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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 THE CITY HALL
111 SOUTH CAPITOL STREET
ON MONDAY, JUNE 27, 2005 AT 5:30 O'CLOCK P.M.
LYNDELL N. HOWARD * MAYOR * PRESIDING

PRESENT: COMMISSIONERS, BLANCHARD, MADDOX, DAGIT, AND JONES

ABSENT: NONE

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The **Pledge of Allegiance** was led by Lee Ann Meinhold

Roll was called and all commissioners were present.

Agenda

Motion by Com'r. Jones, seconded by Com'r. Maddox, that the **agenda be amended by adding under Consent Agenda #9 Proclamation: Clyde and Irene Day and by deleting under New Business #10 Ordinance No. 2439 Authorizing Amendment to Development Agreement with Dragon's Dome**. On roll call vote, all present voted Aye.

Motion by Com'r. Jones, seconded by Com'r. Maddox, that the agenda be **approved as amended**. On roll call vote, all present voted Aye.

Motion by Com'r. Jones, seconded by Com'r. Dagit, that the **Minutes of the Regular City Council Meeting of June 13, 2005 be approved as written.** On roll call vote, all present voted Aye.

Public Input on Agenda Items

Representatives from taxing bodies and residents of proposed TIF III District were in attendance to express opposition to the items of New Business establishing Tax Increment Financing.
John Richmond Director of Alpha Park Public Library District submitted a Resolution for united opposition of the Board of Trustees. Special Meeting Minutes, Friday, June 24, 2005 were received by Council and submitted to the records. Gary Thomas Supervisor Hollis Township presented signed petition from 1147 residents of Peoria County objecting to the creation of the proposed Pekin TIF District No. 3 in Hollis Township – Peoria County the document was received for the record by the Clerk.

Attorney Brian Addy spoke in opposition for tax payers that the City was offering Mr. Griffin, President of the Dragon's Dome, the a compromise by considering an amendment to the Developer Agreement allowing extension of time to install a fire suppression system to the Dome until September 30, 2005 and a separate amendment to pay one-half of the $25,000.00 to purchase the booster pump.

Garnet Meischner, 14001 Janssen also addressed the Dome issues.

Michael Thomas summarized the process that Mountain Mudd, Inc. followed and the resulting actions of the Planning Commission, Board of Appeals, Traffic Safety, and Council over the last year in the company's desire to locate a kiosk coffee building in the parking lot of County Market. He asked that Council disregard the recommendation of the PPC an allow the business to be located at the corner of Parkway and UAW. Bill Leman representing the owners of County Market addressed Council.

Ron Faichney expressed his opposition to Council consideration of participating in purchase of a pump for the Dome structure.

Consent Agenda

City Clerk Sue McMillan presented the following items under consent Agenda.
Motion by Com'r. Jones, seconded by Com'r. Blanchard, that the Consent Agenda b**e approved as presented**

1. Receive and File Monthly Reports: Building and Finance
2. Resignation Don Nell from Liquor Commission
3. Receive and File Tax Increment Financing Redevelopment Plan and Project
4. Receive and File Recommendation and Written Report of the Joint Review Board Redevelopment Plan Proposed Industrial Park Conservation Area
5. Receive and File Liquor Commission Minutes Dated June 9, 2005
6. Receive and File Liquor Commission Recommendations:
    a. #2-2005 – approval of the Special Use for the Sale of Alcohol for Dragon's Dome Ball Fields at 3321 Griffin Avenue with conditions
7. Receive and File Pekin Planning Commission Minutes Dated June 8, 2005
8. Receive and File Pekin Planning Commission Hearings and Recommendations:
    a. #1672 – Recommends to deny the Special Use for a Roadside Stand in the NW corner of the parking lot of County Market submitted by Michael Thomas for Mountain Mudd
    b. #1673 – Recommends approval of Zoning Assignments of Lots 79-91 and 104 RT and Lots 92-103 R2 pending annexation of Deerfield Estates Section 4
9. Proclamation: "Clyde and Irene Day" 75th Wedding Anniversary - Dorethy

On roll call vote, all present voted aye.

New Business

ORDINANCE NO. 2437

APPROVING A TAX INCREMENT REDEVELOPMENT PLAN AND PROJECT FOR AN INDUSTRIAL PARK CONSERVATION TIF DISTRICT IN THE CITY OF PEKIN, PEORIA AND TAZEWELL COUNTIES, ILLINOIS

Motion by Com'r. Dagit seconded by Com'r. Maddox, that Ordinance No. 2437 be adopted. On roll call vote, all present voted Nay. Motion Failed.

ORDINANCE NO. 2436

DESIGNATING A TAX INCREMENT REDEVELOPMENT PROJECT AREA FOR AN INDUSTRIAL PARK CONSERVATION TIF DISTRICT IN THE CITY OF PEKIN PEORIA COUNTY AND TAZEWELL COUNTIES, ILLINOIS

Motion by Com'r. Dagit seconded by Com'r. Maddox, that Ordinance No. 2436 be adopted. On roll call vote, all present voted Nay. Motion Failed.

ORDINANCE NO. 2435

ADOPTING TAX INCREMENT FINANCING WITH RESPECT TO REDEVELOPMENT PROJECT AREA KNOWN AS THE INDUSTRIAL PARK CONSERVATION TIF DISTRICT, IN THE CITY OF PEKIN, PEORIA AND TAZEWELL COUNTIES, ILLINOIS

Motion by Com'r. Dagit seconded by Com'r. Maddox, that Ordinance No. 2435 be adopted. On roll call vote, all present voted Nay. Motion Failed.

Council took a two minute recess to allow the Hollis Township residents to clear the Chambers and for staff and other s wishing to be seated in the Chamber to enter for continuation of the meeting.

Motion by Com'r. Blanchard, seconded by Com'r. Maddox, that the **AGREEMENT FOR ENGINEERING SERVICES WITH FARNSWORTH GROUP FOR WASTEWATER TREATMENT PLANT,** be approved. On roll call vote, all present voted Aye.

Motion by Com'r. Maddox, seconded by Com'r. Blanchard, that the **SPECIAL USE FOR SALE OF ALCOHOL FOR DRAGON'S DOME BALL FIELDS,** be approved. Discussion followed regarding deadlines that has been missed in connection with the construction and compliance of the Dome facility and the ball fields. Com'r. Dagit expressed concerns and requested that the record show he felt everyone should be treated equally. Motion by Com'r. Dagit, seconded by Com'r. Blanchard that action on the special use request be tabled. On roll call vote Nays; Jones, Howard, Maddox: Ayes Dagit and Blanchard. Mayor called for the vote on the original motion to approve the special use. On roll call vote, Ayes; Jones, Maddox and Howard; Nays; Dagit and Blanchard. Motion Carried.

Motion by Com'r. Maddox, seconded by Com'r. Jones, that the **SPECIAL USE FOR A ROADSIDE STAND IN THE NW CORNER OF THE PARKING LOT OF COUNTY MARKET** be approved. On roll call vote, Ayes; Jones and Howard; Nays; Dagit, Blanchard and Maddox. Motion Failed.

Motion by Com'r. Blanchard, seconded by Com'r. Maddox, that the **AGREEMENT WITH IBM FOR MAINTENANCE OF AS400,** be approved. On roll call vote, all present voted Aye.

Motion by Com'r. Blanchard, seconded by Com'r. Maddox, that the **BID FOR SIDEWALK AND HANDICAPPED RAMPS BE APPROVED AND THE CONTRACT BE AWARDED TO P.J. HOERR IN THE AMOUNT OF $111,257.80**. On roll call vote, all present voted Aye.

ORDINANCE NO. 2438
AUTHORIZING AN AMENDMENT TO DEVELOPMENT AGREEMENT WITH DRAGON'S DOME II, LLC

Motion by Com'r. Maddox seconded by Com'r. Jones, that Ordinance No. 2438 be adopted. On roll call vote, all present voted Aye.

Motion by Com'r. Maddox, seconded by Com'r. Jones, that the **HOUSING REHABILITATION CONSULTING CONTRACT WITH THE PEKIN HOUSING AUTHORITY,** be approved. On roll call vote, all present voted Aye.

Communications, Petitions, Reports

Information was distributed to Council to address last meeting concerns brought forth by citizen Dennis Vaughn. Police Chief Tim Gillespie responded to the related impression that the Police Department faced a morale problem among the officers. Also explained was the current department structure in regards to the command to officer ratio brought forward. The correspondence listed supporting evidence of morale status and administrative structure.

Other Business

Mayor reported:
Retreat, SBA Meeting, TIF 1 Priorities request, SAFER Grant and Boat leaving.

Reporters from the *Peoria Journal Star and Pekin Daily Time* were given the opportunity to ask questions.

Motion by Com'r. Maddox, seconded by Com'r. Blanchard that Council move to **Executive Session** at 6:45 P.M. to discuss Personnel and Threatened/Pending Litigation 5 ILCS 120/2 (c) 1 and 11. On roll call vote, all present voted Aye. Executive Session began at 7:53 p.m.

No further business to come before the Council, a motion was made by Com'r. Dagit seconded by Com'r. Blanchard that Council adjourn. Motion carried by voice vote.

COUNCIL ADJOURNED AT 8:10 P.M.

Sue E. McMillan
City Clerk