

A G E N D A

REGULAR MEETING OF THE MAYOR AND BOARD OF TRUSTEES OF THE VILLAGE OF WILLOWBROOK TO BE HELD ON MONDAY, SEPTEMBER 22, 2025 FOLLOWING THE COMMITTEE OF THE WHOLE MEETING, OR AT 6:30 P.M. AT THE COMMUNITY RESOURCE CENTER (CRC), 825 MIDWAY DRIVE, WILLOWBROOK, IL, DUPAGE COUNTY, ILLINOIS

1. CALL TO ORDER
2. ROLL CALL
3. PLEDGE OF ALLEGIANCE
4. VISITORS' BUSINESS - Public comment is limited to three (3) minutes per person
5. OMNIBUS VOTE AGENDA:
 - a. Waive Reading of Minutes (Approve)
 - b. Minutes - Board of Trustees Regular Meeting September 8, 2025 (APPROVE)
 - c. Warrants: \$ 747,605.60
 - d. MOTION - A MOTION TO AMEND THE FY2025-2026 GENERAL FUND - PARKS AND RECREATION EXPENDITURES AND REVENUES (PASS)

NEW BUSINESS

6. ORDINANCE NO. - AN ORDINANCE PROVIDING FOR THE ISSUANCE OF A NOT TO EXCEED \$5,200,000 TAXABLE GENERAL OBLIGATION PROMISSORY NOTE, SERIES 2025, OF THE VILLAGE OF WILLOWBROOK, DUPAGE COUNTY, ILLINOIS, FOR THE PURPOSE OF PURCHASING PROPERTY IN AND FOR THE VILLAGE, ASSESSING THE SUITABILITY OF THE PROPERTY FOR ACQUISITION AND PAYING COSTS RELATED THERETO, AND AUTHORIZING THE SALE OF SAID NOTE TO THE PURCHASER THEREOF.

PRIOR BUSINESS

7. TRUSTEES' REPORTS
8. ATTORNEY'S REPORT
9. CLERK'S REPORT

10. ADMINISTRATOR'S REPORT

11. MAYOR'S REPORT

12. EXECUTIVE SESSION

5 ILCS 120/2(c)(1) - The Appointment, Employment, Compensation, Discipline, Performance or Dismissal of Specific Employees.

5 ILCS 120/2(c)(5) - The purchase or lease of real property for the use of the public body, including meetings held for the purpose of discussing whether particular parcel should be acquired.

13. ADJOURNMENT

MINUTES OF THE REGULAR MEETING OF THE MAYOR AND BOARD OF TRUSTEES OF THE VILLAGE OF WILLOWBROOK TO BE HELD ON MONDAY, SEPTEMBER 8, 2025, AT 6:30 P.M. AT THE COMMUNITY RESOURCE CENTER, 825 MIDWAY DRIVE, WILLOWBROOK, DUPAGE COUNTY, ILLINOIS.

1. CALL TO ORDER

The meeting was called to order at 6:30 p.m. by Mayor Trilla.

2. ROLL CALL

Those physically present at roll call were, Mayor Frank Trilla, Village Clerk Gretchen Boerwinkle, Village Trustees Mark Astrella, Sue Berglund, Umberto Davi, Michael Mistele, Gayle Neal and Greg Ruffolo, Attorney Michael Durkin, Village Administrator Sean Halloran, Chief Financial Officer Lora Flori, Director of Community Development Michael Krol, Director of Parks and Recreation Dustin Kleefisch, Director of Public Works Rick Valent, Chief Lauren Kaspar, and Deputy Clerk Christine Mardegan.

ABSENT: Assistant Village Administrator Alex Arteaga, Deputy Chief Ben Kadolph, and Deputy Chief Gerard Wodka.

A QUORUM WAS DECLARED

3. PLEDGE OF ALLEGIANCE

Mayor Trilla asked Director Kleefisch to lead everyone in saying the Pledge of Allegiance.

4. VISITORS' BUSINESS

None present and no written comments were received.

5. OMNIBUS VOTE AGENDA:

Mayor Trilla read over each item in the Omnibus Vote Agenda for the record.

- a. Waive Reading of Minutes (Approve)
- b. Minutes - Board of Trustees Regular Meeting August 25, 2025 (APPROVE)
- c. Warrants of \$558,719.29
- d. MOTION - A MOTION TO GRANT A ONE-DAY CLASS C SPECIAL EVENT LIQUOR LICENSE TO THE VILLAGE OF WILLOWBROOK FOR THE MUG RUN EVENT TO BE HELD AT MIDWAY PARK ON SATURDAY OCTOBER 18, 2025. (PASS)

- e. MFT ROAD PROGRAM WITHDRAWAL AND RE-AWARD
 - a. RESOLUTION NO. 25-R-45 - A RESOLUTION OF THE VILLAGE OF WILLOWBROOK WITHDRAWING THE NOTICE OF AWARD OF A CONTRACT TO BROTHERS ASPHALT PAVING, INC. AND REJECTING ALL BIDS FOR THE 2025 MOTOR FUEL TAX/REBUILD ILLINOIS ROAD MAINTENANCE PROGRAM (ADOPT)
 - b. ORDINANCE NO. 25-O-22 - AN ORDINANCE OF THE VILLAGE OF WILLOWBROOK WAIVING COMPETITIVE BIDDING, APPROVING AND AUTHORIZING THE EXECUTION OF A CONTRACT WITH BROTHERS ASPHALT PAVING, INC. FOR THE 2025 ROAD MAINTENANCE PROGRAM IN THE VILLAGE OF WILLOWBROOK AT A COST NOT TO EXCEED \$355,583.63 (PASS)
- f. ORDINANCE NO. 25-O- 23- AN ORDINANCE OF THE VILLAGE OF WILLOWBROOK DECLARING AND AUTHORIZING THE SALE, DISPOSAL OR TRADE-IN OF SURPLUS PERSONAL PROPERTY OWNED BY THE VILLAGE OF WILLOWBROOK (PASS)

Mayor Trilla asked the Board if there were any items to be removed from the Omnibus Vote Agenda.

MOTION: Made by Trustee Davi and seconded by Trustee Mistle to approve the Omnibus Vote Agenda as presented.

ROLL CALL VOTE: AYES: Trustees Astrella, Berglund, Davi, Mistele, Neal, and Ruffolo. NAYS: None. ABSENT: None.

MOTION DECLARED CARRIED

NEW BUSINESS

- 6. RESOLUTION NO. 25-R-46 - A RESOLUTION APPROVING, RATIFYING, AND CONFIRMING THE EXECUTION OF AN INTERGOVERNMENTAL GRANT AGREEMENT BETWEEN THE VILLAGE OF WILLOWBROOK AND THE ILLINOIS STATE POLICE FOR THE FOID ENFORCEMENT GRANT PROGRAM (ADOPT)

Chief Kaspar shared that the Village Board had previously approved in April 2024 an Intergovernmental Agreement authorizing the Police Department to partner with the Illinois State Police (ISP) Violent Crime Intelligence Task Force to assist in enforcing Illinois statutes related to Firearm Owner's Identification (FOID) cards and the carrying of firearms.

This previously established partnership has authorized the Police Department to share critical intelligence and to partner with the task force to prevent the illegal possession and use of firearms.

The current agreement on this evening's agenda is for grant funding to cover the additional personnel costs, including overtime associated with participation in this task force.

The Willowbrook Police Department previously received \$12,793 in grant funds during the state fiscal year 2024 to support its participation in this task force partnership. For fiscal year 2025, the Department was awarded an additional \$6,941 in grant funds.

This continued funding will allow the Willowbrook Police Department to strengthen its processes for identifying individuals with revoked Firearm Owner's Identification (FOID) cards or unlawfully possessed firearms.

Currently, the Department receives information from the Illinois State Police (ISP) regarding revoked FOID cards and Concealed Carry Permits. Although both the Department and the named individuals are notified, no further follow-up is conducted at the local level. Through this partnership, the Department will have the necessary resources to ensure follow-up and promote compliance with the FOID Card Act.

Mayor Trilla questioned whether this included the Safety Act. Chief Kaspar stated that it was not part of the Safety Act.

MOTION: Made by Trustee Ruffolo and seconded by Trustee Mistele to adopt Resolution 25-R-46 as presented.

ROLL CALL VOTE: AYES: Trustees Astrella, Berglund, Davi, Mistele, Neal, and Ruffolo. NAYS: None. ABSENT: None.

MOTION DECLARED CARRIED

7. RESOLUTION NO. 25-R-47 - A RESOLUTION APPROVING, RATIFYING, AND CONFIRMING THE EXECUTION OF AN INTERGOVERNMENTAL GRANT AGREEMENT BETWEEN THE VILLAGE OF WILLOWBROOK AND THE OFFICE OF THE ATTORNEY GENERAL OF THE STATE OF ILLINOIS FOR THE ORGANIZED RETAIL CRIME GRANT PROGRAM (ADOPT)

Chief Kaspar shared with the board that the Attorney General (AG) of the State of Illinois has offered a grant for participation in their Organized Retail Crime Program (ORC). The AG office has recognized that organized retail crime has a major impact on retail merchants in the state and throughout the Village.

The ORC Grant Program has been established to provide funds to police departments to pay for technology, such as cameras or forcible stop equipment, to identify and apprehend organized retail criminals. Funds have also been made available for personnel costs associated with

investigating organized retail crime and providing crime prevention in the form of additional on-site personnel at retail centers. The Willowbrook Police Department has applied for three previous rounds of the AG's ORC grant and was awarded \$182,000 in April 2023, \$90,000 in June 2024, and \$79,250 in September 2024. A fourth round of grant funding became available, and the Village was awarded \$58,000. The scope of the grant is as follows: software/contractual subscription for \$53,000 and overtime pay for \$5,000.

Trustee Berglund asked if there is a possibility of getting another grant this year. Chief Kaspar stated that the expenditures are not due to be expensed until June 30th of 2026. It is once a year if there is funding left.

Trustee Neal asked if this grant ties in with the license plate reader (LPR) cameras. Chief Kaspar responded that the grant has previously been used to cover the cost of the LPR subscription, and that funds will likely continue to be applied toward contractual subscriptions for the Flock cameras.

She added that the department is also exploring options for installing additional pod cameras. However, some locations present challenges due to electrical limitations and outdated equipment on the light poles where the cameras would be mounted. Currently, the department has about four pod cameras remaining to be deployed.

MOTION: Made by Trustee Davi and seconded by Trustee Astrella to adopt Resolution 25-R-47 as presented.

ROLL CALL VOTE: AYES: Trustees Astrella, Berglund, Davi, Mistele, Neal, and Ruffolo. NAYS: None. ABSENT: None.

MOTION DECLARED CARRIED

PRIOR BUSINESS

8. TRUSTEE REPORTS

Trustee Neal had no report.

Trustee Ruffolo had no report.

Trustee Mistele had no report.

Trustee Berglund had no report.

Trustee Davi had no report but noticed that there was a page missing in the hard copy of the agenda. The minutes were accurate on the website.

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Village Board Minutes
September 8, 2025

Trustee Astrella had no report.

9. ATTORNEY'S REPORT

Attorney Durkin had no report.

10. CLERK'S REPORT

Clerk Boerwinkle had no report.

11. ADMINISTRATOR'S REPORT

Administrator Halloran had no report but asked Chief Kaspar to talk about the upcoming police event.

Chief Kaspar related that the Police Department will be hosting their first Public Safety Event this Saturday from 11:00 a.m. to 2 p.m. There will be several vendors, a canine demonstration, a drone demonstration, and other public safety partners will be present. All are encouraged to attend the event.

12. MAYOR'S REPORT

Mayor Trilla had no report.

13. EXECUTIVE SESSION

Mayor Trilla stated there is no need for an executive session this evening.

14. ADJOURNMENT

MOTION: Made by Trustee Davi and seconded by Trustee Berglund to adjourn the Regular Meeting at the hour of 6:43 p.m.

ROLL CALL VOTE: AYES: Trustees Astrella, Berglund, Davi, Mistele, Neal, and Ruffolo. NAYS: None. ABSENT: None.

MOTION DECLARED CARRIED

PRESENTED, READ, and APPROVED.

September 22, 2025

Frank A. Trilla, Mayor

Minutes transcribed by Deputy Clerk Christine Mardegan.

W A R R A N T S

September 22, 2025

GENERAL CORPORATE FUND	-----	\$	178,886.86
WATER FUND	-----	\$	313,861.82
CAPITAL PROJECT FUND	-----	\$	254,845.97
RT 83/PLAINFIELD RD BUSINESS DIST TAX	-----	\$	10.95
TOTAL WARRANTS	-----	\$	747,605.60

Lora Flori, Director of Finance

APPROVED:

Frank A. Trilla, Mayor

09/19/2025 10:16 AM

CHECK DISBURSEMENT REPORT FOR VILLAGE OF WILLOWBROOK
CHECK DATE FROM 09/10/2025 - 09/24/2025

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User: EKOMPERDA
DB: Willowbrook

Check Date	Bank	Check #	Invoice	Payee	Description	Account	Dept	Project	Amount
Fund: 01 GENERAL FUND									
09/22/2025	APCHK	104100#	6741324000 AUG'25	COMED	RED LIGHT - ADJUDICATOR	630-246	30		53.88
			9697828000 AUG'25		RED LIGHT - ADJUDICATOR	630-246	30		42.78
			7331017000 AUG'25		RED LIGHT - ADJUDICATOR	630-246	30		53.88
			4039244000 AUG'25		ENERGY - STREET LIGHTS	745-207	35		53.48
			5001177000 AUG'25		ENERGY - STREET LIGHTS	745-207	35		621.83
			3001964000 AUG'25		ENERGY - STREET LIGHTS	745-207	35		1,048.54
			1765415000 AUG'25		MAINTENANCE - TRAFFIC SIGNALS	745-224	35		70.08
					CHECK APCHK 104100 TOTA				1,944.47
09/22/2025	APCHK	104101	18480321		CONCENTRA HEALTH SERVIC FEES/DUES/SUBSCRIPTIONS	710-307	35		250.00
			18555217		FEES/DUES/SUBSCRIPTIONS	710-307	35		40.00
					CHECK APCHK 104101 TOTA				290.00
09/22/2025	APCHK	104102#	DT 2025-08-116		DACRA ADJUDICATION LLC EDP LICENSES	640-263	30		1,500.00
			DT 2025-08-116		EDP LICENSES	815-263	40		1,000.00
					CHECK APCHK 104102 TOTA				2,500.00
09/22/2025	APCHK	104103	GUITAR LESSON CANCE	DONNA CARSON	COMMUNITY EVENTS	585-522	20		146.00
09/22/2025	APCHK	104104	984737		DUPAGE COUNTY PUBLIC WOSANITARY (835 MIDWAY)	466-251	10		146.00
09/22/2025	APCHK	104105	40659545		DUPAGE COUNTY RECORDER PRINTING & PUBLISHING	810-302	40		5.30
09/22/2025	APCHK	104107*#	4074		FALCO'S LANDSCAPING INCMAINTENANCE - BUILDING	466-228	10		91.00
09/22/2025	APCHK	104109	27216		FIRST RESPONDERS WELLNE PERSONNEL RECRUITMENT	630-131	30		610.00
09/22/2025	APCHK	104110	37844	FOSTER & FOSTER, INC.	AUDIT SERVICES	620-251	25		3,275.00
09/22/2025	APCHK	104112	FBINAA AUG RETRAINE	GERARD WODKA	SCHOOLS/CONFERENCES/TRAVEL	630-304	30		30.00
			REIM. STORAGE TOTES		OPERATING EQUIPMENT	630-401	30		64.78
			REIMB.OPEN HOUSE		COMMODITIES	670-331	30		18.76
					CHECK APCHK 104112 TOTA				113.54
09/22/2025	APCHK	104113*#	17815		H AND R CONSTRUCTION IN STORM WATER IMPROVEMENTS MAIN	750-381	35		1,972.00
09/22/2025	APCHK	104114	NS006 ADDTL TICKETS	HARRY CARAY'S RESTAURAN	ACTIVE ADULT PROGRAM	590-517	20		1,972.00
									470.40
09/22/2025	APCHK	104115*#	6513696		HOME DEPOT CREDIT SERVI MAINTENANCE - EQUIPMENT	570-411	20		361.08
			31851		OPERATING SUPPLIES & EQUIPMEN	710-401	35		22.57

Check Date	Bank	Check #	Invoice	Payee	Description	Account	Dept	Project	Amount
Fund: 01 GENERAL FUND									
			903097		OPERATING SUPPLIES & EQUIPMENT 710-401		35		176.23
			5033610		OPERATING SUPPLIES & EQUIPMENT 710-401		35		183.13
			3628606		OPERATING SUPPLIES & EQUIPMENT 710-401		35		617.84
			5035920		OPERATING SUPPLIES & EQUIPMENT 710-401		35		23.94
				CHECK APCHK 104115 TOTA					1,384.79
09/22/2025	APCHK	104116	8068	HOUSEAL LAVIGNE ASSOCIA SPECIAL PROJECTS		810-305	40		1,977.50
									1,977.50
09/22/2025	APCHK	104117	0853	J.A. ELECTRICAL L.L.C	OTHER PROFESSIONAL SERVICES	540-425	30		396.00
			0786A		OTHER PROFESSIONAL SERVICES	540-425	30		5,546.00
			0786		OTHER PROFESSIONAL SERVICES	540-425	30		6,320.00
				CHECK APCHK 104117 TOTA					12,262.00
09/22/2025	APCHK	104118	8/31/25	KING CAR WASH	FUEL/MILEAGE/WASH	630-303	30		300.00
									300.00
09/22/2025	APCHK	104119#	9010567327	KONICA MINOLTA BUSINESS COPY SERVICE		455-315	10		150.00
			9010567327	COPY SERVICE		630-315	30		150.00
			9010567327	COPY SERVICE		630-315	30		150.00
			9010567327	COPY SERVICE		810-315	40		150.00
				CHECK APCHK 104119 TOTA					600.00
09/22/2025	APCHK	104121	REIM.LEAPCONF9/11-1	LAURIE SCHMITZ	SCHOOLS/CONFERENCES/TRAVEL	630-304	30		69.17
09/22/2025	APCHK	104122	PAN AM BETTY 9/29/2	LESLIE E GODDARD	ACTIVE ADULT PROGRAM	590-517	20		69.17
									400.00
09/22/2025	APCHK	104123	REIM.LEAPCONF9/11-1	LORI RINELLA	SCHOOLS/CONFERENCES/TRAVEL	630-304	30		400.00
									69.17
09/22/2025	APCHK	104124	RFND ACCT CREDIT	MICHELE UHLER	ACTIVE ADULT PROGRAM	590-517	20		69.17
									50.00
									50.00
09/22/2025	APCHK	104127#	25-0365	MULTISYSTEM MANAGEMENT	MAINTENANCE - BUILDING	466-228	10		1,222.50
			25-0366		MAINTENANCE - BUILDING	466-228	10		5,670.00
			25-0364		MAINTENANCE - BUILDING	466-228	10		7,731.40
			25-0365		MAINTENANCE - EQUIPMENT	570-411	20		900.00
			25-0365		MAINTENANCE - BUILDING	630-228	30		1,222.50
				CHECK APCHK 104127 TOTA					16,746.40
09/22/2025	APCHK	104128	3547	NATHALIE STUDIO, INC.	COMMUNITY EVENTS	585-522	20		112.00
09/22/2025	APCHK	104129	09761489815 BAL	NICOR GAS	NICOR GAS (835 MIDWAY)	466-236	10		112.00
									20.04
									20.04
09/22/2025	APCHK	104130*#	22257	NJ RYAN TREE & LANDSCAPE	TREE MAINTENANCE	750-338	35		11,880.00
			22258		TREE MAINTENANCE	750-338	35		13,450.00

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CHECK DISBURSEMENT REPORT FOR VILLAGE OF WILLOWSBROOK

CHECK DATE FROM 09/10/2025 - 09/24/2025

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Check Date	Bank	Check #	Invoice	Payee	Description	Account	Dept	Project	Amount
Fund: 01 GENERAL FUND									
			22259		TREE MAINTENANCE	750-338	35		8,200.00
					CHECK APCHK 104130 TOTA				33,530.00
09/22/2025	APCHK	104131	5578558	ORBIS SOLUTIONS	INFORMATIONAL TECH SERVICES	715-308	35		85.00
09/22/2025	APCHK	104134	32319	PORTER LEE CORPORATION	EDP LICENSES	640-263	30		85.00 1,235.00
09/22/2025	APCHK	104135	12550	PROMOS 911 INC	COMMODITIES	670-331	30		1,235.00 1,511.66
09/22/2025	APCHK	104136	105997	PUBLIC SAFETY DIRECT	INMAINTENANCE - BUILDING	630-228	30		1,511.66 995.00
09/22/2025	APCHK	104137	Q2001257	QUADIENT LEASING USA, I	POSTAGE & METER RENT	455-311	10		995.00 707.49
									707.49
09/22/2025	APCHK	104138	RRJ22238.2020250800	RATHS, RATHS & JOHNSON, ENGINEERING SERVICES		820-262	40		442.50
			RRJ22238.2120250800	ENGINEERING SERVICES		820-262	40		2,490.00
			RRJ22238.2220250801	ENGINEERING SERVICES		820-262	40		1,482.50
			RRJ22238.2320250801	ENGINEERING SERVICES		820-262	40		525.00
				CHECK APCHK 104138 TOTA					4,940.00
09/22/2025	APCHK	104139	2327249	SAFEBUILT, LLC	BUILDING, PLAN REVIEW & INSP. 820-260		40		5,215.49
			2363676	BUILDING, PLAN REVIEW & INSP. 820-260			40		258.42
			2366917	BUILDING, PLAN REVIEW & INSP. 820-260			40		616.70
				CHECK APCHK 104139 TOTA					6,090.61
09/22/2025	APCHK	104140#	46590	SEMMER LANDSCAPE	LANDSCAPE MAINTENANCE SERVICE	565-342	20		10,875.00
			46590	ROUTE 83 BEAUTIFICATION		755-281	35		10,875.00
				CHECK APCHK 104140 TOTA					21,750.00
09/22/2025	APCHK	104141	000069	SKY HIGH BALLOON GUY	COMMODITIES	670-331	30		465.75
									465.75
09/22/2025	APCHK	104142*#	TG5 222-226 58TH	TAMELING GRADING	STORM WATER IMPROVEMENTS MAIN	750-381	35		5,000.00
									5,000.00
09/22/2025	APCHK	104143	0210444-IN	TAMELING INDUSTRIES	ROUTE 83 BEAUTIFICATION	755-281	35		472.54
			0210445-IN	ROUTE 83 BEAUTIFICATION		755-281	35		338.40
				CHECK APCHK 104143 TOTA					810.94
09/22/2025	APCHK	104144	218489	TEE JAY SERVICE COMPANY	MAINTENANCE - EQUIPMENT	570-411	20		400.00
09/22/2025	APCHK	104145	REIM. PHONE USAGE	TERESA MROZIK	ACTIVE ADULT PROGRAM	590-517	20		400.00 84.00
									84.00
09/22/2025	APCHK	104146	25-1900	THOMPSON ELEV.	INSPECT. ELEVATOR INSPECTION	830-117	40		172.00

Check Date	Bank	Check #	Invoice	Payee	Description	Account	Dept	Project	Amount
Fund: 01 GENERAL FUND									
			25-1984		ELEVATOR INSPECTION	830-117	40		100.00
				CHECK APCHK 104146 TOTA					272.00
09/22/2025	APCHK	104147	6000822323	TK ELEVATOR CORPORATION	MAINTENANCE - BUILDING	466-228	10		550.00
09/22/2025	APCHK	104148	01182090	TRI-TECH FORENSICS, INC	JAIL SUPPLIES	650-343	30		550.00
									549.10
									549.10
09/22/2025	APCHK	104149*#	UPS2025-WIBK0910202	UNDERGROUND PIPE SOLUTI	MAINTENANCE	725-410	35		1,600.00
			UPS2025-WIBK0904202		ROUTE 83 BEAUTIFICATION	755-281	35		4,408.00
				CHECK APCHK 104149 TOTA					6,008.00
09/22/2025	APCHK	104150	2842500032084	VAIT ELEZOVSKI	RED LIGHT FINES	310-503	00		100.00
09/22/2025	APCHK	104151	5977874-0	WAREHOUSE DIRECT, INC.	UNIFORMS	401-315	10		100.00
									580.15
09/22/2025	APCHK	104153	0011332-IN	WEST CENTRAL MUNICIPAL	FEES/DUES/SUBSCRIPTIONS	410-307	05		580.15
09/22/2025	APCHK	104154	0002217080-IN	WEX HEALTH, INC	FEES/DUES/SUBSCRIPTIONS	455-307	10		2,500.00
									2,500.00
									50.00
									50.00
09/22/2025	APCHK	464 (E) #	1DKY-M6NG-7VYM	AMAZON CAPITAL SERVICES	OFFICE SUPPLIES	410-301	05		29.72
			1DKY-M6NG-7VYM		OFFICE SUPPLIES	455-301	10		75.52
			1DKY-M6NG-7VYM		COMMISSARY PROVISION	455-355	10		32.26
			1DKY-M6NG-7VYM		OFFICE/GENERAL PROGRAM SUPPLI	550-301	20		207.05
			1DKY-M6NG-7VYM		OFFICE SUPPLIES	630-301	30		603.53
			1DKY-M6NG-7VYM		OPERATING EQUIPMENT	630-401	30		677.85
			1DKY-M6NG-7VYM		COMMODITIES	670-331	30		520.57
			1DKY-M6NG-7VYM		OFFICE SUPPLIES	710-301	35		462.73
			1DKY-M6NG-7VYM		OFFICE SUPPLIES	810-301	40		4.59
				CHECK APCHK 464 (E) TOTA					2,613.82
09/22/2025	APCHK	465 (E) #	1GH9-LT9W-DQCM	AMAZON CAPITAL SERVICES	OFFICE SUPPLIES	455-301	10		129.78
			1GH9-LT9W-DQCM		COMMISSARY PROVISION	455-355	10		17.99
			1GH9-LT9W-DQCM		OFFICE/GENERAL PROGRAM SUPPLI	550-301	20		52.99
			1GH9-LT9W-DQCM		FIRING RANGE	630-245	30		37.93
			1GH9-LT9W-DQCM		OFFICE SUPPLIES	630-301	30		20.27
			1GH9-LT9W-DQCM		OPERATING EQUIPMENT	630-401	30		78.68
			1GH9-LT9W-DQCM		COMMODITIES	670-331	30		677.06
			1GH9-LT9W-DQCM		OFFICE SUPPLIES	710-301	35		993.25
			1GH9-LT9W-DQCM		OFFICE SUPPLIES	810-301	40		40.79
				CHECK APCHK 465 (E) TOTA					2,048.74

Total for fund 01 GENERAL FUND

178,886.86

09/19/2025 10:16 AM

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CHECK DISBURSEMENT REPORT FOR VILLAGE OF WILLOWBROOK

CHECK DATE FROM 09/10/2025 - 09/24/2025

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Check Date	Bank	Check #	Invoice	Payee	Description	Account	Dept	Project	Amount
Fund: 02 WATER FUND									
09/22/2025	APCHK	104130*#	22260	NJ RYAN TREE & LANDSCAP	SPOILS HAULING SERVICES	430-280	50		11,000.00
09/22/2025	APCHK	104132	257208712	PACE ANALYTICAL SERVICE	SAMPLING ANALYSIS	420-362	50		6,600.00
									6,600.00
									1,065.60
									1,065.60
09/22/2025	APCHK	104149*#	UPS2025-WIBK0905202	UNDERGROUND PIPE SOLUTI	WATER DISTRIBUTION REPAIRS/MA	430-277	50		5,647.75
			UPS2025-WIBK0908202		WATER DISTRIBUTION REPAIRS/MA	430-277	50		3,300.00
			UPS2025-WIBK0909202		WATER DISTRIBUTION REPAIRS/MA	430-277	50		4,683.50
			UPS2025-WIBK0911202		WATER DISTRIBUTION REPAIRS/MA	430-277	50		3,200.00
			UPS2025-WIBK0912202		WATER DISTRIBUTION REPAIRS/MA	430-277	50		6,474.25
				CHECK APCHK 104149 TOTA					23,305.50
09/22/2025	APCHK	104152	0331247	WATER PRODUCTS-AURORA	MATERIAL & SUPPLIES - DISTRIB	430-476	50		2,177.50
			0331246		MATERIAL & SUPPLIES - DISTRIB	430-476	50		5,580.00
				CHECK APCHK 104152 TOTA					7,757.50
09/22/2025	APCHK	466 (E)	AUGUST 2025	DUPAGE WATER COMMISSION	PURCHASE OF WATER	420-575	50		191,359.40
									191,359.40
					Total for fund 02 WATER FUND				313,861.82

09/19/2025 10:16 AM

User: EKOMPERDA

DB: Willowbrook

CHECK DISBURSEMENT REPORT FOR VILLAGE OF WILLOWBROOK

CHECK DATE FROM 09/10/2025 - 09/24/2025

Page 9/10

Check Date	Bank	Check #	Invoice	Payee	Description	Account	Dept	Project	Amount
Fund: 10 CAPITAL PROJECT FUND									
09/22/2025	APCHK	104095	382780-1	BELSON OUTDOORS LLC	BORSE PARK - PHASE III	600-355	55		114,509.72
									114,509.72
09/22/2025	APCHK	104111*#	CL-17'S FOR TOWERS	FOX TOWN PLUMBING INC	WATER EQUIPMENT REPAIRS/MAINT 440-604	600-347	55		3,080.00
09/22/2025	APCHK	104120	NO. 9 BORSE PARK	LANDWORKS LTD	BORSE PARK PHASE II	600-347	55		3,080.00 92,466.25
09/22/2025	APCHK	104133	758612	PLAY DESIGN SCAPES, INC	BORSE PARK - PHASE III	600-355	55		92,466.25 14,830.00
									14,830.00
09/22/2025	APCHK	104142*#	TG5 610 PLAINFIELD	TAMELING GRADING	PROPERTY DEVELOPMENT	600-357	55		12,000.00
			TG5 618 PLAINFIELD		PROPERTY DEVELOPMENT	600-357	55		17,960.00
				CHECK APCHK 104142 TOTA					29,960.00

Total for fund 10 CAPITAL PROJECT FUND

254,845.97

09/19/2025 10:16 AM

User: EKOMPERDA

DB: Willowbrook

CHECK DISBURSEMENT REPORT FOR VILLAGE OF WILLOWSBROOK

CHECK DATE FROM 09/10/2025 - 09/24/2025

Page 10/10

Check Date	Bank	Check #	Invoice	Payee	Description	Account	Dept	Project	Amount
Fund: 15 RT 83/PLAINFIELD RD BUSINESS DISTRCT TAX									
09/22/2025	APCHK	104108	8-977-59669	FEDERAL EXPRESS CORP.	POSTAGE & METER RENT	510-311	15		10.95
					Total for fund 15 RT 83/PLAINFIELD RD BUS				10.95
					TOTAL - ALL FUNDS				747,605.60

'*'-INDICATES CHECK DISTRIBUTED TO MORE THAN ONE FUND

'#'-INDICATES CHECK DISTRIBUTED TO MORE THAN ONE DEPARTMENT



BOARD OF TRUSTEES MEETING

AGENDA ITEM NO: 5.d.

DATE: September 22, 2025

SUBJECT:

MOTION – A MOTION TO AMEND THE FY2025-2026 GENERAL FUND – PARKS AND RECREATION EXPENDITURES AND REVENUES

STAFF REPORT

TO: Mayor Trilla and Board of Trustees
FROM: Dustin Kleefisch, Director of Parks and Recreation
THROUGH: Sean Halloran, Village Administrator

PURPOSE AND ACTION REQUESTED

To pass a motion to amend the FY 25/26 General Fund – Parks and Recreation Active Adult Programming budget.

BACKGROUND/SUMMARY

The Active Adult Program is experiencing unprecedented growth in both participation and financial performance. This report provides an update on the FY 24/25 actual figures, FY 25/26 projections, and trends that are influencing our budget and operational planning.

FY 24/25 Actual Financial Performance (Unaudited)

- **Revenue:** \$508,871
- **Expenses:** \$420,046
- **Net Profit:** \$88,826

FY 25/26 Year-End Projection

- **Budgeted Expenses:** \$438,055
- **Projected Expenses:** \$695,411 (including staff salaries)
- **Budgeted Revenue:** \$535,000
- **Projected Revenue:** \$783,909
- **Projected Net:** \$88,498 over expenses



Key Drivers of Growth

1. Long Distance Travel

- As of August 11, 2025, \$441,867.00 in revenue is already secured for trips scheduled in FY 25/26 and FY 26/27—a 28% increase (\$96,937.50) over last year's comparable figure.
- Average trip expense: \$74,494.86 (FY 24/25: \$35,791.80) – increase due to higher travel agent costs and increased participation.
- Average trip revenue: \$90,395 (FY 24/25: \$58,130.64) – a 55.5% increase.
- Average participation per trip: 30.3 participants, up 37.7% from FY 24/25.

2. Social & Educational Programs

- Revenue per service day: \$114.95 (26.3% increase over last year's revenue of \$93/day).
- Registrations per service day: 8.34 (15% increase from 7.25 last year)

3. Afternoon Delight Programs

- Registrations went up 7.6%, with 17.5 registrations per program compared to 16.25 last year.

The current growth far exceeds the conservative projections set at the beginning of FY 25/26, particularly in long-distance travel and program participation. This rapid increase requires adjustments in staffing levels, vendor negotiations, and budget allocation to sustain service quality and meet participant expectations.

FINANCIAL IMPACT

Staff is projecting additional expenses up to \$695,411 and a revenue increase to \$783,909 for the program through the end of the fiscal year.

	Budgeted	Projected
Expenditures	\$438,055	\$695,411
Revenue	\$535,000	\$783,909

RECOMMENDED ACTION:

Staff is requesting the approval of the budget amendment.



Village of **WILLOWBROOK**

**Village Administrator's
Office**

BOARD OF TRUSTEES MEETING

AGENDA ITEM NO: 6.

DATE: September 22, 2025

SUBJECT:

AN ORDINANCE PROVIDING FOR THE ISSUANCE OF A NOT TO EXCEED \$5,200,000 TAXABLE GENERAL OBLIGATION PROMISSORY NOTE, SERIES 2025, OF THE VILLAGE OF WILLOWBROOK, DUPAGE COUNTY, ILLINOIS, FOR THE PURPOSE OF PURCHASING PROPERTY IN AND FOR THE VILLAGE, ASSESSING THE SUITABILITY OF THE PROPERTY FOR ACQUISITION AND PAYING COSTS RELATED THERETO, AND AUTHORIZING THE SALE OF SAID NOTE TO THE PURCHASER THEREOF.

STAFF REPORT

TO: Mayor Trilla and Board of Trustees
FROM: Lora Flori, Chief Financial Officer
THROUGH: Sean Halloran, Village Administrator

PURPOSE AND ACTION REQUESTED

Village staff recommends approval of the issuance of a \$5,200,000 Taxable General Obligation Promissory Note, Series 2025, for the purpose of purchasing property located at 735 Plainfield Road, Willowbrook, Illinois. The executed promissory note will be purchased by Hinsdale Bank & Trust Company, N.A.

BACKGROUND/DISCUSSION

On August 2, 2025, the Village Board of Trustees approved the purchase of property located at 735 Plainfield Road, Willowbrook, Illinois at a total contract price of \$5,100,000. The purchase of the property supports the following Village goals: 1) assisting in the maintenance of commercial areas and 2) sustaining essential municipal revenues, which allows the Village to sustain its long-time dedication of not levying a general property tax on its residents.

To finance the purchase transaction and payment of all related costs, the Village will issue a note in the amount of \$5,200,000 to be purchased by Hinsdale Bank & Trust Company, N.A. The promissory note will bear interest at a rate equal to the Term SOFR(Secured Overnight Financing Rate) plus 2.25% (the "margin") with a floor of 1%, and is designed to fully cover the purchase price of the property and all related paying costs, i.e., closing costs, legal fees, title insurance, etc.

On August 11, 2025, the Board of Trustees reviewed and approved a set of financing documents with Hinsdale Bank & Trust Company, N.A., including a Governmental Certificate, Business Loan Agreement, and Promissory Note, to initiate borrowing for the purpose of real estate acquisition. These documents established the preliminary legal, commercial, and administrative framework for the \$5,200,000 Taxable General Obligation Promissory Note. While this action authorized Village staff to negotiate and execute the agreements with the bank, state law and best practices require the adoption of an authorizing ordinance to create a final, binding obligation, provide public notice, and satisfy the requirements of the lender, bond counsel, and applicable statutes.



- The ordinance up for approval on the September 22nd meeting contains the following:
 - Ratifies the precise \$5,200,000 borrowing and its terms.
 - Incorporates the essential loan contract language already approved.
 - Legally pledges Village funds for repayment.
 - Establishes the issuance details in a manner publicly disclosed and recorded for audit, compliance, and transparency to the community.

The step-wise approval assures the full oversight, transparency, and public authorization required for significant Village financial undertakings and is standard municipal practice in Illinois

The purchase price of the note will be deposited into a designated Fund and used to pay the purchase price of the property and all costs related to the issuance of the promissory note.

FINANCIAL IMPACT

If approved, interest on the promissory note will be payable monthly from all available funds on the first day of each month, commencing November 1, 2025. All interest payments will be made from the Village's Business District Fund, consistent with the Fund's established purpose. Village staff will present a recommended budget amendment to the Board at a future meeting. The budget amendment will formally allocate the interest payments within the Business District Fund's FY2025/2026 budget.

The promissory note will become due and payable on October 1, 2026.

RECOMMENDED ACTION:

Village staff recommends approval of the Ordinance to provide for the issuance of a \$5,200,000 Taxable General Obligation Promissory Note, Series 2025 for the purchase of property at 735 Plainfield Road.

EXTRACT OF MINUTES of a regular public meeting of the President and Board of Trustees of the Village of Willowbrook, DuPage County, Illinois, held in the Community Resource Center Boardroom, 825 Midway Drive, Willowbrook, Illinois, in said Village, at 6:30 o'clock P.M., on the 22nd day of September, 2025.

* * *

The President, Frank A. Trilla, called the meeting to order and directed the Village Clerk to call the roll. Upon the roll, the President and the following Trustees were physically present at said location: _____

The following Trustees were allowed by a majority of the members of the Board of Trustees in accordance with and to the extent allowed by rules adopted by the Board of Trustees to attend the meeting by video or audio conference: _____

No Trustee was not permitted to attend the meeting by video or audio conference.

The following Trustees were absent and did not participate in the meeting in any manner or to any extent whatsoever: _____

The President then announced that the next item for consideration was the issuance of a Taxable General Obligation Promissory Note of the Village in a principal amount not to exceed \$5,200,000 for the purpose of purchasing property in and for the Village, assessing the suitability of the property for acquisition and paying costs related thereto, and that the Board of Trustees would consider the adoption of an ordinance providing for the issuance of said Taxable General Obligation Promissory Note for such purpose. The President then explained that the ordinance sets forth the parameters for the issuance of said note and sale thereof by designated officials of

the Village and summarized the pertinent terms of said parameters, including the specific parameters governing the manner of sale, length of maturity, rate of interest and purchase price for said note.

Whereupon Trustee _____ presented and the Village Clerk read by title an ordinance as follows, said ordinance having been distributed to the Trustees prior to said meeting and to anyone in attendance at said meeting who requested a copy:

ORDINANCE NUMBER 25-O-_____

AN ORDINANCE providing for the issuance of a not to exceed \$5,200,000 Taxable General Obligation Promissory Note, Series 2025, of the Village of Willowbrook, DuPage County, Illinois, for the purpose of purchasing property in and for the Village, assessing the suitability of the property for acquisition and paying costs related thereto, and authorizing the sale of said note to the purchaser thereof.

WHEREAS, pursuant to the provisions of Section 6(a) of Article VII of the 1970 Constitution of the State of Illinois (the “*Constitution*”), the Village of Willowbrook, DuPage County, Illinois (the “*Village*”), by virtue of a referendum held on April 2, 2019, is a home rule unit of government and, as such, may exercise any power or perform any function pertaining to its government and affairs including, but not limited to, the power to tax and to incur debt; and

WHEREAS, pursuant to the provisions of Section 6(a) of the Constitution, the Village has the power to incur debt payable from any lawful source and maturing within forty (40) years from the time it is incurred without prior referendum approval; and

WHEREAS, the President and Board of Trustees of the Village (the “*Board*”) hereby finds and determines that it is necessary and in the best interests of the Village to pay the costs of purchasing property in and for the Village, assessing the suitability of the property for acquisition and paying costs related thereto (the “*Project*”), the same being a public purpose of the Village; and

WHEREAS, the estimated cost to the Village of the Project and the related costs is not less than the sum of \$5,200,000; and

WHEREAS, the Board hereby finds and determines that it is necessary for the government welfare and affairs of the Village that the amount of not to exceed \$5,200,000 be borrowed at this time to finance the Project, and in evidence of such indebtedness, that Taxable General Obligation Promissory Note of the Village (the “*Note*”) be issued in accordance with the home rule powers

of the Village, as aforesaid, and without submitting the question of incurring such indebtedness to the electors of the Village for their approval; and

WHEREAS, the completion of the Project and the borrowing to finance the costs thereof are for a proper public purpose and are in the public interest:

Now, THEREFORE, Be It Ordained by the President and Board of Trustees of the Village of Willowbrook, DuPage County, Illinois, in the exercise of its home rule powers, as follows:

Section 1. Incorporation of Preambles. The Board hereby finds that all of the recitals contained in the preambles to this ordinance are true, complete and correct, and do incorporate them into this ordinance by this reference.

Section 2. Determination to Issue the Note; Authorization. It is necessary and in the best interests of the Village to acquire and construct the Project for the public welfare and convenience, and to pay all related costs and expenses incidental thereto, and to borrow money and issue the Note for such purposes. It is hereby found and determined that such borrowing of money is for a proper public purpose or purposes and is in the public interest, and the issuance of the Note in the amount of not to exceed \$5,200,000 in evidence of such borrowing is authorized by Article VII, Section 6 of the Illinois Constitution.

Section 3. Note Details. For the purpose of financing the Project, there shall be issued and sold the Note in a principal amount not to exceed \$5,200,000. The Note shall be designated "Taxable General Obligation Promissory Note, Series 2025" with such alternative or additional designations necessary to properly identify the Note as shall be set forth in the Note Notification (as hereinafter defined), shall be dated the date of delivery thereof (the "*Dated Date*") and shall also bear the date of authentication thereof. The Note shall be in fully registered form, shall be in the denomination of \$100,000 and integral multiples of \$1 in excess thereof (subject to option of prior redemption as hereinafter set forth) or such other denominations as set forth in the Note

Notification, shall bear interest at a rate (computed on the basis of a 360-day year of twelve 30-day months) equal to the Interest Rate (as hereinafter defined), and shall become due and payable on the date or dates set forth in the Note Notification (the “*Maturity Date*”), such date being not later than two years from the Dated Date. Interest on the Note shall be payable monthly on the 1st day of each month, commencing on the date set forth in the Note Notification.

“*Interest Rate*” means, for any Interest Period, the floating rate per annum equal to the Term SOFR plus 2.25% (2.25% being referred to herein as the “*Margin*”) calculated as follows: (Term SOFR + 2.25%), *provided, however*, that (i) if the rate produced by such formula is less than 1.00%, the Interest Rate shall be 1.00% and (ii) if the Village shall default in its obligation to pay the principal of or interest on the Note when due, the Note shall bear interest at the rate per annum equal to Term SOFR plus 7.75% while such default is uncured. “*Interest Period*” means the period commencing on the first day of each month and ending on the final day of such month, except with respect to the initial Interest Period which shall commence on the Dated Date and end on the final day of the month following the month during which the Dated Date occurs. “*Term SOFR*” means, for any Interest Period, a rate per annum equal to the CME Term SOFR Reference Rate that is administered by the SOFR Administrator for such Interest Period that appears on the applicable page of the CME Group website that sets forth CME Term SOFR Reference Rates (or that is distributed by such other service selected by the Purchaser from time to time that provides quotations of Term SOFR) on the date (the “*Rate-Setting Date*”) two Business Days prior to the first day of such Interest Period, *provided*, that if such rate is not so published for any Interest Period, the rate used for such Interest Period shall be the CME Term SOFR Reference Rate most recently published prior to such Rate Setting Date for a period with a duration that is the same as that of such Interest Period so long as the date such most recently published rate was published is not more than three Business Days prior to such Rate Setting Date. The “*SOFR Administrator*” means

CME Benchmark Administration Limited (or any successor thereto). “*Business Day*” means any date except for (i) a Saturday, (ii) a Sunday or (iii) a day on which the Securities Industry and Financial Markets Association recommends that the fixed income departments of its members be closed for the entire day for the purposes of trading in United States government securities.

In accordance with the Purchase Contract (as hereinafter defined), if the Purchaser (as hereinafter defined) determines that the Term SOFR has become unavailable or unreliable, either temporarily, indefinitely or permanently, while the Note is outstanding, the Interest Rate shall be calculated by reference to a similar substitute index to the Term SOFR, as determined by the Purchaser. In connection with such substitution, the Purchaser may modify the Margin, such modification being a positive number, a negative number or a change to zero. The Purchaser may take in account the then-prevailing market conditions in selecting a substitute index and margin for the Term SOFR which is unavailable or unreliable. Such a modification to the Interest Rate shall be effective and bind the Village 10 business days after the Purchaser gives written notice of the change to the Village, and shall not require any action or consent of the Village.

Interest on the Note shall be paid by check or draft of Hinsdale Bank & Trust Company, N.A., as registrar and paying agent (the “*Note Registrar*”), payable in lawful money of the United States of America to the person in whose name the Note is registered at the close of business on the 15th day of the calendar month immediately prior to the applicable interest payment date. Notwithstanding the foregoing, the principal of and interest on the Note may be payable by wire transfer in immediately available funds to such wire transfer address within the continental United States of America as shall be requested by any owner of the Note in writing; *provided*, that the payment of the final principal installment of the Note shall be made only upon presentation and surrender of the Note at the designated office of the Note Registrar. The principal installments of the Note shall be payable in lawful money of the United States of America by check or draft (or

wire) of the Note Registrar as provided above for the payment of interest, other than the final principal installment of the Note which shall be payable at the designated office of the Note Registrar.

The seal of the Village shall be affixed to or a facsimile thereof printed on the Note, and the Note shall be signed by the manual or facsimile signature of the President of the Village and attested by the manual or facsimile signature of the Village Clerk of the Village, and in case any officer whose signature shall appear on the Note shall cease to be such officer before the delivery of the Note, such signature shall nevertheless be valid and sufficient for all purposes, the same as if such officer had remained in office until delivery.

The Note shall have thereon a certificate of authentication substantially in the form hereinafter set forth duly executed by the Note Registrar, as authenticating agent of the Village for the Note and showing the date of authentication. The Note shall not be valid or obligatory for any purpose or be entitled to any security or benefit under this ordinance unless and until such certificate of authentication shall have been duly executed by the Note Registrar by manual signature, and such certificate of authentication upon the Note shall be conclusive evidence that the Note has been authenticated and delivered under this ordinance.

Section 4. Registration of Note; Persons Treated as Owners. The Village shall cause books (the "Register") for the registration and for the transfer of the Note as provided in this ordinance to be kept at the designated office of the Note Registrar, which is hereby constituted and appointed the registrar of the Village for the Note. The Village is authorized to prepare, and the Note Registrar shall keep custody of, multiple Note blanks executed by the Village for use in the transfer and exchange of the Note.

The Note may be transferred as a whole but not in part (but not exchanged), but only in the manner, subject to the limitations, and upon payment of the charges as set forth in this ordinance.

Upon surrender for transfer of the Note at the designated office of the Note Registrar, duly endorsed by, or accompanied by a written instrument or instruments of transfer in form satisfactory to the Note Registrar and duly executed by, the registered owner of the Note or his attorney duly authorized in writing, the Village shall execute and the Note Registrar shall authenticate, date and deliver in the name of the transferee or transferees a new fully registered Note. The execution by the Village of any fully registered Note shall constitute full and due authorization of such Note and the Note Registrar shall thereby be authorized to authenticate, date and deliver such Note; *provided, however,* that the principal amount of any outstanding Note authenticated by the Note Registrar shall not exceed the authorized principal amount of the Note less previous retirements. The Note Registrar shall not be required to transfer the Note during the period beginning at the close of business on the 15th day of the calendar month immediately prior to any interest payment date on the Note and ending on such interest payment date nor to transfer or exchange the Note after notice calling a principal installment or installments of the Note for redemption has been mailed, nor during a period of five (5) days next preceding mailing of a notice of prepayment of the Note.

The person in whose name the Note shall be registered shall be deemed and regarded as the absolute owner thereof for all purposes, and payment of the principal installments of or interest on the Note shall be made only to or upon the order of the registered owner thereof or its legal representative. All such payments shall be valid and effectual to satisfy and discharge the liability upon the Note to the extent of the sum or sums so paid.

No service charge shall be made for any transfer of the Note, but the Village or the Note Registrar may require payment of a sum sufficient to cover any tax or other governmental charge that may be imposed in connection with any transfer of the Note, except in the case of the issuance of the Note for the unredeemed portion of the Note surrendered for prepayment.

Section 5. Optional Redemption Prior to Maturity. The Note is subject to redemption prior to maturity at the option of the Village as a whole or in part on any date, at the redemption price of par plus accrued interest to the date fixed for redemption.

The Village shall, at least ten (10) days prior to the date fixed for redemption (unless a shorter time period shall be satisfactory to the Note Registrar) notify the Note Registrar of such redemption date and of the principal amount of the Note to be redeemed.

Section 6. Notice of Redemption. Unless waived by any owner of the Note, notice of the call for any such redemption shall be given by the Note Registrar on behalf of the Village by mailing the redemption notice by delivery or facsimile communication at least five (5) days prior to the date fixed for redemption to the registered owner of the Note at the address shown on the Register or at such other address as is furnished in writing by such registered owner to the Note Registrar.

All notices of redemption shall state:

- (1) the date fixed for redemption,
- (2) the redemption price,
- (3) if less than all of the Note is to be redeemed, the identification (and, in the case of partial redemption, the respective principal amounts) of the principal installments of the Note to be prepaid,
- (4) that on the redemption date the redemption price will become due and payable upon the Note or portion thereof called for redemption, and that interest thereon shall cease to accrue on such amount from and after said date,
- (5) the place where the Note is to be surrendered for payment of the redemption price, which place of payment shall be the office of the Paying Agent, and
- (6) such other information then required by custom, practice or industry standard.

Prior to any date fixed for redemption, the Village shall deposit with the Paying Agent an amount of money sufficient to pay the redemption price of the Note or portion of the Note which

are to be redeemed on that date. With respect to an optional redemption of the principal installments of the Note, unless moneys sufficient to pay the principal installments of and interest on the Note to be redeemed shall have been received by the Note Registrar prior to the giving of such notice of redemption, such notice may, at the option of the Village, state that said redemption shall be conditional upon the receipt of such moneys by the Note Registrar on or prior to the date fixed for redemption. If such moneys are not received, such notice shall be of no force and effect, the Village shall not redeem the Note or portion thereof, and the Note Registrar shall give notice, in the same manner in which the notice of redemption was given, that such moneys were not so received and that the Note or portion thereof will not be redeemed.

Notice of redemption having been given as aforesaid, the principal installments of the Note or portion of the principal installments of the Note so to be redeemed shall, on the date fixed for redemption, become due and payable at the redemption price therein specified, and from and after such date (unless the Village shall default in the payment of the redemption price) the principal installments of the Note or portion of the principal installments of the Note to be redeemed shall cease to bear interest. Upon surrender of the Note for redemption in accordance with said notice, the Note or portion thereof shall be paid by the Note Registrar at the redemption price. Installments of interest due on or prior to the date fixed for redemption shall be payable as herein provided for the payment of interest.

If the Note or portion of the Note called for redemption shall not be so paid upon surrender thereof for redemption, the principal shall, until paid, bear interest from the date fixed for redemption at the rate borne by the Note. If the Note shall have been prepaid as a whole, it shall be cancelled and destroyed by the Note Registrar, and shall not be reissued.

Section 7. Form of Note. The Note shall be prepared in substantially the following form, with changes as necessary to reflect the agreement between the Village and the Purchaser:

(Form of Note)

REGISTERED
No. 1

REGISTERED
\$ _____

THIS NOTE IS TRANSFERABLE ONLY AS A WHOLE.

UNITED STATES OF AMERICA

STATE OF ILLINOIS

COUNTY OF DUPAGE

VILLAGE OF WILLOWBROOK

TAXABLE GENERAL OBLIGATION PROMISSORY NOTE, SERIES 2025

Registered Owner: Hinsdale Bank & Trust Company, N.A.

Principal Amount: _____

Maturity Date: _____

KNOW ALL PERSONS BY THESE PRESENTS, that the Village of Willowbrook, DuPage County, Illinois, a municipality, home rule unit and political subdivision of the State of Illinois (the "Village"), hereby acknowledges itself to owe and for value received promises to pay to the Registered Owner identified above, or registered assigns as hereinafter provided, the Principal Amount identified above and to pay interest (computed on the basis of a 360-day year of twelve 30-day months) on such Principal Amount from the date of this Note at the rate per annum equal to the Interest Rate from the date of this Note (the "Dated Date") or from the most recent interest payment date to which interest has been paid, on the 1st day of each month, commencing _____, 20 ___. The Note shall become due and payable on the Maturity Date identified above.

The principal of this Note is payable in lawful money of the United States of America at the designated office of Hinsdale Bank & Trust Company, N.A., as registrar and paying agent (the "Registrar"). Payment of the other installments of principal hereof and interest hereon shall be made to the Registered Owner hereof as shown on the registration books of the Village maintained

by the Registrar, at the close of business on the 15th day of the month next preceding the interest payment date to the applicable interest payment date, and shall be paid by check or draft of the Registrar, payable in lawful money of the United States of America, mailed to the address of such Registered Owner as it appears on such registration books or at such other address furnished in writing by such Registered Owner to the Registrar. For the prompt payment of this Note, both principal and interest at maturity, available moneys of the Village are hereby irrevocably pledged.

“*Interest Rate*” means, for any Interest Period, the floating rate per annum equal to the Term SOFR plus 2.25% (2.25% being referred to herein as the “*Margin*”) calculated as follows: (Term SOFR + 2.25%), *provided, however*, that (i) if the rate produced by such formula is less than 1.00%, the Interest Rate shall be 1.00% and (ii) if the Village shall default in its obligation to pay the principal of or interest on the Note when due, the Note shall bear interest at the rate per annum equal to Term SOFR plus 7.75% while such default is uncured. “*Interest Period*” means the period commencing on the first day of each month and ending on the final day of such month, except with respect to the initial Interest Period which shall commence on the Dated Date and end on the final day of the month following the month during which the Dated Date occurs. “*Term SOFR*” means, for any Interest Period, a rate per annum equal to the CME Term SOFR Reference Rate that is administered by the SOFR Administrator for such Interest Period that appears on the applicable page of the CME Group website that sets forth CME Term SOFR Reference Rates (or that is distributed by such other service selected by the Purchaser from time to time that provides quotations of Term SOFR) on the date (the “*Rate-Setting Date*”) two Business Days prior to the first day of such Interest Period, *provided*, that if such rate is not so published for any Interest Period, the rate used for such Interest Period shall be the CME Term SOFR Reference Rate most recently published prior to such Rate Setting Date for a period with a duration that is the same as that of such Interest Period so long as the date such most recently published rate was published is

not more three Business Days prior to such Rate Setting Date. The “*SOFR Administrator*” means CME Benchmark Administration Limited (or any successor thereto). “*Business Day*” means any date except for (i) a Saturday, (ii) a Sunday or (iii) a day on which the Securities Industry and Financial Markets Association recommends that the fixed income departments of its members be closed for the entire day for the purposes of trading in United States government securities.

The determination of the Interest Rate shall be subject to the provisions of the Ordinance (as hereinafter defined) applicable at such time as the Term SOFR shall become unavailable or unreliable.

This Note is issued by the Village in the aggregate principal amount of \$ _____ for the purpose of paying the costs of purchasing property in and for the Village, assessing the suitability of the property for acquisition and paying costs related thereto pursuant to and in all respects in compliance with the applicable provisions of Section 6 of Article VII of the 1970 Constitution of the State of Illinois, and in compliance with an ordinance which has been duly adopted by the President and Board of Trustees of the Village on September 22, 2025 (the “*Ordinance*”), in all respects as by law required. The owner of this Note, by its acceptance hereof, is entitled to the benefits of the Ordinance, and is subject to the terms and provisions of the Ordinance. The Note is a direct general obligation of the Village payable from available funds of the Village as provided in the Ordinance.

This Note is subject to provisions relating to redemption and notice and procedure for redemption; and such other terms and provisions relating to security and payment as are set forth in the Ordinance, to which reference is hereby expressly made, and to all the terms of which the Registered Owner hereof is hereby notified and shall be subject.

The Note is issued in fully registered form in the denomination of \$100,000 each and integral multiples of \$1 in excess thereof. This Note is transferable as a whole but not in part by

the Registered Owner hereof in person or by his attorney duly authorized in writing at the designated office of the Registrar in Hinsdale, Illinois, but only in the manner, subject to the limitations and upon payment of the charges provided in the Ordinance, and upon surrender and cancellation of this Note. Upon such transfer a new Note will be issued to the transferee in exchange for this Note.

The Registrar shall not be required to transfer this Note during the period beginning at the close of business on the 15th day of the calendar month immediately prior to any interest payment date on this Note and ending on such interest payment date nor to transfer or exchange this Note after notice calling any portion of this Note for redemption has been mailed, nor during a period of five (5) days next preceding mailing of a notice of redemption of any portion of this Note.

The Village and the Registrar may deem and treat the Registered Owner hereof as the absolute owner hereof for the purpose of receiving payment of or on account of principal hereof and interest due hereon and for all other purposes and neither the Village nor the Registrar shall be affected by any notice to the contrary.

It is hereby certified and recited that all conditions, acts and things required by law to exist or to be done precedent to and in the issuance of this Note did exist, have happened, have been done and have been performed in regular and due form and time as required by law; that the indebtedness of the Village, including the issuance of this Note, does not exceed any limitation imposed by law; and that the Village shall annually take all necessary action to appropriate such funds as are necessary to pay the interest hereon as it falls due and also to pay and discharge the principal installments hereof at maturity. Such principal installments and interest are direct obligations of the Village, payable from any funds of the Village legally available and annually appropriated for such purpose.

This Note shall not be valid or become obligatory for any purpose until the certificate of authentication hereon shall have been signed by the Registrar.

IN WITNESS WHEREOF, the Village of Willowbrook, DuPage County, Illinois, by its President and Board of Trustees, has caused its official seal to be imprinted by facsimile hereon or hereunto affixed, and this Note to be signed by the duly authorized manual or facsimile signature of the President of the Village, and attested by the duly authorized manual or facsimile signature of the Village Clerk of the Village, all as of the Dated Date identified above.

President

(SEAL)

Attest:

Village Clerk

Date of Authentication: _____, 2025

CERTIFICATE
OF
AUTHENTICATION

Registrar and Paying Agent:
Hinsdale Bank & Trust Company, N.A.

This Note is the Note described in the within mentioned ordinance, and is the Taxable General Obligation Promissory Note, Series 2025, of the Village of Willowbrook, DuPage County, Illinois.

HINSDALE BANK & TRUST COMPANY, N.A.,
as Registrar

* * *

The following abbreviations, when used in the inscription on the face of the within Note, shall be construed as though they were written out in full according to applicable laws or regulations:

TEN COM	— as tenants in common	UNIF GIFT/TRANS MIN ACT-
TEN ENT	— as tenants by the entirety	Custodian _____ (Cust) _____ (Minor)
JT TEN	— as joint tenants with right of survivorship and not as tenants in common	under Uniform Gifts/Transfers to Minors Act _____ (State)

Additional abbreviations may also be used though not listed above.

(ASSIGNMENT)

FOR VALUE RECEIVED, the undersigned sells, assigns and transfers unto

(Name and Address of Assignee)

the within Note and does hereby irrevocably constitute and appoint _____, attorney, to transfer the Note on the books kept for registration thereof with full power of substitution in the premises.

Dated: _____

NOTICE: The signature to this assignment must correspond with the name of the Registered Owner as it appears upon the face of the within Note in every particular, without alteration or enlargement or any change whatever.

Signature guaranteed:

NOTICE: Signature(s) must be guaranteed by an “eligible guarantor institution” meeting the requirements of the Registrar, which requirements include membership or participation in STAMP or such other “signature guaranty program” as may be determined by the Trustee in addition to or in substitution for STAMP, all in accordance with the Securities Exchange Act of 1934, as amended

Section 8. Sale of Note. The President and either (i) the Village Administrator, or (ii) the Chief Financial Officer of the Village (the “*Designated Representatives*”) are hereby authorized to proceed not later than 13th day of April, 2026, without any further authorization or direction from the Board, to sell the Note upon the terms as prescribed in this Ordinance. The Note hereby authorized shall be executed as in this Ordinance provided as soon after the delivery of the Note Notification as may be, and thereupon be deposited with the Treasurer, and, after authentication thereof by the Note Registrar, be by the Treasurer delivered to Hinsdale Bank & Trust Company, N.A. (the “*Purchaser*”) upon receipt of the purchase price therefor, the same being par, plus accrued interest to the date of delivery, if any.

Upon the sale of the Note, the Designated Representatives shall prepare a Notification of Sale, which shall include the pertinent details of sale as provided herein (the “*Note Notification*”). The Note Notification shall be entered into the records of the Village and made available to the Board at the next regular meeting thereof; but such action shall be for information purposes only, and the Board shall have no right or authority at such time to approve or reject such sale as evidenced in the Note Notification.

Upon the sale of the Note as evidenced by the execution and delivery of the Note Notification by the Designated Representatives, the President, Village Clerk, Village Administrator, Chief Financial Officer and Village Treasurer and any other officials of the Village, as shall be appropriate, shall be and are hereby authorized and directed to approve or execute, or both, such documents of sale of the Note between the Village and the Purchaser (the “*Purchase Contract*”). Prior to the execution and delivery of the Purchase Contract, the Designated Representatives shall find and determine that no person holding any office of the Village, either by election or appointment, is in any manner financially interested either directly in his or her own

name or indirectly in the name of any other person, association, trust or corporation, in the Purchase Contract.

The contract for sale of the Note (as evidenced by execution of a term sheet prepared by the Purchaser) (the “*Purchase Contract*”) is in all respects ratified, approved and confirmed. It being hereby found and determined that the sale of the Note to the Purchaser is in the best interests of the Village and that no person holding any office of the Village, either by election or appointment, is in any manner financially interested directly in his or her own name or indirectly in the name of any other person, association, trust or corporation, in the sale of the Note to the Purchaser.

The Note before being issued shall be registered, numbered and countersigned by the Treasurer, such registration being made in a book provided for that purpose, in which shall be entered the record of the ordinance authorizing the Board to borrow said money and a description of the Note issued, including the number, date, to whom issued, amount, rate of interest and when due.

The officers of the Village and the Board are hereby authorized to take any action as may be required on the part of the District to consummate the transactions contemplated by the Purchase Contract, this Ordinance and the Note. All actions taken by the Designated Officials or by such other officers or employees of the Village as may have occurred in connection with the issuance of the Note are hereby expressly approved, ratified and confirmed.

Section 9. Payment of the Principal Installments of and the Interest on the Note; Covenants. The Village hereby represents, warrants and agrees that the obligation to make the payments of the principal installments of and the interest on the Note shall be a direct obligation of the Village, payable from available funds of the Village and such other sources of payment as are herein pledged or otherwise lawfully available. For the purpose of providing the funds

necessary to pay the interest and the principal installments due on the Note, the Village irrevocably agrees to budget and appropriate funds annually and in a timely manner so as to provide for the making of all payments when due under the terms of the Note. The funds to be applied for the making of such payments under the terms of the Note shall be placed to the credit of a special fund designated as the “Note and Interest Fund Account of 2025” (the “*Note Fund*”). Amounts deposited to the credit of the Note Fund are hereby irrevocably pledged to and shall be used only for the purpose of paying the principal of and interest on the Note.

Section 10. Payments. Appropriations received for the payment of the principal installments of and interest on the Note shall be irrevocably pledged to and shall be used only for the purpose of paying the principal installments of and interest on the Note.

Section 11. Creation of Funds and Appropriations. As and when received, the purchase price of the Note shall be deposited into the “General Obligation Promissory Note, Series 2025, Project Fund” (the “*Project Fund*”), hereby created. Moneys in the Project Fund shall be used to pay costs of the Project, including costs of issuance of the Note. The principal proceeds of the Note ultimately received by the Village upon the sale of the Note shall be used from time to time to pay the cost of the Project and the costs of issuance of the Note. At the time of the issuance of the Note, the costs of issuance of the Note may be distributed by the Purchaser on behalf of the Village from the proceeds of the Note.

Section 12. Duties of Note Registrar. If requested by the Note Registrar, the President and the Village Clerk of the Village are authorized to execute the Note Registrar’s standard form of agreement between the Village and the Note Registrar with respect to the obligations and duties of the Note Registrar hereunder which may include the following:

- (a) to act as registrar, authenticating agent, paying agent and transfer agent as provided herein;
- (b) to give notice of the redemption of the principal installments of the Note;

(c) to maintain a list of the registered owners of the Note as set forth herein and to furnish such list to the Village upon request, but otherwise to keep such list confidential;

(d) to cancel and/or destroy the Note which have been paid at final maturity or submitted for transfer;

(e) to furnish the Village at least annually a certificate with respect to the Note cancelled and/or destroyed; and

(f) to furnish the Village at least annually an audit confirmation of principal installments of the Note paid, principal installments of the Note outstanding and payments made with respect to interest on the Note.

The Village Clerk of the Village is hereby directed to file a certified copy of this Ordinance with the Note Registrar.

The Village covenants that it shall at all times retain a Note Registrar with respect to the Note, that it will maintain at the designated office of such Note Registrar a place or places where the Note may be presented for payment or registration of transfer or exchange, and that it shall require that the Note Registrar properly maintain the Register and perform the other duties and obligations imposed upon it by this ordinance in a manner consistent with the standards, customs and practices of the municipal securities industry.

The Village may remove the Note Registrar at any time. In case at any time the Note Registrar shall resign, shall be removed, shall become incapable of acting, or shall be adjudged as bankrupt or insolvent, or if a receiver, liquidator or conservator of the Note Registrar, or of the property thereof, shall be appointed, or if any public office shall take charge or control of the Note Registrar, or of the property or affairs thereof, the Village covenants and agrees that it will thereupon appoint a successor Note Registrar. The Village shall mail notice of any such appointment made by it to the registered owner of the Note within twenty (20) days after such appointment.

Section 13. Publication of Ordinance. A full, true and complete copy of this ordinance shall be published within ten days after passage in pamphlet form by authority of the Board.

Section 14. Other Documents. The President, the Village Clerk, the Village Treasurer and all other officers of the Village are hereby authorized to execute all documents and certificates necessary in connection with the authorization and delivery of the Note, and are hereby authorized to take all such actions and to perform all such duties or functions permitted or required by any of the documents and certificates authorized by this ordinance.

Section 15. Severability. If any section, paragraph or provision of this ordinance shall be held to be invalid or unenforceable for any reason, the invalidity or unenforceability of such section, paragraph or provision shall not affect any of the remaining sections, paragraphs and provisions of this ordinance.

Section 16. Superseder; Repeal of Ordinance 25-O-19. All ordinances, resolutions and orders, or parts thereof, including any provision of the Village Code, in conflict herewith are, to the extent of such conflict, hereby superseded. Ordinance 25-O-19, adopted by the Board on the 11th day of August, 2025, is hereby repealed.

Section 17. Effective Date. This ordinance shall be in full force and effect immediately upon its passage and approval, as herein provided.

AYES: _____

NAYS: _____

ABSENT OR NOT VOTING: _____

ADOPTED: September 22, 2025

APPROVED: September 22, 2025

President, Village of Willowbrook, DuPage
County, Illinois

[SEAL]

ATTEST:

Village Clerk, Village of Willowbrook,
DuPage County, Illinois

Recorded In Village Records: September 22, 2025

Published in Pamphlet Form: September 22, 2025

Trustee _____ moved and Trustee _____ seconded the motion that said ordinance as presented and read be adopted.

After discussion thereof, including a public recital of the nature of the matter being considered and such other information as would inform the public of the business being conducted, the President directed that the roll be called for a vote upon the motion to adopt the ordinance as read.

Upon the roll being called, the following Trustees voted AYE: _____

The following Trustees voted NAY: _____

WHEREUPON, the President declared the motion carried and the ordinance adopted, and henceforth did approve and sign the same in open meeting, and did direct the Village Clerk to record the same in full in the records of the Board of Trustees of the Village of Willowbrook, DuPage County, Illinois.

Other business not pertinent to the proposed public improvement project and the proposed note issue was duly transacted at said meeting.

Upon motion duly made and carried, the meeting adjourned.

Village Clerk

[SEAL]

STATE OF ILLINOIS)
) SS
COUNTY OF DUPAGE)

CERTIFICATION OF MINUTES AND ORDINANCE

I, the undersigned, do hereby certify that I am the duly qualified and acting Village Clerk of the Village of Willowbrook, DuPage County, Illinois (the “*Village*”), and as such official I am the keeper of the official journal of proceedings, books, records, minutes and files of the Village and of the President and Board of Trustees thereof (the “*Board*”).

I do further certify that the foregoing is a full, true and complete transcript of that portion of the minutes of the meeting of the Board held on the 22nd day of September, 2025, insofar as the same relates to the adoption of an Ordinance entitled:

AN ORDINANCE providing for the issuance of a not to exceed \$5,200,000 Taxable General Obligation Promissory Note, Series 2025, of the Village of Willowbrook, DuPage County, Illinois, for the purpose of purchasing property in and for the Village, assessing the suitability of the property for acquisition and paying costs related thereto, and authorizing the sale of said note to the purchaser thereof.

a true, correct and complete copy of which said ordinance as adopted at said meeting appears in the foregoing transcript of the minutes of said meeting.

I do further certify that the deliberations of the Board on the adoption of said ordinance were conducted openly; that the vote on the adoption of said ordinance was taken openly; that said meeting was called and held at a specified time and place convenient to the public; that notice of said meeting was duly given to all of the news media requesting such notice; that an agenda for said meeting was posted at the location where said meeting was held and at the principal office of the Board 72 hours in advance of the holding of said meeting, that at least one copy of said agenda was continuously available for public review during the entire 72-hour period preceding said meeting, a true, correct and complete copy of said agenda as so posted is attached hereto as *Exhibit A*, that said meeting was called and held in strict compliance with the provisions of the Open Meetings Act of the State of Illinois, as amended, and with the provisions of the Illinois Municipal Code, as amended, and that the Board has complied with all of the provisions of said Act and said Code and with all of the procedural rules of the Board in the adoption of said ordinance.

IN WITNESS WHEREOF, I hereunto affix my official signature and the seal of the Village,
this 22nd day of September, 2025.

Village Clerk

(SEAL)

STATE OF ILLINOIS)
) SS
COUNTY OF DUPAGE)

CERTIFICATE OF PUBLICATION IN PAMPHLET FORM

I, the undersigned, do hereby certify that I am the duly qualified and acting Village Clerk of the Village of Willowbrook, DuPage County, Illinois (the “*Village*”), and as such official I am the keeper of the official journal of proceedings, books, records, minutes and files of the Village and of the President and Board of Trustees (the “*Board*”) of the Village.

I do further certify that on the 22nd day of September, 2025, there was published in pamphlet form, by authority of the Board, a true, correct, and complete copy of Ordinance No. _____ of the Village entitled:

AN ORDINANCE providing for the issuance of a not to exceed \$5,200,000 Taxable General Obligation Promissory Note, Series 2025, of the Village of Willowbrook, DuPage County, Illinois, for the purpose of purchasing property in and for the Village, assessing the suitability of the property for acquisition and paying costs related thereto, and authorizing the sale of said note to the purchaser thereof.

and providing for the issuance of said note, and that the ordinance as so published was on that date readily available for public inspection and distribution, in sufficient number so as to meet the needs of the general public, at my office as Village Clerk located in the Village.

IN WITNESS WHEREOF I have affixed hereto my official signature and the seal of the Village
this 22nd day of September, 2025.

Village Clerk

[SEAL]