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PROCEEDINGS OF THE REGULAR MEETING
OF THE CITY COUNCIL OF THE CITY OF PEKIN, ILLINOIS,
HELD IN THE COUNCIL CHAMBERS OF CITY HALL
111 S. CAPITOL ST
ON MONDAY AUGUST 13, 2018 AT 5:30 O'CLOCK P.M.
JOHN MCCABE * CHAIR * PRESIDING

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PLEDGE OF ALLEGIANCE

Pledge of Allegiance was led by Mayor McCabe.

The City Clerk confirmed all members of the Council were present for roll call. A quorum was declared by Mayor McCabe.

Attendee Name	Title	Status	Arrived
James A Schramm	Council Member	Present	5:30 PM
Michael Garrison	Councilman	Present	5:30 PM
Lloyd Orrick	Mayor Pro-Tem	Present	5:30 PM
John P Abel	Council Member	Present	5:30 PM
Michael Ritchason	Council Member	Present	5:30 PM
Mark Luft	Council Member	Present	5:30 PM
John McCabe	Mayor	Present	5:30 PM

APPROVE AGENDA

3.1. Motion to: **Approve agenda**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Ritchason, Council Member
SECONDER:	Michael Garrison, Councilman
AYES:	Schramm, Garrison, Orrick, Abel, Ritchason, Luft, McCabe

APPROVAL OF MINUTES

4.1. City Council - Regular Meeting - Jul 9, 2018 5:30 PM

RESULT:	**ACCEPTED [UNANIMOUS]**
MOVER:	Michael Garrison, Michael Ritchason
SECONDER:	John P Abel, Council Member
AYES:	Schramm, Garrison, Orrick, Abel, Ritchason, Luft, McCabe

PUBLIC INPUT

Cynthia Johnson, homeowner in the referenced subdivision, spoke regarding 8.1 Petition for Map Amendment to Rezone Certain Property on Dane Kelsey Drive and asked the Council to respectfully deny the petition to rezone the properties.

Dave Nutter approached the podium to speak regarding 8.7 Pekin Municipal Airport Agreement with FAA for Flight Check asking which line item this amount will be credited. Also spoke regarding 8.6 Hanson Engineering Agreement for Runway Rehabilitation Project, asking if the transfer has been made out of the General Fund to the airport budget to go the State. Mr. Nutter continued to raise questions regarding 8.5 Resolution for the Approval of the Storm Water Project Priority, he believes the staff projects do not have any dollars allocated for material and equipment rental and asked if this was an accumulative number for all the staff projects or just a few of them. Also commented on the new Department 43 for stormwater projects inquiring as to which department line item will the material and equipment rental will be credited to and the same for labor material, seeing that there are $0 budget dollars. Mr. Nutter commented on 7.1 Presentation of Solar Project at Airport, asking about documentation on installations, questioned proof that the company has the money to pay the City for 20 years, asking if the panels rotate, subscriber costs, and if there an impact for pilots pertaining to any glare.

Rick Hilst spoke regarding 7.1 as well asking how the cost per acre was decided. Mr. Hilst continued to comment on 8.2 as to why the change of words to amend the Code, he also referred to the efficiency study.

CONSENT AGENDA

6.1. **Pekin Plan Commission Minutes Dated May 9, 2018 and June 13, 2018**

6.2. **Building Department Reports - May 2018, June 2018 & July 2018**

6.3. **Resolution No. 107-18/19 Appointment of Gary Gillis to the Pekin Public Library Board BE IT RESOLVED BY THE COUNCIL OF THE CITY OF PEKIN, ILLINOIS, THAT: The Mayor's appointment of Gary Gillis to the Pekin Public Library Board for a term until June 30, 2019 to fill the unexpired term of Janson Juchems is here by approved.**

6.4. **June 2018 Tazewell County Animal Control Billing**

6.5. **PD Stats - June 2018**

6.6. **Approving the second amendment to the redevelopment plan and projects for the Pekin South Industrial Park Conservation Area Tax Increment Financing District**

6.7. **Designating the amended redevelopment project area for the second amendment to the Pekin South Industrial Park Conservation Area Tax Increment Financing District**

6.8. **Adopting tax increment allocation financing for the second amendment to the Pekin South Industrial Park Conservation Area Tax Increment Financing District**

6.9. Motion to: **Motion to Approve Consent Agenda**
Mayor McCabe presented the items for consideration on the Consent Agenda which was approved by Omnibus Vote.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	James A Schramm, Council Member
SECONDER:	Michael Ritchason, Council Member
AYES:	Garrison, Orrick, Abel, Ritchason, Luft, McCabe
ABSENT:	James A Schramm

PRESENTATION

7.1. **Presentation of Solar Project at Airport**
Ms. Kriston Sheets from Ruyle Mechanical Services and Mr. Jason Hawksworth, from Hawk Energy Solutions, gave a power point presentation on the potential community solar project at the airport, they would be the ones installing, maintaining and providing warranty services for the project. Each presented

background on their company. Ms. Sheets explained the $5M Solar In Your Community Challenge Grant. Ms. Sheets and Mr. Hawk both explained the steps taken to submit a final application by November 30th and what steps still need to be taken. They are waiting on IDOT approval for their plan. A glare study was completed and it was determined the glare would not have an impact on airport operations. The next step and the purpose of the presentation is to obtain a land lease to obtain site controls, to apply for a renewable energy credit program through the State. It is a competitive grant that would help with the process. The companies would break ground in the second or third quarter of 2019. Subscriber base would include education programs for residents. Council Member Orrick questioned how many projects they have completed. Mr. Hawksworth explained that eight projects have been completed, for example, the Richwoods High School project provides direct power to the school. Mr. Hawksworth explained how the community solar project law goes into effect next year. He explained how 40% of the projects production would be allocated to the City, $1M kilowatt hours would go to the City to offset our costs, averages to about $16,000 in utility spend. Council Member Ritchason inquired as to whether Richwoods was the most current project, the length of the leases and how they arrived at the $1,000 per acre figure. Mr. Hawksworth explained that there are two churches in the Chicagoland area that are more recent and that there are not leases but agreements equivalent to a subscription agreement that are for 20 years. Mr. Hawksworth continued to explain that the $1,000 per acre was negotiated with the City. Council Member Ritchason inquired about the benefits. Ms. Sheets explained that the focus of grant is to serve low to middle income customers, they would try to subscribe to the City and Pekin Housing Authority, that when then leave 20% of production that would be open up to anyone wishing to subscribe. Council Member Abel inquired about a battery backup. Mr. Hawksworth explained that all the power goes directly to the grid not the airport. They are metered and credited to the subscriber. There is no reason to store it. Luft asked about the subscriber cost, Mr. Hawksworth explained that there is no subscriber cost. Ms. Sheets pointed out that the law is written as such to qualify for the renewable energy credits there cannot be a subscriber agreement, and in today's market there are no subscriber charges. Council Member Garrison asked where the credits come from. It was answered that the credits come from the Adjustable Block, that residents currently paying through renewable energy rider. Garrison asked about a third party and Mr. Hawksworth explained that the third party includes Hawk-Attollo and investment partners, essentially two banks, as the project is funded through investors. Mr. Hawksworth pointed out that the ultimate goal is to build local projects using local labor. Mr. Hawksworth added that the funds have to be allocated in escrow to be able to decommission the system at the end of its life cycle. Council Member Garrison questioned who would control the escrow fund. City Attorney Burt Dancey explained that a third party should hold the escrow account.

NEW BUSINESS

8.1. Petition for a Map Amendment to Rezone Certain Property on Dane Kelsey Drive from R-2, One-Family Residential to RT, Two-Family Residential

The recommendation of the Pekin Planning Commission to the City Council was to deny a petition from Whitehurst for rezoning the property on Dane Kelsey Drive from R-2 (One-Family Residential) to RT (Two-Family Residential). Mr. Lebuge spoke on the recommendation from the Pekin Planning Commission. He explained that there was significant opposition from the property owners in that area. During the discussion it was pointed out that there are other available RT lots in that area that border on the lake therefore the Planning Commission did not find it to be in the best interests of the City to rezone and the petition was unanimously denied. Council Member Luft expressed his support of the Planning Commission recommendation.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	James A Schramm, Council Member
SECONDER:	Michael Garrison, Councilman
AYES:	Schramm, Garrison, Orrick, Abel, Ritchason, Luft, McCabe

8.2. Ordinance No. 2800-18/19 An Ordinance Amending Title 1, Chapter 8G, Sections 1-3 of the Code of the City of Pekin 1995 Regarding Department of Public Works

City Attorney Burt Dancey explained the changes requested leaves the decision as to when it is best to fill that position to the operational jurisdiction of the City Manager. It gives flexibility within the full context of work needs, available personnel and budgetary needs. It does not eliminate it at all it just lets the City Manager decided when and how best to fill it. Council Member Luft stated that he is concerned with the timing and doe snot support the change right now and would make a motion to table. Seconded by Council Member Schramm. City Manager Anthony Carson explained that it has not been adhering to its own Ordinance for many years and we are trying to clean up the language so that it is an option not a requirement. As of right now it says that a Public works director is supposed to be and shall be named. We are in direct violation of what our Code states. Mayor McCabe also commented on the change. Council Member Orrick supports that it should be at the discretion of the City Manager. Mayor McCabe inquired as to who currently acts as a Public Works Director. Mr. Carson explained that it is a combination of Mr. Guerra, Mr. Rothert and Superintendent Mr. Shaw. Council decided to take the action to executive session.

RESULT:	**TABLED [5 TO 2]**
MOVER:	Lloyd Orrick, Mark Luft
SECONDER:	James A Schramm, Council Member
AYES:	Schramm, Garrison, Abel, Ritchason, Luft
NAYS:	Lloyd Orrick, John McCabe

8.3. Resolution 108-18/19 to Approve the Joint PPUATS Funding Agreement for FY 2019

City Engineer Michael Guerra asked the Council to approve Resolution 108-18/19 approving the Joint Pekin-Peoria Urbanized Area Transportation Study Funding Agreement. The annual agreement for the FY2019 Unified Work Program contains a City of Pekin local match of $12,866. Council was advised that the City had received millions of dollars for projects by participating and most recently the Derby Street Study.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Lloyd Orrick, Mayor Pro-Tem
SECONDER:	Mark Luft, Council Member
AYES:	Schramm, Garrison, Orrick, Abel, Ritchason, Luft, McCabe

8.4. Motor Fuel Tax Resolution 109-18/19 for Joint PPUATS Funding Agreement FY2019

This resolution is needed to allocate Motor Fuel Tax (MFT) funds to pay for the City's share for the Joint Peoria-Pekin Urbanized Area Transportation Study (PPUATS) Funding Agreement. The City's portion for the local match is $12,866 which was budgeted in the Motor Fuel Tax Fund for this budget. This resolution is required by Illinois Department of Transportation for MFT funds to be utilized.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Mark Luft, Council Member
SECONDER:	John P Abel, Council Member
AYES:	Schramm, Garrison, Orrick, Abel, Ritchason, Luft, McCabe

8.5. Resolution 110-18/19 for the Approval of the Storm Water Issue Prioritization

Mayor McCabe commented on the newly formed subcommittee. Council Member Orrick thanked Council for having the foresight to create this meeting and for the team effort involved. City Engineer, Michael Guerra, explained the listing of the priority of storm water projects to be performed. Mr. Guerra explained that there has been two subcommittee meetings in which the projects, schedule and the possible funding has been discussed. This resolution is the first step in the process for the scheduling of the projects. The request is to approve the priority of the projects with the estimated time frame for completion. This will allow the City staff to begin working on repairs conducted with City Staff and begin soliciting requests for qualifications for engineering firms to assist the City with preparation of plans, studies and detailed estimates. With detailed estimates for the projects, the subcommittee will be able to determine the final recommendation of priority of funding for the projects. Council Member Abel commented that this is reassuring to the public to know their problems will be fixed.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Mark Luft, Council Member
SECONDER:	Michael Ritchason, Council Member
AYES:	Schramm, Garrison, Orrick, Abel, Ritchason, Luft, McCabe

8.6. Engineering Agreement with Hanson Professional Services Inc. for the Pekin Municipal Airport Runway Rehabilitation Project

City Engineer, Michael Guerra explained the agreement with Hanson Engineering. This agreement is for the engineering services for the design, construction oversight, and special services for the Pekin Municipal Airport Rehabilitation Project. This agreement provides for all aspects of the engineering services needed for this project. Illinois Department of Transportation has reviewed the terms of the agreement and has found them acceptable. This draft of the agreement was delayed as the scope of the project changed due to an increase in funding from Illinois Department of Transportation earlier this spring. The City Council approved a resolution on May 14th, 2018 to appropriate additional funding in the budget to account for the change in scope of the project. Therefore the draft for the engineering services had to be revised. This agreement covers the increased scope for the design engineering, the increased construction engineering and the special services. This project has been advanced to meet the letting schedule set by IDOT for the funding. There this engineering agreement is required to allow for payment for the engineering services needed to be in accordance with funding requirements. The scope of the project now includes the removal and replacement of the original 3,800 ft. of the runway and a Hot Mix Asphalt (HMA) overlay on the remaining of 1,200 ft. including the turnaround. This would completely eliminate the large cracks and decrease future maintenance cost by extending the life of the runway for another 20 plus years. This project coupled with the lighting project that is under construction will greatly enhance the runway for the Pekin Municipal Airport. Airport Manager, Todd Dugan, was present for questions. Council Member Ritchason inquired on the time frame. Mr. Guerra explained that it would take approximately 120-160 days for construction, but the runway will be shut down and will not always be able to accommodate flights safely. Council Member Orrick inquired about the payment of 5% of the project. Mr. Guerra explained that our portion is $12,286.55 which is the 5%.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Michael Garrison, Councilman
SECONDER:	Michael Ritchason, Council Member
AYES:	Schramm, Garrison, Orrick, Abel, Ritchason, Luft, McCabe

8.7. Agreement with Department of Transportation Federal Aviation Administration

City Engineer, Michael Guerra, explained that this is the current project at the airport, the runway lighting project. This agreement is for the Department of Transportation Federal Aviation Administration (FAA) to conduct a flight inspection of the new lights installed as part of the Runway Lighting Project at the Pekin Municipal Airport. This inspection is a requirement to ensure the lights were installed and are operating in accordance with the FAA regulations. Without this inspection, the newly installed lights can't be used and the project will not be able to be completed. This inspection was included in the project and the funding agreement with Illinois Department of Transportation (IDOT). Therefore, IDOT will reimburse the City the cost of the flight check. This agreement is needed to schedule the flight check.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Michael Garrison, Councilman
SECONDER:	John P Abel, Council Member
AYES:	Schramm, Garrison, Orrick, Abel, Ritchason, Luft, McCabe

8.8. IT. Storage Refresh

Assistant City Manager, Mark Rothert spoke on this item. He explained that the Storage System currently in place, upon which most of the City Servers rely, was installed at the same time as the server infrastructure refresh in 2014. It was sized correctly based upon the City's needs and existing capabilities at the time, as well as predicted future growth. However, the City's needs have grown significantly more than predicted since then. With the addition of several databases, increased reliance on SharePoint, and an expanded and more integrated GIS platform, the requirements of the Storage System have grown. When it was first installed, the largest concern was overall size as most of the workload was file access, which does not require a lot of performance - how fast the storage can access items. As the City has added databases, SharePoint, GIS, and other capabilities, the workload has transitioned from pure capacity to a mix of storage capacity and performance. The existing storage array simply cannot keep up with current demands nor can it be upgraded to meet those demands. The I.T. Department has identified Pure Storage as the vendor that will meet our requirements. The array the company has suggested for the City is many times faster than what is currently installed and will meet the needs of the City for the foreseeable future. Further, additional modules for the array can be purchased as the needs of the City continue to change. These modules can add capacity or performance seamlessly without having to purchase an entirely new array ensuring the array continues to meet the needs of the City and does not need to be replaced as those needs change. Council Member Orrick commented that it was the same one we had in 2014 and asked if maintenance is given on the other data storage we have. Council Member asked what the impact would be if we do not approve this. Mr. Rothert explained that we will have slower operations in our computer systems.

RESULT:	**APPROVED [6 TO 1]**
MOVER:	John P Abel, Council Member
SECONDER:	Michael Garrison, Councilman
AYES:	Schramm, Orrick, Abel, Ritchason, Luft, McCabe
NAYS:	Michael Garrison

8.9. Ordinance No. 1462-A358-18/19 An Ordinance Amending Title 8, Chapter 4, Section D. of the Code of the City of Pekin 1995 Regarding No Parking Schedule Easling Court and 1100 Block of S. 6th Street and remove 2-hour parking on streets in downtown area.

Fire Chief Kurt Nelson presented the Traffic Safety Committee's recommendation. Chief Nelson explained resident concerns. The first concern being able to pull out of his driveway near 1500 Court Street. The other concern is the S curve by Starcivich Court. Mayor McCabe commented that he received two isolated concerns but has been overwhelmingly positive.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	John P Abel, Council Member
SECONDER:	Mark Luft, Council Member
AYES:	Schramm, Garrison, Orrick, Abel, Ritchason, Luft, McCabe

ANY OTHER BUSINESS TO COME BEFORE THE COUNCIL

City Manager, Anthony Carson, thanked everyone for coming out to Bike Night and announced that the Bathtub Races will be taking place this Friday, August 17th. It will be a great night to be in downtown Pekin.

City Engineer, Michael Guerra announced that the Street Maintenance Program will be beginning chip sealing the week of the 20th at Audobon, 5th Street, and the Brentwood Manor subdivision. There will be no parking during this time.

Mayor McCabe spoke about the St. Jude Run and the 3rd annual Fight the Fight Against Addiction.

Council Member Orrick warned of an Oak tree across from Midas on Court Street that is a hazard of falling onto Court Street. Mr. Luft asked that we get ahold of Ameren.

Council Member Abel commented on the weed problem on Parkway and Court. Mr. Abel believes we should cut them down and send them a bill. Also commented on the weeds coming out of our gutters.

Mayor McCabe commented on the Pekin Community Organization group and how he appreciates their efforts.

Council Member Orrick commented on waiting on approval from IDOT from the City to do its work. Mr. Guerra stated that we expect approval this week. Mr. Orrick praised the City yard crew for doing a commendable job.

EXECUTIVE SESSION 5 ILCS 120/2 (C) 1. PERSONNEL

10.1. Motion to: **Motion to Move to Executive Session 5 ilcs 120/2 (c.) 1. Personnel and 11. Pending or Threaten Litigation**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Ritchason, Council Member
SECONDER:	Lloyd Orrick, Mayor Pro-Tem
AYES:	Schramm, Garrison, Orrick, Abel, Ritchason, Luft, McCabe

10.2. Motion to: **Department of Public Works to remove from the table Ordinance No. 2800-18/19 An Ordinance Amending Title 1, Chapter 8G, Section 1-3 of the Code of the City of Pekin 1995 Regarding**

The vote was made in open session.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Mark Luft, Council Member
SECONDER:	Michael Garrison, Councilman
AYES:	Schramm, Garrison, Orrick, Abel, Ritchason, Luft, McCabe

10.3. Motion to: **Restate - adopt Ordinance No. 2800-18/19 An Ordinance Amedning Title 1, Chapter 8G, Section 1-3 of the Code of the City of Pekin 1995 Regarding Department of Public Works**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Ritchason, Council Member
SECONDER:	John P Abel, Council Member
AYES:	Schramm, Garrison, Orrick, Abel, Ritchason, Luft, McCabe

10.4. Motion to: **Regarding Department of Public Worksadopt Ordinance No. 2800-18/19 An Ordinance Amending Title 2, Chpter 8G, Section 1-3 of the Code of the City of Pekin 1995**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Ritchason, Council Member
SECONDER:	Lloyd Orrick, Mayor Pro-Tem
AYES:	Schramm, Garrison, Orrick, Abel, Ritchason, Luft, McCabe

ADJOURN

No further action to come before Council, motion was made by Council Member Luft , seconded by Council Member Garrison that Council adjourn. Motion carried viva voce. Mayor McCabe adjourned the meeting in open session at 7:50 PM.