

**NOTICE OF MEETING AND AGENDA
REGULAR MEETING OF THE CITY COUNCIL OF THE CITY OF EAST PEORIA
COUNCIL CHAMBERS AT 401 WEST WASHINGTON STREET, EAST PEORIA, ILLINOIS
OCTOBER 20, 2020
6:00 P.M.**

This meeting will be held with in-person attendance and comments by the public.

However, due to COVID-19, members of the public who attend the meeting must follow social distancing guidelines.

**DATE: OCTOBER 20, 2020
TIME: 6:00 P.M.
COMMISSIONER HILL**

**MAYOR KAHL
COMMISSIONER DECKER**

**COMMISSIONER MINGUS
COMMISSIONER SUTHERLAND**

1. **CALL TO ORDER:**

2. **ROLL CALL:**

3. **INVOCATION:**

4. **PLEDGE TO THE FLAG:**

5. **APPROVAL OF MINUTES:**

- 5.I. Motion to approve the minutes of the Regular Meeting held on October 6, 2020 and the minutes of the Special Meeting for a Working Session held on October 6, 2020.

Documents:

[2020.10.06 MINUTES.PDF](#)
[2020.10.06 WORKING SESSION MINUTES AT 5.15P.PDF](#)

6. **COMMUNICATIONS:**

- 6.I. Receive Petition from the East Peoria Green Team.
6.II. Proclamation by Mayor Mingus proclaiming November 1, 2020 as "Extra Mile Day".

Documents:

[EXTRA MILE DAY PROCLAMATION 2020.PDF](#)

7. **PUBLIC COMMENT: COUNCIL BUSINESS FROM THE AUDIENCE ON AGENDA ITEMS:**

8. **CONSENT AGENDA ITEMS BY OMNIBUS VOTE:**

(All matters listed under CONSENT AGENDA will be enacted by one motion and one roll call vote. There will not be separate discussion on these items. If discussion is desired by Members of the City Council, the item will be removed from the Consent Agenda and discussed immediately after approval of the Consent Agenda. Citizens desiring discussion on any item listed under the CONSENT AGENDA should contact a City Council Member and request that the item be removed for discussion.)

Motion to approve the Consent Agenda.

- 8.I. Item Number 1 – Adoption of Resolution Number 2021-055 – Resolution to Approve Payment of the Schedule of Bills Listed on Schedule Number 11 in the amount of \$1,457,365.17.

Documents:

[RESOLUTION NUMBER 2021-055.PDF](#)

- 8.II. Item Number 2 – Adoption of Ordinance Number 4520 on its Second Reading – (AN ORDINANCE CHANGING THE ZONING CLASSIFICATION OF CERTAIN REAL PROPERTY LOCATED AT 2480 WASHINGTON ROAD IN THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS) (Changing the Zoning Classification from "B 3, Business Service District" to " R-4, Multiple-Family Dwelling (Residential) District ").

Documents:

[ORDINANCE NUMBER 4520 - SECOND READING.PDF](#)

- 8.III. Item Number 3 – Adoption of Ordinance Number 4521 on its Second Reading – (AN ORDINANCE AUTHORIZING A SPECIAL USE FOR PROPERTY LOCATED AT 200 NEUMANN LANE IN THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS) (A Special Use to allow for placement and construction of an oversized accessory structure on the Property).

Documents:

[ORDINANCE NUMBER 4521 - SECOND READING.PDF](#)

- 8.IV. Item Number 4 – Adoption of Ordinance Number 4519 on its Second Reading – (AN ORDINANCE AMENDING ZONING REGULATIONS IN TITLE 5 OF THE EAST PEORIA CITY CODE FOR SPECIAL USES ALLOWED IN CONSERVATION DISTRICTS).

Documents:

[ORDINANCE NUMBER 4519 - SECOND READING.PDF](#)

- 8.V. Item Number 5 – Adoption of Resolution Number 2021 -047 on its Second Reading – Resolution accepting the lowest responsible bid for EastSide Centre HVAC System Replacement Project received from Connor Company in the amount of \$9,409.87.

Documents:

[RESOLUTION NUMBER 2021-047 - SECOND READING.PDF](#)

- 8.VI. Item Number 6 – Adoption of Resolution Number 2021 -048 on its Second Reading – Resolution accepting the lowest responsible bid for Firehouse Number 3 HVAC System Replacement Project received from Connor Company in the amount of \$7,416.03.

Documents:

[RESOLUTION NUMBER 2021-048 - SECOND READING.PDF](#)

9. **ITEMS REMOVED FROM CONSENT AGENDA:**

10. **COMMISSIONER HILL:**

- 10.I. Adoption of Ordinance Number 4522 on its Second Reading – (AN ORDINANCE AUTHORIZING A CONDITIONAL USE FOR PROPERTY LOCATED AT 300 S. MAIN STREET IN THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS) (A Conditional Use to allow operation of an adult-use recreational cannabis dispensing organization (dispensary)).

Documents:

[ORDINANCE NUMBER 4522 - SECOND READING.PDF](#)

- 10.II. Adoption of Resolution Number 2021-050 – Resolution approving the appointment by Mayor John P. Kahl of Tim Kelly to the Zoning Board of Appeals.

Documents:

[RESOLUTION NUMBER 2021-050.PDF](#)

- 10.III. Approval of Ordinance Number 4524 – (AN ORDINANCE AMENDING THE ZONING REGULATIONS IN TITLE 5 OF THE EAST PEORIA CITY CODE FOR REVIEW OF SPECIAL USE APPLICATIONS). (Amending the City Code to address the timing for Special Uses to proceed to the City Council if the application is recommended for denial by the Zoning Board of Appeals.)

To be laid on the table for no less than one week for public inspection.

Documents:

[ORDINANCE NUMBER 4524.PDF](#)

- 10.IV. Approval of Ordinance Number 4525 – (AN ORDINANCE AMENDING LOCATION REQUIREMENTS FOR RECREATIONAL CANNABIS DISPENSARIES UNDER THE CITY OF EAST PEORIA ZONING CODE).

To be laid on the table for no less than one week for public inspection.

Documents:

[ORDINANCE NUMBER 4525.PDF](#)

11. **COMMISSIONER DECKER:**

- 11.I. Adoption of Ordinance Number 4523 on its Second Reading – (AN ORDINANCE APPROVING A LOAN FROM MORTON COMMUNITY BANK FOR FINANCING THE ACCESS ROAD 6 IMPROVEMENT PROJECT FOR SPECIAL SERVICE AREA 2019A).

Documents:

[ORDINANCE NUMBER 4523 - SECOND READING.PDF](#)

- 11.II. Adoption of Resolution Number 2021-054 – Resolution Committing Local Funds for Surface Transportation Block Grant (STBG) Preservation Set-Aside Pilot Program.

Documents:

[RESOLUTION NUMBER 2021-054.PDF](#)

12. **COMMISSIONER SUTHERLAND:**

- 12.I. Approval of Resolution Number 2021-053 – Resolution authorizing and directing the Payment of an Invoice to Cahoy Pump Service, Inc. for the Emergency Removal and Installation of New Well Pump, Motor, and Standpipe at the North Main Water Treatment Plant in the amount of \$22,851.

To be laid on the table for no less than one week for public inspection.

Documents:

[RESOLUTION NUMBER 2021-053.PDF](#)

13. **COMMISSIONER MINGUS:**

- 13.I. Adoption of Resolution Number 2021-051 – Resolution appointing Richard Brodrick as Interim Chief of Police.

Documents:

[RESOLUTION NUMBER 2021-051.PDF](#)

14. **MAYOR KAHL:**

15. **PUBLIC COMMENT: COUNCIL BUSINESS FROM THE AUDIENCE ON NON-AGENDA ITEMS:**

16. **COMMENTS FROM COUNCIL:**

- 16.I. COMMISSIONER DECKER:
- 16.II. COMMISSIONER HILL:
- 16.III. COMMISSIONER SUTHERLAND:
- 16.IV. COMMISSIONER MINGUS:
- 16.V. MAYOR KAHL:
- 17. **MOTION FOR EXECUTIVE SESSION/CLOSED MEETING:**
- 18. **MOTION TO ADJOURN:**
- 19. **/S/ Morgan R. Cadwalader**
City Clerk, Morgan R. Cadwalader
Dated and Posted: October 16, 2020

NOTE: All items listed on the agenda are action items unless indicated otherwise. Ordinances and resolutions listed on the agenda may further be amended and/or revised prior to adoption by the City Council.

**MINUTES
NEW COUNCIL CHAMBERS IN THE CIVIC COMPLEX
401 WEST WASHINGTON STREET, EAST PEORIA, ILLINOIS**

OCTOBER 6, 2020

The Regular Meeting of the City Council of the City of East Peoria, Illinois was called to order by his Honor Mayor John P. Kahl presiding at 6:10 P.M. with proper notice having been given.

Upon the roll being called the following answered present: Mayor John P. Kahl, Commissioner Daniel S. Decker, Commissioner Mark E. Hill, Commissioner Seth D. Mingus, and Commissioner Michael L. Sutherland.
Absent: None.

The invocation was given by Commissioner Hill.

Mayor Kahl led the Council and the audience in the pledge of allegiance to the flag.

Motion by Commissioner Mingus, seconded by Commissioner Decker; Mr. Mayor, I move that the minutes of the Regular Meeting held on September 15, 2020 and the minutes of the Special Meeting for a Working Session held on September 15, 2020 be approved as printed.

Yeas: Commissioner Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Mayor Kahl proclaimed October 4-10, 2020 as "Fire Prevention Week". Fire prevention is usually done in the schools; however, the firefighters have come up with creative ways to get the information out via video that is in the works. Commissioner Mingus commented on how dangerous fires can be and how seriousness of the proclamation. He explained that it is important to look at kitchens, garages and other places that may be fire issues and having a plan with your family. Commissioner Mingus and Mayor Kahl thanked the Firefighters on their service. There was a discussion about services that the city provides including a professional fire department that is second to none in the area.

Mayor Kahl stated if there was anyone in the audience who wanted to speak on any items on the agenda to come to the podium and state the matter or matters to be discussed.

Roy Sorce from Sorce Enterprises came up to the podium. He explained that he has a conditional use for an adult use recreational cannabis dispensary and asked for any questions that the City Council may have. There were no questions from the City Council.

Mayor Kahl asked for any other comments from the audience. There was no response.

Resolution No. 2021-049 by Commissioner Hill, seconded by Commissioner Decker; **BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, ILLINOIS** that the claims as listed on Schedule No. 10 be allowed. Mr. Mayor, I, move that the Clerk is hereby authorized and directed to issue orders on the Treasurer for the various amounts, totaling \$3,994,565.98, and the schedule of bills be hereby adopted as presented.

Commissioner Hill explained that the dollar amount is higher due a payment for the Wastewater Treatment Plant being over \$2 million.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None

Mayor Mingus declared the motion carried.

Motion by Commissioner Hill, seconded by Commissioner Decker; Mr. Mayor, I move you that Ordinance No. 4522 hereto attached, (AN ORDINANCE AUTHORIZING A CONDITIONAL USE FOR PROPERTY LOCATED AT 300 S. MAIN STREET IN THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS) be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

Commissioner Hill explained that the Conditional Use is for Mr. Sorce for an adult use recreational cannabis dispensary. The location meets the requirements set for in the City Code. There are some conditions that must be followed by Mr. Sorce. ZBA voted 3-2 for approval. While the City Code says that any special use requires four votes in favor of approval or it is a recommendation for denial, there is still city staff that believes that the conditional use should go forward. The house on the property must be removed, security measures must be approved, and Mr. Sorce must comply with other regulations.

Mayor Kahl explained that Mr. Sorce has been very patient through this process and that there were no comments received from neighbors.

Commissioner Decker explained that this property fits the zoning regulations for this type of business and he will be voting in favor.

Yeas: Commissioners Decker, Hill, Mingus, and Mayor Kahl.

Nays: Commissioner Sutherland.

Mayor Kahl declared the motion carried.

Motion by Commissioner Hill, seconded by Commissioner Mingus; Mr. Mayor, I move you that Ordinance No. 4520 hereto attached, (AN ORDINANCE CHANGING THE ZONING CLASSIFICATION OF CERTAIN REAL PROPERTY LOCATED AT 2480 WASHINGTON ROAD IN THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS) be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

Commissioner Hill explained that this site is the former Cueworks and is being rezoned for R-4 multi-family development.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Motion by Commissioner Hill, seconded by Commissioner Decker; Mr. Mayor, I move you that Ordinance No. 4521 hereto attached, (AN ORDINANCE AUTHORIZING A SPECIAL USE FOR PROPERTY LOCATED AT 200 NEUMANN LANE IN THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS) be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

Commissioner Hill explained that the petitioner is asking for a larger than allowed accessory structure. The Zoning Board of Appeals voted 5-0 for approval, and it fits with the neighborhood. Commissioner Decker explained that he has not heard any negative comments so he will be voting in favor.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Motion by Commissioner Hill, seconded by Commissioner Decker; Mr. Mayor, I move you that Ordinance No. 4519 hereto attached, (AN ORDINANCE AMENDING ZONING REGULATIONS IN TITLE 5 OF THE EAST PEORIA CITY CODE FOR SPECIAL USES ALLOWED IN CONSERVATION DISTRICTS) be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

Commissioner Hill explained that this code change permits tree farming as a special use in conservation districts. It establishes a special use of minimal harvesting, feeling and minimal processing of trees which will improve the conservation efforts. There are constraints on properties that are authorized for this special use which includes requiring the property to have at least ten contiguous acres of property to be eligible for the special use.

Commissioner Decker inquired about notices regarding the hearings. Commissioner Hill believes that there is a set date in advance of the meeting that the notice is published in the paper and sent to neighboring property-owners.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Motion by Commissioner Decker, seconded by Commissioner Mingus; Mr. Mayor, I move you that Ordinance No. 4523 hereto attached, (AN ORDINANCE APPROVING A LOAN FROM MORTON COMMUNITY BANK FOR FINANCING THE ACCESS ROAD 6 IMPROVEMENT PROJECT FOR SPECIAL SERVICE AREA 2019A) be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

Commissioner Decker explained that the Access Road Number 6 needed repairs, and the City did not have the funds to repair it. The owners along the road will be paying for the repair of the roadway. The City is obtaining a loan and will be taxing those owners to pay the loan.

Commissioner Hill explained that there were several readings and a hearing on the improvement and process, and there were no objections. The upgrade made a world of difference on the access road, which is now a concrete road. The loan is through Morton Community Bank at an interest rate of 1.95%

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Resolution No. 2021-047 by Commissioner Mingus, seconded by Commissioner Hill; BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, ILLINOIS that Resolution No. 2021-047, hereto attached, a Resolution accepting the lowest responsible bid for EastSide Centre HVAC System Replacement Project received from Connor Company in the amount of \$9,409.87, be approved. Mr. Mayor, I move you that this Resolution No. 2021-047 be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

Commissioner Mingus explained that this resolution and the next are for the replacement of older HVAC units. There is an Ameren incentive for the project that decreases the amount of the project.

Commissioner Hill explained that the City has been able to tap into the Ameren energy program that has been beneficial to the City. The cost of the project is being paid for with energy aggregation funds that allows for these projects.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Resolution No. 2021-048 by Commissioner Mingus, seconded by Commissioner Hill; BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, ILLINOIS that Resolution No. 2021-048, hereto attached, a Resolution accepting the lowest responsible bid for Firehouse Number 3 HVAC System Replacement Project received from Connor Company in the amount of \$7,416.03, be approved. Mr. Mayor, I move you that this Resolution No. 2021-048 be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

Commissioner Mingus explained that HVAC replacement project is for Firehouse Number 3 and it uses an Ameren incentive and will utilize the energy aggregation funds to pay for the project.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Mayor Kahl stated if there was anyone in the audience who wanted to speak on any items not on the agenda to come to the podium state the matter or matters to be discussed. There was no response.

Mayor Kahl then asked for comments from Council.

Commissioner Decker expressed condolences to the family of former Commissioner and Zoning Board of Appeals Chairman Jim Weber who passed away on Sunday. Commissioner Decker explained that Junk Pickup Week is occurring this week on residents' regularly scheduled garbage pickup day. He encouraged people to be careful about things placed close to the curb if they do not want to get rid of those items. Commissioner Decker thanked everyone for their help on the Traveling Vietnam Memorial Wall and on its success. He thanked Ty Livingston, Mayor Kahl, Jill Peterson, the Police and Fire Chiefs, Doug McCarty and Rick Swan. He explained that the curator of the Wall said that it was one of the best Wall exhibits they have had and one of the best attended. The Wall event raised over \$23,000, and it is possible that the Wall could come to East Peoria again in another three to four years. If residents are in need of brush pickups, they need to call requests for pickup no later than October 14 to get on the schedule for pickup.

Commissioner Hill expressed condolences to Jim Weber's family on his passing. He explained that the last Farmer's Market was last Friday and asked for anyone with comments or concerns about the Farmer's Market to contact the City.

Commissioner Sutherland expressed condolences to the family to Jim Weber on his passing. Commissioner Sutherland commented on the city water bill. He explained an average water bill. If someone's water and sewer bill is more than normal, they can schedule to see if there is a leak, if the increase is not due to other explanations such as using more water to fill a pool or water plants or the lawn. There is a person in the water department who can come and verify your usage. The sewage charges match the water unless you have an auxiliary meter. The new sewer capital charge matches the water usage. Park of sewer capital charge had to freeze the sewer bill and the sewer capital charge will go up, but the sewer charge will freeze. Sewer capital is capped in August 2021. Commissioner Sutherland explained that he investigated his water bills and that he is consistent in his water usage. He explained that during the Pandemic with kids being home more, filling pools, and other uses a person's water use will increase. He commented on property taxes and the amount that actually goes to the City of East Peoria with a majority of the property taxes going toward pensions. He explained that pensions are not going to change, as it is a state law for pensions. Commissioner Sutherland commented on the upcoming election and encouraged people to get out and vote. There is early voting occurring now with Election Day on November 3, 2020.

Commissioner Mingus commented on the water bills and usage. He expressed condolences to Jim Weber's family on Mr. Weber's passing. Car seat checks are scheduled tomorrow at Central Firehouse. There is delayed pickup of brush, and open burning will begin October 15 and go through November 30.

Mayor Kahl asked residents to be mindful and respectful of others when burning. The City allows opening burning twice a year. He expressed condolences to the family of Jim Weber on his passing. Mayor Kahl expressed gratitude to Commissioner Decker and Justin Hale for bringing the Vietnam Traveling Memorial Wall to East Peoria. A number of people spent a lot of time and effort on the Wall. Mayor Kahl commented on water bills. He explained that the City will be creating a video that shows the key components of the water bill and try to alleviate concerns by educating the public on their water bills. Until there is an understanding of the water bill, there will continue to be frustration. Mayor Kahl explained that there is no faulty equipment or corruption by elected officials. The water bills are based off consumption. There are three rates which are the water rate, sewer rate, and sewer capital rate. There is a loan around \$41 million, and there is no loan forgiveness or deferral. Mayor Kahl explained that the City is not in a position to defer the charges, and he urged people, if they believe their bill is wrong, to call city hall. The City staff is here to help. Mayor Kahl commented on the five-year sewer capital charge plan tied to the loan. Next year, the sewer capital charge caps out at another 10%. He explained that he appreciates people bringing up their concerns.

Motion by Commissioner Sutherland, seconded by Commissioner Decker; Mr. Mayor, I move you that we adjourn until Tuesday evening, October 20, 2020 at 6:00 P.M.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None

Mayor Kahl declared the motion carried and the meeting adjourned at 7:08 P.M.

/s/ Morgan R. Cadwalader
City Clerk Morgan R. Cadwalader

MINUTES
WORKING SESSION
CITY COUNCIL
401 WEST WASHINGTON STREET
EAST PEORIA, ILLINOIS

October 6, 2020

The Honorable John P. Kahl Mayor of the City of East Peoria called the Working Session of the City Council of the City of East Peoria, Illinois to order at 5:15 P.M. with the meeting having been properly noticed.

Upon the roll being called the following answered present: Mayor John P. Kahl, Commissioners Daniel S. Decker, Mark E. Hill, Seth D. Mingus, and Michael L. Sutherland.
Absent: None.

Mayor Kahl explained that the City Council is meeting for a Working Session and that no formal business will be conducted by the City Council at the meeting. He explained that the purpose of the meeting is to have a Working Session regarding the Levee Park Plan Presentation. Members of the East Peoria Community Foundation Board (the "Foundation") were present for the presentation. Ty Livingston, Director of Planning and Community Development, introduced Foundation were present to make presentation. The Foundation has been preparing and making a park design. There are some grants coming through and quite a few donations to support the park. Board President, Sue Yoder Portscheller and Board Secretary/Treasurer, Dennis Triggs (Treasurer) gave the presentation. Mr. Triggs explained the background of the Foundation. It was created in 2014 for the purpose of being an organization that could build a park without using East Peoria taxpayer money. The Foundation is intended to be long-term and go beyond the creation of the park. This is an organization is a depository for fundraising. In addition to the park, the Foundation received a couple hundred dollars for a K-9 for the Police Department and received money from the Caterpillar Foundation to give to the East Peoria Food Pantry. The inspiration for the Foundation came from Jim Mamer. Mr. Mamer and Morton Community Bank built the most prominent building in the Levee District, and the building is here because of Jim Mamer. After building the MCB Building, Mr. Mamer turned his sights on the Levee Park. Mr. Triggs explained that they visited a park and fountain in Lexington, Kentucky that are inspirations for the Levee Park. The Foundation hired consultants to do a long-term plan. The Foundation has relied upon a number of experts including Aupperle Construction, Midwest Engineering and Associates, and another firm that has expertise in obtaining grant monies. Ms. Portscheller became Board President upon Mr. Mamer's early passing. Genna Buhr, John Kahl, Cindy Reinhart, David Mingus, Diane Oberhelman, Robert Dittmer, Matthew Mamer, and Gary Uftring comprise the Foundation Board. Mr. Triggs explained that there have been several donations, including those from the Ray and Peg Bahnfleth Family, Cullinan Properties, Ltd., Fondulac Bank, Fondulac District Library, Former Mayor Jim Spinder Family, CEFCU, Heinold Banwart, Uftring Auto Group and others totaling \$800,000. The Reading Gardens was Phase 1 of the Levee Park, and there is grant that has been approved for \$500,000 from the DCEO. However, the Foundation is still waiting on the money being in hand. The Foundation has also applied for an OSLAD grant for \$400,000 that was put on hold.

A picture of the Levee Park Reading Garden that is Phase 1 of the Levee Park was shown, as was a rendering of the proposed design of the rest of the Levee Park. This rendering was submitted to the DCEO for the grant. There have been several meetings with the Park District, Library District, Rotary Club, and other community taxing bodies and groups. The Foundation sought public input and received several thousand responses to ensure that the Foundation is doing what the community would like to see for the Levee Park project. Attention has been focused on creating a Park that is aesthetically pleasing and also utilitarian in nature.

The Foundation is seeking to enhance and not take away from events that occur in the City currently. The Foundation is planning on stamped concrete and some trees but not too many trees to allow for events to occur and make the space more attractive for events. A splashpad is planned with a fountain surrounding the splashpad. The plans also include space for the Farmer's Market, tents, and other special events. The Foundation is mindful about not planning for hard permanent features that will make it the area less versatile. Concerns have been raised regarding the terraced seating and that it might block the view of businesses on Richland Street. However, the fountain planned is at the same elevation as the terraced seating, and there will be an archway entry into the park. The terraced seating will be no higher than 5 feet. The timing of this project is important, and the Foundation has spent time analyzing how the Levee Park project will be done in phases. The terraced seating can be done in the last phase. A stage is planned, and the terraced seating is an amenity to get the \$500,000 grant. Mr. Triggs explained that the Levee Park plan can accommodate the Vietnam Traveling Memorial Wall in the future. A fundraiser has not been initiated yet; however, fundraisers can be done in the future to raise more funds. The next phase in the plan is for the area along West Washington Street and is estimated to cost \$800,000. The Foundation has \$500,000 in a grant from the DCEO and around \$570,000 in the bank. The Foundation wants to ensure that they have buy in from the City. There is a \$400,000 grant that the Foundation believes it will be awarded. Mr. Triggs expressed gratitude for the enormous effort that has been made by many people with the Foundation and the Levee Park project. Mr. Triggs explained that Director Livingston has assisted in being the liaison to the Foundation so a little of his salary can be said to have been spent assisting the Foundation. He discussed the Flaherty and Collins apartment building that is planned, and he believes that the Levee Park could be a good amenity for them as well. Other plans for the Levee Park include top lighting, security cameras, and separate restrooms from the atrium inside the Civic Complex. Mr. Triggs believes that having a separate restroom makes the Levee Park more attractive to those holding events, as it provides a modern fully equipped restroom that does not require the Civic Complex to be open. He explained that the Foundation has ensured in their plan that the facility can be driven on for the car show and has other temporary facilities. The Foundation plans do limit the number of cars that can be parked on the property currently. Mr. Triggs suggested closing down part of Richland Street for a time.

Ms. Portscheller explained that the park will be green, a family-centered image, and will attract younger families to the community. People could come to the park to get their pictures taken. She explained that there are a lot of uses for the area to enjoy, including the splashpad, picnicking and among others. There is also an outreach committee with the Foundation. The Foundation concluded their presentation and asked for questions or comments.

Mayor Kahl asked for any comments from the City Council.

Commissioner Decker commented on the success of the Vietnam Traveling Memorial Wall. He feels that this is a good idea and agrees with the restrooms. He inquired about the distance between the Reading Garden and the fountain. It appears from the drawing that there is at least forty feet between the Reading Garden and the fountain. Commissioner Decker expressed his gratitude on the work completed on the park and plans, and he feels that any issues can be worked through.

Commissioner Hill thanked the Foundation. He feels that visibility across the park is important; the five feet elevation is a workable groundwork; the elevation and seating area is going to be key; and the Levee Park will be a positive thing for the city. Commissioner Hill expressed fondness toward the balancing of the events and fully supports the car show. He believes that the maintenance and who will take care of the Park need to be worked through, and he looks forward to breaking ground soon.

Commissioner Sutherland expressed reservations about the water features as part of the Levee Park plan, because he is not enthusiastic about it. The property has to stay a park and a community park and as long as no taxpayer has to pay for the Park, he feels that the Foundation should do what they want with the Levee Park.

Commissioner Mingus likes the Levee Park plan but is concerned about the maintenance of the park, splashpad, and fountain. He feels that there will be a cost to the City regarding the maintenance and that it will need to be discussed.

Mayor Kahl asked if there was anyone in the audience who wished to make comments.

Rick Swan, Director of the East Peoria Chamber of Commerce came up and thanked the Foundation. He expressed concerns about the elevation change for events. He believes that the elevation changes take away from events and asked that the berm be moved. He feels that it needs to be discussed and feels that the maintenance is a concern. Director Swan explained that the survey done by the Foundation reflected that people are concerned about the current events that are going on. He feels that there are a lot of things to be discussed and explained that around 45,000 people attend events here.

Mayor Kahl asked for any further comments from the audience. There was no response.

Mr. Triggs explained that the location of the elevated seating on the works in its current planned location and that turning everything around does not work. The Foundation's effort is to enhance community events.

Mayor Kahl asked for any other comments. There was no response.

Mayor Kahl thanked the Foundation and explained that his only concern is the elevation and berm.

Motion by Commissioner Decker, seconded by Commissioner Mingus; Mr. Mayor, I move you that we adjourn the meeting.

Yeas: Commissioners Decker, Hill, Mingus, and Sutherland and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried and the meeting adjourned at 5:59 P.M.

/s/ Morgan R. Cadwalader

Morgan R. Cadwalader, City Clerk

The City of East Peoria



Proclamation

WHEREAS, East Peoria, Illinois is a community which acknowledges that a special vibrancy exists within the entire community when its individual citizens collectively “go the extra mile” in personal effort, volunteerism, and service; and

WHEREAS, East Peoria, Illinois is a community which encourages its citizens to maximize their personal contribution to the community by giving of themselves wholeheartedly and with total effort, commitment, and conviction to their individual ambitions, family, friends, and community; and

WHEREAS, East Peoria, Illinois is a community which chooses to shine a light on and celebrate individuals and organizations within its community who “go the extra mile” in order to make a difference and lift up fellow members of their community; and

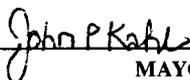
WHEREAS, East Peoria, Illinois acknowledges the mission of Extra Mile America to create 550 Extra Mile cities in America and is proud to support “Extra Mile Day” on November 1, 2020.

NOW THEREFORE, I, John P. Kahl, Mayor of East Peoria, Illinois do hereby proclaim November 1, 2020, to be

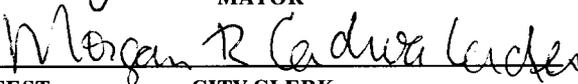
Extra Mile Day

I urge each individual in the community to take time on this day to not only “go the extra mile” in his or her own life, but to also acknowledge all those who are inspirational in their efforts and commitment to make their organizations, families, community, country, or world a better place.

In Witness Whereof, I have hereunto set my hand and caused the Great Seal of the City of East Peoria to be affixed this 20th day of October 2020.



MAYOR



ATTEST: CITY CLERK

RESOLUTION NO. 2021-055

October 20, 2020
EAST PEORIA, ILLINOIS

RESOLUTION BY COMMISSIONER _____

SECONDED BY COMMISSIONER _____

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, ILLINOIS THAT
THE CLAIMS AS LISTED ON SCHEDULE NO. 11 BE ALLOWED. MR. MAYOR,
I MOVE THAT THE CLERK IS HEREBY AUTHORIZED AND DIRECTED TO ISSUE ORDERS ON
THE TREASURER FOR THE VARIOUS AMOUNTS, TOTALING \$1,457,365.17
AND THE SCHEDULE OF BILLS BE HEREBY ADOPTED AS PRESENTED.

APPROVED:

MAYOR

ATTEST:

CITY CLERK

CITY OF EAST PEORIA
 SCHEDULE OF BILLS PAYABLE

GENERAL CORPORATE FUND
 INVOICES DUE ON/BEFORE 10/15/2020

ACCOUNT #	VENDOR NAME	DESCRIPTION OF PURCHASE	AMOUNT
01-00-0-357	EASTSIDE COMMUNITY ACCESS	QTRLY 2% FRANCHISE 4-6/19	5,844.76
		QTRLY 2% FRANCHISE 4-6/19	31,221.41
		QTRLY 2% FRANCHISE 7-9/19	5,774.84
		QTRLY 2% FRANCHISE 7-9/19	30,318.32
01-01-2-014	MILLER HALL & TRIGGS	9/20 RETAINER FEE	1,000.00
		9/20 LEGAL FEES	35,688.45
		9/20 DEMOLITION FEES	1,718.40
		9/20 COVID -19 MATTERS	1,027.70
01-01-2-069	MILLER HALL & TRIGGS	9/20 RECORDING/FILING FEES	454.00
01-01-2-070	MILLER HALL & TRIGGS	9/20 TRAVEL EXPENSE	131.56
		9/20 OFFICE SUPPLIES/COPIES	12.00
		9/20 POSTAGE	118.40
01-01-5-070	TAZEWELL COUNTY CLERK	NOTARY COMMISSION	18.00
01-02-0-040	BASIC CORPORATE	1095 INS FILING IRS	1,359.75
	MORTON COMMUNITY BANK	HDHP/HSA	850.00
01-03-0-035	JOURNAL STAR	LEAGAL NOTICES	81.12
01-04-0-070	CHEMCO INDUSTRIES INC	LUBRICANT	290.98
01-04-0-110	CINTAS CORPORATION	VM UNIFORMS & TOWELS	156.45
		MATS	72.07
		VM UNIFORMS & TOWELS	156.45
	SAUDER SPORTS & PRINT	SHIRTS	209.82
01-05-0-019	BAYNARD PLUMBING	PLUMBING INSPECTIONS	279.75
	RICHARD YOUNG	ELECTRICAL INSPECTIONS	1,934.00
01-05-0-020	LIBERTY TERMITE & PEST CONTROL	PEST CONTROL	40.00
		PEST CONTROL	28.00
		PEST CONTROL	42.00
01-05-0-045	FONDULAC LIBRARY	8/25/20-9/24/20 ELECTRICITY-CP	513.59
		8/25/20-9/24/20 ELECTRICITY-CH	973.73
		8/25/20-9/24/20 DELIVERY	1,003.48
		8/25/20-9/24/20 GAS-CP	54.33
		8/25/20-9/24/20 GAS-CH	135.81
		8/25/20-9/24/20 GAS-DELIVERY	323.65
01-05-0-050	CONNOR CO CORPORATE OFFICE	HVAC PARTS	94.16
01-05-0-051	ARMATURE MOTOR & PUMP CO	BASS PRO SUPPLY FAN MOTORS	959.25
	CONNOR CO CORPORATE OFFICE	REFRIGERANT	122.03
		REFRIGERANT, LEAK SEALANT	184.55
		REFRIGERANT, LEAK SEALANT	192.08
		BASS PRO BELT REPLACEMENT	19.76
		BASS PRO SUPPLY FAN MOTOR	856.03
		BASS PRO SUPPLY FAN MOTOR	856.03
		BASS PRO SUPPLY FAN MOTOR	856.03
		BASS PRO CONTACTOR REPLACEMENT	86.34
		BASS PRO REFRIGERANT	104.73
		FILTER	65.76
		FILTERS	375.68
	ILLCO INC	HVAC EVAPORATOR ASSEMBLY-CP	203.62
		HVAC-FOLEPI	286.44

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CITY OF EAST PEORIA
SCHEDULE OF BILLS PAYABLE

GENERAL CORPORATE FUND
INVOICES DUE ON/BEFORE 10/15/2020

ACCOUNT #	VENDOR NAME	DESCRIPTION OF PURCHASE	AMOUNT
01-05-0-051	RIVER CITY ROOFING, INC.	BASS PRO ROOF REPAIR	450.00
	ENTEC	TEMPERATURE SENSORS	29.38
01-05-0-070	ILLCO INC	THERMOSTAT ADAPTER	173.05
01-05-0-121	THE HOME DEPOT PRO	PAPER PRODUCTS, SOAP	67.33
		SOAP	41.73
		PAPER PRODUCTS, HANDWASH	155.56
		SANITIZER	89.92
01-05-0-151	SPRINGFIELD ELECTRIC SUPPLY	LED PARKING LOT UPGRADE	6,360.16
01-06-0-020	HEART TECHNOLOGIES, INC	BACKUP AGREEMENT	1,650.00
		INTERNET GATEWAY AGREEMENT	450.00
		ADMIN SERVICES	10,450.00
		REMOTE SUPPORT	187.50
01-06-0-045	COMCAST	MONTHLY CABLE/INTERNET	195.06
	I3 BROADBAND	MONTHLY CABLE/INTERNET	208.16
	OPEN TEXT INC	FAX2MAIL	100.00
01-06-0-047	HEART TECHNOLOGIES, INC	BARRACUDA EMAIL SECURITY	9,864.60
	NETMOTION SOFTWARE INC	SOFTWARE MAINTENANCE	1,750.90
	CHRISTENBERRY SYSTEMS & ALARM	CAMERA SOFTWARE	1,581.00
01-06-0-048	CDS OFFICE TECHNOLOGIES	PW COPY CHARGES	99.05
		CH COPY CHARGES	168.86
		PD COPY CHARGES	35.71

		DEPARTMENT TOTAL:	161,203.28
			=====

APPROVED FOR PAYMENT BY:

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CITY OF EAST PEORIA
SCHEDULE OF BILLS PAYABLE

POLICE PROTECTION FUND
INVOICES DUE ON/BEFORE 10/15/2020

ACCOUNT #	VENDOR NAME	DESCRIPTION OF PURCHASE	AMOUNT
03-00-0-050	CONNOR CO CORPORATE OFFICE	FLUSH CARTRIDGE	64.77
	S & S BUILDERS HARDWARE	BOOKING ROOM DOOR HINGES	55.30
	WASTE MANAGEMENT	DUMPSTER TIPPING FEES	65.65
03-00-0-052	GOODYEAR AUTO SERVICE CENTER	OIL, TIRES, ALIGNMENT	762.01
		OIL CHANGE	41.50
	RED CARPET CAR WASH	MONTHLY WASH FEE	400.00
03-00-0-070	BECKS FLORIST INC	SYMPATHY PLANT	59.00
	ENTENMANN ROVIN COMPANY	BADGE ORDER	236.50
	TRANS UNION LLC	BACKGROUND CHECKS	75.68
03-00-0-160	RAY O'HERRON CO., INC.	HELMET-SAFETY FUND	148.92
		HELMETS-SAFETY FUND	4,043.80
		HELMETS-SAFETY FUND	280.86
		HELMETS-SAFETY FUND	4,723.39

		DEPARTMENT TOTAL:	10,957.38
			=====

APPROVED FOR PAYMENT BY:

CITY OF EAST PEORIA
 SCHEDULE OF BILLS PAYABLE

FIRE PROTECTION FUND
 INVOICES DUE ON/BEFORE 10/15/2020

ACCOUNT #	VENDOR NAME	DESCRIPTION OF PURCHASE	AMOUNT
04-00-0-019	EAGLE RECOVERY ASSOCIATES, INC	AMBULANCE COLLECTIONS	479.67
	LIBERTY TERMITE & PEST CONTROL	PEST CONTROL ST4 (SEP15)	59.00
		PEST CONTROL ST3 (SEP15)	34.00
		PEST CONTROL CENT (SEP15)	36.00
	PIPCO COMPANY LTD	ANNUAL BACKFLOW INSPECTION	350.00
	CHRISTENBERRY SYSTEMS & ALARM	FIRE ALARM INSPECTIONS	1,140.00
		FIRE ALARM MONITORING	695.76
04-00-0-026	BRANDON BROWN	PER DIEM	498.30
	ANTHONY HESKETT	PER DIEM	498.30
04-00-0-035	E P KIWANIS	ANNUAL DUES	125.00
04-00-0-050	CONNOR CO CORPORATE OFFICE	STOOL SEAT	35.23
	WASTE MANAGEMENT	DUMPSTER TIPPING FEES	65.65
04-00-0-051	THE KNOX COMPANY	KNOX BOXES FOR P1 P3 E5	3,146.00
	SENSIT TECHNOLOGIES	CO MONITOR REPAIR	136.77
04-00-0-052	E P TIRE & VULCANIZING	TIRES P1	319.50
	GRAINGER INC.	AIR CONDITIONING REPAIR	95.00
	MUTUAL WHEEL COMPANY	EXHAUST REPAIR E5	363.85
04-00-0-071	NATIONAL FIRE PROT. ASSOC.	PREVENTION BANNERS, POSTERS	320.90
	POSITIVE PROMOTIONS	PREVENTION ACTIVITY BOOKS	607.01
04-00-0-100	OFFICE DEPOT	THREE RING BINDER	7.19
		PAPER, LEGAL PADS, HIGHLIGHTER	25.01
		INK PENS	8.55
04-00-0-110	RAY O'HERRON CO., INC.	BOOTS, UNIFORM PARKA	356.09
	MES-ILLINOIS	FLOVES, GEAR DISINFECTANT	420.00
		BADGES	298.44
04-00-0-128	PRAXAIR DISTRIBUTION INC	OXYGEN	443.53
	BOUND TREE CORPORATION	TOURNIQUETS	225.61
		NEEDLES, CATHETERS	246.15
		RESTRAINT STRAPS	100.00
		NASOPHARYNGEAL AIRWAYS, GAUZE	1,319.46
		LANCETS, TUBING, ALCOHOL PADS	148.82

		DEPARTMENT TOTAL:	12,604.79
			=====

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CITY OF EAST PEORIA
SCHEDULE OF BILLS PAYABLE

SOLID WASTE
INVOICES DUE ON/BEFORE 10/15/2020

ACCOUNT #	VENDOR NAME	DESCRIPTION OF PURCHASE	AMOUNT
05-00-0-017	WASTE MANAGEMENT	SOLID WASTE TIPPING FEES	25,216.03
05-00-0-052	MACK SALES & SERVICE OF MORTON	CONNECTOR, HOSE CLAMP	121.22
		FILTER ASSEMBLY, FILTERS	788.04
		BRAKE VALVE	148.84
	EJ EQUIPMENT	ROLLERS, SPRINGS, BELT	702.15
	E P TIRE & VULCANIZING	TIRES, RECAP, MOUNT	1,442.80
	MUTUAL WHEEL COMPANY	PUSH LOCK	28.30
05-00-0-070	B2E SOLUTIONS	PROTIME MONTHLY FEE	45.05
05-00-0-110	SAUDER SPORTS & PRINT	SHIRTS	139.88

		DEPARTMENT TOTAL:	28,632.31
			=====

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CITY OF EAST PEORIA
SCHEDULE OF BILLS PAYABLE

STREET & BRIDGE FUND
INVOICES DUE ON/BEFORE 10/15/2020

ACCOUNT #	VENDOR NAME	DESCRIPTION OF PURCHASE	AMOUNT
11-00-0-052	AUTOZONE COMMERCIAL	OIL FILTERS	47.88
		LACQUER THINNER	41.98
	ALTORFER	CREDIT	-82.90
	CENTRE STATE INTN'L TRUCKING	AIR TANK, MOUNTING CABLES	430.07
		DIPSTICK TUBE, OIL, FILTER	164.70
	MARTIN SULLIVAN INC	GEAR CASE, PAN, CAP SCREW, NUT	2,171.98
		CREDIT-PAN, GEAR CASE	-240.80
		GEAR CASES	343.54
	MR. TOWIT'S WRECKER SERVICE IN	TOWING FEE	75.00
	MUTUAL WHEEL COMPANY	CREDIT	-9.74
11-00-0-061	ALTORFER	STORM PUMP RENTAL	492.00
11-00-0-070	B2E SOLUTIONS	PROTIME MONTHLY FEE	45.05
11-00-0-110	SAUDER SPORTS & PRINT	SHIRTS	1,119.04
11-00-0-122	ROGERS GROUP, INC	COMMERCIAL CA-6	231.37
		COMMERCIAL CA-6	475.83
	VALLEY VIEW INDUSTRIES	CHIPPED ROCK	775.39
11-00-0-163	LENZ OIL WASTE SERVICES, INC.	HFE	3,418.20

		DEPARTMENT TOTAL:	9,498.59
			=====

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CITY OF EAST PEORIA
SCHEDULE OF BILLS PAYABLE

MUNICIPAL AUDIT FUND
INVOICES DUE ON/BEFORE 10/15/2020

ACCOUNT #	VENDOR NAME	DESCRIPTION OF PURCHASE	AMOUNT
12-00-0-013	CLIFTONLARSONALLEN LLP	4/30/20 AUDIT SERVICES	16,000.00
		DEPARTMENT TOTAL:	16,000.00

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CITY OF EAST PEORIA
SCHEDULE OF BILLS PAYABLE

WORKERS COMP & LIAB
INVOICES DUE ON/BEFORE 10/15/2020

ACCOUNT #	VENDOR NAME	DESCRIPTION OF PURCHASE	AMOUNT
18-00-0-040	CITY OF EP/CLAIMS ONE	WORK COMP DEDUCTIBLE	300,000.00
		DEPARTMENT TOTAL:	300,000.00

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CITY OF EAST PEORIA
SCHEDULE OF BILLS PAYABLE

EASTSIDE CENTRE
INVOICES DUE ON/BEFORE 10/15/2020

ACCOUNT #	VENDOR NAME	DESCRIPTION OF PURCHASE	AMOUNT
21-03-0-050	COPS INC	LOWER GARAGE LOSCKET & REKEY	344.25
	MENARDS-WASHINGTON	LOWER GARAGE REPAIR	631.80
21-03-0-201	MORTON COMMUNITY BANK	BACKHOE LOAN INTEREST	48.91
21-03-0-231	MORTON COMMUNITY BANK	BACKHOE LOAN PRINCIPAL	1,526.49

		DEPARTMENT TOTAL:	2,551.45
			=====

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CITY OF EAST PEORIA
SCHEDULE OF BILLS PAYABLE

HOTEL-MOTEL TAX
INVOICES DUE ON/BEFORE 10/15/2020

ACCOUNT #	VENDOR NAME	DESCRIPTION OF PURCHASE	AMOUNT
23-00-0-070	EXPLOREPEORIA.COM	AD FOR VIETNAM WALL	100.00
	MIDWEST ENGINEERING ASSOC	TOPOGRAPHICAL SURVEY, BID DOCS	1,116.86
23-00-0-151	PIPCO COMPANY LTD	ANNUAL BACKFLOW INSPECTION	175.00
23-00-0-201	PEORIA AREA CONVENTION	EP MARKETING MAY-JULY 2020	12,500.00

		DEPARTMENT TOTAL:	13,891.86
			=====

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CITY OF EAST PEORIA
SCHEDULE OF BILLS PAYABLE

CAMP STREET TIF
INVOICES DUE ON/BEFORE 10/15/2020

ACCOUNT #	VENDOR NAME	DESCRIPTION OF PURCHASE	AMOUNT
25-00-0-014	MILLER HALL & TRIGGS	9/20 9/20 CAMP ST LEGAL TIF	768.30
25-00-0-070	AMALGAMATED BANK OF CHICAGO	COEP REFUNDING BONDS 2007	400.00
		ADMIN FEES-SERIES 2016C	118.75

		DEPARTMENT TOTAL:	1,287.05
			=====

APPROVED FOR PAYMENT BY:

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CITY OF EAST PEORIA
SCHEDULE OF BILLS PAYABLE

W. WASHINGTON ST TIF
INVOICES DUE ON/BEFORE 10/15/2020

ACCOUNT #	VENDOR NAME	DESCRIPTION OF PURCHASE	AMOUNT
26-00-0-025	MIDWEST ENGINEERING ASSOC	AMENDED NFR	343.75
		DEPARTMENT TOTAL:	343.75

APPROVED FOR PAYMENT BY:

CITY OF EAST PEORIA
 SCHEDULE OF BILLS PAYABLE

WATER & SEWER
 INVOICES DUE ON/BEFORE 10/15/2020

ACCOUNT #	VENDOR NAME	DESCRIPTION OF PURCHASE	AMOUNT
50-50-0-013	CLIFTONLARSONALLEN LLP	4/30/20 AUDIT FEES	14,000.00
		4/30/20 AUDIT FEES	10,000.00
50-50-0-020	PDC LABORATORIES INC	WATER TESTING	90.50
50-50-0-021	L&S LABEL PRINTING	UTILITY BILLS	589.37
50-50-0-023	QUADIENT FINANCE USA INC	POSTAGE	3,835.42
50-50-0-030	SAUDER SPORTS & PRINT	SHIRTS	1,119.26
50-50-0-045	FRONTIER	9/22/20-10/21/20 PHONE SERVICE	57.41
		9/22/20-10/21/20 PHONE SERVICE	57.41
50-50-0-050	CONNOR CO CORPORATE OFFICE	EYEWASH STATION	20.38
	GRAINGER INC.	AIR CONDITIONER	207.50
50-50-0-051	B2E SOLUTIONS	PROTIME MONTHLY FEES	45.05
50-50-0-052	E P TIRE & VULCANIZING	TIRES, BALANCE, ALIGNMENT	831.13
50-50-0-061	E.H. WACHS	TRAILER RENTAL	6,095.83
50-50-0-070	GETZ FIRE EQUIPMENT	FIRST AID KIT REFILL	100.30
	LIBERTY TERMITE & PEST CONTROL	PEST CONTROL	34.00
50-50-0-123	CORE & MAIN	PVC JOINT RESTRAINT, COUPLING	991.88
50-50-0-124	HAWKINS INC	AZONE 15	411.60
		AZONE 15	405.60
	BRENNTAG MID-SOUTH, INC	DRUM RETURN	-2,800.00
		CHLORINE, HYDROFLUOSILICIC ACID	750.00
		CHLORINE, HYDROFLUOSILICIC ACID	628.50
		HYDROFLUOSILICIC ACID	292.00
		CHLORINE, HYDROFLUOSILICIC ACID	796.75
		HYDROFLUOSILICIC ACID	700.00
		CHLORINE	1,009.50
		CHLORINE	504.75
	USABluebook	FLOURIDE REAGANT	1,429.04
50-50-0-126	CORE & MAIN	STRAP	162.79
		FITTING	252.96
50-50-0-127	GRAINGER INC.	SWEEPING COMPOUND	10.36
	USABluebook	HYDRANT GUAGE	116.61
50-50-0-161	E.H. WACHS	TRAILER RENTAL	6,095.83
50-50-0-180	W & S BILL OVERPAYMENT REFUND	243 STATE-CASTILLO	731.72
50-51-0-070	B2E SOLUTIONS	PROTIME MONTHLY FEES	45.05
	OSF OCCUPATIONAL HEALTH	DRUG SCREEN	36.00
50-51-0-080	SPRINGFIELD ELECTRIC SUPPLY	RETURN	-27.78
		SCREWDRIVER	28.35
		PUSHBUTTON, CONTACT BLOCK	366.90
		HEATER ELEMENT	89.30
		CIRCUIT BREAKER	98.44
50-51-0-102	PDC LABORATORIES INC	WATER TESTING	900.00
		WATER TESTING	1,157.00
	USABluebook	WIDE MOUTH BOTTLE, ELECTRODES	311.40
	TAZEWELL COUNTY LANDFILL	SLUDGE PROCESSING	2,128.81
50-51-0-127	CORE & MAIN	PIPE, SOLVENT WELD, PVC CEMENT	475.64
		PIPE, SOLVENT WELD	240.36
	CONCENTRIC INTEGRATION LLC	SUPPORT SERVICES	1,790.00

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CITY OF EAST PEORIA
SCHEDULE OF BILLS PAYABLE

WATER & SEWER
INVOICES DUE ON/BEFORE 10/15/2020

ACCOUNT #	VENDOR NAME	DESCRIPTION OF PURCHASE	AMOUNT
50-51-0-127	GRAINGER INC. HAWKINS INC	REFLECTOR, SENSOR AZONE 15, SODIUM BISULFITE AZONE 15 AZONE 15	115.05 1,419.79 2,376.00 2,376.00
50-53-0-052	COE EQUIPMENT CO	WIRELESS HEADSET COMHUB FOR HEADSETS	1,764.29 1,215.00
50-53-0-092	BATTERIES PLUS BULBS IL OIL MARKETING	BATTERY LEAK GUAGE, SEALANT	29.90 77.82
50-53-0-127	IL OIL MARKETING	HARDWARE	93.23
50-56-0-053	HOERR CONSTRUCTION INC	CLEAN/TELEWISE - MAIN & CAMP	17,046.00
50-57-0-255	ILLINOIS EPA	CENTENNIAL PRINCIPAL CENTENNIAL INTEREST	101,924.10 20,877.03

		DEPARTMENT TOTAL:	206,527.13 =====

APPROVED FOR PAYMENT BY:

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CITY OF EAST PEORIA
SCHEDULE OF BILLS PAYABLE

RIVERBOAT GAMING TAX FUND
INVOICES DUE ON/BEFORE 10/15/2020

ACCOUNT #	VENDOR NAME	DESCRIPTION OF PURCHASE	AMOUNT
80-00-0-165	CITY OF PEORIA	8/20 50% WAGERING TAX	106,094.14
		DEPARTMENT TOTAL:	106,094.14

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CITY OF EAST PEORIA
SCHEDULE OF BILLS PAYABLE

PAYROLL HOLDING ACCTS
INVOICES DUE ON/BEFORE 10/15/2020

ACCOUNT #	VENDOR NAME	DESCRIPTION OF PURCHASE	AMOUNT
99-99-9-998	WAGES PAID	10/15/20 GF PAYROLL	521,923.47
		10/15/20 WS PAYROLL	65,849.97

		DEPARTMENT TOTAL:	587,773.44
			=====

APPROVED FOR PAYMENT BY:

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CITY OF EAST PEORIA
SCHEDULE OF BILLS PAYABLE

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FINAL TOTALS
INVOICES DUE ON/BEFORE 10/15/2020

GENERAL CORPORATE FUND	161,203.28
POLICE PROTECTION FUND	10,957.38
FIRE PROTECTION FUND	12,604.79
SOLID WASTE	28,632.31
STREET & BRIDGE FUND	9,498.59
MUNICIPAL AUDIT FUND	16,000.00
WORKERS COMP & LIAB	300,000.00
EASTSIDE CENTRE	2,551.45
HOTEL-MOTEL TAX	13,891.86
CAMP STREET TIF	1,287.05
W. WASHINGTON ST TIF	343.75
WATER & SEWER	206,527.13
RIVERBOAT GAMING TAX FUND	106,094.14
PAYROLL HOLDING ACCTS	587,773.44

GRAND TOTAL	1,457,365.17
	=====



TO: The Honorable Mayor and the City Council

FROM: Ty Livingston, Director of Planning & Community Development

DATE: September 29, 2020

SUBJECT: Petition of Jeff Giebelhausen of 4G EP LLC for the rezoning of properties from B-3 Business Service District to R-4 Multiple-family dwelling district located at 2480 Washington Rd.

BACKGROUND:

The petition here is to rezone this property from B-3 to R-4 to facilitate multi-family development here. Although not consistent with the City's Comprehensive Plan (which shows commercial for this location), staff believes the proposed rezoning will be complementary to the area and provide some much-needed affordable residences. The property qualifies for rezoning as it has in excess of 200 feet of frontage along a public street.

At their meeting, the ZBA voted 4-1 to recommend approval of the rezoning.

RECOMMENDATION: Approval, as presented.

ORDINANCE NO. 4520

**AN ORDINANCE CHANGING THE ZONING CLASSIFICATION
OF CERTAIN REAL PROPERTY LOCATED AT 2480 WASHINGTON ROAD
IN THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS**

WHEREAS, the hereinafter described real property (the "Property") located in the City of East Peoria, Tazewell County, Illinois, is currently classified under the East Peoria Zoning Code as "B-3, Business Service District"; and

WHEREAS, Jeff Giebelhausen (4G EP LLC), owner of the property located at 2480 Washington Road in East Peoria (with a Washington, Illinois mailing address), identified as PIN 02-02-19-300-042 and depicted in Exhibit A, attached hereto and incorporated by reference (the "Property"), has proposed an amendment to the zoning map of the City of East Peoria for the purpose of changing the zoning classification of the Property to "R-4, Multiple-Family Dwelling (Residential) District"; and

WHEREAS, after hearing pursuant to duly published notice, the East Peoria Zoning Board of Appeals has recommended approval of the proposed rezoning;

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS, AS FOLLOWS:

Section 1. The foregoing recitals are hereby adopted and found to be correct.

Section 2. The zoning classification of the Property as shown and described at Exhibit A is hereby changed from "B-3, Business Service District" to " R-4, Multiple-Family Dwelling (Residential) District ".

Section 3. Upon the effective date of this Ordinance, the change in zoning classification hereby adopted shall be marked on the official zoning map of the City of East Peoria.

Section 4. This Ordinance is hereby ordered to be published in pamphlet form by the East Peoria City Clerk who is ordered to keep at least three (3) copies hereof available for public inspection in the manner provided by law.

Section 5. This Ordinance is in addition to all other ordinances on the subject and shall be construed therewith excepting as to that part in direct conflict with any other ordinance, and in the event of such conflict, the provisions hereof shall govern.

Section 6. This Ordinance shall be in full force and effect from and after its passage, approval and ten (10) day period of publication in the manner provided by law.

PASSED BY THE COUNCIL OF THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS, IN REGULAR AND PUBLIC SESSION THIS _____ DAY OF _____, 2020.

APPROVED:

Mayor

ATTEST:

City Clerk

EXAMINED AND APPROVED:

Corporation Counsel

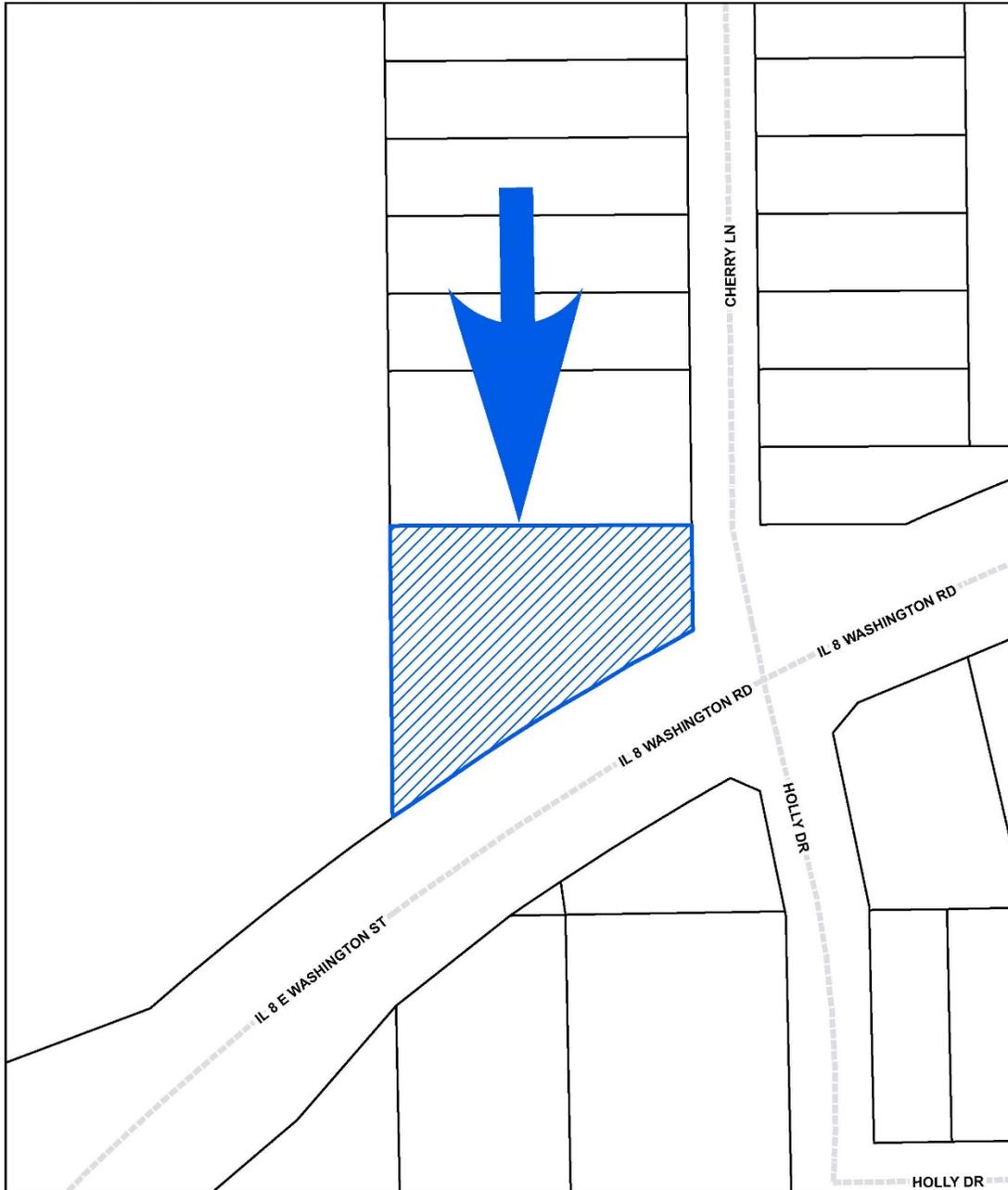
EXHIBIT A

Map of Location of Zoning Change / Case No. 20-R-27 (2480 Washington Road)

Case 20-R-27
2480 Washington Rd.
Jeff Giebelhausen of 4G EP LLC

Exhibit "A"

Legal Description: P.I.N.:02-02-19-300-042





TO: The Honorable Mayor and the City Council

FROM: Ty Livingston, Director of Planning & Community Development

DATE: September 29, 2020

SUBJECT: Petition of Elijah Parker for a Special Use to allow for the construction of an accessory structure that exceeds the total allotted square footage for accessory structures on property located at 200 Neumann Ln.

BACKGROUND:

The petition here is to allow a larger than permitted accessory structure. The existing detached structure on the property is approx. 500sf and the proposed one will be 1,344sf. Given the size of the property and the character of the neighborhood, staff believes the proposed structure will not be a detriment to the area.

At their meeting, the ZBA voted 5-0 to recommend approval with the following conditions: the siding of accessory structure complements the house in color.

RECOMMENDATION: Approval, as presented with the condition the siding of the new accessory structure complement the house in both character and color.

ORDINANCE NO. 4521

**AN ORDINANCE AUTHORIZING A SPECIAL USE
FOR PROPERTY LOCATED AT 200 NEUMANN LANE
IN THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS**

WHEREAS, Elijah Parker (the "Petitioner") has petitioned for a special use for an oversized accessory building on his property zoned "C, Conservation and Residential Estate District" and located at 200 Neumann Lane in East Peoria, as shown and described at "Exhibit A", attached hereto and incorporated herein by reference (which property as so described hereinafter referred to as the "Property"); and

WHEREAS, after hearing pursuant to duly published notice, the East Peoria Zoning Board of Appeals has recommended approval of the proposed Special Use subject to certain conditions hereinafter set forth;

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS, THAT:

Section 1. A Special Use to allow for placement and construction of an oversized accessory structure on the Property is hereby approved.

Section 2. The establishment and continuation of the special use hereby authorized is contingent upon continual compliance with all applicable provisions of the City Code and the following special conditions:

1. Petitioner shall construct and then continuously maintain an oversized detached accessory structure on the Property.
2. Petitioner shall construct and continuously maintain siding on the oversized accessory structure in the form and manner that is similar in color and character to the siding on the primary residential structure on the Property.

Upon the violation of or failure to comply with the foregoing conditions or with any provisions of the City Code applicable to the Property or its use, the City Council may, after providing reasonable notice and an opportunity for a hearing, terminate the Special Use hereby approved.

Section 3. This Ordinance is hereby ordered to be published in pamphlet form by the East Peoria City Clerk and said Clerk is ordered to keep at least three (3) copies hereof available for public inspection in the future and in accordance with the Illinois Municipal Code.

Section 4. This Ordinance is in addition to all other ordinances on the subject and shall be construed therewith excepting as to that part in direct conflict with any other ordinance, and in the event of such conflict, the provisions hereof shall govern.

Section 5. This Ordinance shall be in full force and effect from and after its passage, approval and ten (10) day period of publication in the manner provided by law.

PASSED BY THE COUNCIL OF THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS, IN REGULAR AND PUBLIC SESSION THIS _____ DAY OF _____, 2020.

APPROVED:

Mayor

ATTEST:

City Clerk

EXAMINED AND APPROVED:

Corporation Counsel

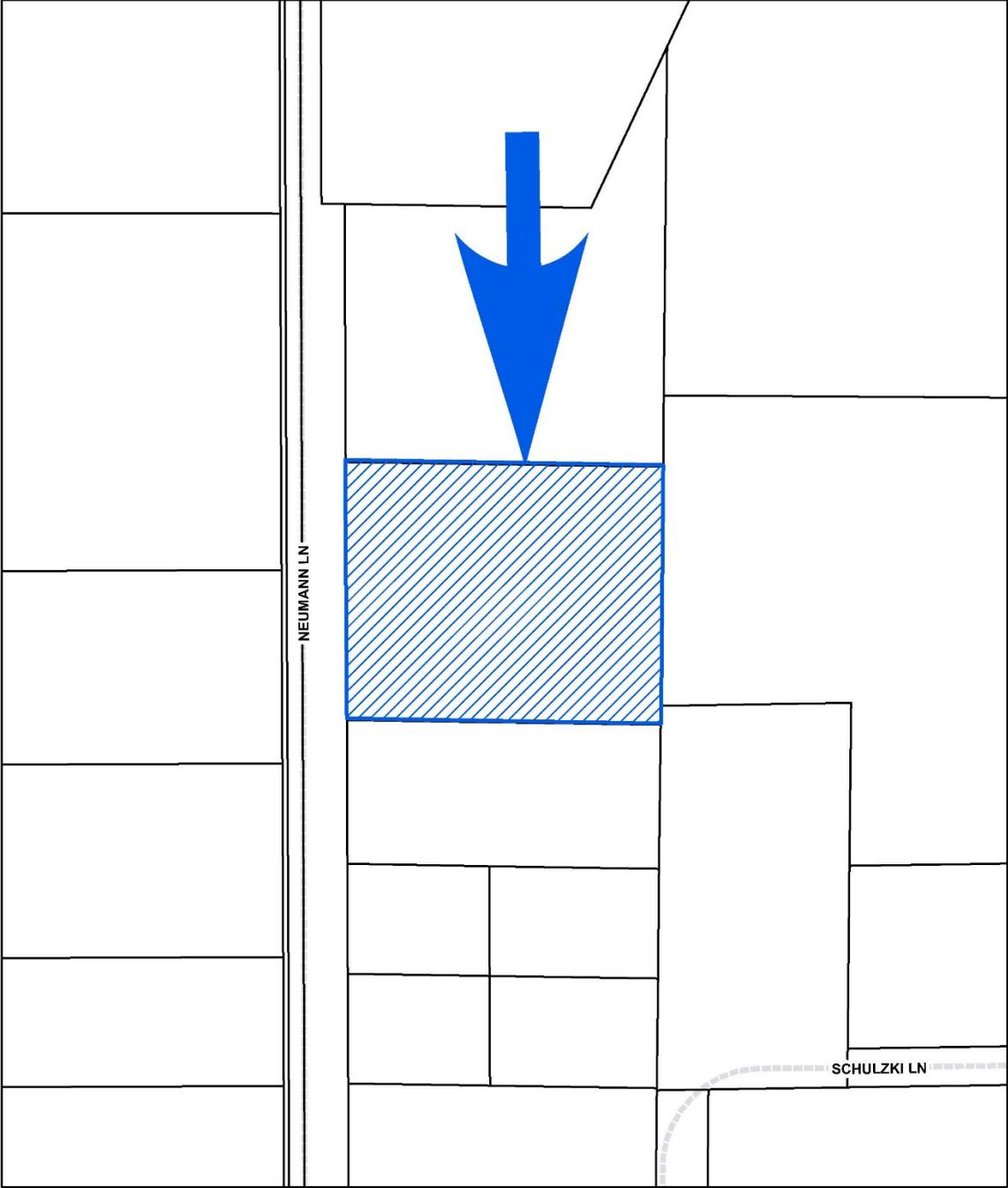
EXHIBIT A

Map of Location of Special Use (200 Neumann Lane)

Case 20-SU-28
200 Neumann Ln
Elijah Parker

Exhibit "A"

Legal Description: P.I.N.:05-05-03-204-021





TO: The Honorable Mayor and the City Council

FROM: Ty Livingston, Director of Planning & Community Development

DATE: September 29, 2020

SUBJECT: Petition of the City of East Peoria to amend Title 5, Chapter 8, Section 2 of the East Peoria City Code addressing Special Uses in Conservation and Residential Estate District Zoning.

BACKGROUND:

The petitioner, the City in this case, is requesting a code change to permit tree farming as a Special Use. Essentially, the code change would establish a Special Use in the City's conservation zoning district that would allow for the felling, harvesting and minimal processing of trees which will improve conservation efforts – particularly in our steep slope areas of the community. Staff anticipates any proposal applying for this Special Use would receive appropriate conditions to minimize any adverse impacts on neighboring properties (e.g., hours of operation, frequency of tree harvesting and truck access).

At their meeting, the ZBA voted 5-0 to recommend approval of the code change with the clarification that the 10-acre minimum lot size for such uses must be contiguous property. This change has been made in the ordinance being presented.

RECOMMENDATION: Approval, as presented.

ORDINANCE NO. 4519

**AN ORDINANCE AMENDING ZONING REGULATIONS
IN TITLE 5 OF THE EAST PEORIA CITY CODE
FOR SPECIAL USES ALLOWED IN CONSERVATION DISTRICTS**

WHEREAS, the City of East Peoria has proposed amendments to certain zoning regulations found at Title 5 of the East Peoria City Code, which proposed amendments are hereinafter set forth; and

WHEREAS, the City Council has determined that tree farming uses in the City's zoning district for "C Conservation and Residential Estate District" is a use that is harmonious with the conservation nature of this zoning district when properly done on a small scale and in compliance with a forestation plan approved by the Illinois Department of Natural Resources; and

WHEREAS, after holding a public hearing on September 14, 2020, pursuant to duly published notice, the East Peoria Zoning Board of Appeals has recommended approval of the proposed amendment; and

WHEREAS, the City Council finds that adoption of the proposed amendment to the City's zoning regulations would serve the best interests and the public good of the City of East Peoria and its citizens;

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS, THAT:

Section 1. New Section 2(b)(25) is hereby added to Title 5, Chapter 8 of the East Peoria City Code as follows:

5-8-2. Conservation and residential estate district.

(b) *Special uses:*

(25) Tree Farming:

- a. As used herein, "tree farming" shall be the felling, harvesting, and minimal processing of trees on the zoning lot or lots upon which this activity is being conducted.
- b. The zoning lot or lots upon which the tree farming activity is being conducted must have an area of not less than ten (10) contiguous acres.

- c. A principal structure for use in the tree farming operations may be constructed on a zoning lot being used for tree farming activities.
- d. The tree farming activities must be conducted in compliance with a forestation plan approved by the Illinois Department of Natural Resources or other similar entity.

Section 2. This Ordinance is hereby ordered to be published in pamphlet form by the East Peoria City Clerk and said Clerk is ordered to keep at least three (3) copies hereof available for public inspection in the future and in accordance with the Illinois Municipal Code.

Section 3. This Ordinance is in addition to all other ordinances on the subject and shall be construed therewith excepting as to that part in direct conflict with any other ordinance, and in the event of such conflict, the provisions hereof shall govern.

Section 4. If any section, paragraph, clause or provision of this Ordinance shall be held invalid, the invalidity of such section, paragraph, clause or provision shall not affect any of the other provisions of this Ordinance.

Section 5. This Ordinance shall be in full force and effect from and after its passage, approval and ten (10) day period of publication in the manner provided by law.

PASSED BY THE COUNCIL OF THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS, IN REGULAR AND PUBLIC SESSION THIS _____ DAY OF _____, 2020.

APPROVED:

Mayor

ATTEST:

City Clerk

EXAMINED AND APPROVED:

Corporation Counsel



**City of East Peoria
Department of Buildings & Inspections
Facilities Management Division
401 W. Washington Street
East Peoria, IL 61611**

DATE: September 16, 2020
TO: The Honorable Mayor and City Council
THRU: Mark Hill, Commissioner of Accounts and Finance
Doug McCarty, Director of Tourism & Special Events
FROM: Robert Cole, Director of Buildings & Inspections 
SUBJECT: Eastside Centre HVAC System Replacement

DISCUSSION: The main Rec building at East side Centre has 16 HVAC units including two large Air Handlers that condition the gym and track area. The other office and common areas are commercial forced air units with natural gas heating.

The current (2) two units are 23 years old and need replaced, the increase in maintenance costs and reliability are factors in the decision making.

Ameren Illinois offers incentives to replace the system with much more energy efficient units, the incentive for this project would be \$4,200.00

The City sought bids and received (3) three competitive bids and the lowest responsible bid was from Connor Company in the amount of \$9,409.87

RECOMMENDATION: Accept the lowest responsible bid received from Connor Company in the amount of \$9,409.87, the remaining \$5,209.87 will be paid using the Electrical Aggregation Funds.

File:RC doc. HVES 09162020

RESOLUTION NO. 2021-047

East Peoria, Illinois

_____, 2020

RESOLUTION BY COMMISSIONER _____

**RESOLUTION ACCEPTING LOWEST RESPONSIBLE BID
FOR EASTSIDE CENTRE HVAC SYSTEM REPLACEMENT PROJECT**

WHEREAS, the City is in need of replacement of sixteen HVAC units including two large Air Handlers that condition the gym and track area at EastSide Centre due to the current HVAC units age, maintenance costs, and reliability; and

WHEREAS, the Ameren is currently offering an incentive for such replacement;
and

WHEREAS, the City solicited bids for the Replacement HVAC Units including two large Air Handlers (the "HVAC System Replacement Project"), receiving a low bid from Connor Company at a cost \$9,409.87 for the HVAC System Replacement Project; and

WHEREAS, the estimated Ameren incentive for the HVAC System Replacement Project is \$4,200.00 and the remaining \$5,209.87 for the HVAC System Replacement Project will be paid using the Electrical Aggregation Funds; and

WHEREAS, the City hereby finds that it is in the best interest of the City to accept this bid from Connor Company as the lowest responsible bidder for the HVAC System Replacement Project;

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS, THAT the Mayor or his designee is hereby authorized and directed to accept the bid from Connor Company as set forth in the quote attached hereto and labelled as "Exhibit A" at a total cost of \$9,409.87, together with such modifications therein as the Mayor in his discretion may approve; provided, however, that the City shall have no obligation under the terms of this resolution until an executed original of accepted bid is delivered to the vendor.

APPROVED:

Mayor

ATTEST:

City Clerk

Quotation



COMFORT SUPPLY PEORIA
 2800 NE ADAMS STREET
 PEORIA, IL 61603-2806
 309-688-4407 Fax 309-688-4428

QUOTE DATE	QUOTE NUMBER
07/29/20	S9174521
ORDER TO:	PAGE NO
COMFORT SUPPLY PEORIA 2800 NE ADAMS STREET PEORIA, IL 61603-2806 309-688-4407 Fax 309-688-4428	1

QUOTE TO:
 CITY OF EAST PEORIA
 401 W WASHINGTON ST
 EAST PEORIA, IL 61611-2420

SHIP TO:
 CITY OF EAST PEORIA
 401 W WASHINGTON ST
 EAST PEORIA, IL 61611-2420

CUSTOMER NUMBER	CUSTOMER ORDER NUMBER	RELEASE NUMBER	SALESPERSON	
	EAST SIDE LOWER SPIN		Bill Cardin II - PEO	
WRITER	SHIP VIA	QUOTED	SHIP DATE	FREIGHT ALLOWED
Bill Cardin II - PE	OTN OUR-TRUCK	ROSS SWANSON	07/29/20	No
ORDER QTY	DESCRIPTION	NET PPS	EXT PPS	
1ea	R96TA1152524MSA 96% 2 STAGE CONSTANT TORQUE 4-WAY GAS FURNACE	1626.590/ea	1626.59	
1ea	RA1360AD1NB 13 SEER CUBE A/C 460V/3PH	1792.224/ea	1792.22	
1ea	RCF6024STAMCA CASED COIL R-410A	665.694/ea	665.69	
1ea	455602-027 AIR BEAR GREY STRAIGHT 20X25X5 2000 CFM	84.653/ea	84.65	
1ea	614205060009 CERRO 3/8x7/8x1/2SB 50' PE MP6 BLK EZ PULL	190.605/ea	190.61	
1ea	TH8321WF1001/U HW WI-FI VISIONPRO 8000 3H/2C HEAT PUMP 2H/2C CONV	173.375/ea	173.38	
TAXES NOT INCLUDED				

*** This is a quotation ***

Price remains as quoted for one business day,
 unless otherwise agreed upon in writing by Connor Co.
 This quotation is subject to credit approval,
 applicable taxes, and our terms and conditions.

Subtotal	4533.14
S&H CHGS	0.00
Amount Due	4533.14

9,409.87



CONNOR CO.
 COMFORT SUPPLY PEORIA
 2800 NE ADAMS STREET
 PEORIA, IL 61603-2806
 309-688-4407 Fax 309-688-4428

Quotation

QUOTE DATE	QUOTE NUMBER
07/29/20	S9174516
ORDER TO:	PAGE NO.
COMFORT SUPPLY PEORIA 2800 NE ADAMS STREET PEORIA, IL 61603-2806 309-688-4407 Fax 309-688-4428	1

QUOTE TO:
 CITY OF EAST PEORIA
 401 W WASHINGTON ST
 EAST PEORIA, IL 61611-2420

SHIP TO:
 CITY OF EAST PEORIA
 401 W WASHINGTON ST
 EAST PEORIA, IL 61611-2420

CUSTOMER NUMBER	CUSTOMER ORDER NUMBER	RELEASE NUMBER	SALESPERSON	
	EAST SIDE UPPER CL1		Bill Cardin II - PEO	
WRITER	SHIP VIA	QUOTED	SHIP DATE	FREIGHT ALLOWED
Bill Cardin II - PE	OTN OUR-TRUCK	ROSS SWANSON	07/29/20	No
ORDER QTY	DESCRIPTION	Net Pcs	Ex Pcs	
1ea	R96TA1152524MSA 96% 2 STAGE CONSTANT TORQUE 4-WAY GAS FURNACE	1626.590/ea	1626.59	
1ea	RA1360AD1NB 13 SEER CUBE A/C 460V/3PH	1940.620/ea	1940.62	
1ea	RCF6024STAMCA CASED COIL R-410A	696.760/ea	696.76	
1ea	3928519-SBDR 39-1/2 X 28-1/2 X 19 SUPPORT BOX 3.5 - 5 TON	232.590/ea	232.59	
1ea	255649-102 20X25X5 AIR BEAR MEDIA 2400.2102 MERV 8	16.177/ea	16.18	
1ea	614205060009 CERRO 3/8x7/8x1/2SB 50' PE MP6 BLK EZ PULL	190.605/ea	190.61	
1ea	TH8321WF1001/U HW WI-FI VISIONPRO 8000 3H/2C HEAT PUMP 2H/2C CONV	173.375/ea	173.38	
TAXES NOT INCLUDED				

*** This is a quotation ***

Price remains as quoted for one business day,
 unless otherwise agreed upon in writing by Connor Co.
 This quotation is subject to credit approval,
 applicable taxes, and our terms and conditions.

Subtotal	4876.73
S&H CHGS	0.00
Amount Due	4876.73

Hi Line Supply Company Ltd

PRICE QUOTE

405 E. Lake St. Peoria, IL 61614
Phone: 309-685-5986 Fax: 309-685-8201

Page 1

Printed 07/29/20 09

Quoted

CITY OF EAST PEORIA
CITY HALL/DEPT OF PUBLIC WORKS
401 W WASHINGTON
EAST PEORIA IL 61611
Tel:309-698-4716 Fax:309-698-4747

Ship To

SAME

Quote #	Quote Date	Exp Date	Customer #	Customer P/O #	Ship Via	Writer
006596	07/29/2020	01/25/2021				BF

Job ID	Customer Terms	Salesman
EASTSIDE LOWER SPINNING	NET 25th	HOUSE

Product	Description	UM	Quant	Unit Price	Disc%	Extension
SP	R96T115524MSA 2 STG FURNACE	EA	1	1655.0000	NET	1655.00
SP	RA1360AD1NB 13 SEER 460 3 PH	EA	1	1797.6000	NET	1797.60
RUDRCFT-HM6024B	RCFT-HM6024BC 5T 24-1/2W CASE 410A STANDARD EFFECIENCY	EA	1	668.2156	NET	668.22
PR084-25050-01	84-25050-01 20X25X5 CABINET 2000CFM AIRBEAR, SPACEGUARD, F25F, AC-1, ELECTRO-AIR	EA	1	94.3640	NET	94.36
JMF38785012EZ	3/8X7/8X50 EZ PULL LINESET	EA	1	177.2610	NET	177.26
SP	VISIONPRO 8000 H/W STAT	EA	1	198.0000	NET	198.00
SP	PLUS FRT	EA	1	175.0000	NET	175.00

X: (Accepted by)	Sub Total \$4,765.44 Tax Amount \$0.00 Total \$4,765.44
---------------------	--

MESSAGE	TERMS
UPON FAVORING US WITH AN ORDER, PLEASE REFER TO QUOTE #	\$ 9,685.86

Hi Line Supply Company Ltd

PRICE QUOTE

405 E. Lake St. Peoria, IL 61614
Phone: 309-685-5986 Fax: 309-685-8201

Page 1

Printed 07/29/20 09

Quoted

CITY OF EAST PEORIA
CITY HALL/DEPT OF PUBLIC WORKS
401 W WASHINGTON
EAST PEORIA IL 61611
Tel:309-698-4716 Fax:309-698-4747

Ship To

SAME

Quote #	Quote Date	Exp Date	Customer #	Customer P/O #	Ship Via	Writer
006593	07/27/2020	01/23/2021				JK
Job ID	Customer Terms			Salesman		
EASTSIDE UPPER CL-1	NET 25th			HOUSE		

Product	Description	UM	Quant	Unit Price	Disc	Extension
SP	R96T115524MSA	EA	1	1655.0000	NET	1655.00
SP	RA1360AD1NB	EA	1	1797.6000	NET	1797.60
RUDRCFT-HM6024B	RCFT-HM6024BC 5T 24-1/2W CASE 410A STANDARD EFFECIENCY	EA	1	668.2156	NET	668.22
PD411065	T855 2 STG STAT	EA	1	67.3360	NET	67.34
SNASBF36	SBF36 FURNACE BASE 185-SB	EA	1	182.0000	NET	182.00
JMF38785012EZ	3/8X7/8X50 EZ PULL LINESET	EA	1	177.2610	NET	177.26
SP	VISIONPRO 8000 H/W STAT	EA	1	198.0000	NET	198.00
SP	*** PLUS SHIPPING ***	EA	1	175.0000	NET	175.00

X: (Accepted by)	Sub Total \$4,920.42 Tax Amount \$0.00 Total \$4,920.42
----------------------------	--

MESSAGE	TERMS
UPON FAVORING US WITH AN ORDER, PLEASE REFER TO QUOTE #	



PROPOSAL

Attention: ROSS SWANSON
Fax Number: 427-8600
Account:
Customer: City of East Peoria
Address: EAST PEORIA, IL

Date: 07/30/2020
Job Number:
Engineer:
Project: CITY of EAST PEORIA
Project Location: EAST PEORIA, IL

WE WISH TO PROPOSE THE FOLLOWING EQUIPMENT FOR YOUR CONSIDERATION

Mark For	Qty	Model Number	Description
SPLT 1 FIRE	2	59TP6B120V24--22	96% 2-Spd 120k Furnace with PWM Motor
	2	24ABB342A005	13S AC BASE 230 3 PHASE
	2	CNPVP4221ALA	CASED VERT N-ALUM
	1	AGATWNPME01A	Furnace Twinning Kit, PWM-ECM Motor
	1	HW-TH8321WF1001	Honeywell WiFi Vision Pro 8000
	2	LS-783830P-08	LINESET 30'(7/8 X 3/8)1/2" WAL
			Subtotal:
SPLT 2 EAST SIDE	1	59TP6B120V24--22	96% 2-Spd 120k Furnace with PWM Motor
	1	24ABB360A006	13S AC BASE 460 3 PHASE
	1	CNPVP6024ALA	CASED VERT N-ALUM
	1	LS-1183850P-08	LINESET 50'(1-1/8 X 3/8)1/2" W
	1	FB2240	Filter Box
	1	HW-TH8321WF1001	Honeywell WiFi Vision Pro 8000
		Subtotal:	\$5,171.00 X 2 = \$ 10,216.00
SPLT 3 EAST SIDE LOW	1	59TP6B120V24--22	96% 2-Spd 120k Furnace with PWM Motor
	1	24ABB360A006	13S AC BASE 460 3 PHASE
	1	CNPVP6024ALA	CASED VERT N-ALUM
	1	LS-1183850P-08	LINESET 50'(1-1/8 X 3/8)1/2" W
	1	HW-TH8321WF1001	Honeywell WiFi Vision Pro 8000
	1	P101-MF20	AIR BEAR
		Subtotal:	\$5,045.00

\$ 10,216.00



**City of East Peoria
Department of Buildings & Inspections
Facilities Management Division
401 W. Washington Street
East Peoria, IL 61611**

DATE: September 16, 2020
TO: The Honorable Mayor and City Council
THRU: Mark Hill, Commissioner of Accounts and Finance
John Knapp, Fire Chief 
FROM: Robert Cole, Director of Buildings & Inspections 
SUBJECT: Station #3 HVAC System Replacement

DISCUSSION: The current HVAC system consists of two (2) forced air units with natural gas heating. The City sought bids for the replacement of the HVAC equipment.

The current units are 28 years old and need replacement, the increase in maintenance costs and reliability are factors in the decision making.

Ameren Illinois offers incentives to replace the system with much more energy efficient units, the incentive for this project would be \$4,100.00

The City sought bids and received (3) three competitive bids and the lowest responsible bid was from Connor Company in the amount of \$7,416.03

RECOMMENDATION: Accept the lowest responsible bid received from Connor Company in the amount of \$7,416.03, the remaining \$3,316.03 will be paid using the Electrical Aggregation Funds.

File:RC doc. HV 09162020

RESOLUTION NO. 2021-048

East Peoria, Illinois

_____, 2020

RESOLUTION BY COMMISSIONER _____

**RESOLUTION ACCEPTING LOWEST RESPONSIBLE BID
FOR FIREHOUSE NUMBER 3 HVAC SYSTEM REPLACEMENT PROJECT**

WHEREAS, the City is in need of replacement of two forced air units at Firehouse Number 3 due to the current HVAC units age, maintenance costs, and reliability; and

WHEREAS, the Ameren is currently offering an incentive for such replacement; and

WHEREAS, the City solicited bids for the Replacement HVAC Units (the "HVAC System Replacement Project"), receiving a low bid from Connor Company at a cost \$7,416.03 for the HVAC System Replacement Project; and

WHEREAS, the estimated Ameren incentive for the HVAC System Replacement Project is \$4,100.00 and the remaining \$3,316.03 for the HVAC System Replacement Project will be paid using the Electrical Aggregation Funds; and

WHEREAS, the City hereby finds that it is in the best interest of the City to accept this bid from Connor Company as the lowest responsible bidder for the HVAC System Replacement Project;

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS, THAT the Mayor or his designee is hereby authorized and directed to accept the bid from Connor Company as set forth in the quote attached hereto and labelled as "Exhibit A" at a total cost of \$7,416.03, together with such modifications therein as the Mayor in his discretion may approve; provided, however, that the City shall have no obligation under the terms of this resolution until an executed original of accepted bid is delivered to the vendor.

APPROVED:

ATTEST:

Mayor

City Clerk



CONNOR CO.
 COMFORT SUPPLY PEORIA
 2800 NE ADAMS STREET
 PEORIA, IL 61603-2806
 309-688-4407 Fax 309-688-4428

Quotation

QUOTE DATE:	QUOTE NUMBER:
08/04/20	S9180657
ORDER TO:	PAGE NO.
COMFORT SUPPLY PEORIA 2800 NE ADAMS STREET PEORIA, IL 61603-2806 309-688-4407 Fax 309-688-4428	1

QUOTE TO:
 CITY OF EAST PEORIA
 401 W WASHINGTON ST
 EAST PEORIA, IL 61611-2420

SHIP TO:
 CITY OF EAST PEORIA
 401 W WASHINGTON ST
 EAST PEORIA, IL 61611-2420

CUSTOMER NUMBER	CUSTOMER ORDER NUMBER	RELEASE NUMBER	SALESPERSON	
	Firehouse #3		Bill Cardin II - PEO	
WRITER	SHIP VIA	QUOTED	SHIP DATE	FREIGHT ALLOWED
Bill Cardin II - PE	OTN OUR-TRUCK		08/04/20	No
ORDER QTY	DESCRIPTION		Net Pric	Ext Pric
2ea	R96TA1152524MSA 96% 2 STAGE CONSTANT TORQUE 4-WAY GAS FURNACE		1626.590/ea	3253.18
2ea	RCF4824STAMCA CASED COIL R-410A Coil will be three weeks out...		507.560/ea	1015.12
2ea	RA1342AC1NB 13 SEER CUBE A/C 208/230/3		1345.583/ea	2691.17
1ea	TH8321WF1001/U HW WI-FI VISIONPRO 8000 3H/2C HEAT PUMP 2H/2C CONV		173.375/ea	173.38
2ea	614203560009 CERRO 3/8x7/8x1/2SB 35' PE MP8 BLK EZ PULL		141.591/ea	283.18
TAXES NOT INCLUDED				

*** This is a quotation ***

Price remains as quoted for one business day,
 unless otherwise agreed upon in writing by Connor Co.
 This quotation is subject to credit approval,
 applicable taxes, and our terms and conditions.

Subtotal	7416.03
S&H CHGS	0.00
Amount Due	7416.03

Hi Line Supply Company Ltd

PRICE QUOTE

405 E. Lake St. Peoria, IL 61614
 Phone: 309-685-5986 Fax: 309-685-8201

Page 1

Printed 07/29/20 BF

Quoted
 CITY OF EAST PEORIA
 CITY HALL/DEPT OF PUBLIC WORKS
 401 W WASHINGTON
 EAST PEORIA IL 61611
 Tel:309-698-4716 Fax:309-698-4747

Ship To
 SAME

Quote #	Quote Date	Exp Date	Customer #	Customer P/O #	Ship Via	Writer
006592	07/27/2020	01/23/2021				JK
Job #	Customer Terms			Salesman		
FIREHOUSE #3	NET 25th			HOUSE		

Product	Description	UM	Quant	Unit Price	Disc%	Extension
RUDRCFT-HM4824B	RCFT-HM4824BC 4T 24-1/2W CASE 410A STANDARD EFFECIENCY	EA	2	547.6354	NET	1095.27
JMF38343012EZ	3/4X3/8X30 EZ PULL LINESET	EA	2	88.4982	NET	177.00
SP	VISIONPRO 8000 H/WELL STAT	EA	1	198.0000	NET	198.00
SP	R96T115524MSA	EA	2	1655.0000	NET	3310.00
SP	RA1342AC1NB	EA	2	1333.7400	NET	2667.48
SP	*** PLUS SHIPPING ***	EA	1	250.0000	NET	250.00

X: (Accepted by)	Sub Total	\$7,697.75
	Tax Amount	\$0.00
	Total	\$7,697.75

MESSAGE

TERMS

UPON FAVORING US WITH AN ORDER, PLEASE REFER TO
 QUOTE #



PROPOSAL

Attention: ROSS SWANSON
Fax Number: 427-8600
Account:
Customer: City of East Peoria
Address: EAST PEORIA, IL

Date: 07/30/2020
Job Number:
Engineer:
Project: CITY of EAST PEORIA
Project Location: EAST PEORIA, IL

WE WISH TO PROPOSE THE FOLLOWING EQUIPMENT FOR YOUR CONSIDERATION

Mark For	Qty	Model Number	Description
SPLT 1 FIRE	2	59TP6B120V24--22	96% 2-Spd 120k Furnace with PWM Motor
	2	24ABB342A005	13S AC BASE 230 3 PHASE
	2	CNPVP4221ALA	CASED VERT N-ALUM
	1	AGATWNPME01A	Furnace Twinning Kit, PWM-ECM Motor
	1	HW-TH8321WF1001	Honeywell WiFi Vision Pro 8000
	2	LS-783830P-08	LINESET 30(7/8 X 3/8)1/2" WAL
			Subtotal:
SPLT 2 EAST SIDE	1	59TP6B120V24--22	96% 2-Spd 120k Furnace with PWM Motor
	1	24ABB360A006	13S AC BASE 460 3 PHASE
	1	CNPVP6024ALA	CASED VERT N-ALUM
	1	LS-1183850P-08	LINESET 50(1-1/8 X 3/8)1/2" W
	1	FB2240	Filter Box
	1	HW-TH8321WF1001	Honeywell WiFi Vision Pro 8000
		Subtotal:	\$5,171.00
SPLT 3 EAST SIDE LOW	1	59TP6B120V24--22	96% 2-Spd 120k Furnace with PWM Motor
	1	24ABB360A006	13S AC BASE 460 3 PHASE
	1	CNPVP6024ALA	CASED VERT N-ALUM
	1	LS-1183850P-08	LINESET 50(1-1/8 X 3/8)1/2" W
	1	HW-TH8321WF1001	Honeywell WiFi Vision Pro 8000
	1	P101-MF20	AIR BEAR
		Subtotal:	\$5,045.00



TO: The Honorable Mayor and the City Council

FROM: Ty Livingston, Director of Planning & Community Development

DATE: September 29, 2020

SUBJECT: Petition of Roy Sorce of Sorce Enterprises to allow for the operation of an adult-use cannabis dispensary on property located at 300 S. Main St.

BACKGROUND:

The petition here is to allow an adult-use cannabis dispensary. The petitioner proposed another location on North Main Street a few months ago that was rejected by the ZBA and City Council. However, this location is appropriate in its separations from other considered uses (e.g. 1,000 feet from the nearest daycare) and with the demolition of the small house out front, should offer sufficient parking for customers and employees. Given the building's size, there is also room for expansion in the future.

At their meeting, the ZBA voted 3-2 to recommend approval. As per City Code, Special Use votes by the ZBA must pass with 4 votes in the affirmative, otherwise it is considered a recommendation to deny. Since the ZBA did vote in favor of this petition by a narrow margin, staff still supports this petition and recommends approval.

RECOMMENDATION: Approval, as presented with the condition the small house in the front of the property be demolished in order to provide additional parking for this operation.

ORDINANCE NO. 4522

**AN ORDINANCE AUTHORIZING A CONDITIONAL USE
FOR PROPERTY LOCATED AT 300 S. MAIN STREET
IN THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS**

WHEREAS, Sorce Enterprises (the “Petitioner”) has petitioned for a conditional use to allow a recreational cannabis dispensary operation on property zoned “B-3, Business Service District” and located at 300 S. Main Street in East Peoria, as shown and described at "Exhibit A" attached hereto and incorporated herein by reference (which property as so described hereinafter referred to as the "Property"); and

WHEREAS, under the provisions of the City’s Zoning Code, a recreational cannabis dispensary may only operate in the City in areas zoned B-3 (Business Service District) or M-1 (Manufacturing District Limited) as an approved “Conditional Use” in compliance with the Conditional Use provisions set forth in the City’s Zoning Code; and

WHEREAS, after a public hearing pursuant to duly published notice, the East Peoria Zoning Board of Appeals voted 3 – 2 in favor of the Conditional Use, which is not considered a recommendation of approval under the City’s Zoning Code; and

WHEREAS, City staff support this petition for a Conditional Use for a recreational cannabis dispensary on the Property because the petition meets the requirements established for the issuance of a Conditional Use for a recreational cannabis dispensary under the City’s Zoning Code; and

WHEREAS, the City Council has the ultimate authority to review and approve a petition for a Conditional Use under the City’s Zoning Code; and

WHEREAS, the City Council hereby finds that it is in the best interests of the City to approve this petition for a Conditional Use for a recreational cannabis dispensary on the Property in compliance with the provisions of the City’s Zoning Code;

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS, THAT:

Section 1. A Conditional Use to allow operation of an adult-use recreational cannabis dispensing organization (dispensary) on the Property is hereby approved.

Section 2. The establishment and continuation of the Conditional Use hereby authorized is contingent upon continual compliance with all applicable provisions of the City Code and the following special conditions:

1. Prior to opening for business as a recreational cannabis dispensary, Petitioner shall remove the small house structure on the Property and replace it with parking for the recreational cannabis dispensary

in accordance with a site plan approved by the Director of Planning and Community Development.

2. Prior to operation as a recreational cannabis dispensary, the Petitioner shall establish sufficient security measures for the dispensary as approved by the Director of Planning and Community Development.

3. Petitioner continues to comply with all other required provisions of the City's Zoning Code for a Conditional Use for an adult-use recreational cannabis dispensing organization.

Upon the violation of or failure to comply with the forgoing conditions or with any provisions of the City Code applicable to the Property or its use, the City Council may, after providing reasonable notice and an opportunity for a hearing, terminate the Conditional Use hereby approved.

Section 3. This Ordinance is hereby ordered to be published in pamphlet form by the East Peoria City Clerk and said Clerk is ordered to keep at least three (3) copies hereof available for public inspection in the future and in accordance with the Illinois Municipal Code.

Section 4. This Ordinance is in addition to all other ordinances on the subject and shall be construed therewith excepting as to that part in direct conflict with any other ordinance, and in the event of such conflict, the provisions hereof shall govern.

Section 5. This Ordinance shall be in full force and effect from and after its passage, approval and ten (10) day period of publication in the manner provided by law.

PASSED BY THE COUNCIL OF THE CITY OF EAST PEORIA, TAZEVELL COUNTY, ILLINOIS, IN REGULAR AND PUBLIC SESSION THIS _____ DAY OF _____, 2020.

APPROVED:

Mayor

ATTEST:

City Clerk

EXAMINED AND APPROVED:

Corporation Counsel

EXHIBIT A

Map of Property – Conditional Use

Case 20-SU-29
300 S. Main St.
Roy Sorce of Sorce Enterprises

Exhibit "A"

Legal Description: P.I.N.:01-01-32-403-003







TO: The Honorable Mayor and the City Council

FROM: Ty Livingston, Director of Planning & Community Development

DATE: October 14, 2020

SUBJECT: Appointment of Tim Kelly to the East Peoria Zoning Board of Appeals (ZBA)

BACKGROUND: Tim has indicated his interest to serve on the ZBA. Recently, we lost Jim Weber and Tim would fulfill his term.

Tim brings some youth to our board and has a strong background in safety and business development. He currently works for Caterpillar. He and his family live on Arrowhead Ct. He will serve the remainder of Jim's 3-year term which ends May 1st of 2023.

RECOMMENDATION: Approval.

RESOLUTION NO. 2021-050

**East Peoria, Illinois
October 20, 2020**

RESOLUTION BY COMMISSIONER _____

WHEREAS, a vacancy exists on the East Peoria Zoning Board of Appeals as a result of Jim Weber's passing; and

WHEREAS, the Honorable Mayor John P. Kahl has recommended the appointment of Tim Kelly to fill the vacancy on the Zoning Board of Appeals;

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, ILLINOIS, THAT the appointment by Mayor John P. Kahl of Tim Kelly to the East Peoria Zoning Board of Appeals to fill the unexpired term ending April 30, 2021.

AND THAT THIS RESOLUTION NO. 2021-050 BE ADOPTED AS PRESENTED.

APPROVED:

Mayor

ATTEST:

City Clerk



TO: The Honorable Mayor and the City Council

FROM: Ty Livingston, Director of Planning & Community Development

DATE: October 14, 2020

SUBJECT: Petition of the City of East Peoria to amend Title 5, Chapter 11, Section 10(e) of the East Peoria City Code addressing the timing for Special Uses to proceed to the City Council if the application is recommended for denial by the ZBA.

BACKGROUND:

The petition here is to provide official guidance to ZBA petitioners whose cases are recommended for denial. Past practice has been not to move these cases forward unless the petitioner requested it. This code changes provides a specific process to follow when that situation occurs.

At their meeting, the ZBA voted 5-0 to recommend approval of the code change as presented.

RECOMMENDATION: Approval, as presented.

ORDINANCE NO. 4524

**AN ORDINANCE AMENDING THE ZONING REGULATIONS
IN TITLE 5 OF THE EAST PEORIA CITY CODE FOR
REVIEW OF SPECIAL USE APPLICATIONS**

WHEREAS, the City of East Peoria has proposed amendments to certain zoning regulations related to the review process for special use applications found at Title 5 of the East Peoria City Code, which proposed amendments are hereinafter set forth; and

WHEREAS, the City Council has further determined that clarification of the special use approval process is appropriate and necessary to ensure that all applications for special uses receive proper consideration by the City, the East Peoria Zoning Board of Appeals, and the City Council; and

WHEREAS, after holding a public hearing on October 12, 2020, pursuant to duly published notice, the East Peoria Zoning Board of Appeals has recommended approval of the proposed amendment; and

WHEREAS, the City Council finds that adoption of the proposed amendment to the City's zoning regulations would serve the best interests and the public good of the City of East Peoria and its citizens;

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS, THAT:

Section 1. Title 5, Chapter 11, Section 10(e) is hereby amended to read as follows (additions are indicated by underline; deletions by ~~strikeout~~):

5-11-10. Special uses.

- (e) *Authorization.* After conducting a public hearing on a special use application, the board shall make a recommendation as to whether the special use application should be approved or denied. For each application for a special use permit that receives a recommendation of approval from the board, the board ~~may shall~~ report to the city council such the stipulations or additional conditions and guarantees, ~~that such conditions will be complied with when they are for the proposed special use that the board has deemed necessary for the protection of the public interest.~~ Upon receiving a recommendation of approval from the board, the city council may grant or deny any application for a special use by a majority vote; provided, however, that in the event of written protest against any proposed special use, signed and acknowledged by the owners of twenty (20) percent of the

frontage immediately adjoining the property proposed for a special use, or by owners of twenty (20) percent of the frontage across the alley or directly opposite therefrom, such special use shall not be granted except by a favorable vote of three-fourths of the city council. The city council may adopt any stipulations or additional conditions and guarantees that are recommended by the board upon approving an application for a special use and may adopt further stipulations or additional conditions and guarantees the city council deems necessary for the protection of the public interest.

If a special use application does not receive four (4) votes from the board as required under Section 5-11-3(e) of this Zoning Code, the board's recommendation will be considered a denial of the application. When the board's recommendation is the denial of the special use application, the applicant may appeal the denial to the city council by providing written notice to the Zoning Administrator within fifteen (15) days of receiving written notice of denial that the applicant seeks to appeal the denial of the special use application to the city council. If the applicant fails to provide notice to the Zoning Administrator as provided herein, the decision to deny the application will become final and shall be considered the final administrative decision of the City subject to judicial review as provided by law. Upon presentation of the denial appeal to the city council, such special use shall not be granted except by a favorable vote of three-fourths of the city council.

Section 2. This Ordinance is hereby ordered to be published in pamphlet form by the East Peoria City Clerk and said Clerk is ordered to keep at least three (3) copies hereof available for public inspection in the future and in accordance with the Illinois Municipal Code.

Section 3. This Ordinance is in addition to all other ordinances on the subject and shall be construed therewith excepting as to that part in direct conflict with any other ordinance, and in the event of such conflict, the provisions hereof shall govern.

Section 4. If any section, paragraph, clause or provision of this Ordinance shall be held invalid, the invalidity of such section, paragraph, clause or provision shall not affect any of the other provisions of this Ordinance.

Section 5. This Ordinance shall be in full force and effect from and after its passage, approval and ten (10) day period of publication in the manner provided by law.

PASSED BY THE COUNCIL OF THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS, IN REGULAR AND PUBLIC SESSION THIS _____ DAY OF _____, 2020.

APPROVED:

Mayor

ATTEST:

City Clerk

EXAMINED AND APPROVED:

Corporation Counsel



TO: The Honorable Mayor and the City Council

FROM: Ty Livingston, Director of Planning & Community Development

DATE: October 14, 2020

SUBJECT: Petition of the City of East Peoria to amend Title 5, Chapter 7.1, Section 5(a) of the East Peoria City Code addressing the separation of Adult-use cannabis dispensing organizations from casino gaming facilities.

BACKGROUND:

The petition here is to provide an ample separation (2,500 feet) between the casino and any adult-use cannabis organizations as it's in the best interest of the City to not have these uses in close proximity to one another. This code change achieves that desired goal.

At their meeting, the ZBA voted 5-0 to recommend approval of the code change as presented. The board clarified the measurement is to be taken from the pavilion.

RECOMMENDATION: Approval, as presented.

ORDINANCE NO. 4525

**AN ORDINANCE AMENDING LOCATION REQUIREMENTS
FOR RECREATIONAL CANNABIS DISPENSARIES UNDER THE
CITY OF EAST PEORIA ZONING CODE**

WHEREAS, the City of East Peoria has proposed amendments to certain zoning regulations related to recreational cannabis dispensaries found at Title 5 of the East Peoria City Code, which proposed amendments are hereinafter set forth; and

WHEREAS, the City Council has determined that additional distance limitations on the location of a recreational cannabis dispensary are in the best interests of the City of East Peoria and the citizens of the City; and

WHEREAS, after holding a public hearing on October 12, 2020, pursuant to duly published notice, the East Peoria Zoning Board of Appeals has recommended approval of the proposed amendment; and

WHEREAS, the City Council finds that adoption of the proposed amendment to the City's zoning regulations would serve the best interests and the public good of the City of East Peoria and its citizens;

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS, THAT:

Section 1. Title 5, Chapter 7.1, Section 5(a) is hereby amended to read as follows (additions are indicated by underline; deletions by ~~strikeout~~):

5-7.1-5. Adult-use cannabis dispensing organization.

In those zoning use districts in which an Adult-Use Cannabis Dispensing Organization may be located, the proposed facility must comply with the following:

- (a) Facility may not be located within 1,000 feet of a pre-existing public or private nursery school, preschool, primary or secondary school, day care center, licensed day care home, or licensed residential care home, or within 2,500 feet of a casino gaming facility, as measured from building to building. Learning centers and vocational or trade centers shall not be classified as a public or private school for purposes of this Section. A casino gaming facility as used herein shall include any casino facility holding and operating under a state gaming license, but shall not include locations or businesses with video gaming operations as permitted under Title 3, Chapter 21 of this City Code. The

building comprising the casino gaming facility as used herein shall include any structures immediately adjacent to the casino gaming facility that houses the entryway or accessway to the casino, including a pavilion or similar structure.

Section 2. This Ordinance is hereby ordered to be published in pamphlet form by the East Peoria City Clerk and said Clerk is ordered to keep at least three (3) copies hereof available for public inspection in the future and in accordance with the Illinois Municipal Code.

Section 3. This Ordinance is in addition to all other ordinances on the subject and shall be construed therewith excepting as to that part in direct conflict with any other ordinance, and in the event of such conflict, the provisions hereof shall govern.

Section 4. If any section, paragraph, clause or provision of this Ordinance shall be held invalid, the invalidity of such section, paragraph, clause or provision shall not affect any of the other provisions of this Ordinance.

Section 5. This Ordinance shall be in full force and effect from and after its passage, approval and ten (10) day period of publication in the manner provided by law.

PASSED BY THE COUNCIL OF THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS, IN REGULAR AND PUBLIC SESSION THIS _____ DAY OF _____, 2020.

APPROVED:

Mayor

ATTEST:

City Clerk

EXAMINED AND APPROVED:

Corporation Counsel

MEMORANDUM

October 2, 2020

TO: Mayor John P. Kahl and Members of the City Council

FROM: Scott A. Brunton (City Attorney's Office)

SUBJECT: Financing for Access Road 6 Improvements / Special Service Area 2019A

DISCUSSION:

The City Council has previously approved the creation of Special Service Area 2019A for constructing the Access Road 6 road improvements. At this time, the City needs to obtain the financing to pay the costs for this Access Road 6 road improvement project. The City has sought proposals from local financial institutions for the \$400,000 loan for financing the Access Road 6 road improvement project. While the quotes were all favorable, Morton Community Bank offered the most favorable rate of 1.95% for the 10-year financing term.

As a reminder, under Special Service Area 2019A, the City will levy a special service area property tax against the properties in Special Service Area 2019A, which are the properties along the northern portion of Access Road 6 off of Illinois Route 116 (N. Main Street). These property tax revenues are then used to pay the annual loan payment under this special service area financing arrangement.

This Ordinance approves the \$400,000 loan with Morton Community Bank at a rate of 1.95% for the 10-year term of the loan. The proceeds from this loan will be used to pay the project costs associated with the Access Road 6 road improvement project.

RECOMMENDATION:

Approval of this Ordinance for financing the Access Road 6 road improvements.

ORDINANCE NO. 4523

**AN ORDINANCE APPROVING A LOAN FROM MORTON
COMMUNITY BANK FOR FINANCING THE ACCESS ROAD 6
IMPROVEMENT PROJECT FOR SPECIAL SERVICE AREA 2019A**

WHEREAS, the City of East Peoria, Tazewell County, is a municipal corporation duly organized and operating pursuant to the laws of the State of Illinois (the “City”); and

WHEREAS, pursuant to the Special Service Area Tax Law (35 ILCS 200/27-5, *et seq.*), as supplemented and amended from time to time (the “SSA Act”), the City adopted Ordinance No. 4514 on September 1, 2020, establishing the special service area known as Special Service Area 2019A; and

WHEREAS, pursuant to Ordinance No. 4514, Special Service Area 2019A was established to provide the special services consisting of repairing and improving Access Road 6 off of Illinois Route 116 (North Main Street) for those certain properties located along the adjacent portion of Access Road 6 (the “SSA Project”); and

WHEREAS, Ordinance No. 4514 authorizes the City to fund the SSA Project through the issuance of bonds, which under the Local Government Debt Reform Act (30 ILCS 350/1, *et seq.*) includes other debt instruments such as a bank loan (the “SSA Bond”); and

WHEREAS, Ordinance No. 4514 further authorizes the City to levy a special service area property tax against the designated properties within Special Service Area 2019A to pay the costs of financing the SSA Bond for the SSA Project (the “SSA Tax Levy”); and

WHEREAS, the estimated cost for the SSA Project is \$400,000.00, which includes construction costs, engineering costs, and other related project and SSA Bond costs, and the City has provided prior notice that the SSA Project cost shall not exceed \$400,000.00 as part of the public hearing required to initiate the process for establishing a special service area under the SSA Act; and

WHEREAS, the City hereby determines that the City should borrow an amount not to exceed \$400,000.00 with a ten-year payback period as authorized by Section 27-45 of the SSA Act and Ordinance No. 4514 to pay the SSA Project costs and related costs of issuance, and that a note be issued as a means to assist with this financing the SSA Project costs as provided herein; and

WHEREAS, Morton Community Bank (“MCB”) has offered to provide a loan in an amount not to exceed \$400,000.00 at an interest rate of 1.95% per annum

repayable in ten annual installments under the terms and conditions set forth in the promissory note attached hereto labelled as "Exhibit A" (the "Note"); and

WHEREAS, the City has the further authority to enter into the proposed Note as provided under the Local Government Debt Reform Act, and the financing terms of the proposed Note comply with the Illinois Bond Authorization Act (30 ILCS 305/0.01, *et seq.*); and

WHEREAS, the City Council finds it necessary to hereby approve the form of the Note for funding and financing the SSA Project costs and to designate the Note as a qualified tax exempt obligation;

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS, THAT:

Section 1. Incorporation of Preambles. The above recitations are found to be true and correct and are hereby incorporate into this Ordinance by this reference.

Section 2. Note Approval and Execution. The offer by MCB is hereby accepted. The Mayor and City Clerk are hereby authorized and directed to execute the Note in substantially the form attached hereto together with such modifications therein as the Mayor, in his discretion, may approve.

Section 3. Additional Documentation and City Action. The Mayor and other elected and appointed officials of the City are further authorized and directed to execute and attest such other documents and take such other action as is necessary to fulfill the obligation undertaken by the City upon the execution of the Note.

Section 4. SSA Tax Levy. The City Council shall levy the SSA Tax Levy for the 2020 tax year against the designated properties for Special Service Area 2019A by a separate and subsequent SSA Tax Levy Ordinance, with such property tax being extended against these properties in 2021. The SSA Tax Levy revenues are to be applied to pay the annual installments under the Note. The City Council shall further impose this SSA Tax Levy on an annual basis thereafter over the course of ten (10) years to pay the annual installments for the Note.

Section 5. Status as Qualified Tax-Exempt Obligation. The City hereby designates the Note as a qualified tax exempt obligation under the provisions of Paragraph 265(b)(3) of the Internal Revenue Code of 1986.

Section 6. Severability. If any section, paragraph, clause, or provision of this Ordinance shall be held invalid, the invalidity of such section, paragraph, clause, or provision shall not affect any of the other provisions of this Ordinance.

Section 7. Superseder and Effective Date. All ordinances, resolutions, and other, or parts thereof, in conflict herewith, are to the extent of such conflict hereby superseded; and this Ordinance shall be in full force and effect immediately upon its passage, approval and publication.

Section 8. Publication of Ordinance. A full, true, and complete copy of this Ordinance shall be published immediately after passage hereof by the City in pamphlet form and thereafter shall be effective as provided by law.

PASSED BY THE COUNCIL OF THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS IN REGULAR AND PUBLIC SESSION, THIS _____ DAY OF _____, 2020.

APPROVED:

Mayor

ATTEST:

City Clerk

EXAMINED AND APPROVED:

Corporation Counsel

EXHIBIT A

MCB Promissory Note for SSA 2019A



TO: The Honorable Mayor and the City Council

FROM: Ty Livingston, Director of Planning & Community Development

DATE: October 15, 2020

SUBJECT: Resolution Committing Local Funds for STBG Program

BACKGROUND: Every 2-3 years, PPUATS (Peoria-Pekin Urbanized Area Study) sends-out a call for projects as they are the regional distributor of federal funds for transportation projects in our area. The STBG is a set-aside program meaning that its for non-traditional projects which typically improve new and fully-reconstructed roadways. Instead, this program offers funding for resurfacing of good/fair condition roadways. Additional consideration is given for connectors between major employment areas as well as overall system importance. Staff believes the corridor of East Washington, between Main Street and I-74, checks all of these boxes.

The resolution here is to provide clear indication to PPUATS that the City intends to cover at least 20% of the project's cost. An estimate from Midwest Engineering Associates projects the cost of the project to be \$605,000, which doesn't include engineering fees. We're hopeful that some funding for ADA ramps – which are required to be replaced at time of resurfacing – can be addressed with funds from Tazewell County in the coming year. These STBG funds are for FY 23 & 24 so the City has at least a few years to plan for this project. Funds will come from the City's MFT proceeds.

This is a significant roadway, which is the City's responsibility to maintain, that we will likely never see a better deal than this to get this corridor repaved and more than half of those costs be covered by someone else.

RECOMMENDATION: Approval, as presented.

RESOLUTION NO. 2021-054

East Peoria, Illinois

_____, **2020**

RESOLUTION BY COMMISSIONER _____

**RESOLUTION COMMITTING LOCAL FUNDS FOR
SURFACE TRANSPORTATION BLOCK GRANT (STBG) PRESERVATION SET-
ASIDE PILOT PROGRAM**

WHEREAS, the City Council of the City of East Peoria, Illinois (the "City"), has taken action to submit a competitive public infrastructure application under the STBG program; and

WHEREAS, the City has identified the project to resurface and improve East Washington Street as an important and necessary infrastructure project for City (the "Project"), and the Project is "shovel ready" and awaiting the necessary funding; and

WHEREAS, receipt of STBG funds is essential to allow the City to undertake the Project to resurface East Washington Street from Main Street to I-74 which is projected to cost an estimated \$605,000; and

WHEREAS, criteria under the STBG program are such that financial participation by the City, as the grantee, is required in conjunction with these funds; and

WHEREAS, the City has certain monies allocated for the project with cash on hand, as needed;

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS, THAT the City does hereby commit funds of at least twenty percent of the project's total cost from the City's motor fuel tax proceeds for use in conjunction with a STBG program.

APPROVED:

Mayor

ATTEST:

City Clerk



2232 E. WASHINGTON ST. East Peoria, Illinois 61611 . Phone (309) 698-4716 FAX (309) 698-4730

Commissioners
Dan Decker Michael Sutherland

TO: The Honorable Mayor and the City Council

THRU: Michael Sutherland, Commissioner of Public Property

FROM: Cord Crisler, Water and Wastewater Superintendent

DATE: October 14, 2020

SUBJECT: Replacement of well motor and standpipe at North Main Water Treatment Plant.

DISCUSSION:

The well at the North Main Plant was showing signs of reduced pumping volume. The well required to be pulled and upon inspection it was determined that the standpipe was failing. A replacement pump and new standpipe were installed.

RECOMMENDATION:

Approve the invoice 25496 for \$22851.00 for the removal and installation of new well pump, motor and standpipe.

RESOLUTION NO. 2021-053

East Peoria, Illinois

_____, 2020

RESOLUTION BY COMMISSIONER _____

WHEREAS, it was necessary to replace and install a new well pump, motor, and standpipe at the North Main Street Water Treatment Plant on an emergency basis as the result of a failed standpipe (the "Project"); and

WHEREAS, Cahoy Pump Service, Inc. ("Cahoy") completed the Project as specified in the invoice attached hereto labeled as "Exhibit A" (the "Cahoy Invoice") at a cost of \$22,851.00;

WHEREAS, the City hereby finds that it was in the best interest of the City to have the Project completed on an emergency basis and that payment should be provided to Cahoy for completing the Project on an emergency basis;

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS, THAT the completion of the Project on an emergency basis under the contract with Cahoy is hereby approved and actions taken by City Officials to complete the Project are hereby ratified and approved, and the City Treasurer is hereby authorized and directed to pay the sum of \$22,851.00 to Cahoy for the Project as specified in the Cahoy Invoice.

APPROVED:

Mayor

ATTEST:

City Clerk

Cahoy Pump Service, Inc.

24568 150th Street
 Sumner, IA 50674
 Phone: 563-578-1130

Invoice

Date	Invoice #
9/10/2020	25496

Bill To
City of East Peoria 2232 East Washington Street East Peoria, IL 61611

P.O. No.	Terms
Proposal	

Quantity	Description	Rate	Amount
	Well NO.: North Well		
	1. Work completed per proposal dated 8/7/20 - base work & chemical treatment	14,220.00	14,220.00
	2. Camera - video inspection / documentation	1,800.00	1,800.00
	3. Goulds pump end	3,372.00	3,372.00
	4. 20 HP Hitachi submersible motor	2,621.00	2,621.00
	5. 4" x 21' galv t&c drop pipe - 2 @ \$320.00 per length	640.00	640.00
	6. Toro airline, 6" x 4" bushing, 4" x 6" SS handling nipple	198.00	198.00
		Total	\$22,851.00

RESOLUTION NO. 2021-051

East Peoria, Illinois
_____, 2020

RESOLUTION BY COMMISSIONER _____

WHEREAS, Police Chief Steven Roegge has submitted his resignation; and

WHEREAS, Police Chief Roegge's last day of service to the City of East Peoria Police Department is October 16, 2020; and

WHEREAS, pending the appointment of a new Police Chief, it is necessary to make an interim appointment to the Police Chief position within the City of East Peoria Police Department;

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS, THAT Richard Brodrick is hereby appointed as Interim Police Chief for the City of East Peoria Police Department until such time as the City Council selects and appoints a permanent replacement for Police Chief, and that this Resolution hereby ratifies and approves the designation of Richard Brodrick by action of the Mayor as Interim Police Chief on a temporary basis on or after October 16, 2020, and prior to adoption of this Resolution.

APPROVED:

Mayor

ATTEST:

City Clerk