



PROCEEDINGS OF THE SPECIAL 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 JUNE 5, 2023 AT 4:00 O'CLOCK P.M.
MAYOR MARY BURRESS PRESIDING

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Councilmember Abel.

CALL TO ORDER

City Clerk Sue McMillan was absent. Deputy City Clerk Nicole Stewart confirmed all Councilmembers were present except for Councilmember Hilst who was absent. Mayor Burress called the meeting to order at 4:00 PM.

Attendee Name	Organization	Title	Status	Arrived
Rick Hilst	City of Pekin	Councilman	Absent	3:45 PM
Karen Hohimer	City of Pekin	Councilwoman	Present	3:46 PM
Dave Nutter	City of Pekin	Councilman	Present	3:47 PM
Becky Cloyd	City of Pekin	Mayor Pro tem	Present	3:56 PM
Mary Burress	City of Pekin	Mayor	Present	3:55 PM
Lloyd Orrick	City of Pekin	Council Member	Present	3:48 PM
John P Abel	City of Pekin	Councilman	Present	3:45 PM

APPROVE AGENDA

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Lloyd Orrick, Council Member
SECONDER:	Becky Cloyd, Mayor Pro tem
AYES:	Hohimer, Nutter, Cloyd, Burress, Orrick, Abel
ABSENT:	Rick Hilst

PUBLIC INPUT

No public input was received.

CONSENT AGENDA

NEW BUSINESS

6.1. Ordinance No. 4067-23/24 Approve Purchase of Property at 2125 & 2113 Court Street

Interim City Manager and Chief of Police John Dossey presented the agenda item to Council to approve and adopt Ordinance No. 4067-23/24 approving the purchase of property at 2125 & 2113 Court Street in order to construct wider sidewalks along the corridor. The appraisal stated that the total of both parcels was \$30,000. The City offered \$30,000 and the landowner accepted. Chief

Dossey informed Council that the City Engineer Ms. Josie Esker was on vacation and was available via electronic telephone and was available for questions.

Councilmember Orrick commented on the assessed price and felt it was extremely high.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Becky Cloyd, Mayor Pro tem
SECONDER:	John P Abel, Councilman
AYES:	Hohimer, Nutter, Cloyd, Burress, Orrick, Abel
ABSENT:	Rick Hilst

6.2. Ordinance No. 4068-23/24 Approve Purchase of Property at 2020 Court Street

Interim City Manager and Chief of Police John Dossey presented the agenda item to Council to approve and adopt an ordinance approving the purchase of property at 2020 Court Street at Walgreens in order to construct wider sidewalks along the corridor. According to the appraisal, the land was valued at \$24,600, which was the price offered and the landowner accepted. The purchase of the property was previously approved by Council at the May 8, 2023 City Council meeting by Ordinance No. 4054-23/24.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	John P Abel, Councilman
SECONDER:	Karen Hohimer, Councilwoman
AYES:	Hohimer, Nutter, Cloyd, Burress, Orrick, Abel
ABSENT:	Rick Hilst

6.3. Ordinance No. 4069-23/24 Approve Purchase of Property at 1901 Court Street

A motion was made by Councilmember Nutter seconded by Councilmember Orrick to approve and adopt Ordinance No. 4069-23/24 Approve Purchase of Property at 1901 Court Street.

Interim City Manager and Chief of Police John Dossey presented the agenda item to Council explaining that the purchase was to construct a wider sidewalk along the corridor of Court Street. The City obtained an appraisal of the land in which it was valued at \$11,700. The landowner countered with an offer of \$20,000 with the requirement that the City obtain and pay for an Alta Survey with a cost estimate of \$5,000.

Councilmember Cloyd questioned why the landowner of Mineral Springs Motel insisted on obtaining an Alta Survey.

City Attorney, Ms. Kate Swise, explained that an Alta Survey essentially a boundary survey.

City Engineer, Ms. Josie Esker, via electronic telephone, explained that the landowner had previously obtained an Alta Survey due to issues with the bank and insisted that another be conducted with any new boundary lines. The City would be able to utilize the Alta Survey provided by the landowner in conjunction with a new survey saving the City some cost.

Councilmember Orrick stated that the requirement of an Alta Survey was not provided to any other landowners for the acquisition of property to widen the sidewalks along Court Street and would not support the purchase.

Councilmember Orrick stated that not all the land acquisitions had been finalized and recommended waiting to the next meeting in hopes of a renegotiation.

Mayor Burress questioned whether the property owner had obtained in TIF Funds.

Councilmember Cloyd stated that the owner had already put in a lot of sweat and equity into the property but felt that the line needed to be drawn. Councilmember Cloyd felt that the City needed to go back to the landowner and renegotiate.

Ms. Esker stated that she had negotiated already with the property owner and felt that the owner was willing to go to court over the matter.

Council discussed the cost of court and attorney fees and felt that the property owner would also have to endure those costs as well.

Ms. Esker explained that IDOT had a June 23, 2023 deadline for all the land acquisitions.

Councilmember Orrick questioned if Ms. Esker had obtained agreements with all of the property owners along Court Street.

Ms. Esker stated she had verbal agreements for the rest and it was just a matter of getting the agreements signed. All land acquisitions over \$10K were scheduled for the June 12, 2023 City Council meeting.

A motion was made by Councilmember Orrick seconded by Councilmember Cloyd to layover Ordinance No. 4069-23/24 Approve Purchase of Property at 1901 Court Street to the June 12, 2023 Council meeting. On roll call vote all present voted Aye except Councilmembers Hohimer and Abel. Motion carried.

RESULT:	LAYED OVER [4 TO 2]
	Next: 6/12/2023 5:30 PM
MOVER:	Lloyd Orrick, Council Member
SECONDER:	Becky Cloyd, Mayor Pro tem
AYES:	Dave Nutter, Becky Cloyd, Mary Burress, Lloyd Orrick
NAYS:	Karen Hohimer, John P Abel
ABSENT:	Rick Hilst

ANY OTHER BUSINESS TO COME BEFORE THE COUNCIL

Interim City Manager and Police Chief Dossey announced that the Cops for Kids Putt Putt was today and had a great turnout.

EXECUTIVE SESSION 5 ILCS 120/2 (C) (1.) THE APPOINTMENT, EMPLOYMENT, COMPENSATION, DISCIPLINE, PERFORMANCE, OR DISMISSAL OF SPECIFIC EMPLOYEES OF THE PUBLIC BODY OR LEGAL COUNSEL FOR THE PUBLIC BODY AND (C) (6.) THE SETTING OF A PRICE FOR SALE OR LEASE OF PROPERTY OWNED BY THE PUBLIC BODY

A motion was made by Councilmember Hohimer seconded by Councilmember Abel to move into Executive Session to discuss 5 ILCS 120/2 (c) (1) The Appointment, Employment, Compensation, Discipline, Performance, or Dismissal of Specific Employees of the Public Body or Legal Counsel for the Public Body and (c) (6) The Setting of a Price for Sale or

Lease of Property Owned by the Public Body at 4:25 PM. On roll call vote all present voted Aye. Motion carried.

Mayor Burress announced that no action would be taken after Executive Session.

Council returned to open session at 5:10 PM.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Karen Hohimer, Councilwoman
SECONDER:	John P Abel, Councilman
AYES:	Hohimer, Nutter, Cloyd, Burress, Orrick, Abel
ABSENT:	Rick Hilst

ADJOURN

There being no further business to come before the Council a motion was made by Council Member Orrick, seconded by Council Member Abel that the meeting be adjourned. Motion carried viva voce. Mayor Burress adjourned the meeting at 5:10 PM.