



Village of Downers Grove

Report for the Village Council Meeting

Table 1 - Council Agenda item.

Subject	Purchase of Pattern Stream Automated Document System from Tyler Technologies, Inc.
Submitted By	Robin Lahey, Finance Director

Synopsis

A resolution has been prepared to authorize execution of an amendment to the agreement between the Village of Downers Grove and Tyler Technologies, Inc to purchase Pattern Stream, a budget publishing software module in the amount of \$34,888.

Strategic Plan Alignment

The goals for 2025 – 2027 include Steward of Financial, Environmental, and Neighborhood Sustainability, Exceptional Municipal Services and Continual Innovation.

Fiscal Impact

The Fiscal Year 2026 Budget provides \$35,000 in the General Fund for this purchase.

Recommendation

Approval on the April 7, 2026 Consent Agenda.

Background

The Village of Downers Grove entered into a seven-year agreement in February 2021 for the purchase, implementation and licensing of Munis, an Enterprise Resource Planning (ERP) system with Tyler Technologies, Inc. The Pattern Stream Automated Document System was not included in the original agreement. This amendment provides two years of Pattern Stream to coincide with the duration of the original agreement.

Pattern Stream Automated Document System is a publishing tool that integrates with Munis to create and produce various documents. This system will be used to create the Village of Downers Grove annual Municipal Budget book. In prior years, this functionality was done with Microsoft Publisher. However, as of October 1, 2026, this software will no longer be accessible or supported by Microsoft 365.

Attachments

Resolution

Agreement

Resolution No.

A Resolution Authorizing Execution of an Amendment to the Agreement Between the Village of Downers Grove and Tyler Technologies, Inc.

BE IT RESOLVED by the Village Council of the Village of Downers Grove, DuPage County, Illinois, as follows:

SECTION 1. That the form and substance of a certain Amendment Agreement (the "Agreement") to the agreement, between the Village of Downers Grove ("Client") and Tyler Technologies, Inc. ("Tyler"), for the purchase and implementation of an enterprise resources planning system, as set forth in the form of the Agreement submitted to this meeting with the recommendation of the Village Manager, is hereby approved.

SECTION 2. That the Village Manager and Village Clerk are hereby respectively authorized and directed for and on behalf of the Village to execute, attest, seal and deliver the Agreement, substantially in the form approved in the foregoing paragraph of this Resolution, together with such changes as the Manager shall deem necessary.

SECTION 3. That the proper officials, agents and employees of the Village are hereby authorized and directed to take such further action as they may deem necessary or appropriate to perform all obligations and commitments of the Village in accordance with the provisions of the Agreement.

SECTION 4. That all resolutions or parts of resolutions in conflict with the provisions of this Resolution are hereby repealed.

SECTION 5. That this Resolution shall be in full force and effect from and after its passage as provided by law.

By: Mayor

Passed:

Published:

Attest:

By: Village Clerk



AMENDMENT

This amendment ("Amendment") is effective as of the date of signature of the last party to sign as indicated below ("Amendment Effective Date"), by and between Tyler Technologies, Inc. with offices at One Tyler Drive, Yarmouth, Maine 04096 ("Tyler") and the Village of Downers Grove, Illinois, with offices at 850 Curtiss Street, Downers Grove, Illinois 60515 ("Client").

WHEREAS, Tyler and Client are parties to an agreement dated February 3, 2021 ("Agreement"); and

WHEREAS, Tyler and Client desire to amend the terms of the Agreement as provided herein.

NOW THEREFORE, in consideration of the mutual promises hereinafter contained, Tyler and Client agree as follows:

1. The items set forth in the Amendment Investment Summary attached as Exhibit 1 to this Amendment are hereby added to the Agreement as of the first day of the first month following the Amendment Effective Date. Payment of fees and costs for such items shall conform to the following terms:
 - a. Third-Party SaaS Services fees are invoiced on an annual basis, commencing with availability of the respective Third-Party SaaS Services. Pricing for the first year of Third-Party SaaS Services is indicated in the Investment Summary. Unless expressly stated otherwise, pricing for subsequent years will be at then-current rates.
 - b. Fees for Third-Party Services are invoiced as delivered, along with applicable expenses, at the rates set forth in the Investment Summary.
2. Your use of Pattern Stream software and services is subject to the terms found here: <https://www.tylertech.com/terms/finite-matters-ltd-consolidated-terms>. By signing this Amendment, or accessing, installing, or using Pattern Stream software or services, you agree that you have read, understood, and agree to such terms.
3. This Amendment shall be governed by and construed in accordance with the terms and conditions of the Agreement.
4. Except as expressly indicated in this Amendment, all other terms and conditions of the Agreement shall remain in full force and effect.

[SIGNATURE PAGE FOLLOWS]

IN WITNESS WHEREOF, the parties hereto have executed this Amendment as of the dates set forth below.

Tyler Technologies, Inc.

Village of Downers Grove, Illinois

By: Erik Graney

By: _____

Name: Erik Graney

Name: _____

Title: Senior Corporate Attorney

Title: _____

Date: 03/23/26

Date: _____

Exhibit 1



Exhibit 1
Amendment Investment Summary

The following Amendment Investment Summary details the additional software, products, and services to be delivered by us to you under the terms of the Agreement. This Amendment Investment Summary is effective as of the Amendment Effective Date, despite any expiration date in this Amendment Investment Summary that may have lapsed as of the Amendment Effective Date.

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Quoted By: Joe Parent
 Quote Expiration: 03/31/26
 Quote Name: Village of Downers Grove
 PatternStream
 Budget Book
 Quote Description:

Sales Quotation For:
 Village Of Downers Grove
 850 Curtiss Street

Shipping Address:
 Village of Downers Grove
 850 Curtiss Street

Downers Grove IL 60515

Downers Grove IL 60515-4782

3rd Party Hardware, Software and Services

Description	Qty	Unit Price	Unit Discount	Total Price	Unit Maint/SaaS	Maint/SaaS Discount	Total Maint/SaaS
Pattern Stream Automated Document System - Implementation	80	\$ 185.00	\$ 0.00	\$ 14,800.00	\$ 0.00	\$ 0.00	\$ 0.00
Pattern Stream Automated Document System - SaaS	1	\$ 0.00	\$ 0.00	\$ 0.00	\$ 22,320.00	\$ 2,232.00	\$ 20,088.00
TOTAL				\$ 14,800.00			\$ 20,088.00

Summary

One Time Fees

Recurring Fees

Total Tyler License Fees \$ 0.00 \$ 0.00
 Total SaaS \$ 0.00 \$ 0.00
 Total Tyler Services \$ 0.00 \$ 0.00

Total Third-Party Hardware, Software, Services	\$ 14,800.00	\$ 20,088.00
Summary Total	\$ 14,800.00	\$ 20,088.00

Client's purchase of the items listed above is subject to the Comments below

Unless otherwise indicated in the contract or amendment thereto, pricing for optional items will be held For six (6) months from the Quote date or the Effective Date of the Contract, whichever is later.

Customer Approval: _____ Date: _____

Print Name: _____ P.O.#: _____

All Primary values quoted in US Dollars

Comments

Client agrees that items in this sales quotation are, upon Client's signature or approval of same, hereby added to the existing agreement ("Agreement") between the parties and subject to its terms. Additionally, payment for said items, as applicable but subject to any listed assumptions herein, shall conform to the following terms:

- License fees for Tyler and third party software are invoiced upon the earlier of (i) deliver of the license key or (ii) when Tyler makes such software available for download by the Client;
- Fees for hardware are invoiced upon delivery;
- Fees for year one of hardware maintenance are invoiced upon delivery of the hardware;
- Annual Maintenance and Support fees, SaaS fees, Hosting fees, and Subscription fees are first payable when Tyler makes the software available for download by the Client (for Maintenance) or on the first day of the month following the date this quotation was signed (for SaaS, Hosting, and Subscription), and any such fees are prorated to align with the applicable term under the Agreement, with renewals invoiced annually thereafter in accord with the Agreement.
- Fees for services included in this sales quotation shall be invoiced as indicated below.
 - Implementation and other professional services fees shall be invoiced as delivered.
 - Fixed-fee Business Process Consulting services shall be invoiced 50% upon delivery of the Best Practice Recommendations, by module, and 50% upon delivery of custom desktop procedures, by module.

- Fixed-fee conversions are invoiced 50% upon initial delivery of the converted data, by conversion module, and 50% upon Client acceptance to load the converted data into Live/Production environment, by conversion module.
 - Except as otherwise provided, other fixed price services are invoiced upon complete delivery of the service. For the avoidance of doubt, where "Project Planning Services" are provided, payment shall be invoiced upon delivery of the Implementation Planning document. Dedicated Project Management services, if any, will be invoiced monthly in arrears, beginning on the first day of the month immediately following initiation of project planning.
 - If Client has purchased any change management services, those services will be invoiced in accordance with the Agreement.
 - Notwithstanding anything to the contrary stated above, the following payment terms shall apply to services fees specifically for migrations: Tyler will invoice Client 50% of any Migration Fees listed above upon Client approval of the product suite migration schedule. The remaining 50%, by line item, will be billed upon the go-live of the applicable product suite. Tyler will invoice Client for any Project Management Fees listed above upon the go-live of the first product suite. Unless otherwise indicated on this Sales quotation, annual services will be invoiced in advance, for annual terms commencing on the date this sales quotation is signed by the Client. If listed annual service(s) is an addition to the same service presently existing under the Agreement, the first term of the added annual service will be prorated to expire coterminous with the existing annual term for the service, with renewals to occur as indicated in the Agreement.
- Expenses associated with onsite services are invoiced as incurred.
Tyler's quote contains estimates of the amount of services needed, based on our preliminary understanding of the scope, level of engagement, and timeline as defined in the Statement of Work (SOW) for your project. The actual amount of services required may vary, based on these factors.

Tyler's pricing is based on the scope of proposed products and services contracted from Tyler. Should portions of the scope of products or services be altered by the Client, Tyler reserves the right to adjust prices for the remaining scope accordingly.

Unless otherwise noted, prices submitted in the quote do not include travel expenses incurred in accordance with Tyler's then-current Business Travel Policy.

Tyler's prices do not include applicable local, city or federal sales, use excise, personal property or other similar taxes or duties, which you are responsible for determining and remitting. Installations are completed remotely but can be done onsite upon request at an additional cost.

In the event Client cancels services less than four (4) weeks in advance, Client is liable to Tyler for (i) all non-refundable expenses incurred by Tyler on Client's behalf; and (ii) daily fees associated with the cancelled services if Tyler is unable to re-assign its personnel.

The Implementation Hours included in this quote assume a work split effort of 70% Client and 30% Tyler.

Implementation Hours are scheduled and delivered in four (4) or eight (8) hour increments.

Tyler provides onsite training for a maximum of 12 people per class. In the event that more than 12 users wish to participate in a training class or more than one occurrence of a class is needed, Tyler will either provide additional days at then-current rates for training or Tyler will utilize a

Train-the-Trainer approach whereby the client designated attendees of the initial training can thereafter train the remaining users.






Downers Grove, IL Amend 032026

Final Audit Report

2026-03-23

Created:	2026-03-20
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