

**AN ORDINANCE ABATING 2023 TAX LEVY AS PROVIDED BY BOND ORDINANCE NO. 6485 ENTITLED: "AN ORDINANCE OF THE CITY OF PERU, LASALLE AND BUREAU COUNTIES, PROVIDING THE ISSUANCE OF GENERAL OBLIGATION BONDS, SERIES 2020" DULY PASSED AND ADOPTED JUNE 8, 2020.**

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Alderman Lukosus made a motion the ordinance be adopted as written and read. Alderman Edgcomb seconded the motion. Clerk Bartley called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Sapienza, O'Sadnick, Lukosus and Moreno voting aye; motion carried.

Corporate Counsel Scott Schweickert presented a proposed ordinance entitled:

**ORDINANCE NO. 6816**

**AN ORDINANCE ABATING 2023 TAX LEVY AS PROVIDED BY BOND ORDINANCE NO. 6532 ENTITLED: "AN ORDINANCE OF THE CITY OF PERU, LASALLE AND BUREAU COUNTIES, PROVIDING THE ISSUANCE OF GENERAL OBLIGATION BONDS, SERIES 2021" DULY PASSED AND ADOPTED DECEMBER 21, 2020.**

Alderman O'Sadnick made a motion the ordinance be adopted as written and read. Alderman Edgcomb seconded the motion. Clerk Bartley called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Sapienza, O'Sadnick, Lukosus and Moreno voting aye; motion carried.

Corporate Counsel Scott Schweickert presented a proposed ordinance entitled:

**ORDINANCE NO. 6817**

**AN ORDINANCE ABATING 2023 TAX LEVY AS PROVIDED BY BOND ORDINANCE NO. 6656 ENTITLED: "AN ORDINANCE OF THE CITY OF PERU, LASALLE AND BUREAU COUNTIES, PROVIDING THE ISSUANCE OF GENERAL OBLIGATION BONDS, SERIES 2022" DULY PASSED AND ADOPTED MAY 9, 2022.**

Alderman Edgcomb made a motion the ordinance be adopted as written and read. Alderman O'Sadnick seconded the motion. Clerk Bartley called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Sapienza, O'Sadnick, Lukosus and Moreno voting aye; motion carried.

Corporate Counsel Scott Schweickert presented a proposed ordinance entitled:

**ORDINANCE NO. 6818**

**AN ORDINANCE AUTHORIZING EXECUTION OF A MANAGEMENT AND SUPERVISION AGREEMENT FOR OPERATION OF THE WATER AND WASTEWATER TREATMENT PLANTS OF THE CITY OF PERU WITH TOTAL ENVIRONMENTAL SERVICE TECHNOLOGIES, INC.**

Alderman Lukosus made a motion the ordinance be adopted as written and read. Alderman Moreno seconded the motion. Clerk Bartley called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Sapienza, O'Sadnick, Lukosus and Moreno voting aye; motion carried.

Corporate Counsel Scott Schweickert presented the Planning/Zoning Commission minutes of November 15, 2023, hearing on the petition of the City of Peru for annexation and zoning of territory generally located north of Shooting Park Road and west of the Peru City Cemetery (8.26± acres). Alderman Lukosus made a motion the minutes be received, placed on file and concur with the recommendation. Alderman Moreno seconded the motion; motion carried.

Corporate Counsel Scott Schweickert presented a proposed ordinance entitled:

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**ORDINANCE NO. 6819**

**AN ORDINANCE ANNEXING AND ZONING CERTAIN TERRITORY TO THE CITY OF PERU, ILLINOIS (8.26± acres)**

Alderman Payton made a motion the ordinance be adopted as written and read. Alderman Lukosus seconded the motion. Clerk Bartley called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Sapienza, O'Sadnick, Lukosus and Moreno voting aye; motion carried.

***TABLED-AN ORDINANCE VACATING A PORTION OF FRONTAGE ROAD IN THE CITY OF PERU, ILLINOIS, TO ILLINOIS VALLEY LEASING CO. d/b/a ILLINOIS VALLEY AUTO GROUP***

Corporate Counsel Scott Schweickert presented a proposed ordinance entitled:

**RESOLUTION NO. 2023-21**

**A RESOLUTION AUTHORIZING EXECUTION OF AN ILLINOIS CASH FARM LEASE BETWEEN THE CITY OF PERU AND JOHN LAMPS.**

Alderman Edgcomb made a motion the resolution be adopted as written and read. Alderman Tieman seconded the motion. Clerk Bartley called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Sapienza, O'Sadnick, Lukosus and Moreno voting aye; motion carried.

Corporate Counsel Scott Schweickert presented a proposed ordinance entitled:

**ORDINANCE NO. 6820**

**AN ORDINANCE AUTHORIZING ACCEPTANCE OF AN EASEMENT FROM MICHIG ENERGY, LTD. (Lot 4 of JR's Subdivision – Bureau County PIN: 18-12-400-007)**

Alderman Moreno made a motion the ordinance be adopted as written and read. Alderman Lukosus seconded the motion. Clerk Bartley called the roll with Aldermen Ballard, Tieman, Payton, Edgcomb, Sapienza, O'Sadnick, Lukosus and Moreno voting aye; motion carried.

**PROCLAMATIONS**

**UNFINISHED BUSINESS**

PSM/Fire Chief Jeff King reported Christmas lights have been hung throughout the city and thanked Bob Ghighi and his team on the outstanding job.

PSM/Fire Chief Jeff King reported that with the short week, they are trying to work ahead on leaf vacuuming and will get as far as they can before the rain comes.

**NEW BUSINESS**

**PETITIONS AND COMMUNICATIONS**

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MAYOR'S NOTES

Adam Thorson, Director of Parks, Recreation and Special Events, again reminded the council of the Lighted Parade at 5:00 p.m. on December 2<sup>nd</sup>.

PUBLIC COMMENT

CLOSED SESSION

ADJOURNMENT

Alderman Payton made a motion that the meeting be adjourned. Alderman O'Sadnick seconded the motion and motion carried. The meeting adjourned at 7:35 p.m.