

Village of Cullom
Ordinance No. 2026-B

**AN ORDINANCE AUTHORIZING THE PRESIDENT OF
THE VILLAGE TO EXECUTE SHORT-TERM LEASES
OF REAL PROPERTY**

**IN THE VILLAGE OF CULLOM, LIVINGSTON
COUNTY, ILLINOIS**

ADOPTED BY THE PRESIDENT AND BOARD OF
TRUSTEES OF THE
VILLAGE OF CULLOM, THIS 28TH DAY OF April 2026

Published in pamphlet form by authority of the President and
Board of Trustees of the Village of Cullom, Livingston County,
Illinois, this 29TH day of April 2026

STATE OF ILLINOIS :
 :
COUNTY OF LIVINGSTON : ss
 :
VILLAGE OF CULLOM :

ORDINANCE NO. 2026-B

VILLAGE OF CULLOM
LIVINGSTON COUNTY, ILLINOIS

**AN ORDINANCE AUTHORIZING THE PRESIDENT OF THE
VILLAGE TO EXECUTE SHORT-TERM LEASES OF REAL PROPERTY**

WHEREAS, the Village of Cullom, Illinois (the "Village") owns certain real property from time to time that is not presently needed for municipal purposes, but necessary long-term, and that may be leased to third parties for the benefit of the Village; and

WHEREAS, Section 11-76-1 of the Illinois Municipal Code, 65 ILCS 5/11-76-1, authorizes the corporate authorities of a municipality to authorize any municipal officer to make leases of real property for terms not exceeding two (2) years, in such manner as the corporate authorities may determine; and

WHEREAS, the corporate authorities have determined that it is in the best interests of the Village and its residents to authorize the President to negotiate and execute such short-term leases.

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF CULLOM, ILLINOIS, as follows:

SECTION 1. The President is hereby authorized and directed to negotiate, execute, and deliver, on behalf of the Village, leases of real property owned by the Village, subject to the following conditions:

- (a) the term of the lease shall not exceed two (2) years, including any option or automatic renewal period;
- (b) the lease shall be on commercially reasonable terms as determined by the President;
- (c) the lessee shall provide insurance naming the Village as an additional insured, in an amount that is acceptable to the Village President, and shall indemnify the Village against claims arising out of the lessee's use of the premises; and
- (d) the lease shall be on a form approved by the Village Attorney.

SECTION 3. A copy of each executed lease shall be filed with the Village Clerk, and the President shall report the execution of any such lease to the corporate authorities at the next regular meeting following execution.

SECTION 4. Nothing in this Resolution shall be construed to authorize the execution of any lease for a term exceeding two (2) years, and any such lease shall remain subject to the ordinance and voting requirements of 65 ILCS 5/11-76-1.

SECTION 5. If any provision of this Ordinance is held to be invalid or unenforceable, the remaining provisions shall continue in full force and effect.

SECTION 6. All ordinances or parts of ordinances in conflict with this Ordinance are repealed insofar as they conflict.

SECTION 7. The Clerk is directed by the corporate authorities to publish this Ordinance in pamphlet form. This Ordinance shall be in full force and effect after its passage and publication in accordance with 65 ILCS 5/1-2-4.

PASSED this 28 day of April, 2026.

AYES: 4 ABSTAIN: 1

NAYS: 0 ABSENT: 1

APPROVED:

Sammy Beens
President, Village of Cullom

ATTEST:

Nancy J. Fleasner
Village Clerk