
**PROCEEDINGS OF THE REGULAR MEETING
OF THE CITY COUNCIL OF THE CITY OF PEKIN, ILLINOIS,
HELD IN THE COUNCIL CHAMBERS OF THE CITY HALL
ON MONDAY, SEPTEMBER 28, 1998, AT 6:30 O'CLOCK P.M.
R. DAVID TEBBEN * MAYOR * PRESIDING**

PRESENT: COMMISSIONERS, ORRICK, BARRA, JONES, AND RICHMOND
ABSENT: NONE

The **Pledge of Allegiance** was led by Mayor Tebben.

Roll was called and all commissioners were present.

Agenda

Motion by Com'r. Orrick, seconded by Com'r. Barra, that the **Agenda be amended** by adding an Executive Session at the end of the meeting. On roll call vote, all present voted Aye. Motion by Com=r. Orrick, seconded by Com=r. Barra, that the **Agenda be approved as amended**. On roll call vote, all present voted Aye.

Motion by Com'r. Orrick, seconded by Com'r. Richmond, that the **Minutes of the Council Meeting of September 14, 1998 be approved as written**. On roll call vote, all present voted Aye.

Consent Agenda

Motion by Com'r. Orrick, seconded by Com'r. Barra, that the **Consent Agenda be approved** as presented.

1. Resolution No. 352 - Approving Payroll No. 20 for pay period ending 09/19/98 in the amount of \$292,004.07; and Claim Schedules dated 09/25/98 in the amount of \$723,086.98

2. Receive and File Planning Commission Minutes Dated September 9, 1998

3. Receive and File the Bids for Pekin Rail Spur Project

Annex Railroad Builders, Inc.	Swanson Contracting Co.,	Armcore Railroad Contractors, Inc.	Track Service Inc.	Heartland Track Works, Inc.
\$193,583.03	\$175,022.98	\$150,698.43	\$258,076.45	\$154,875.55

4. Receive and File City of Pekin Financial Statement April 30, 1998

5. Receive and File Tazewell County Resolution in support and participation in the funding of the Design, Land Acquisition and construction of Veteran's Drive from Court Street to Broadway Road

6. Receive and File Pekin Planning Commission Hearings and Recommendations:

- a. #1294 - Special Use request submitted by Gloria Lanhardt, 315 S. Capitol Street to allow a Day Care in a residential zoning district be approved by the Pekin City Council
- b. #1295 - Day Care Site Plan, submitted by Gloria Lanhardt, 315 S. Capitol Street based on City Zoning Day Care requirements
- c. #1296 - Preliminary Plat for Sunset Hills, Section 29, submitted by Bill Leman, Agent for Monge Property Management be approved
- d. #1297 - Special Use request, submitted by Bob Bellemey for his property at 211 N. 4th Street to be used as a storage building for boats be approved by the Pekin City Council
- e. #1298 - Site Plan submitted by Bob Bellemey for his property at 211 N. 4th Street to be used as a storage building for boats
- f. #1299 - approval of the language change to the Pekin Zoning Ordinance which will allow awnings or canopies within a B-2 Zoning District

On roll call vote, all present voted Aye.

Unfinished Business

ORDINANCE NO. 2116/OA

AMENDING SECTION 9-10-6 BEING THE ZONING CODE OF THE CITY OF PEKIN REGARDING LANDSCAPING REQUIREMENTS AND STANDARDS

Motion by Com=r. Orrick, seconded by Com=r. Barra, that Ordinance No. 2116/OA be removed from the table. On roll call vote, all present voted Aye. Motion by Com'r. Orrick, seconded by Com'r. Barra, that Ordinance No. 2116/OA be sent back to the Planning Commission for further review of the suggested plantings regarding landscaping standards. On roll call vote, all present voted Aye.

New Business

Motion by Com'r. Richmond, seconded by Com'r. Orrick, that the **SPECIAL USE REQUEST SUBMITTED BY GLORIA LANHARDT**, 315 S. Capitol Street to allow a Day Care in a residential zoning district be approved. On roll call vote, all present voted Aye.

Motion by Com'r. Richmond, seconded by Com'r. Barra, that **DAY CARE SITE PLAN, SUBMITTED BY GLORIA LANHARDT**, 315 S. Capitol Street based on City Zoning Day Care requirements be approved. On roll call vote, all present voted Aye.

Motion by Com'r. Richmond, seconded by Com'r. Orrick, that the **PRELIMINARY PLAT FOR SUNSET HILLS, SECTION 29**, submitted by Bill Leman, Agent for Monge Property Management be approved. On roll call vote, all present voted Aye.

Motion by Com'r. Richmond, seconded by Com'r. Orrick that the **SPECIAL USE REQUEST, SUBMITTED BY BOB BELLEMEY** for his property at 211 N. 4th Street to be used as a storage building for boats under the condition the metal guard rail be moved 2 ft. from property line, be approved. Comr's. Jones and Richmond expressed that planning and zoning needed to be more consistent in recommending uses of property. A special use had just been denied in the area presented. Jack Kluever, Code Enforcement Officer, explained the Planning Commission members' decision to allow storage for boats in the area and not require hard surfacing. A general discussion was held regarding paving and short term storage requirements. Council felt they were not second guessing the committee's judgement but wished to convey to them the issues that came to Council's attention. On roll call vote, all present voted Aye.

Motion by Com'r. Jones, seconded by Com'r. Barra, that **SITE PLAN SUBMITTED BY BOB BELLEMEY** for his property at 211 N. 4th Street to be used as a storage building for boats be approved. Mr. Basch addressed Council's concerns if Mr. Bellemey would be using the same building on the property and that it would be properly screened. On roll call vote, all present voted Aye.

ORDINANCE NO. 2123/OA

AMENDING SECTION 9-10-8, SUBSECTION C BEING THE ZONING CODE OF THE CITY OF PEKIN REGARDING AWNINGS OR CANOPIES WITHIN A B-2 ZONING DISTRICT

Motion by Com'r. Jones, seconded by Com'r. Richmond, that Ordinance No. 2123/OA be adopted. Mr. Basch explained why the additional language was necessary for the Central Business District and why it was considered the same as sign requirements. A discussion was held on the need to include color, style or design restrictions. It was decided to present the suggestion for esthetic controls to the Main Street Committee and possibly the Historic Preservation guidelines to be adopted by that group would be the vehicle for imposing the controls. On roll call vote, all present voted Aye.

ORDINANCE NO. 2124/1568-A106

ANNEXATION AND REZONING ORDINANCE / TAZEWELL MACHINE WORKS, INC.

Motion by Com'r. Jones, seconded by Com'r. Richmond, that Ordinance No. 2124 be adopted. On roll call vote, all present voted Aye.

ORDINANCE NO. 2125/1568-A107

ANNEXATION AND REZONING ORDINANCE / FIRST CHRISTIAN CHURCH

Motion by Com'r. Jones, seconded by Com'r. Orrick, that Ordinance No. 2125 be adopted. Com'r. Jones questioned if the action proposed was consistent with the Comprehensive plan and the reason for entering the City as RM-2 zoning. Attorney Oberle explained the petition requested the zoning for possible conjugal living for the elderly. It was appropriate to Sunset Hills area already zoned R-1 and RM-2. The Comprehensive Plan called for mixed residential. On roll call vote, all present voted Aye.

Motion by Com'r. Barra, seconded by Com'r. Richmond, that the Mayor be authorized with the advice and recommendation of staff and Legal Counsel to sign all **DOCUMENTATION FOR A TRACK CONSTRUCTION GRANT AGREEMENT**. Mr. Basch presented the Council information regarding the authorization. As part of the Hanna Steel Project, he explained the agreement was a means of obtaining the City's \$100,000 grant and the language between the City and Illinois Department of Transportation for the operation and ownership of the rail spur. Wording needed to be clarified to make Hanna a party to the agreement. On roll call vote, all present voted Aye.

Motion by Com'r. Barra, seconded by Com'r. Orrick, that the Mayor be **AUTHORIZED TO AWARD THE BID**, with concurrence of Illinois Department of Transportation Bureau of Railroads, the Pekin Rail Spur Project contingent upon the approval of the Track Construction Grant Agreement. On roll call vote, all present voted Aye.

Motion by, Com'r. Barra, seconded by Com'r. Richmond, that the **INTERGOVERNMENTAL AGREEMENT FOR ANIMAL & RABIES CONTROL SERVICES** be approved. A general discussion followed regarding dollar amount of the contract and comparison rates with surrounding cities. Council requested additional information for an informative decision. Motion by Com'r. Jones, seconded by Com'r. Orrick, that the Intergovernmental Agreement for Animal & Rabies Control Services be tabled until the 2nd meeting in October. On roll call vote, all present voted Aye.

Motion by Com'r. Barra, seconded by Com'r. Orrick, that the **AMENDMENT OF FAÇADE REVITALIZATION GUIDELINES** be approved. On roll call vote, all present voted Aye.

Other Business

Reporters from the *Peoria Journal Star*, the *Pekin Daily Times* and news media stations were given the opportunity to ask questions.

Motion by Com'r. Barra, seconded by Com'r. Orrick, that Council move to **Executive Session** to discuss Personnel, Evaluation of employees and Real Estate Acquisition. On roll call vote, all present voted Aye. 7:10 A.M.

Motion by Com'r. Barra, seconded by Com'r. Orrick that Council **adjourn**. Motion carried by voice vote.

COUNCIL ADJOURNED AT 7:30 P.M.

Sue E. McMillan
City Clerk