

**CITY OF LINCOLN**  
**REGULAR CITY COUNCIL MEETING**  
**AGENDA**  
**MAY 20, 2024**  
**CITY HALL COUNCIL CHAMBERS**  
**700 BROADWAY STREET**  
**6:00 PM**

1. **Call to Order**
2. **Roll Call**
3. **Pledge of Allegiance**
4. **Public Participation**
5. **Consent Agenda By Omnibus Vote**

All items under the Consent Agenda are considered to be routine in nature and/or non-controversial and will be approved by one motion. If anyone wishes to have a separate vote on any item, it will be pulled from the Consent Agenda and voted on separately.

- A. Payment of Bills.
- B. Approval of minutes April 9, 2024 Committee of The Whole Meeting.
- C. Approval of Request from Lincoln Community High School to close various City Streets on Friday, September 27, 2024 from 2:15 p.m. until 3:30 p.m. for the Homecoming Parade.
- D. Approval of Request for Carroll Catholic School Field Day to close the 100 block of Fourth Street on Friday, May 17, 2024 from 8:20 a.m. until 2:30 p.m.

6. **Ordinances and Resolutions**

- A. Ordinance 1-28 of the Lincoln City Code titled "Code Enforcement Officer."
- B. Resolution for Maintenance under the Illinois Highway Code for the expenditure of MFT Funds for F.Y. 2024/2025.
- C. Ordinance Annexing Certain Territory to the City of Lincoln, Illinois (Lincoln Industrial Park).

7. **Bids**

8. **Reports**

- A. City Treasurer's Report for April, 2024
- B. City Clerks Report for April, 2024
- C. Department Head Reports for April, 2024

9. **New Business/Communications**

- A. Approval of Veolia CPI Contractual increase to \$1,493,912.76 for F.Y. 2024/2025.
- B. Approval of Sludge, Grit, and Waste Disposal in an amount not to exceed \$150,000.00.
- C. Approval of repair of Blower Building Caterpillar Generator repair in an amount not to exceed \$51,070.14.
- D. Approval of purchase of one (1) New Caterpillar Model D450 GC diesel engine generator in an amount not to exceed \$109,640.00.
- E. Approval of the purchase and installation of a new Landfill Attendants Building from Countryside Barns of Eureka in an amount not to exceed \$15,000.00.
- F. Approval of the purchase of the Hustler Super Z Commercial Mower from Bee's Cub Cadet in a amount not to exceed \$15,832.00.
- G. Advise and Consent to the Mayoral Appointment of Joe Meister as Police Chief.
- H. Advise and Consent to the Mayoral Appointment of Aaron Johnson as Fire Chief.
- I. Advise and Consent to the Mayoral Appointment of Walt Landers as Street Superintendent.
- J. Advise and Consent to the Mayoral Appointment of Wes Woodhall as Building & Zoning Officer.

10. **Oath of Office of Department Heads**

11. **Announcements**

12. **Possible Executive Session**

13. **Adjournment**

We welcome the participation of persons with disabilities at all City of Lincoln meetings. If auxiliary aid or service is required for most effective participation and communication, please notify the City Clerk's Office at 217-735-2815 or [cityclerk@lincoln.il.gov](mailto:cityclerk@lincoln.il.gov) no later than 48 hours prior to the meeting time.

**COMMITTEE OF THE WHOLE MEETING**

Lincoln City Hall, Council Chambers  
700 Broadway Street | Lincoln, Illinois

**Tuesday, April 9, 2024**

The Committee of the Whole Meeting of the City Council of Lincoln was called to order by Mayor Tracy Welch at 6:01 p.m., with proper notice given. City Clerk Peggy Bateman called roll.

**Present:**

- Alderwoman Robin McClallen, Ward 1
- Alderman Steve Parrott, Ward 1
- Alderman David Sanders, Ward 2
- Alderman Sam Downs, Ward 2
- Alderman Kevin Bateman, Ward 3
- Alderwoman Wanda Lee Rohlfs, Ward 3
- Alderman Craig Eimer, Ward 4
- Alderwoman Rhonda O'Donoghue, Ward 4

**Staff Present:**

- Peggy Bateman, City Clerk
- Chuck Conzo, City Treasurer
- John Hoblit, City Attorney
- Walt Landers, Streets Superintendent
- Wes Woodhall, Building and Safety Officer
- Ty Johnson, Fire Chief
- Joe Meister, Police Chief
- Andrew Bowns, Veolia Water, Project Manager

**Presiding:**

Mayor Tracy Welch

*Mayor Welch moved item four up before public comment.*

**Oath of Office – Patrolman Paul Becker  
Patrolman Devin LaSanka**

Both sworn in by City Attorney John Hoblit

**Public Comment:**

There is no one present for public comment

**Soren Aukamp – Eagle Scout Service Project**

Soren has been an Eagle Scout with the Lincoln troop for 6 years. For a project, he'd like to repaint the hot air balloon mural on the underpass on W. Kickapoo. He'd need the support from the city to do so. He'd need help to power wash the old paint off and a commercial primer. He hopes to paint late July. He will bring back to the Council some estimates and an idea of what he plans to paint.

**Request to permit: Lincoln Community High School Senior Parade Saturday, May 4, 2024.**

This item will be placed on the consent agenda.

**Request to permit: Lincoln Park District 5K run Saturday, August 24, 2024**

This item will be placed on the consent agenda.

**Proclamation – Arbor Day Celebration**

This is a requirement for the city to maintain the status of a Tree City USA city.

This item will be placed on the regular agenda.

**Resolution approving the Content of Certain Executive Session Meeting Minutes**

This is performed once every 6 months per state statute to ensure that these meeting minutes stay confidential.

This item will be placed on the regular agenda.

**Grit Classifier Repair**

One bearing and one seal have failed. Mr. Bowns is asking for approval to purchase two of each item to have backups in the future. Cost is \$6,095 plus shipping.

This item will be placed on the regular agenda.

**Methane and Hydrogen Sulfide Sensors and Meters**

Two of the sensors have failed, the meter is in question according to the inspector. Repair estimate is \$8,988. He doesn't expect it to cost the full amount but would like the full amount approved.

This item will be placed on the regular agenda.

**Park Maintenance Agreement between Lincoln Park District and City of Lincoln**

Discussions have been had between the City and the Park District to reach this agreement. Names and addresses of parks will be added to the agreement. Mr. Hoblit will draft a resolution to give the Mayor the authority to approve this agreement.

This item will be placed on the regular agenda.

**Discussion of Budget FY 2024-2025**

The Council was given copies of the Budget draft last week. Alderwoman McClellan and Alderman Sanders were on the committee this year. The Committee met with each department head individually. Revenue projections may change. Treasurer Conzo answered questions from the council.

This will be published in the Courier on Thursday. Required meetings will be scheduled regarding the budget.

Mayor Welch moved on to other items on the agenda.

**Announcements:**

- Mayor Welch thanked everyone that was involved in the Champion of Parade.

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**Adjournment:**

There being no further discussion to come before the City Council of Lincoln, Alderman Downs motioned to adjourn, seconded by Alderman Parrott. All were in favor. Mayor Welch adjourned the meeting at 6:52 p.m.

**Respectfully Submitted By:**

Charity Hutchison, Recording Secretary

**THE CITY OF LINCOLN**

Date Received MAY 01 2024

732-2145

**REQUEST TO PERMIT EVENT WITH STREET CLOSURE**  
**Must Have Council Approval**

**RECEIVED**

Date(s) of Event: September 27, 2024 A copy of this form must be available at the Event!

Please describe below your request for use of City Property.

Description of Event (including participating merchants, vendors, exhibitors, and units, etc.)

LCHS would love to have the Homecoming Parade Friday, September 27th 2024 at 2:30 pm. The parade will proceed down Wyatt Ave., turn right onto Kickapoo Street, right onto Broadway Street, and continue across the Courthouse square.

Location of Event Property: (Address Utilized Space) Wyatt Ave -> Kickapoo -> Broadway St -> around square

Items occupying street space utilized: Parade vehicles

Date(s) and time(s) for usage of Property: September 27, 2024 2:30 pm

Are licenses needed; if yes, please attach. **YES NO**

**Street Closures and Parking** Street(s) will be closed: (Please attach map or sketch of all closures.)

If closed, which streets and blocks? Wyatt -> Kickapoo -> Square

Closed from 2:15 a.m./(p.m.) until 3:30 a.m./(p.m.) (circle a.m. or p.m.)

If different times on different days, please specify.

Does this street normally have access to a permitted parking lot? Specify, \_\_\_\_\_

**Certificate of Insurance Liability for event must be attached to request before approval.**

Business/Organization/Sponsor Name: LCHS Student Gov. - have on file already - can email Rachel if need another

Contact Name: Chris Hammer / Rachel Jordings Email: chhammer@lchsrailers.org

Address: 1000 Railer Way

Signature: Chris Hammer

Phone: Business: 217-732-4131

Cell: 217-433-2038

**APPROVED: (signatures)**

Police Department: [Signature]

Mayor: Tracy L. Welch

Fire Department: [Signature]

Vote: Council Approval: \_\_\_\_\_ Years \_\_\_\_\_ Nays

Street Department: Walt [Signature]

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

As soon as all signatures are obtained, you will be contacted at the phone number you provided.

If your special event will be held more than once during this year with the same location and arrangements, you may use the same application with a change in dates.



# CERTIFICATE OF LIABILITY INSURANCE

OP ID: LW

DATE (MM/DD/YYYY)

09/07/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

**IMPORTANT:** If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

<b>PRODUCER</b> Ramza Insurance Group - 713 713 North Bloomington Streator, IL 61364 Craig Ramza II		<b>CONTACT NAME:</b> PHONE (A/C, No, Ext): E-MAIL: ADDRESS: PRODUCER CUSTOMER ID #: <b>LINCO-4</b>		FAX (A/C, No):    	
<b>INSURED</b> Lincoln CHSD #404 1000 Railer Way Lincoln, IL 62656		<b>INSURER(S) AFFORDING COVERAGE</b> INSURER A : <b>MIC Wright Specialty</b> INSURER B : INSURER C : INSURER D : INSURER E : INSURER F :		NAIC #	

**COVERAGES**                      **CERTIFICATE NUMBER:**                      **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL SUBR (INSR, Y/N)	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<b>GENERAL LIABILITY</b> <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR	X	CND-IL-EPP-12417-000	10/01/2023	10/01/2024	EACH OCCURRENCE \$ <b>1,000,000</b> DAMAGE TO RENTED PREMISES (Ea occurrence) \$ <b>500,000</b> MED EXP (Any one person) \$ <b>5,000</b> PERSONAL & ADV INJURY \$ <b>1,000,000</b> GENERAL AGGREGATE \$ <b>2,000,000</b> PRODUCTS - COMP/OP AGG \$ <b>2,000,000</b>
A	<b>AUTOMOBILE LIABILITY</b> <input checked="" type="checkbox"/> ANY AUTO ALL OWNED AUTOS SCHEDULED AUTOS <input checked="" type="checkbox"/> HIRED AUTOS <input checked="" type="checkbox"/> NON-OWNED AUTOS	X	CND-IL-CAP-12418-000	10/01/2023	10/01/2024	COMBINED SINGLE LIMIT (Ea accident) \$ <b>1,000,000</b> BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (PER ACCIDENT) \$ \$ \$
A	<b>UMBRELLA LIAB</b> <input checked="" type="checkbox"/> OCCUR <b>EXCESS LIAB</b> <input checked="" type="checkbox"/> CLAIMS-MADE DEDUCTIBLE <input checked="" type="checkbox"/> RETENTION \$ <b>10,000</b>	X	CND-IL-EXL-12420-000	10/01/2023	10/01/2024	EACH OCCURRENCE \$ <b>5,000,000</b> AGGREGATE \$ <b>5,000,000</b> \$ \$
	<b>WORKERS COMPENSATION AND EMPLOYERS' LIABILITY</b> ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N <input type="checkbox"/> N/A				WC STATU-TORY LIMITS    OTH-ER E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)

The City of Lincoln is listed as an Additional Insured in regards to use of all city grounds, streets, and facilities for any and all LCHS events as their interest may appear

**CERTIFICATE HOLDER**

CTYLINC

CITY OF LINCOLN  
 CITY HALL  
 CITY CLERK'S OFFICE  
 P.O. BOX 509  
 LINCOLN, IL 62656

**CANCELLATION**

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE  
 Craig Ramza II

*Craig Ramza/LLW*

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REQUEST TO PERMIT EVENT WITH STREET CLOSURE

MAY 09 2024

Must Have Council Approval

Date(s) of Event: May 17, 2024

A copy of this form must be available at the Event **RECEIVED**

Please describe below your request for use of City Property.

Description of Event (including participating merchants, vendors, exhibitors, and units, etc.)

Carroll Catholic School Field Day

Location of Event Property: (Address Utilized Space) 111 4th St.

Items occupying street space utilized: \_\_\_\_\_

Date(s) and time(s) for usage of Property: 5/17/24 8:20 am - 2:30 pm

Are licenses needed, if yes, please attach. YES  NO

Street Closures and Parking Street(s) will be closed (Please attach map or sketch of all closures.)

If closed, which streets and blocks? 100 Block 4th St.

Closed from 8:20 a.m. until 2:30 a.m.  (circle a.m. or p.m.)

If different times on different days, please specify. —

Does this street normally have access to a permitted parking lot? Specify, No

Certificate of Insurance Liability for event must be attached to request before approval.

Business/Organization/Sponsor Name: Carroll Catholic School

Contact Name: David Welch

Email: dwelch@carrollcatholic  
school.com

Address: 111 4th St.

Signature: [Signature]

Phone: Business: 217-732-7518

Cell: 217-871-8303

APPROVED: (signatures)

Police Department: [Signature]

Mayor: Tracy L. Welch

Fire Department: [Signature]

Vote: Council Approval \_\_\_ Years \_\_\_ Nays

Street Department: [Signature]

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

As soon as all signatures are obtained, you will be contacted at the phone number you provided.

If your special event will be held more than once during this year with the same location and arrangements, you may use the same application with a change in dates.

# Certificate of Coverage

Date: 5/9/2024

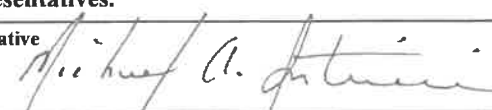
<b>Certificate Holder</b> Diocese of Peoria 419 N.E. Madison Avenue Peoria, IL 61603	<b>This Certificate is issued as a matter of information only and confers no rights upon the holder of this certificate. This certificate does not amend, extend or alter the coverage afforded below.</b>
<b>Covered Location</b> Carroll Catholic School - Lincoln 111 Fourth Street Lincoln, IL 62656	<b>Company Affording Coverage</b> THE CATHOLIC MUTUAL RELIEF SOCIETY OF AMERICA 10843 OLD MILL RD OMAHA, NE 68154

**Coverages**

**This is to certify that the coverages listed below have been issued to the certificate holder named above for the certificate indicated, notwithstanding any requirement, term or condition of any contract or other document with respect to which this certificate may be issued or may pertain, the coverage afforded described herein is subject to all the terms, exclusions and conditions of such coverage. Limits shown may have been reduced by paid claims.**

	Type of Coverage	Certificate Number	Coverage Effective Date	Coverage Expiration Date	Limits	
	Property				Real & Personal Property	
	<b>D. General Liability</b>  <input checked="" type="checkbox"/> Occurrence <input type="checkbox"/> Claims Made	8862	7/1/2023	7/1/2024	Each Occurrence	
					General Aggregate	1,000,000
					Products-Comp/OP Agg	
					Personal & Adv Injury	
					Fire Damage (Any one fire)	
					Med Exp (Any one person)	
	Excess Liability				Each Occurrence	
					Annual Aggregate	
	Other				Each Occurrence	
					Claims Made	
					Annual Aggregate	
					Limit/Coverage	

**Description of Operations/Locations/Vehicles/Special Items (the following language supersedes any other language in this endorsement or the Certificate in conflict with this language)**  
 Coverage is verified for only those claims arising from Carroll Catholic School's Field Day on 5-17-2024 from 8:20 am through 2:30 pm.

<b>Holder of Certificate</b>	<b>Cancellation</b>
City of Lincoln 700 Broadway Street Lincoln, IL 62656	<p><b>Should any of the above described coverages be cancelled before the expiration date thereof, the issuing company will endeavor to mail 30 days written notice to the holder of certificate named to the left, but failure to mail such notice shall impose no obligation or liability of any kind upon the company, its agents or representatives.</b></p> <p>Authorized Representative</p> 

0100006592

**ORDINANCE NO.**  
AN ORDINANCE 1-28 OF THE LINCOLN CITY CODE  
TITLED “CODE ENFORCEMENT OFFICER”

THIS ORDINANCE is made and adopted by the CITY COUNCIL OF THE CITY OF LINCOLN, LOGAN COUNTY, ILLINOIS, at a regular meeting held in the City Council Chambers in said City on the \_\_\_\_ day of \_\_\_\_\_, 2024, WITNESSETH:

WHEREAS, the CITY OF LINCOLN is a municipal corporation located in Logan County, Illinois; and

WHEREAS, the city code of the City of Lincoln believes they previously had a Code Enforcement Officer whose responsibilities were consolidated into the Building and Safety Official along with the City Inspector; and

WHEREAS, the CITY OF LINCOLN has budgeted money for fiscal year 2024 to hire a community code enforcement officer who will aid the Building and Safety Office in the enforcement of city code of Lincoln; and

WHEREAS, the City of Lincoln acknowledges that there was previously a code enforcement officer whose responsibilities were consolidated into the building safety official; and

WHEREAS, the City of Lincoln desires to re-establish this office whose responsibilities will supplement the Building and Safety Official, not supplant them; and

WHEREAS, the City of Lincoln will create Chapter 1-28 of the Lincoln City Code titled “Code Enforcement Officer” and amend 1-18-4;

NOW, THEREFORE, IT IS HEREBY ORDAINED by the CITY COUNCIL OF THE CITY OF LINCOLN, as follows:

1. That Title 1 Chapter 28 titled of the Lincoln City Code is hereby created. (See Exhibit A).
2. That Title 1 Chapter 18 Part 4 of the Lincoln City Code is hereby amended to remove references to former city code official and to ensure that the Building and Safety Official has the powers of the current code enforcement officer. (See Exhibit A)



3. Effective Date. That this Ordinance is effective immediately upon its passage.

The vote on the adoption of this Ordinance was as follows:

Alderman Parrott	_____	Alderwoman McClallen	_____
Alderman Eimer	_____	Alderwoman Rohlf	_____
Alderwoman O'Donoghue	_____	Alderman Bateman	_____
Alderman Downs	_____	Alderman Sanders	_____

Ayes: \_\_\_\_\_

Nays: \_\_\_\_\_

Abstain: \_\_\_\_\_

Absent: \_\_\_\_\_

Passed and approved this \_\_\_\_ day of \_\_\_\_\_, 2024.

CITY OF LINCOLN,

BY: \_\_\_\_\_

Tracy Welch, Mayor  
City of Lincoln, Logan County, Illinois

ATTEST: \_\_\_\_\_ (SEAL)

City Clerk, City of Lincoln,  
Logan County, Illinois

## **EXHIBIT A**

### **1-28 Code Enforcement Officer**

#### **1-28-1 Creation of Office, Appointment**

There is hereby created the position of Code Enforcement Officer within the Police Department. The Code Enforcement Officer will be appointed by the Mayor, with the advice and consent of the City Council, after having been recommended to the Mayor, by the Chief of Police.

#### **1-28-2 Term of Office**

The term of the office of the Code Enforcement Officer shall be not shorter than for one year nor longer than the term of the Mayor appointing the Code Enforcement Officer. The Code Enforcement Officer may resign from office or may be removed therefrom only in such manner as is provided by the statutes of the state pertaining to the resignation or the removal of the appointed officers.

#### **1-28-3 Bond and Oath**

Before entering upon the duties of his office, the Code Enforcement Officer shall furnish a surety bond in the amount of \$5,000 to be approved by the City Council, said bond to be conditioned on the faithful performance of the Code Enforcement Officer's duties. The premium of the bond shall be paid by the City.

Before entering upon the duties of his office, the Code Enforcement Officer shall take and subscribe the oath of his office.

#### **1-28-4 Compensation**

The Code Enforcement Officer shall receive compensation in such amount and manner as the Council shall fix from time to time.

#### **1-28-5 Authority and Duties**

The Code Enforcement Officer, subject to the limitations defined in resolutions and ordinances of the City and state statutes, shall report directly to the Chief of Police, shall be responsible to the Chief of Police for the proper enforcement of ordinances within the City of Lincoln, pursuant to the statutes of the state, the ordinances of the City, and the

resolutions, motions, and directives of the corporate authorities with duties including, but not limited to, the following:

- A. Enforce the City Code and Ordinances of the City of Lincoln by issuing citations to offenders, and/or providing reports to the City Attorney.
- B. Assist the Building and Safety Officer with the enforcement of city code and ordinances.
- C. Provide testimony to the appropriate court to assist in the prosecution of violations of City Ordinances.

**§ 1-18-4 Responsibilities.**

[Ord. 406, 12-18-1995]

The Building and Safety Official will be responsible for all duties of the former office of the City inspector and the current code enforcement-official officer. ~~and any reference in this Code to the City inspector and/or code enforcement officer shall now refer to the Building and Safety Official.~~

## MEMORANDUM

**TO:** Mayor and Aldermen of the City of Lincoln

**FROM:** Walt Landers, Street Superintendent

**MEETING**

**DATE:** May 20, 2024

**RE:** **2024/2025 Draft Motor Fuel Tax Maintenance Program Resolution**

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**Background**

Each year the City must provide a budget and design guidelines to the Illinois Department of Transportation (IDOT) for its expenditures using Motor Fuel Tax (MFT) proceeds, the use of MFT funds are limited to the engineering, labor, maintenance, material and construction of roadways, sidewalks, and curb and gutters. Expenses which are limited in the resolution must take place within the City's current fiscal year. In order to be reimbursed for the use of these funds, IDOT must approve the planned expenditures

**Analysis/Discussion**

In the 2024/2025 program, the City is scheduled to have appropriated an amount of \$654,113.65 of MFT funds for the purpose of maintaining streets, sidewalks, curb and gutter and other related expenses. As mentioned before the program expenses will run from May 1, 2024, to April 30, 2025. An itemized listing of expenses is included along with this memo.

**Fiscal Impact**

The expenses planned for the 2024/2025, MFT Maintenance program are included in the MFT Budget.

**Council Recommendation:**

Adopt the 2024/2025 MFT Maintenance Program Resolution as presented.



District	County	Resolution Number	Resolution Type	Section Number
6	Logan		Original	24-00000-00-GM

BE IT RESOLVED, by the Council of the City of Lincoln Illinois that there is hereby appropriated the sum of Seven Hundred Six Hundred Fifty Four Thousand One Hundred Thirteen & 65/100 Dollars ( \$654,113.65 ) of Motor Fuel Tax funds for the purpose of maintaining streets and highways under the applicable provisions of Illinois Highway Code from 05/01/24 to 04/30/25

BE IT FURTHER RESOLVED, that only those operations as listed and described on the approved Estimate of Maintenance Costs, including supplemental or revised estimates approved in connection with this resolution, are eligible for maintenance with Motor Fuel Tax funds during the period as specified above.

BE IT FURTHER RESOLVED, that City of Lincoln shall submit within three months after the end of the maintenance period as stated above, to the Department of Transportation, on forms available from the Department, a certified statement showing expenditures and the balances remaining in the funds authorized for expenditure by the Department under this appropriation, and

BE IT FURTHER RESOLVED, that the Clerk is hereby directed to transmit four (4) certified originals of this resolution to the district office of the Department of Transportation.

I Peggy S. Bateman City Clerk in and for said City of Lincoln in the State of Illinois, and keeper of the records and files thereof, as provided by statute, do hereby certify the foregoing to be a true, perfect and complete copy of a resolution adopted by the

Council of Lincoln at a meeting held on 05/20/24

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal this 20th day of May, 2024

(SEAL, if required by the LPA)

Clerk Signature & Date

**APPROVED**

Regional Engineer Signature & Date  
Department of Transportation



Submission Type

**Estimate of Maintenance Costs**

District Estimate of Cost for

Local Public Agency	County	Section Number	Beginning	Maintenance Period Ending
City of Lincoln	Logan	24-00000-00-GM	05/01/24	04/30/25

**Maintenance Items**

Maintenance Operation	Maint Eng Category	Insp. Req.	Material Categories/ Point of Delivery or Work Performed by an Outside Contractor	Unit	Quantity	Unit Cost	Cost	Total Maintenance Operation Cost
1. Spot Patching	I/A	No	Bituminous Cold Mix	Ton	180	\$110.00	\$19,800.00	
	I/A	No	Bituminous Hot Mix	Ton	200	\$125.00	\$25,000.00	
	I/A	No	Labor	Hr	1,795	\$31.48	\$56,506.60	
	I/A	No	Equipment	Hr	1,150	\$30.00	\$34,500.00	\$135,806.60
2. Cleaning Inlets and Culverts	I/A	No	Labor	Hr	700	\$31.48	\$22,036.00	
	I/A	No	Equipment	Hr	490	\$30.00	\$14,700.00	\$36,736.00
3. Gutter Cleaning	I/A	No	Labor	Hr	2,160	\$31.48	\$67,996.80	
	I/A	No	Equipment	Hr	1,150	\$70.00	\$80,500.00	\$148,496.80
4. Snow and Ice Removal	I/A	No	Labor	Hr	1,220	\$31.48	\$38,405.60	
	I/A		Equipment	Hr	850	\$30.00	\$25,500.00	
	I		Salt	Ton	385	\$120.00	\$46,200.00	\$110,105.60
5. Traffic Signal/ Street Light Electrical Service	I	No	Electrical Energy	LSum	1	\$75,000.00	\$75,000.00	\$75,000.00
6. Curb and Gutter and Sidewalk Replacement	I/A	No	Labor	Hr	1,120	\$31.48	\$35,257.60	
	I/A	No	Equipment	Hr	500	\$30.00	\$15,000.00	
	I/A	No	Concrete	CY	200	\$125.00	\$25,000.00	\$75,257.60
7. Spray Patching	I/A	No	Bit. Matl. Spray Patch	Gal	5,200	\$4.00	\$20,800.00	
	I/A	No	Spray Patch Aggregate	Ton	400	\$25.00	\$10,000.00	\$30,800.00
8. Crack Filling	I/A	No	Labor	Hr	885	\$31.48	\$27,859.80	\$27,859.80
<b>Total Operation Cost</b>								<b>\$640,062.40</b>

### Estimate of Maintenance Costs

Submittal Type Original

Local Public Agency	County	Section	Maintenance Period	
			Beginning	Ending
City of Lincoln	Logan	24-00000-00-GM	05/01/24	04/30/25

#### Estimate of Maintenance Costs Summary

	MFT Funds	RBI Funds	Other Funds	Estimated Costs
<b>Maintenance</b>				
Local Public Agency Labor	\$248,062.40			\$248,062.40
Local Public Agency Equipment	\$170,200.00			\$170,200.00
Materials/Contracts(Non Bid Items)	\$221,800.00			\$221,800.00
Materials/Deliver & Install/Materials Quotations (Bid Items)				
Formal Contract (Bid Items)				
<b>Maintenance Total</b>	<b>\$640,062.40</b>			<b>\$640,062.40</b>

#### Estimated Maintenance Eng Costs Summary

	MFT Funds	RBI Funds	Other Funds	Total Est Costs
<b>Maintenance Engineering</b>				
Preliminary Engineering	\$14,051.25			\$14,051.25
Engineering Inspection				
Material Testing				
Advertising				
Bridge Inspection Engineering				
<b>Maintenance Engineering Total</b>	<b>\$14,051.25</b>			<b>\$14,051.25</b>

**Total Estimated Maintenance**      **\$654,113.65**      **\$654,113.65**

Remarks

#### SUBMITTED

Local Public Agency Official Signature & Date

Title

Mayor

County Engineer/Superintendent of Highways Signature & Date

#### APPROVED

Regional Engineer Signature & Date  
Department of Transportation



District	Local Public Agency	County	Section Number
6	Lincoln	Logan	24-00000-00-GM

I hereby request approval of the use of MFT funds to pay rental for the equipment listed below at the rates shown. The equipment is owned by City of Lincoln, and is to be used on the above named section.  
Name of Entity

Rental Rates calculated using:

- Schedule of Average Ownership Equipment Rental Expense Multiplier Used 1.922  
 Blue Book  Custom Rate from IDOT (attach documentation)

Item of Equipment	Manufacturer	Model	Size	Year Built	Page No.	Current Rental Rate	Operator Rate	Total Cost
#1 Pickup	Dodge	pu/gas	half ton	2019	51	\$18.07		\$18.07
#2 Dump	Ford		1 ton/32,000	2018	52	\$51.86		\$51.86
#3 Dump	Ford		1 Ton/32,000	2014	52	\$51.86		\$51.86
#3 Plow	Flink	Rev.			40	\$18.26		\$18.26
#4 Dump	Ford		1 Ton/32,000	2014	52	\$51.86		\$51.86
#4 Plow	Flink	Rev.			40	\$18.26		\$18.26
#5 Flat Bed	Chevrolet	Flat/gs	3/4Ton/1500	2006	50	\$21.38		\$21.38
#5 Plow	Western	Rev.			40	\$18.26		\$18.26
#6 Pickup	Chevrolet	pu/gas	Half Ton		51	\$18.07		\$18.07
#7 Dump	International	dp/deal	7400/32,000	2008	52	\$51.86		\$51.86
#7 Plow	Flink	Rev.			40	\$18.26		\$18.26
#7 Spreader	Flink	PTO			43	\$11.34		\$11.34
#8 Dump	International	dp/deal	4900/32,000	2008	52	\$51.86		\$51.86
#8 Plow	Flink	Rev.			40	\$18.26		\$18.26
#10 Dump	Henderson	Rev.			40	\$51.86		\$51.86
#10 Spreader	Henderson	PTO			43	\$11.83		\$11.83
#11 Utility	Ford	UtilDesl	1 Ton/32,000	1997	51	\$18.06		\$18.06
#12 Dump	International	DpDesl	4900/32,000	1997	52	\$51.86		\$51.86
#12 Plow	Flink	Rev.			40	\$18.26		\$18.26
#13 Bucket	GMC	BldDesl	1 Ton/30,000	1998	50	\$61.75		\$61.75
#14 Pickup	Chevrolet	puDesl	3/4 Ton	2001	51	\$18.06		\$18.06
#14 Plow	Western	Rev.			40	\$18.26		\$18.26
#15 Dump	International	dpDesl	4900/32,000	1993	52	\$51.86		\$51.86
#15 Plow	Flink	Rev.			40	\$18.26		\$18.26
#15 Spreader	Flink	PTO			43	\$11.83		\$11.83
#16 Dump	International	dpDesl	4900/32,000	2001	52	\$51.86		\$51.86
#16 Plow	Flink	Rev.			40	\$18.26		\$18.26
#17 Dump	International	dpDesl	32,000	2001	52	\$51.86		\$51.86



Item of Equipment	Manufacturer	Model	Size	Year Built	Page No.	Current Rental Rate	Operator Rate	Total Cost
#17 Plow	Flink	Rev.			40	\$18.26		\$18.26
#18 Dump	Freightliner	108SD		2021	52	\$51.86		\$51.86
#18 Plow	Flink	Rev.			40	\$18.26		\$18.26
#18 Spreader	Flink	PTO			43	\$11.83		\$11.83
#22 Dump	Peterbuilt	348	32,000		52	\$51.86		\$51.86
#22 Plow	Flink	Rev.			40	\$18.26		\$18.26
#9 Bucket	Chevrolet	BldDesl	K7900/32,000	2003	50	\$82.07		\$82.07
Elgin Sweeper	Johnson	mx450		2007	44	\$87.55		\$87.55
Allianz Sweeper	Johnson	mx450		2007	44	\$87.55		\$87.55
Wheel Loader	John Deere	524k	141hp	2012	46	\$73.53		\$73.53
Backhoe #1	John Deere	310sf	63 hp	2008	46	\$66.95		\$66.95
Backhoe #2	John Deere	310s	76hp	1998	46	\$50.60		\$50.60
Motor Grader	Dreeser	850	30,100	1992	21	\$85.84		\$85.84
Chip Spreader	Elyre	k4664		1984	42	\$99.36		\$99.36
#1 Tractor/Mower	John Deere	5210	53hp	2000	45	\$38.70		\$38.70
#2 Tractor/Mower	Kioti	dk45s	43hp	2005	45	\$25.14		\$25.14
Air Compressor	Ingersoll Rand	175	175	1979	10	\$21.22		\$21.22
Asphalt Zipper		az480h	140hp	2004	9	\$56.51		\$56.51
Tire Roller	Bros Roller	sp54	50	1959	34	\$44.36		\$44.36
Street Roller	Rax Roller	900	75	1975	34	\$57.04		\$57.04
Brush Chipper	Brush Bandit	200x	80	1991	5	\$30.04		\$30.04
Skid Steer	Bobcat	S570	61hp	2004	46	\$34.97		\$34.97
Snow Blower					39	\$7.69		\$7.69
Street Broom			6		5	\$9.22		\$9.22
Cold Planer	Bobcat	24PLA		2018	9	\$24.62		\$24.62
Power Rake	Bobcat	84			31	\$7.69		\$7.69
Spray Patcher	Total Patcher	Vortex		2015		\$32.89		\$32.89
Excavator	John Deere	135G	101hp	2023	16	\$86.91		\$86.91
Brush Cutter	Baumalight	C-550			5	\$21.81		\$21.81

Submitted:

Local Public Agency Signature & Date

For a Road District project  
County Engineer signature required.

County Engineer Signature & Date

Approved:

Regional Engineer, DOT Signature & Date

## MEMORANDUM

**TO:** Mayor and City Council Members  
**FROM:** John A. Hoblit, City Attorney  
**MEETING DATE:** COW May 14, 2024 and Regular May 20, 2024  
**RE:** Annexation of Property owned by Lincoln Industrial Park

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### **Background:**

. The City Council has previously held a meeting January 17, 2023 where they voted in approval Pivotal GP Holdings, LLC plan to construct a 60 unit independent senior living facility for those aged 55 and up. The Council reviewed documents submitted by the planning commission. It was represented at the time that a request to annex would come in 6 months. The request now comes before the Council to annex the property. Certified letters went out the individuals mandated by statute to receive said notice.

### **Council Recommendation:**

Approve the submitted ordinance annexing in the property in the City of Lincoln. I am including various Exhibits A-C which encompass the original request from Lincoln Industrial Park, the documents submitted for the January 17, 2023 meeting, and a letter generated submitted subsequent to the January meeting.



**ORDINANCE NO. \_\_\_\_\_**  
**AN ORDINANCE ANNEXING CERTAIN TERRITORY TO THE  
CITY OF LINCOLN, ILLINOIS (LINCOLN INDUSTRIAL PARK INC.)**

WHEREAS, a written petition, signed by the legal owners of record of all land within the territory described as follows, has been filed with the City Clerk of the City of Lincoln, Illinois, requesting that said territory be annexed to the City of Lincoln, Illinois;

The North Ten (10) Acres of the Southwest Quarter of the Southeast Quarter of Section 26, Except that Part Lying West of a Line 66 Feet East of and Parallel with the East Line of Plowfield Square Subdivision, Recorded April 12, 2013 as Document Number 20130007747B, All in Township 20 North, Range 3 West of the Third Principal Meridian in Logan County, Illinois

Permanent Index Number: Part of 12-026-042-20

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

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

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

AND WHEREAS, all petitions, documents, and other necessary legal requirements are in full compliance with the terms of the annexation agreement and with the statutes of the State of Illinois, specifically Section 7-1-8 of the Illinois Municipal Code, 65 ILCS 5/7-1-8;

AND WHEREAS, it is in the best interests of the City of Lincoln, Illinois, that the territory

be annexed thereto.

NOW, THEREFORE, IT IS HEREBY ORDAINED by the CITY COUNCIL OF THE CITY OF LINCOLN, as follows:

1. That the real estate described above, is hereby annexed to the City of Lincoln, Logan County, Illinois.

2. That said property is zoned residential planned unit development, R-3.

3. That the City Clerk is hereby directed to record with the recorder and to file with the County Clerk, a certified copy of this ordinance together with an accurate map of the territory annexed appended to the Ordinance.

4. Effective Date. That this Ordinance is effective immediately upon passage of the same.

The vote on the adoption of this Ordinance was as follows:

Alderman Parrott	_____	Alderwoman McClallen	_____
Alderman Eimer	_____	Alderwoman Rohlf	_____
Alderwoman O'Donoghue	_____	Alderman Bateman	_____
Alderman Downs	_____	Alderman Sanders	_____

Ayes: \_\_\_\_\_

Nays: \_\_\_\_\_

Abstain: \_\_\_\_\_

Absent: \_\_\_\_\_

Passed and approved this \_\_\_\_ day of \_\_\_\_\_, 2024.

CITY OF LINCOLN,

BY: \_\_\_\_\_  
Tracy Welch, Mayor  
City of Lincoln, Logan County, Illinois

ATTEST: \_\_\_\_\_ (SEAL)  
City Clerk, City of Lincoln,  
Logan County, Illinois

# MAP OF ANNEXATION TO THE CITY OF LINCOLN, LOGAN COUNTY, ILLINOIS

### OWNER'S CERTIFICATE

STATE OF ILLINOIS )  
COUNTY OF LOGAN )

THIS IS TO CERTIFY THAT \_\_\_\_\_ IS THE OWNER OF RECORD OF THE HEREIN DESCRIBED PROPERTY AND THAT AS SAID OWNER HEREBY CONSENTS TO THE ANNEXATION OF SAID PROPERTY TO THE CITY OF LINCOLN, LOGAN COUNTY, ILLINOIS.  
DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_

OWNER \_\_\_\_\_  
TITLE \_\_\_\_\_

### NOTARY PUBLIC

STATE OF ILLINOIS )  
COUNTY OF LOGAN )

I, NOTARY PUBLIC IN AND FOR THE COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT \_\_\_\_\_ WHO IS/ARE PERSONALLY KNOWN TO ME TO BE THE SAME INDIVIDUAL(S) IS/ARE SUBSCRIBER(S) TO THE FOREGOING CERTIFICATE, APPEARED BEFORE ME THIS DAY IN PERSON AND ACKNOWLEDGED THAT HE/SHE/THEY DO SIGN AND DELIVER THIS INSTRUMENT AS A FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES HEREIN SET FORTH.  
GIVEN UNDER MY HAND AND NOTORIAL SEAL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_

NOTARY PUBLIC \_\_\_\_\_

### CITY COUNCIL CERTIFICATE

STATE OF ILLINOIS )  
COUNTY OF LOGAN )

APPROVED BY THE CITY COUNCIL OF THE CITY OF LINCOLN, ILLINOIS.

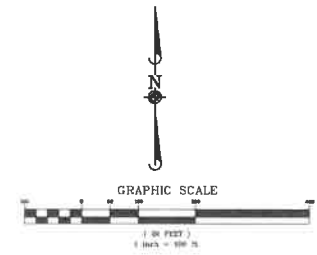
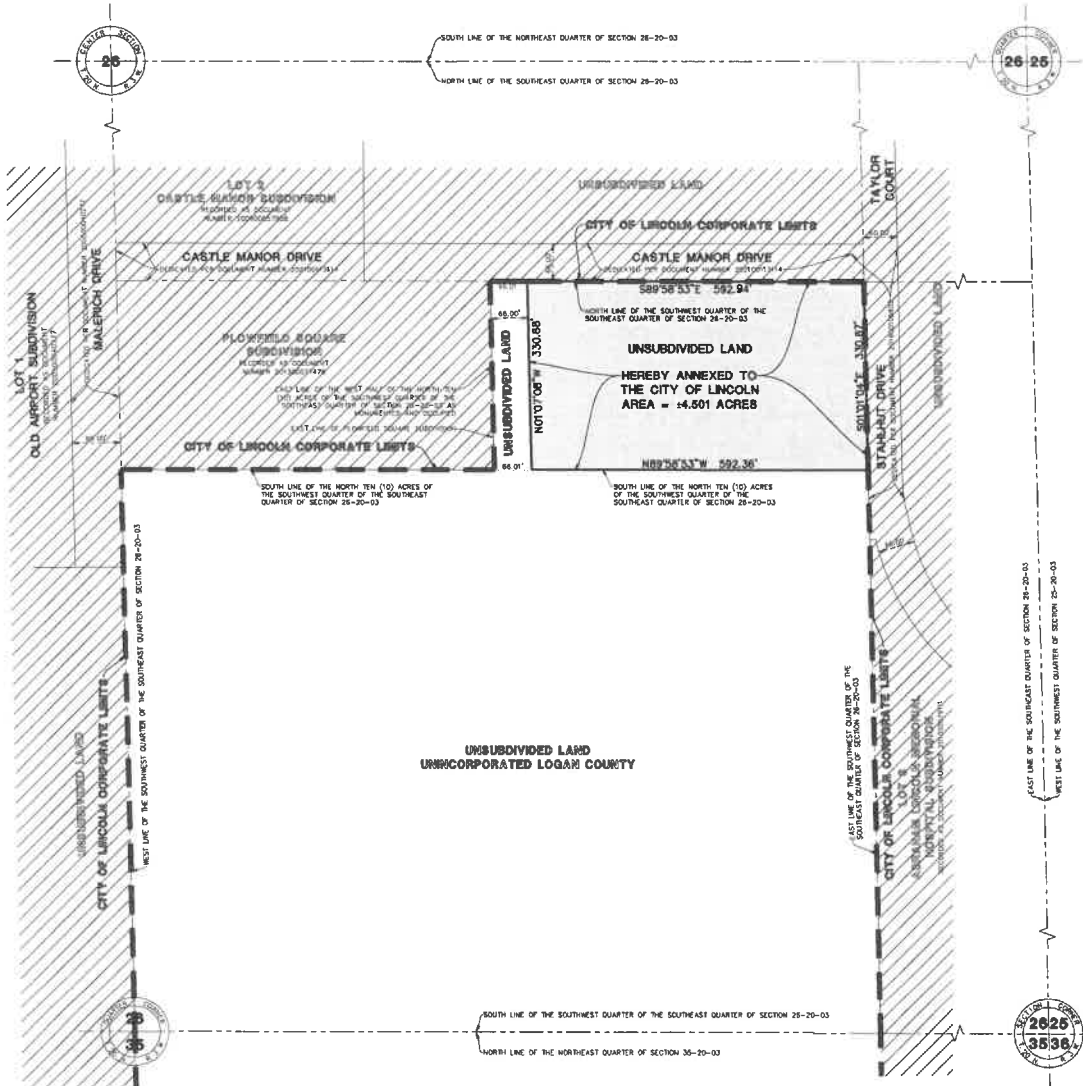
DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_

BY: MAYOR \_\_\_\_\_

BY: CITY CLERK \_\_\_\_\_

### LEGEND

- MUNICIPALITY CORPORATE LIMITS
- EXISTING CORPORATE LIMITS OF THE CITY OF LINCOLN
- TERRITORY TO BE ANNEXED INTO THE CITY OF LINCOLN



**BASIS OF BEARINGS**  
COORDINATES AND BEARINGS ARE BASED UPON THE ILLINOIS STATE PLANE COORDINATE SYSTEM, WEST ZONE, (NAD 83), ADJUSTED TO GROUND VALUES, AS ESTABLISHED BY A REAL-TIME KINEMATIC (RTK) GLOBAL NAVIGATION SATELLITE SYSTEM (GNSS) UTILIZING THE TRIMBLE VRS HIGH NETWORK.

**PREPARED FOR**  
POTENTIAL  
0100 CENTRE POINTE DRIVE, SUITE 210  
WEST CHESTER, OH 45069

### LEGAL DESCRIPTION OF TERRITORY TO BE ANNEXED

THE NORTH TEN (10) ACRES OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 26, EXCEPT THAT PART LYING WEST OF A LINE 66 FEET EAST OF AND PARALLEL WITH THE EAST LINE OF PLOVERFIELD SQUARE SUBDIVISION, RECORDED APRIL 15, 2015 AS DOCUMENT NUMBER 20150007478, ALL IN TOWNSHIP 20 NORTH, RANGE 3 WEST OF THE THIRD PRINCIPAL MERIDIAN IN LOGAN COUNTY, ILLINOIS

**P.I.N.**  
PART OF 12-025-042-20

**AREA OF ANNEXATION**  
196,058 SQUARE FEET (4.501 ACRES)

### SURVEYOR'S NOTES

1. DIMENSIONS ARE MARKED IN FEET AND DECIMAL PLACES THEREOF. NO DIMENSION SHALL BE ASSUMED BY SCALE MEASUREMENT HEREON.
2. THIS SURVEY IS SUBJECT TO MATTERS OF TITLE, WHICH MAY BE REVEALED BY A CURRENT TITLE REPORT, EASEMENTS, SETBACKS AND OTHER RESTRICTIONS WHICH MAY BE FOUND IN A CURRENT TITLE REPORT, LOCAL ORDINANCES, ORDERS OR OTHER INSTRUMENTS OF RECORD HAVE NOT BEEN SHOWN HEREON.
3. THE ANNEXATION LIMITS SHOWN HEREON ARE BASED ON THE CITY OF LINCOLN MUNICIPAL BOUNDARY MAP, LATEST DATED DECEMBER 31, 2017. MANHARD CONSULTING HAS NOT INDEPENDENTLY VERIFIED THESE LIMITS.
4. MANHARD CONSULTING IS A PROFESSIONAL DESIGN FIRM, REGISTRATION NUMBER 170000000, EXPIRES APRIL 30, 2025.

### SURVEYOR'S CERTIFICATE

STATE OF ILLINOIS )  
COUNTY OF LOGAN )

THIS IS TO CERTIFY THAT WE, MANHARD CONSULTING, HAVE SURVEYED AND PLATED THE ABOVE DESCRIBED PROPERTY FOR THE PURPOSE OF ANNEXING SAID PROPERTY INTO THE CITY OF LINCOLN AND THAT THE PLAN HEREON IS A TRUE AND CORRECT REPRESENTATION OF SAID PROPERTY.  
DATED THIS 1ST DAY OF DECEMBER, A.D. 2023

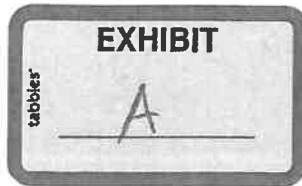
**FOR REVIEW ONLY**  
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 4074  
EMAIL ADDRESS: AMER@MANHARD.COM  
LICENSE EXPIRES NOVEMBER 30, 2024



**Manhard CONSULTING**  
118 Stanger Drive, Leeward, IL 61848  
Tel: 618-441-1558  
Fax: 618-441-1559  
www.manhard.com

**LINCOLN SENIOR FLATS DEVELOPMENT  
LINCOLN, ILLINOIS  
MAP OF ANNEXATION TO THE CITY OF LINCOLN, LOGAN COUNTY, ILLINOIS**

SHEET  
1 OF 1  
PVL01.D



Date: 12/05/22

To Whom It May Concern:

This is to confirm that Pivitol Housing Partners, LLC (hereafter called "Pivitol") seeks to purchase a five (5) acre parcel of land from Lincoln Industrial Park, Inc. (hereafter called "LIP"), said land parcel being located in the Northeast corner of the larger parcel identified by Tax I.D. No. 12-026-042-20, and upon that purchased land Pivitol desires to create a Planned Unit Development.

On behalf of LIP, I consent to Wyllys Mann of Pivitol submitting application to the City Of Lincoln, Illinois for permission to create that PUD following Pivitol's purchase of the land and subsequent annexation of the property to the City Of Lincoln, Illinois so any necessary rezoning for the PUD may occur.

Lincoln Industrial Park, Inc.

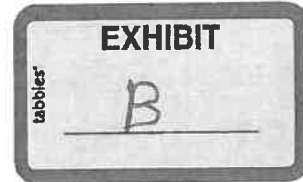
By:

A handwritten signature in black ink, appearing to read "Douglas A. Muck".

Douglas A. Muck  
President



# MEMORANDUM



**TO:** Mayor Tracy Welch and Members of the City Council

**FROM:** Wes Woodhall, Building and Safety Official

**DATE:** January 10th, 2022

**RE: PC 2022-01, Request for Residential Planned Unit Development (PUD).**

***Background:*** The Building and Safety Department received a request for the allowance of a Residential Planned Unit Development with regards to a future project to be known as Lincoln Senior Flats. This project is to be located at the SW corner of Castle Manor Dr. and Stalhut Dr. The property is currently within Logan County jurisdiction but will be annexed into the City of Lincoln at the time of sale.

***Analysis/Discussion:*** A public planning commission meeting was held on January 5th, 2023 in the City Hall Council Chambers. All public notices and certified mailings were completed per statute by Building and Safety Department staff. There were no public comments on the request. The Planning Commission unanimously approved the request for the allowance of a Residential Planned Unit Development. This will allow for the construction and creation of a new housing opportunity in the City of Lincoln.

***COW Recommendation:*** Place on Council agenda for discussion of request.

***Fiscal Impact:*** There will be no negative financial impact to the City of Lincoln.

***Council Recommendation:*** Approve PUD request per plan commission recommendation.

**AGENDA**

**CITY OF LINCOLN PLANNING COMMISSION**

**December 22<sup>nd</sup>, 2022, January 5<sup>th</sup>, 2023**

**7:00 P.M.**

- 1. Call to Order**
- 2. Roll Call**
- 3. New Business**

- A. Swearing in of returning Planning Commission Members David Klug, Robert Coombs and Jim Wessbecher.
- B. Swearing in of new Planning Commission Member Molly Pickering.
- C. Approval of meeting minutes, PC 2021-03, November 04, 2021.
- D. PC 2022-01, Request for Residential Planned Unit Development

- 4. Adjournment**

# MEMORANDUM

**TO:** Chairman David Klug and Members of the Plan Commission

**FROM:** Wes Woodhall, Building and Safety Official

**DATE:** December 6th, 2022

**HEARING DATE:** December 22, 2022

**SUBJECT:** Consideration of a request by Pivotal GP Holding LLC requesting consideration of an application for an R-3 District Residential Planned Unit Development, Preliminary Plat Approval and Final Plat Approval for a 60-Unit, 55 and older development known as Lincoln Senior Lofts at an as yet un-addressed location at the SW corner of Castle Manor Dr. and Stahlhut Dr.

## **SUMMARY AND BACKGROUND OF SUBJECT MATTER:**

An application for an R-3 District Residential Planned Unit Development and preliminary and final plat approval has been submitted by Wyllys Mann, representing Pivotal GP Holding LLC and Lincoln Industrial Park, Inc. for the development of a 60-unit, 55 and older development. Prior to application for funding to the Illinois Housing Development Authority it was noted that the subject property was located outside the corporate limits of the City of Lincoln. In conjunction with the Planning Commission recommendation to the Lincoln City Council a voluntary annexation of this 5-acre parcel will also be put forth for council consideration. If approved for annexation and PUD the parcel will be assigned a R-3 designation. At that time Pivotal GP Holding LLC will submit an application to the Illinois Housing Development Authority for financing for a 60-unit, 55+, rental housing development on a five-acre parcel of land located directly to the east of Plowfield Square. As outlined in Section 11-4-8 of the City Code, the residential planned unit development district is an optional zoning district which permits developers freedom in the design, layout and use of the building types on any parcel of land of five acres or more in size, where the developer agrees to develop the property in accordance with a specific site plan. A copy of the Planned Unit Development Plan for your review and consideration.

Following is other relevant information pertaining to the proposed Lincoln Senior Lofts:

**Petitioners:** Pivotal GP Holding LLC., 9100 Centre Pointe Drive, Suite 210, West Chester, OH 45069

Lincoln Industrial Park, Inc., 207 S. McLean Street, Lincoln, IL 62656  
(Current owner of the subject property)

**Name of Proposed Development:** Lincoln Senior Lofts

**Current Zoning Classification of Subject Property:** M-1, County Designation

**Previous Use of Property Subject to Annexation:** Agricultural

**Compliance with the R-3 District Residential Planned Unit Development Provisions of Section 11-4-8**

**11-4-8, (A) Permitted Uses:** The proposed 3-story development conforms to the permitted dwelling unit types.

**11-4-8, (B) General Regulations:** The proposed building layout and design provides greater building setback than a strict application of the required building setbacks. A significant distance exists between the proposed building and from the exterior property lines. Given the more than required building setback from the property lines, the proposed development does not appear to adversely affect the adjacent property. Given that a public roadway and utilities already exist in the area the development does not appear to create any greater maintenance burden to the city for streets, utilities and other necessary facilities than would be expected for a conventional development. The development site is surrounded by a wide variety of complementary uses and amenities for a 55+ development; including, parks, Lincoln Memorial Hospital, retailers, restaurants, grocery stores, and pharmacies.

**11-4-8, (C) Density Provisions:** The proposed development possesses the minimum land area of five acres and the proposed 60 living units conforms to the allowed density allowance of 20 units per acre for a high density residential planned unit development. The proposed density for the proposed development would be 12 units per acre. The proposed development will have a 3-story building that will front an interior drive. The development will contain numerous amenities including parking spaces, a community center containing the manager's office, fitness room and an outdoor picnic area. The development will provide 1 and 2 bedroom options.

**11-4-8, (D) Bulk Regulations:** The spacing and arrangement of the proposed 3-story structure and amenities make very efficient use of the available land.

**11-4-8, (E) Open Space Requirements:** Pursuant to the open space requirements, not less than 5% of the total land area of the site shall be devoted to open space. The proposed development is providing 52.2% of open space, which far exceeds the required 5% allowance.

**11-4-8, (F) Parking, Lighting, Signs and Screening Regulations:** Pursuant to Section 11-7-4 Off Street Parking, Loading, the following parking formulas would apply to the proposed development:

Residence units – 1 ½ spaces per unit:                      60 units = 90 parking spaces

Total Required Parking Spaces:                                      90 parking spaces

Total Proposed Parking Spaces:                                      90 parking spaces

The design exceeds the amount of ADA parking spots required.

**Staff Recommendation:**

Given that the intent and design of the proposed Planned Unit Development makes good use of existing farm ground, does not impede on the normal function of the surrounding uses and provides a needed use to the community, City Staff would recommend approval of the request.

The design of the Planned Unit Development meets or exceeds all requirements set forth in the City of Lincoln Municipal Code and we feel it would be a welcomed addition to the city.

**Project Type/Narrative Summary (Provide a brief summary and specify project type):**

*This Planned Unit Development Application requests approval to build a multi-unit residential building, as depicted in the Site Plan attached to this application. Lincoln Sr Lofts involves new construction of 60 units in Lincoln, IL, restricted for seniors 55 years and above on approximately 5 acres of land. The proposed design includes a mix of 1BR and 2BR units in a three-story elevator building. The development will include amenities that will keep residents active, including both a fitness and community room. All units will feature universal design features, an energy efficient design, and a comprehensive list of modern amenities. The proposed project is consistent with the intent and purpose of the City's plans and comparable to that of the adjacent properties.*

*The layout design is an improvement of what would normally be allowed under R3 zoning and it will not adversely affect or interfere with the development of neighboring properties. This project meets or exceeds all of the setback, density, open space, height, and parking requirements of the R-3 zoning district. Specifically, the proposed site plans include a minimum of 20-foot setback on all sides, meeting the requirement of 20 feet for front and rear setbacks and exceeds the 5-foot required setback for the side yards. The R-3 zoning district allows up to 20 units per acre and the proposed development is less than that, at 12 units per acre. The proposed project includes 52.2% open space, more than 5% above what is required by zoning, and the height of 31 feet is also less than what is allowed by R-3 zoning. Finally, our proposed Site Plan meets the minimum required parking of the R-3 zoning. The plan will not create any additional maintenance burden on the City beyond what any development of comparable residential density at this site would require.*

*The project scope of work will include Type VA Construction (protected wood framed) with brick and siding on the exterior, sloped roofs, and the appropriate number of accessible parking stalls. The interior will be painted drywall finishes in most areas, with carpet and vinyl floors. Prefabricated cabinets, laminate countertops, wood and composite doors, residential hardware in the units and commercial in the common areas. Energy-efficient lights and HVAC equipment and water conservation type plumbing fixtures. The fit and finish will be equal to that of many market rate communities. The buildings will be designed and built to earn Enterprise Green Communities certification, including item 5.5b Moving to Zero Carbon: All Electric. All building code requirements will be met.*

**What is the proposed development schedule? Please indicate the approximate dates when construction of the PUD and its various phases are expected to be initiated and completed:**

*The proposed Development schedule is as follows:*

- *Establish PUD prior to our funding application to the Illinois Housing Development Authority- Dec 2022 through Jan 2023*
- *Submit Application to IHDA prior to Feb 15<sup>th</sup>, 2023*
- *Receive Award of funding from IHDA – June 2023*
- *Submit Final Site Plan and Architectural Drawings to the City of Lincoln – September 2023*
- *Begin Construction – Late 2023 or Early 2024*
- *Complete Construction – Spring 2025*

**CLEARLY EXPLAIN HOW THE PUD REQUESTED MEETS EACH OF THE FOLLOWING FINDINGS OF FACT STANDARDS:**

1. The establishment, maintenance, or operation of the PUD will not be detrimental to or endanger public health, safety, morals, comfort, or general welfare.

*The proposed residential building, its maintenance, nor its operation will be detrimental to, or endanger the public health, safety, morals, comfort, or general welfare.*

2. The PUD will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purpose already permitted nor substantially diminish property values within the neighborhood.

*The proposed building will not be injurious to the uses and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminish and impair property values within the neighborhood in which it is to be located. The proposed project is consistent with the uses of the adjacent property and new development is more likely to increase property values than to diminish those values.*

3. The establishment of the PUD will not impede the normal and orderly development and improvement of the surrounding property for uses permitted in the district.

*The proposed building will not impede the normal and orderly development and improvement of the surrounding property for uses permitted in the district.*

4. Adequate utilities, access roads, drainage or necessary facilities have been or will be provided to minimize traffic congestion in the public streets.

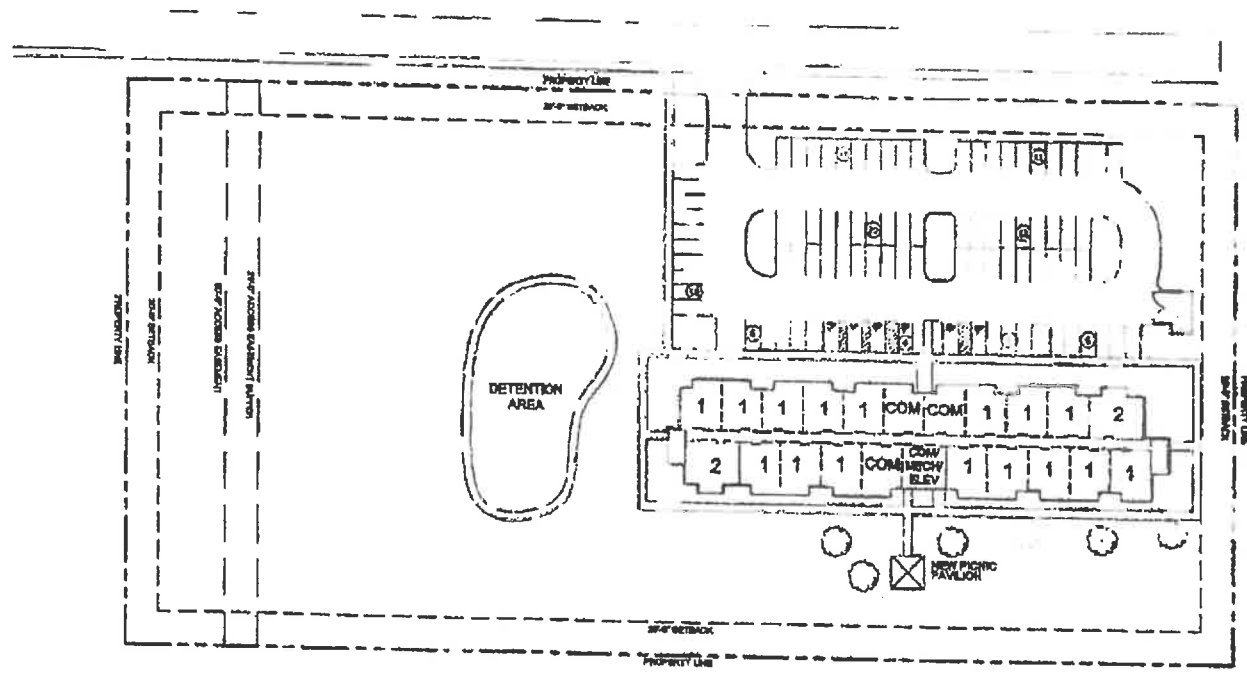
*The proposed Site Plan provides adequate access to public utilities, drainage, and all necessary facilities have been provided. No access roads are being created, but an access driveway will be provided to allow access through the property to the agricultural land to the south. This access will be the secondary access to the property to the south and will be use infrequently.*

5. Adequate measures have been or will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public street

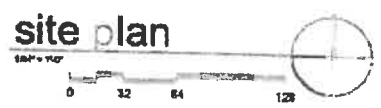
*The proposed Site Plan includes measures, including two two-way driveways, to minimize traffic in the public street. Access driveways to the property are located a sufficient distance from other existing driveway to allow for safe ingress and egress to and from the property with a minimum impact on traffic congestion..*

6. The PUD is necessary for public convenience at this location.

*The requested PUD is necessary for the public convenience because it represents an ideal location for the proposed project. This project will provide much needed senior housing for Lincoln residents to age in place. Demographic data for the Lincoln area shows us that the number of seniors is expected to increase dramatically over the next decade. Many of those seniors will need ADA accessible options, others will simple no longer want or need a single-family home. The proposed project will bring development to a site that has never been developed and this project will provide much needed housing and generate tax revenue for the City.*



**PROPOSED UNIT MIX:**  
 1 BEDROOM / 1 BATH - 64 UNITS (2 ADA / 1 S&H)  
 2 BEDROOM / 1 BATH - 6 UNITS (1 ADA / 1 S&H)  
**TOTAL - 60 UNITS**  
**BUILDING BREAK-DOWN:**  
 3-STORY ELEVATOR  
**SITE INFO:**  
**PARKING**  
 - REQUIRED PARKING 80 (1.5 SPACES PER UNIT)  
 - PROVIDED 90 (8 HC)  
**AREA**  
 - 5.18 ACRES FOR DEVELOPMENT



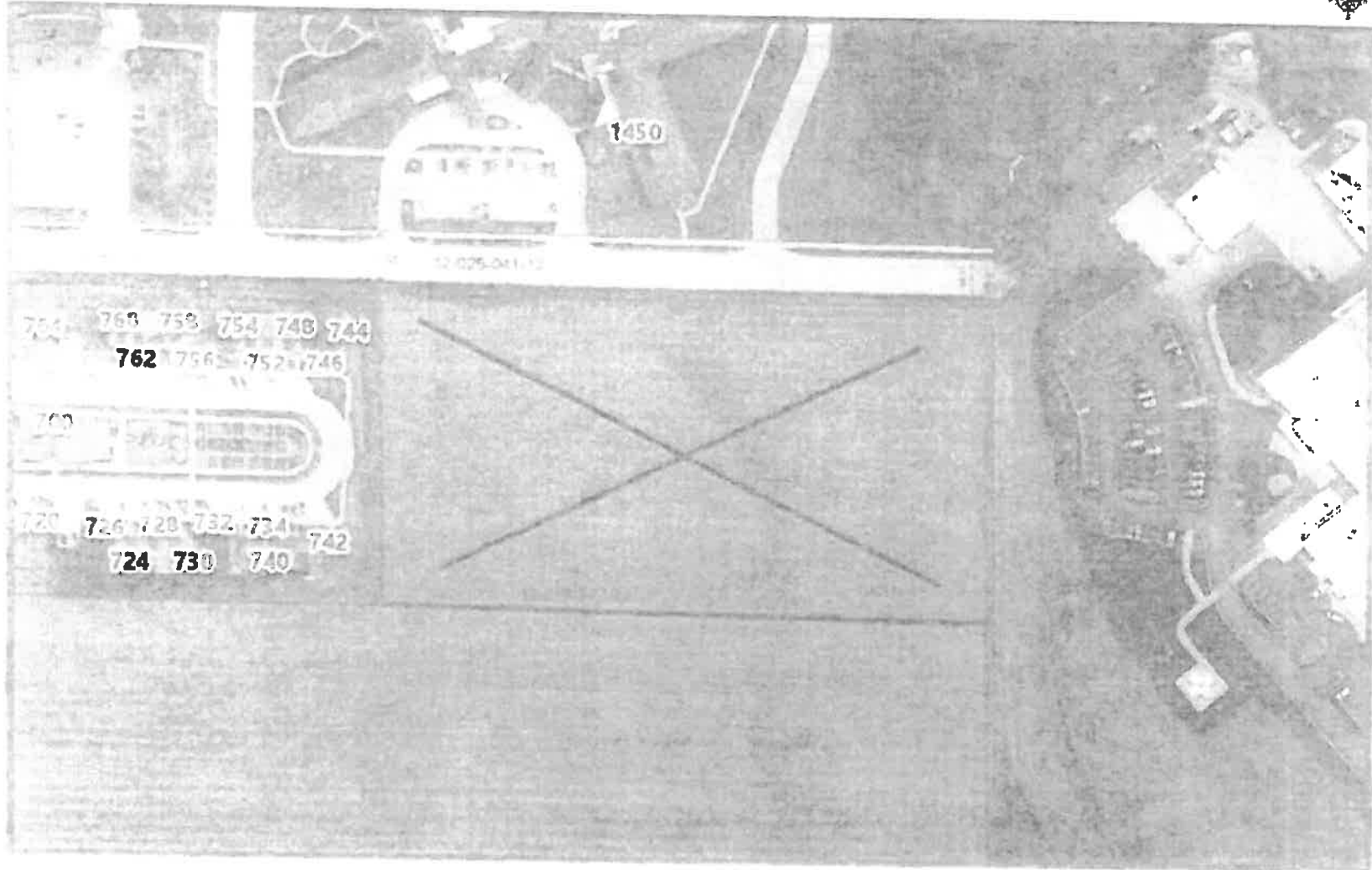
  
**PARTNERS**

**LINCOLN SENIOR FLATS**  
 Lincoln, IL

12.05.22  
**preliminary site plan**  
© BECKHAM DEVELOPMENT LLC

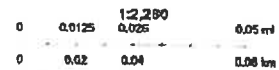


# Logan County Illinois GIS Viewer



December 1, 2022

- |                       |                |                  |                                  |
|-----------------------|----------------|------------------|----------------------------------|
| County Highway Map    | Old Routes     | Rivers & Streams | 2019 Aerial Photo (8 Inch Pixel) |
| Road Centerlines      | State Highways | Parcels          | Red: Band_1                      |
| <b>Roads Overview</b> | U.S. Highways  | Address Points   | Green: Band_2                    |
| Interstates           | Water Features | Counties         | Blue: Band_3                     |



The Data is provided "as is" without warranty of accuracy, completeness or otherwise. The borders for data are not guaranteed. Logan County makes no warranty, express or implied, as to the use of the Data. There are no liabilities of the Data, including the fact that the Data is dynamic and it is a continuous flow of information, over time, and updates.

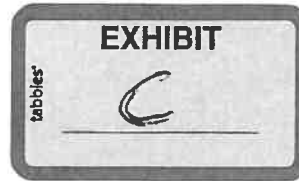
Logan County TORPO

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February 9, 2023

Ms. Kristin Faust  
Executive Director  
Illinois Housing Development Authority  
111 E. Wacker Drive, Suite 1000  
Chicago, IL 60601



Re: Zoning Verification Letter for Lincoln Senior Flats

Dear Ms. Faust:

The purpose of this letter is to provide zoning verification and related information for the proposed 57-unit, new construction, multifamily residential development, known as Lincoln Senior Flats, located in Lincoln, IL. The subject property, 1405 Castle Manor Drive, Lincoln, IL 62656, on which the proposed development will be located is currently zoned M1 and will be rezoned R-3 Multi-family Residence with Planned Unit Development (PUD) at the time of property annexation.

The proposed plan for Lincoln Senior Lofts is the basis of the PUD and will be permitted. After a public meeting, the Planning Commission unanimously approved the request and provided this recommendation to the full City Council. Subsequently, a public city council meeting was held on January 17, 2023, at which time the full City Council concurred with the planning commissions' recommendation and voted unanimously to allow for the R-3 zoning designation and allowed usages. Please see the attached exhibit for more information on the property.

Given that the proposal is consistent with the PUD, the zoning district permits the proposed project. There are no conditional use, special use, or variance approvals necessary to permit this proposal in this location. Please feel free to contact me at 217-732-6318 or [wwoodhall@lincoln.il.gov](mailto:wwoodhall@lincoln.il.gov) if you have any additional questions. We look forward to having this project move forward and welcome it to the community.

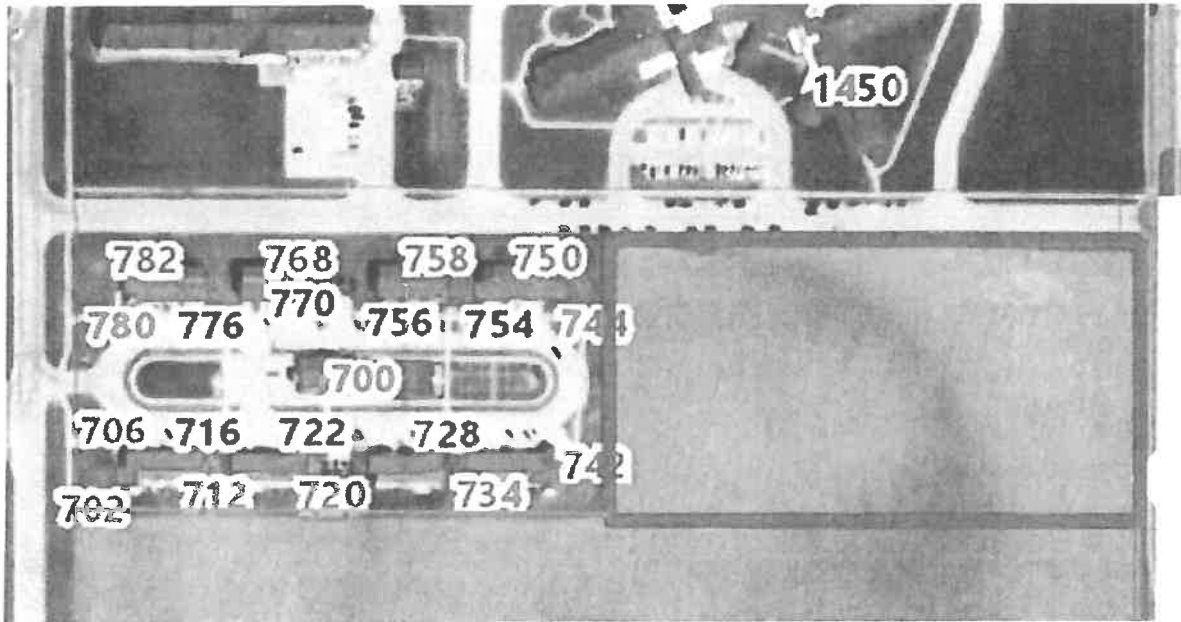
Sincerely,

Wes Woodhall  
Building and Safety Official  
City of Lincoln  
313 Limit St.  
Lincoln, IL 62656  
217-732-6318

Exhibit

Description of the property:

That approximate 5 acres of real property, located east of Plowfield Sq, Lincoln, Logan County, Illinois 62656, known as a portion of parcel no. 12-026-042-20, and depicted below:



TRACY WELCH  
MAYOR

PEGGY S. BATEMAN  
CITY CLERK

CHARLES N. CONZO  
CITY TREASURER

JOHN A. HOBLIT  
CITY ATTORNEY



## CITY OF LINCOLN, ILLINOIS

700 Broadway St., P.O. Box 509, Lincoln, IL 62656

*Named for and Christened by Abraham Lincoln, 1853—Incorporated February 16, 1865*  
CITY COUNCIL MEETS FIRST AND THIRD MONDAY NIGHTS EACH MONTH

To: Mayor and Aldermen of the City of Lincoln

From: Andrew Bowns, Wastewater Project Manager

Meeting Date: May 14, 2024

RE: Veolia CPI Increase

---

### Background

It is time to execute the CPI increase for Veolia. The CPI increase is calculated and applied on an annual basis starting in May, based upon the water, sewer, and trash index (CUUR0000SEHG01) from the Bureau of Labor Statistics for the preceding year February to February.

### Analysis/Discussion:

The increase for this budget year amounts to 5.040%. This percentage increase will have a total cost \$1,493,912.76 for this fiscal year. The line item "50-7200-5227 Contract Operation" was budgeted for in the amount of \$1,496,758.00.

### Resources:

<https://data.bls.gov/pdq/SurveyOutputServlet>

### Fiscal Impact:

\$124,492.73 to be expensed from "50-7200-5227 Contract Operation" on a monthly basis.

### Council Recommendation:

Approve the contractual CPI increase for Veolia, to continue the mutually beneficial relationship.

#### CITY COUNCIL

**FIRST WARD**  
STEVE PARROTT  
ROBIN McCLALLEN

**SECOND WARD**  
DAVID SANDERS  
SAM DOWNS

**THIRD WARD**  
KEVIN BATEMAN  
WANDA ROHLFS

**FOURTH WARD**  
RHONDA O'DONOGHUE  
CRAIG EIMER

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## CITY OF LINCOLN, ILLINOIS

700 Broadway St., P.O. Box 509, Lincoln, IL 62656

*Named for and Christened by Abraham Lincoln, 1853—Incorporated February 16, 1865*  
CITY COUNCIL MEETS FIRST AND THIRD MONDAY NIGHTS EACH MONTH

To: Mayor and Aldermen of the City of Lincoln

From: Andrew Bowns, Wastewater Project Manager

Meeting Date: May 14, 2024

RE: Sludge/Grit/Waste Disposal

---

### Background

Material that has been removed from waste streams within the City is in need of disposal.

### Analysis/Discussion:

Waste removed from various parts of the plants, lift stations, collection systems, and different processes is in need of disposal. We are nearing our storage capacity for waste generated, collected, and removed throughout the City. This waste will need to be disposed of by landfilling primarily. Some of the waste would be hauled by wastewater personnel; some would be hauled by contractors. It is necessary to remove these wastes to remain compliant with both the IEPA and DNR.

### Fiscal Impact:

This project should have a cost not to exceed \$150,000.00. This is the amount that was budgeted for in fiscal year 2024 - 2025.

### Council Recommendation:

Approve the waste disposal in an amount not to exceed \$150,000.00 to be expensed from "50-7200-7864 Capital Expense - Build and Grds".

#### CITY COUNCIL

FIRST WARD  
STEVE PARROTT  
ROBIN McCLALLEN

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## CITY OF LINCOLN, ILLINOIS

700 Broadway St., P.O. Box 509, Lincoln, IL 62656

*Named for and Christened by Abraham Lincoln, 1853—Incorporated February 16, 1865*  
CITY COUNCIL MEETS FIRST AND THIRD MONDAY NIGHTS EACH MONTH

To: Mayor and Aldermen of the City of Lincoln

From: Andrew Bowns, Wastewater Project Manager

Meeting Date: May 14, 2024

RE: Blower Building Caterpillar Generator Repair

### Background

The Sewer plant recently had its annual service and inspection completed on the generators at the sewer plant. The generator at the blower building was found to have a failing bearing that has caused the generator to not produce power when needed.

### Analysis/Discussion:

Altorfer Cat performed the annual maintenance on the generators at the site last week. During this inspection and service the blower building generator was found to have a failing bearing causing the generator to not be able to produce power when needed. This generator is a critical piece of infrastructure for the plant. This generator failure will not cause backups within the system, but could affect adequate treatment of the wastewater in a prolonged utility power outage.

### Fiscal Impact:

The repair was not budgeted for this year. It will require the cancellation of a planned purchase. The repair estimate of \$46,427.40 will be accommodated within the line item "50-7200-7860 Capital Expense - Equipment"

### COW Recommendation:

Place "Blower Building Caterpillar Generator Repair" on the May 20th voting session in an amount not to exceed \$51,070.14.

### Council Recommendation:

Approve "Blower Building Caterpillar Generator Repair" in an amount not to exceed \$51,070.14.

#### CITY COUNCIL

FIRST WARD  
STEVE PARROTT  
ROBIN McCLALLEN

SECOND WARD  
DAVID SANDERS  
SAM DOWNS

THIRD WARD  
KEVIN BATEMAN  
WANDA ROHLFS

FOURTH WARD  
RHONDA O'DONOGHUE  
CRAIG EIMER



**LINCOLN WWTP**  
 150 W KICKAPOO ST  
 LINCOLN IL 62656

<b>CUSTOMER NO.</b>	<b>CONTACT</b>	<b>PHONE NO.</b>	<b>FAX NO.</b>	<b>WORK ORDER NO.</b>
317351	ANDREW BOWNS	217 732 4030		
<b>QUOTE NO.</b>	<b>OPP NO.</b>	<b>DATE</b>	<b>Email</b>	
130274	0	5/8/2024		
<b>MAKE</b>	<b>MODEL</b>	<b>SERIAL NO.</b>	<b>UNIT NO.</b>	<b>hours</b>
AA	3456 PKG	0CCB00683		
<b>NOTES</b>				
REBUILD GENERATOR				

**SEGMENT: 01** REPAIR GENERATOR (1404 )  
 NOTES:

Parts

**Total Parts:** 0.00

Labor

**Total Labor:** 17,100.00

Misc

Description	Ext Price
MILEAGE	2,230.20
GENERATOR REBUILD	27,097.20
<b>Total Misc:</b>	<b>29,327.40</b>

**Segment 01 Total:** 46,427.40

**Total Segments:** 46,427.40

**TOTAL ESTIMATE (BEFORE TAXES)** 46,427.40

**NOTES:**

- This estimate will expire 30 days from the estimate date.
- Price excludes Freight Charges, Operating Supplies/EPA Fees and Overtime.
- Sales Taxes where applicable are not included with the above prices.
- Ask about Cat Financial Payment options.
- Caterpillar REMAN parts will be utilized, where applicable.
- Above pricing assumes all REMAN cores will meet Caterpillar Full Core Credit criteria. If cores do not meet the Caterpillar Full Core Credit criteria, additional charges will apply.
- Any additional repairs found during disassembly or testing will be quoted at that time.
- If parts needed on emergency order basis, extra order processing fee and expedited shipping cost may apply.

**ESTIMATED REPAIR TIME:** \_\_\_\_\_ *from start date*  
*"The Signature is an authorization to proceed with the required repair work as described within the quote".*

**Issued PO#** \_\_\_\_\_, **Authorized Name** \_\_\_\_\_ *Please Print.*

**Date** \_\_\_\_ / \_\_\_\_ / \_\_\_\_ . \_\_\_\_\_  
Signature

Any Questions? Please Call Shawn Glaser at 309-427-1234 ext 4392  
(fax: 309-694-4851 - email: [sglaser@altorfer.com](mailto:sglaser@altorfer.com)).

---





## SL2\_CSA\_Inspection\_4-0

PM Checklist

● 5 ● 1 ● 26 ● 4

Inspection Number	17247436	Customer No	317351
Serial Number	CCB00683	Customer Name	LINCOLN WWTP
Make	CATERPILLAR	Customer Phone	217 732 4030
Model	3456	Work Order	BD65740
Equipment Family	GEN	Completed On	5/8/2024 11:58:32 AM
SMU	5086 Hours	Inspector	Nathan Primm
Location	150 W KICKAPOO ST., LINCOLN IL	PDF Generated On	5/8/2024
Coordinates	0, 0, 0		
Technician	<i>MM</i>		

### General Info & Comments

#### General info/Comments

#### Customer Interview & Site Notification

- 1.1 1. Is the unit Serial Number correct? YES
- 1.2 2. Interview the operator and list any known issues. PERFORMED
- 1.3 3. Notify customer and on-site personnel that you are about to disable the genset. (Record the name(s) of person(s) you contacted.) YES  
 Comments: Andrew Bowns
- 1.4 4. Place the genset control in Off/Reset and ensure unit is in safe work mode. YES

#### Non-Running Checks

- 2.1 1. Change Engine oil & filter(s) NORMAL



- **2.2.2. Change Fuel Filters** YES



- **2.3.3. Check the fluid level for all compartments** NORMAL

- **2.4.4. Verify operation of the fuel level gauge and record fuel level** YES

! Comments: 1/2 tank

- **2.5.5. Are Jacket Water Heater(s) Functioning? Observe and Record Jacket Water Temperature. (Ref Help As Needed)** NORMAL

Comments: 111 degrees

- **2.6.6. Pull fuel sample for visual inspection and photo document for the report** YES

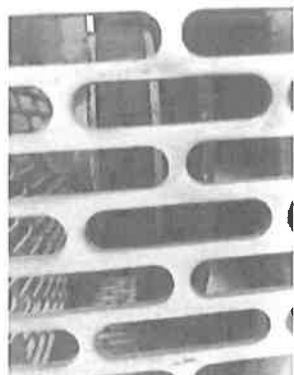
Comments: Fuel sample taken

- **2.7.7. Confirm The Generator Winding Heater(s) Are Functioning** N/A

- **2.8.8. Check battery condition. Record or photo document date code and in-service date.** FAIR

Comments: 3 years old 7/21

- **2.9 9. Check Battery Charger. Adjust the float rate to match battery \_\_\_ type. Record the float rate. (See help file as needed.)** *NORMAL*  
| Comments: 26v
  
- **2.10 10. Battery load test (with load test values)** *PASS*
  
- **2.11 11. Check condition of the radiator** *NORMAL*
  
- **2.12 12. Inspect Drive Belts** *ACTION*  
| Comments: All belts are getting cracked



- **2.13 13. Inspect all Coolant Hoses and Clamps** *NORMAL*
  
- **2.14 14. Inspect Fuel Supply and Return Lines** *NORMAL*
  
- **2.15 15. Turbocharger Visual Inspection (Reference help text as needed)** *NORMAL*
  
- **2.16 16. Check All Air Intake Piping for Damage and Loose Connections** *NORMAL*
  
- **2.17 17. Inspect Air Filter & Air Filter Restriction Indicator (Reference help text for guidelines.)** *NORMAL*



- **2.18 18. Remove generator covers and inspect wiring, wiring connections, & generator bearing (Reference help as needed.)** *NORMAL*

**Running Checks**

- **3.1 1. Record cranking voltage. Record cranking time to start. (Reference help as needed.)** *NORMAL*

Comments: 21v

- **3.2 2. Gas unit: Measure and record magnetic pickup cranking & running voltage** *N/A*

**3.3 3. Start & run unit to bring it up to operating temperature. Record the coolant temp. (Reference help as needed.)**

- **3.4 4. Check the function of the battery charging alternator and note any issues. (Ref help file as needed.)** *NORMAL*

Comments: 26v alternator  
26v charger

**3.5 5. Record engine oil pressure at operating temperature. (Refer to SIS WEB for normal pressure ranges.)**

- **3.6 6. SOS Sample Engine Oil-Live (Ref Help File As Needed)** *YES*

- **3.7 7. Coolant SOS Sample - Level II** *YES*

- **3.8 8. Record generator voltage and frequency at operating temperature.** *ACTION*

Comments: No voltage

- **3.9 9. Test Safeties-SL CSA-4-0 (Ref Help As Needed)** *N/A*

● 3.10 10. Visual Inspection of Automatic Transfer Switch (ATS) (Reference Help) NORMAL

● 3.11 11. Was unit ran under load at the end of the service? A

Comments: No voltage

**Inspection Completion**

● 4.1 1. Reset Service Maintenance Interval (EMCP 3 & EMCP 4 Panels) (Ref Help As Needed) N/A

● 4.2 2. Wipe Down Unit - Try To Leave Unit Cleaner Than You Found It. YES

● 4.3 3. Dispose of Used Parts and Fluids In Accordance With Current EPA Regulation YES

● 4.4 4. Put unit back in auto-start mode (Reference Help For Specifics) NO

Comments: Not operating correct

● 4.5 5. Notify customer and on-site personnel that the unit is back in service. (List Name(s) Of Person(s) Contacted) NO

Comments: Not in service



4949 International Parkway ▪ Springfield, IL 62711 ▪ Phone: 217.640.0683 ▪ Fax: 217.529.0020

Ref #: 31350426

Page 1 of 6

## BUDGET PROPOSAL

Date: 5/10/2024

Customer: Lincoln WWTP  
Attention: Andrew Bowns  
Project Name: New Generator

Altorfer Power Systems appreciates your interest in Caterpillar power generation equipment and the opportunity to work with you on this project. This proposal includes Caterpillar generator sets as rated below at 0.8 power factor suitable for standby use. This system includes the standard accessories provided by Caterpillar with optional peripheral equipment and services as identified in this proposal through our interpretation of the project requirements.

Top-level equipment and services offerings provided under this proposal:

### ITEM I

One (1) new Caterpillar model D450 GC diesel engine generator set rated at 450 kW standby, 277/480Volt, 3-Phase, 60 Hz, 1800 RPM, with sound attenuated enclosure, 969-gallon fuel tank base, equipped per attached bill of materials. Five-year standard warranty, testing, startup, and training included.

### ITEM II

One (1) new Caterpillar model D500 GC diesel engine generator set rated at 500 kW standby, 277/480Volt, 3-Phase, 60 Hz, 1800 RPM, with sound attenuated enclosure, 969-gallon fuel tank base, equipped per attached bill of materials. Five-year standard warranty, testing, startup, and training included.

\*\*\* In stock – Delivery as early as mid-August 2024 – Availability subject to prior sale \*\*\*

Additionally, we have detailed the equipment configuration and services relative to our understanding of these requirements in the body of this document. Please check it for correctness and completeness to be certain that it meets your needs. Please contact us for any clarifications or refinements that may be necessary to meet the scope of the project, as you understand it.

At the conclusion of this proposal, you will find the quoted price and additional commercial related information regarding the terms of this agreement. Thank you for considering Altorfer Power Systems and the opportunity to provide your equipment and service needs. We are firmly committed to providing the best possible support and service during the life cycle of this project.

Sincerely,

*Nicholas A. Dunham*

Nicholas A. Dunham  
Power Sales Group  
Altorfer / Caterpillar

ALTORFER CAT ▪ 23 STORES ▪ IOWA ▪ ILLINOIS ▪ INDIANA ▪ MISSOURI

Bartonville IL ▪ Bettendorf IA ▪ Cedar Falls IA ▪ Cedar Rapids IA ▪ Champaign IL ▪ Clinton IL  
Decatur IL ▪ Dix IL ▪ Dubuque IA ▪ Dwight IL ▪ East Peoria IL ▪ Elmhurst IL ▪ Hammond IN ▪ Joliet IL ▪ Oglesby IL  
Rock Falls IL ▪ Rockford IL ▪ Springfield IL ▪ Urbana IL ▪ Wauconda IL ▪ West Branch IA ▪ West Burlington IA



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Ref #: 31350426

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### Standard Equipment Caterpillar

#### FACTORY TESTING AT 0.8 PF

- ✓ Results at full load reported are: engine rpm, frequency, average voltage, line-to-line voltages for all three phases, average current, line currents for all three phases, and observed power--all at 0.8 power factor. Engine rpm, average voltage and line-to-line voltages for all three phases are reported at no load.

#### AIR INLET SYSTEM

- ✓ Air cleaner

#### ENGINE

- ✓ Emission control engine
- ✓ Structural steel base
- ✓ Oil and fuel filter system
- ✓ Critical type silencer system

#### GENERATOR

- ✓ Caterpillar 450kW generator, standby rated, engine mounted and tested at the Caterpillar factory, Class H Insulation, optimal pitch
- ✓ 0.8 Power Factor
- ✓ Voltage Regulator
- ✓ Main Breaker – 800 Amps

#### SUBBASE FUEL TANK

- ✓ UL 142 Listed
- ✓ Conduit Access Stub Up Area
- ✓ Level Indicator, Low Fuel Level Alarm Switch, Fuel in Rupture Basin

#### ENCLOSURE

- ✓ Sound attenuated - Durable weather-resistant finish
- ✓ Exhaust silencing system includes exhaust pipe and rain cap.
- ✓ Internally mounted critical grade silencer
- ✓ Robust/highly corrosion resistant construction
- ✓ Steel Construction
- ✓ Lockable, gasketed doors provide secure access to maintenance items (battery, fuel fill, oil, and coolant)
- ✓ Lube oil and coolant drains piped to exterior of enclosure and terminated with drain valves
- ✓ Radiator guard

#### LUBE SYSTEM

- ✓ Lubricating oil, Oil filter, Oil drain line with valve piped to edge of base

#### MOUNTING SYSTEM

- ✓ Formed steel base
- ✓ Linear vibration isolators between base and engine-generator

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Decatur IL • Dix IL • Dubuque IA • Dwight IL • East Peoria IL • Elmhurst IL • Hammond IN • Joliet IL • Oglesby IL  
Rock Falls IL • Rockford IL • Springfield IL • Urbana IL • Wauconda IL • West Branch IA • West Burlington IA

Ref #: 31350426

Page 3 of 6

**STARTING SYSTEM**

- ✓ Battery, Battery Charger, Jacket water heater, Charging alternator

**DIGITAL CONTROL PANEL**

## Instrumentation

- ✓ LCD display with adjustable contrast and backlight with auto power off
- ✓ AC metering: Volts 3-phase (L-L & L-N); Amps (per phase & average); Frequency; kW (total & per phase); kVA (total & per phase); kVAr (total & per phase); Power Factor (overall & per phase); kW hours; kVAr hours
- ✓ DC metering: Battery Volts; Engine hours run; Engine Jacket Water Temperature (in °C or °F); Lube oil pressure (in psi, kPa or bar); Engine speed (rpm); Crank attempt counter; Start counter

## Protection

- ✓ Fail to start shutdown, Low oil pressure shutdown, High engine temperature, Approaching high coolant temperature alarm, Approaching low oil pressure alarm, Not in auto mode alarm, Underspeed/Overspeed, Loss of engine speed detection, Low/High battery voltage, Battery charger failure (if fitted), Under volts, over volts, Under frequency, over frequency, Overcurrent

## Controls

- ✓ Run key and LED indicator, Auto key and LED indicator, Stop key and LED indicator
- ✓ Lamp test key, Alarm acknowledge key, Menu navigation keys
- ✓ Engine and AC metering shortcut keys, All control module keys have tactile feedback
- ✓ Lock down emergency stop push button. Service interval counter.

## Remote Annunciator (shipped loose) – Qty 1

- ✓ Each Annunciator includes sixteen (16) LED's for annunciation of alarm conditions and system status.
- ✓ Includes Alarm Horn and Alarm Acknowledge pushbuttons.
- ✓ Meets NFPA 99/110 requirements for remote annunciation on Emergency Standby Generator Systems.
- ✓ Label cards are provided next to each set of LED by to indicate various alarms and events.
- ✓ Designed and Tested to meet stringent Impulse Shock and Operating Vibration requirements

**GOVERNING SYSTEM**

- ✓ Cat Electronic Isochronous Governor. The engine governor shall be an electronic speed control with actuator. Speed droop shall be 0 (isochronous) from no load to full rated load. Steady state frequency regulation shall be +/- 0.25%. Speed shall be sensed by a magnetic pickup off the engine flywheel ring gear.

**GENERAL GENERATOR SET NOTES:**

- ✓ First fill lubricating oil
- ✓ First fill coolant, installed

**TECHNICAL FIELD SERVICE TO INCLUDE:**

Technical Field Service to Include:

Note: Field Services do not include initial fuel fill or replenishment, videotaping, sound measurements, or city permits for load testing on site.





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Ref #: 31350426

Page 4 of 6

**INSTALLATION AUDIT:**

A pre-start audit is available when time and circumstances permit, to be performed by Altorfer Power Systems Project Manager prior to dispatching our field service technician to perform the equipment startup; to review the site work that has been completed. These services are to be performed during normal business hours, Monday through Friday 7:30 am to 3:30 pm. Additionally, our local project managers are available for consult during the entire life of the project.

**EQUIPMENT STARTUP:**

Time allowed for 1 (one) factory certified technician is based on accessibility, site preparation and safety concerns for both equipment and personal. These services are to be performed during normal business hours, Monday through Friday 7:30 am to 3:30 pm. Additional personal required or revisits as dictated by the site, will require a written request for services with a change order by an authorized person and will be billed at prevailing rates.

**LOAD BANK TESTING**

On-site load bank test utilizing a resistive load bank. Time allowed for 1 (one) factory certified technician is based on accessibility, site preparation and safety concerns for both equipment and personal. Altorfer Power Systems will provide a portable load bank (sized to the generator rating) and 100 feet of power cable. Cable runs greater than 100 (one hundred) feet will be billed at prevailing rates. These services are to be performed during normal business hours, Monday through Friday 7:30 am to 3:30 pm. Additional personal required or revisits as dictated by the site, will require a written request for services with a change order by an authorized person and will be billed at prevailing rates.

**TRAINING:**

The appropriate Altorfer personnel are available to provide a basic/up to one (1) hour training on site on the same trip during the unit has been started up. If more time is required, or additional sessions are required, arrangements can be negotiated.

**WARRANTY:**

Caterpillar warranty applies unless extended service coverage is purchased. Standard manufacturer's warranty applies to all non-Caterpillar equipment. Altorfer will administer all warranty claims during the appropriate warranty period. All other manufacturers warranty is for components only. Labor associated with these claims will be charged accordingly. Copy of warranty statements will be provided at project submittal.

**CUSTOMER VALUE AGREEMENT OFFER:**

Caterpillar equipment is designed and built to provide maximum productivity and operating economy throughout its operating life. Customer Value Agreements (CVA) are high-efficiency tools for managing your Caterpillar equipment to maintain that built-in value and achieve high reliability. CVA's provide access to trained CAT experts with exceptional knowledge about your CAT equipment. Building the right CVA always begins with a careful assessment of your needs and ends with an agreement that provides you with the lowest possible operating cost. The best time to do this is at the beginning of the equipment's service life considered directly after startup and commissioning testing. Altorfer CAT will assess your equipment in its final installed configuration and work with you to create a CVA that best suits your needs at that time. A review of risk mitigation tools, such as extended warranty, training, inspections, load bank testing, fuel/oil/coolant fluids analysis, and remote asset monitoring is also included in this assessment.

ALTORFER CAT • 23 STORES • IOWA • ILLINOIS • INDIANA • MISSOURI

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Decatur IL • Dix IL • Dubuque IA • Dwight IL • East Peoria IL • Elmhurst IL • Hammond IN • Joliet IL • Oglesby IL  
Rock Falls IL • Rockford IL • Springfield IL • Urbana IL • Wauconda IL • West Branch IA • West Burlington IA



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Ref #: 31350426

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**AVAILABILITY:**

Determined after approved release. Equipment submittal time is to be negotiated.

**FINANCIAL TERMS:**

Net cash 30 days upon receipt of invoice, with credit approval. Equipment will be invoiced at the contracted amount when ready for shipment. Retainers are not allowed unless previously negotiated and are identified in this proposal. Late charges of 1-1/2% per month will be assessed for late payments and customer will also be responsible for any collection costs and expenses, including reasonable attorney's fees. Equipment storage fees may apply when delivery is not accepted when ready for shipment. Sales tax is **NOT** included in the purchase price and will be charged at the current tax rate, if applicable.

**ADDITIONAL TERMS AND CONDITIONS:**

The scope of supply for this quotation is limited to the equipment and services listed in this proposal. The bill of material herein does not include demolition, removal, terminations, installation, labor, fuel, fuel piping, air ducting, exhaust silencer installation, exhaust piping or electrical wiring between loose items such as engine, control gear, transfer switches, day tanks, battery charger, etc. Coordination studies & relay settings & relay testing services are not included. Permitting not included. The customer is responsible for any and all installation of the above Equipment unless specifically modified by this proposal. All equipment needed to perform any loading or unloading of the Equipment supplied by Altorfer Power Systems is the responsibility of the customer unless specifically modified by this proposal. Unless specifically listed in our bill of material, equipment not indicated is to be supplied by others. We reserve the right to correct any errors or omissions. Customer's signature on this quotation or the issuance of a purchase order or other acknowledgement by customer for the Equipment shall constitute acceptance of this quotation subject only to the terms and conditions set forth herein notwithstanding any terms and conditions contained in any such purchase order or other acknowledgment or communication from the customer which are different from or in addition to the terms and conditions of this quotation. This quotation is subject to any applicable manufacturer's general terms and conditions of sale. Changes to the terms of this quotation may only be made by the express written agreement of Altorfer Power Systems. Altorfer Power Systems shall not be responsible for any consequential, special, indirect or liquidated damages hereunder or for any manufacturer or other delays beyond Altorfer's control. Altorfer Power Systems will not be responsible for any labor or material charges by others associated with the start-up and installation of this equipment unless previously agreed upon, in writing by Altorfer Power Systems. This quotation expires in 30 calendar days or sooner with notice and is subject to prior sale. The prices stated herein are subject to any manufacturer increases if the order is not released for manufacture within 90 calendar days from order date or, if drawings for approval are required, the drawings are not returned and released for manufacture within 30 calendar days of mailing date. For any completed order, scheduled for shipment, that is held, delayed or rescheduled at the request of the Buyer, Seller may, at its sole option, ship to storage, invoice, and transfer title, all at the sole cost and risk of loss of the Buyer. Buyer may terminate or cancel an order by written notice and upon payment of appropriate charges based upon a percentage of the quoted sales price at the stage of completion: 10% hold for approval status and 100% after release for manufacture status.

**EXCEPTIONS & CLARIFICATIONS:**

Quotation is based on generator specification and ATS specifications and drawings provided dated only. If actual job site conditions/local codes require a change in BOM, all such changes will be quoted and billed accordingly.

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Ref #: 31350426

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**Total price for these product and services:**

**ITEM I**

One (1) new Caterpillar model D450 GC diesel engine generator set rated at 450 kW standby, 277/480Volt, 3-Phase, 60 Hz, 1800 RPM, with sound attenuated enclosure, 969-gallon fuel tank base, equipped per attached bill of materials. Five-year standard warranty, testing, startup, and training included.

**Budgetary Cost \$109,640.00, (Plus tax) FOB: Jobsite Tailgate**

**ITEM II**

One (1) new Caterpillar model D500 GC diesel engine generator set rated at 500 kW standby, 277/480Volt, 3-Phase, 60 Hz, 1800 RPM, with sound attenuated enclosure, 969-gallon fuel tank base, equipped per attached bill of materials. Five-year standard warranty, testing, startup, and training included.

**Total Cost \$157,420.00 (Plus tax) FOB: Jobsite Tailgate**

\*\*\* In stock – Delivery as early as mid-August 2024 – Availability subject to prior sale \*\*\*

2024 Supply Chain Volatility Note - Altorfer Power Systems continuously strives to reduce costs and optimize productivity whenever possible. Unfortunately, the current volatility of the supply chain has necessitated a price review process that will take place at the time we receive a "release for production" for this project. We will review the cost basis that was used at the time of quotation and if we find our inputs have increased, we will issue a revised proposal before accepting your "release for production".

ACCEPTANCE:

ALTORFER POWER SYSTEMS

\_\_\_\_\_  
(Customer Signature)

\_\_\_\_\_  
Nicholas A. Dunham

Phone: 217.640.0683

DATE: \_\_\_\_\_

Email: [nick.dunham@altorfer.com](mailto:nick.dunham@altorfer.com)

Should you have any questions or comments on this matter, please do not hesitate to contact us.

This information is intended only for the use of the individual or entity to which it is addressed and may contain information that is privileged, confidential and exempt from disclosure under applicable law. No waiver of applicable privilege and/or protection against disclosure is intended. If you are not the intended recipient, you are hereby notified that any use of, dissemination, distribution or copy of this communication is strictly prohibited. If you receive this communication in error, please notify us immediately by telephone so that we can arrange return of the original message to us at no cost to you. Once equipment is delivered and installed, service requires two weeks' notice to schedule startup and load bank testing.

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**MEMORANDUM**

**TO:** Mayor and Aldermen of the City of Lincoln

**FROM:** Walt Landers, Street Superintendent

**MEETING**

**DATE:** May 14, 2024

**RE:** **New Landfill Attendants Building**

---

**Background**

The existing attendants building at the Landscape Waste facility is in poor condition and needs replaced.

**Analysis/Discussion**

We have received a quote from Countryside Barns in Eureka IL. This building is configured differently and is larger so we can add more amenities to the building.

**Fiscal Impact**

The cost of the building is \$9598.00. This item was budgeted for in the 2024/2025 budget in line 02-3600-6441.

**COW Recommendation**

Approve the purchase of the new building from Countryside Barns and place on the agenda of the Regular City Council Meeting.

**Council Recommendation:**

Approve the purchase the new building.

# Side Porch Cabin: 10' x 16'

Order ID: **SPC052420814** Customer Name: **Walt Landers**  
Quote Date: **5/8/2024** Expiration Date: **5/22/2024**

COUNTRYSIDE  
BARN<sup>SM</sup>

## ORDER INFORMATION

Style: **Side Porch Cabin**  
Size: **10' x 16'**  
Siding: **LP Smartside - Painted**  
Wall Color: **Dark Gray**  
Trim Color: **White**  
Window Frame: **Insulated (White)**  
Roof: **Metal (Black)**  
Sidewall Height: **7' 10"**  
Salesperson: **Jessica Rocke**



## PRICING

Base Price	\$8,118.00
3' Exterior 9-Lite Door IS (1 x \$435)	included
2' x 3' Insulated Window, White (2 x \$265)	\$530.00
3' x 3' Insulated Window, White (1 x \$310)	\$310.00
Spray Foam Floor Insulation	\$640.00
<hr/>	
Subtotal	\$9,598.00
Tax	Tax exempt
Delivery Fee (49.00 Miles)	Free Delivery
<hr/>	
Total	\$9,598.00

## CUSTOMER INFORMATION

Company: **City of Lincoln**  
Name: **Walt Landers**  
Phone: **217-519-3619**  
Email: **wlanders@lincolnil.gov**  
Billing: **City of Lincoln**  
**313 Limit St., P.O. Box 509**  
**Lincoln, IL 62656**

## DELIVERY INFORMATION

**City of Lincoln**  
**313 Limit St., P.O. Box 509**  
**Lincoln, IL 62656**

Customer Signature

Date

*It is the customer's responsibility to obtain any/all necessary permits and follow zoning requirements. Countryside Barns is not responsible for any zoning or permitting requirements.*

1195 Cruger Road  
Eureka, IL 61530 USA

Tel 800.467.4614  
Fax 309.512.8249

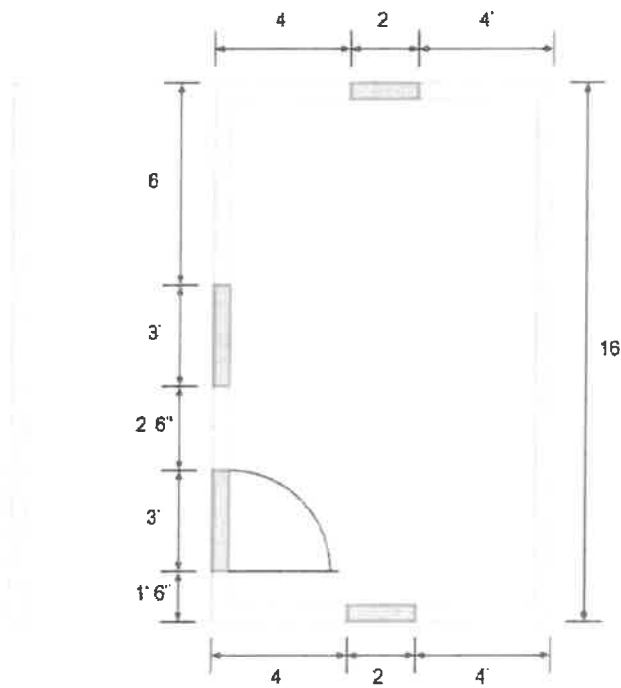
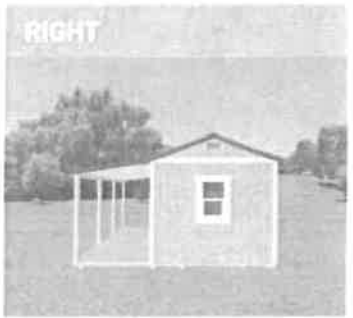
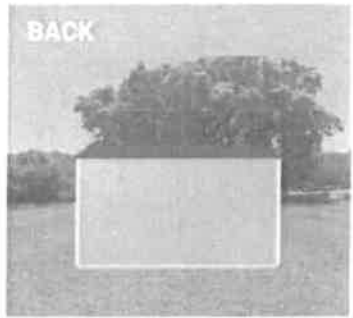
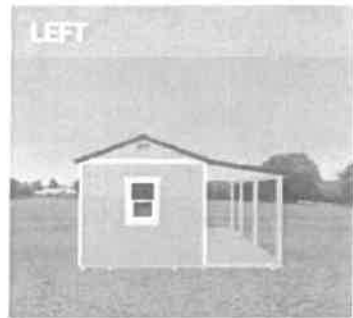
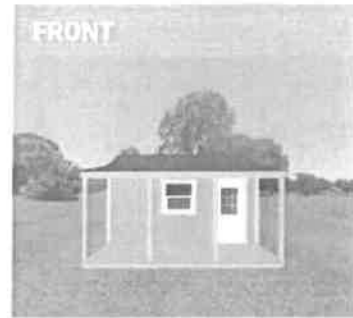
[www.countrysidebarns.com](http://www.countrysidebarns.com)  
[salesteam@countrysidebarns.com](mailto:salesteam@countrysidebarns.com)

Page 1 of 2

# Side Porch Cabin: 10' x 16'

Order ID: **SPC052420814** Customer Name: **Walt Landers**  
Quote Date: **5/8/2024** Expiration Date: **5/22/2024**

COUNTRYSIDE  
BARN<sup>SM</sup>



The preview images are computer generated. Minor discrepancies may occur between actual product and what appears on the screen.

1195 Cruger Road  
Eureka, IL 61530 USA

Tel 800.467.4614  
Fax 309.512.8249

[www.countrysidebarns.com](http://www.countrysidebarns.com)  
[salesteam@countrysidebarns.com](mailto:salesteam@countrysidebarns.com)

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## MEMORANDUM

**TO:** Mayor and Aldermen of the City of Lincoln  
**FROM:** Walt Landers, Street Superintendent  
**MEETING**  
**DATE:** May 14, 2024  
**RE:** Purchase of a new Hustler Super Z Commercial Mower

---

### Background

The street department needs to replace one of the riding mowers. The mower that is to be replaced is a 2016 Hustler Super Z 72" with approximately 1200 operating hours.

### Analysis/Discussion

Staff have had to make some extensive repairs to the existing mower. The larger deck has not worked on this mower and has caused some issues with performance and durability. This machine will be kept as a backup. The new mower is a Hustler Super Z with a 60" deck. That would be purchased from Bee's Cub Cadet of Lincoln

### Fiscal Impact

This purchase was planned for in the 2024/2025 budget in line 70-3600-7860, Street Department Vehicles. The purchase price is \$15,832.00. This equipment is bid is under a Sourcewell Contract.

### COW Recommendation

Approve the purchase of the Hustler Super Z mower for \$15,832.00, and place it on the May 20, 2024 Regular City Council agenda.

### Council Recommendation:

Approve the purchase of the Hustler Super Z Mower from Bees Cub Cadet of Lincoln IL.









# SUPER Z AND HYPERDRIVE



COMMERCIAL

# SUPER Z

LIMITED WARRANTY  
**5 YEAR**  
**1200 HOURS**  
 FIRST 2 YEARS NO HOUR LIMIT

## HEAVY-DUTY HYDRAULICS

With 3 GAL oil reservoir, oil cooler, w/fan & hot oil shuttle.

## FOOT OPERATED DECK LIFT

Easily adjust your cutting height from 1.5" to 5.5" with your foot.

## EASY SERVICEABILITY

Flip-up seat pan, removable floor pan, and vented pulley covers for easy and simple maintenance.

## VX4® DECK

Fabricated 7 GA steel deck engineered to help move grass at high speed while maintaining cut-quality.

## SMOOTHTRAK® STEERING

Precision control to help trim and maneuver easily around obstacles.

## LARGE FUEL CAPACITY

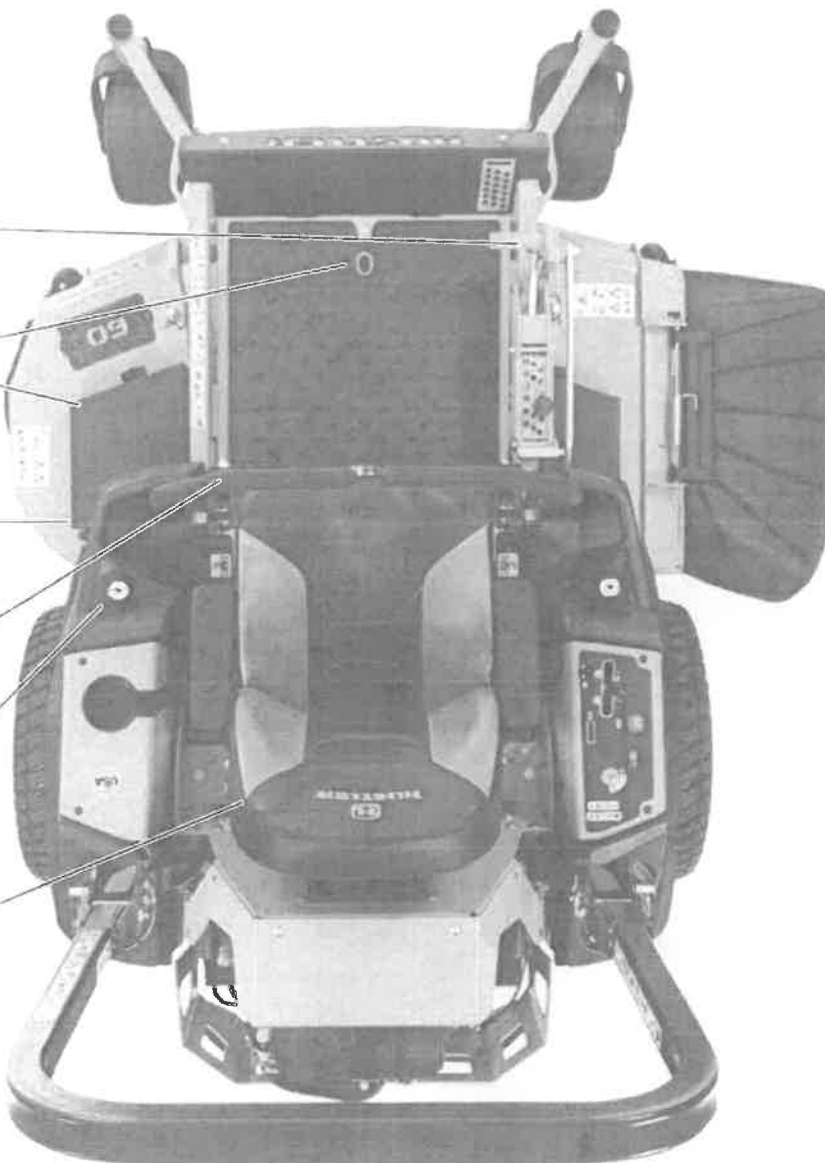
7 GA deck plate with 7 GA stamped spindle mounts and 11 GA bull nose leading edge.

## 13M™ SUSPENSION SEAT

High-back seat with adjustable armrests and 3-inch travel range.

## COMMERCIAL-GRADE TORQUE

Hydro-Gear 21 cc PY pumps and Parker TG wheel motor.



## SUPER Z

### DECK SIZE / ENGINE

54"	27 HP*	Kawasaki® FX850
60"	27 HP*	Kawasaki® FX850
60"	35 HP*	Kawasaki® FX1000
60" RD	35 HP*	Kawasaki® FX1000
60" VX	35 HP*	Kawasaki® FX1000
60"	38.5 HP*	Kawasaki® FX1000 EFI
72"	35 HP*	Kawasaki® FX1000
72" RD	35 HP*	Kawasaki® FX1000
72"	38.5 HP*	Kawasaki® FX1000 EFI

## HYPERDRIVE

### DECK SIZE / ENGINE

60"	35 HP*	Kawasaki® FX1000
60"	40 HP*	Vanguard® BigBlock EFI
60" RD	38.5 HP*	Kawasaki® FX1000 EFI
60" VX	38.5 HP*	Kawasaki® FX1000 EFI
60"	40 HP*	Vanguard® BigBlock EFI
72"	35 HP*	Kawasaki® FX1000
72"	38.5 HP*	Kawasaki® FX1000 EFI
72" RD	38.5 HP*	Kawasaki® FX1000 EFI
72"	40 HP*	Vanguard® BigBlock®

# UPGRADES FOUND ON THE HYPERDRIVE



**HYPERDRIVE® HYDRO SYSTEM**



**OPTIONAL VANGUARD BIGBLOCK ENGINE W/ OIL GUARD**



**DANFOSS® DDC-20 PUMPS**

## HYPERDRIVE® SYSTEM

Reducing the temperature of the oil in your wheel motors is a key to extending the life of your hydraulic system. Hustler's exclusive HyperDrive® system helps do just that with temperature regulation and heavy-duty components designed to keep your mower at peak performance.

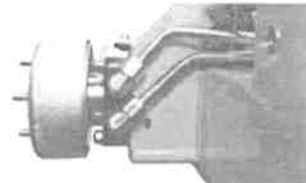


**9" Fan & High-Capacity Oil Cooler with Hot Oil Shuttle**



**Large Oil Reservoir**

## INDUSTRY'S BEST WARRANTY



**Parker TG280® Wheel Motors**



**Industrial-Grade Slipper Piston Pumps**

## ACCESSORIES

(Each sold separately)

- Steering extension kit
- Electric deck lift
- Rear hitch kit
- Anti-scalp deck rear wheels
- BacVac bagger
- Semi pneumatic front tire
- 3-bag powered bagger (12 bushels)
- Flex Forks®
- Mulch kit
- Light kit
- Sand kit
- Stripe kit
- Beacon kit
- Flasher kit
- Michelin® X® Tweel® Turf
- Michelin® X® Tweel® Caster



# SUPER Z<sup>®</sup>

# HYPERDRIVE<sup>®</sup>

## ENGINE

Manufacturer	Vanguard <sup>®</sup> Big Block <sup>™</sup> , Kawasaki <sup>®</sup> FX series 54" & 60" deck: 27 HP* — FX850	Vanguard <sup>®</sup> Big Block <sup>™</sup> , Kawasaki <sup>®</sup> FX series 60" & 72" deck: 35 HP* — FX1000
HP	60", 60"RD, 66", 72", & 72"RD deck: 35 HP* — FX1000 60" & 72" deck: 40 HP* — Big Block EFI w/ Oil Guard 60" & 72" deck: 40 HP* — Big Block EFI w/ Oil Guard <small>(Per SAE J1995)</small>	60" & 72" deck: 40 HP* — BigBlock EFI w/ Oil Guard 60", 60" RD, 66", 72" & 72" RD deck: 38.6 HP* — FX1000 EFI <small>(Per SAE J1995)</small>

Displacement	FX850: 852 cc • FX1000: 999 cc • FX1000 EFI: 999 cc • Vanguard: 993 cc	Vanguard: 993 cc • Kawasaki: 999 cc
Cooling	Air cooled	
Air Cleaner	Canister style	
Engine Warranty	3 year limited	3 year limited

## DRIVE SYSTEM

Type		Dual hydrostatic
Pumps	Hydro-Gear <sup>®</sup> 21 cc PY	Danfoss <sup>®</sup> DDC-20
Wheel Motors	Parker TG	Parker <sup>®</sup> TG
Hydraulic Lines	Stainless Parker <sup>®</sup> Seal-Loc Technology	
Reservoir Capacity	3 gallons	
Speed	Up to 14 MPH	Up to 16 MPH
Parking Brakes	Integrated with steering levers	

## DECKS

Cutting Width	Side discharge: 54", 60", 66", 72" • Rear-discharge: 60", 72"	Side discharge: 60", 66", 72" • Rear discharge: 60", 72"
Cutting Heights	1"-5.5"	
Deck Lifts	Foot operated	
Depth	5.5"	
Blades	3	
Blade Length	54" deck: 18.50" • 60" deck: 20.50" 66" deck: 22.50" • 72" deck: 24.50"	60" deck: 20.50" 66" deck: 22.50" • 72" deck: 24.50"
Blade Tip Speed	54": 18,300 • 60": 18,600 • 66": 18,200 • 72": 18,500	60": 18,600 • 66": 18,200 • 72": 18,500 • 72" RD: 18,500
Spindles	Ductile cast iron with steel shaft and sealed ball bearings	
Drive	Electric PTO clutch	
Construction	Fabricated 7 GA	
Spindle Mounts	Reinforced 7 GA stamped disc	
Impact/Trim Areas	Front of deck: 11 GA formed bump bar • Side of deck: 1.5" x .375" steel bar	

## CONSTRUCTION

Frame	1.5" x 3" steel tubing
Front Axle	Fabricated with tapered roller bearings
Front Caster Wheels	Tapered wheel bearings and debris cap
Front Caster Forks	Fabricated 1/2" steel

## GENERAL

Seat	13M suspension seat
Fuel Capacity	Dual Fuel Tank w/ 12 gallon total capacity
Cupholder	Yes
Front Tire	13 x 6.5-6
Drive Tire	54" 26 x 9.5-12 • 60", 66", 72": 26 x 12-12
	60", 66", 72": 26 x 14-12 • 60" & 72" RD: 26 x 12-12

## DIMENSIONS

Weight	54": 1522 LBS • 60": 1553-1637 LBS • 60" RD: 1664 LBS 66": 1631 LBS • 72": 1641-1659 LBS • 72" RD: 1731 LBS	60": 1619-1682 LBS • 60" RD: 1727 LBS 66": 1694 LBS • 72": 1686-1750 lbs • 72" RD: 1794 LBS
Height	47.8" • 73.5 w/ROPS	
Length	54", 60": 88" • 60" RD, 66": 90" • 72", 72" RD: 92"	60": 88" • 60" RD, 66": 90" • 72", 72" RD: 92"
Width w/ Chute Up	54": 60" • 60": 66" • 60" RD: 64" • 66": 72" • 72": 78" • 72" RD: 73.3"	60": 66" • 60" RD: 64" • 66": 72" • 72": 78" • 72" RD: 73.3"
Tire Width	54": 53" • 60", 60" RD: 64" • 66": 72" • 72": 78" • 72" RD: 73.3"	60", 60" RD: 57" • 66", 72" RD, 72": 60"
Trim Side	54": 2.4" • 60": 3.4" • 60" RD: 3.1" • 66": 4.9" • 72": 8.9" • 72" RD: 6.6"	60": 3.4" • 60" RD: 3.1" • 66": 4.9" • 72": 8.9" • 72" RD: 6.6"

## PRODUCTIVITY\*\*

Acres Per Hour	54": 6.11 • 60": 6.78 • 66": 7.46 • 72": 8.14	60": 7.76 • 66": 8.54 • 72": 9.31
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Specifications are subject to change without notice.

\*As rated by the engine manufacturer.

\*\* Number based on 80% efficiency. This rating is to account for actual mowing conditions including overlapping, turning, and terrain.

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