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PROCEEDINGS OF THE REGULAR MEETING
OF THE CITY COUNCIL OF THE CITY OF PEKIN, ILLINOIS,
CITY HALL COUNCIL CHAMBERS
111 SOUTH CAPITOL STREET
PEKIN, ILLINOIS 61554
ON MONDAY, FEBRUARY 22, 2016 AT 5:30 O'CLOCK P.M.
JOHN MCCABE, MAYOR PRESIDING

PRESENT: COUNCIL MEMBERS, GOLDEN, DUNN, ORRICK, RITCHASON, ABEL, LUFT AND MCCABE
ABSENT: NONE

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

Roll was called and all Council Members were physically present. A quorum was declared.

AGENDA
Motion by Council Member Luft, seconded by Council Member Orrick that the agenda be approved as presented. On roll call vote, all present voted Aye.

MINUTES
Motion by Council Member Luft, seconded by Council Member Ritchason that the **minutes of the Regular City Council Meeting of February 8, 2016 be approved as written.** On roll call vote all present voted Aye.

PUBLIC INPUT
Ann Witzig questioned why the packet cannot be posted on the website earlier in the week for the public. Her comment on the Liquor Commission minutes under consent agenda was the fact that it was an unacceptable timeframe to allow licensees to be in arrears on the 2% beverage tax. She requested information at a later time on packet information regarding bike rack and the Scenic By Way that she didn’t understand. On agenda items for expenditures from the Hotel/Motel Tax Fund and the Economic Development Fund she asked how much money would the membership to the Greater Peoria Economic Development Council and the money given out for a disc golf tournament bring back to the City. Mrs. Witzig addressed the Façade Grant and questioned the work being awarded to outside contractors. She noted her comments on the Action Plan were the same as before that HUD was a barrier to affordable housing. Land use, control of building codes, tax policies, zoning ordinances, fees and charges were negatives to the Plan.
Bob Bramham told the Council that the $10,000.00 sponsorship proposed for disc golf tournament could be better used in Pekin. He voiced his displeasure that the packet was not available to the public in a timely manner and questioned the Council if they did their research for agenda items sooner than the public received the information.
Seth Frederick representing Ledgestone Insurance Open Disc Golf Tournament advised the Council that the questions the public raised would be answered in the presentation at the meeting.
Tim Latronico spoke in non-support for the City to sponsor the disc golf tournament, stated that the association had already received enough sponsors and entries, and asked the Council to reject the approval.

CONSENT AGENDA
Motion by Council Member Luft, seconded by Council Member Dunn that the **CONSENT AGENDA be approved as presented.** The following was read and presented by Mayor McCabe for consideration of the Consent Agenda items by Omnibus Vote.

7.1 Receive and File Monthly Reports and Minutes: Traffic Safety Committee Minutes dated February 5, 2016; Draft Liquor Commission Minutes dated February 11, 2016; and Tourism Committee Minutes dated January 12, 2016 and February 9, 2016.
7.2 Receive and File Pekin Planning Commission Minutes dated February 10, 2016.

7.3 **Pekin Planning Commission Hearings and Recommendations:**
a. Hearing #04-1900 - recommends approval of rezoning of certain property from R-4 (Residential District) to OS-1 (Office Service District) located at 904 N. 10th Street and adjacent parking lot PIN 04-04-35-344-001 and PIN 04-04-35-343-009 submitted by Rodney E. McClanahan.

On roll call vote all present voted Aye.

COMMUNICATIONS, PETITIONS, REPORTS

PRESENTATIONS

GovHR USA PROPOSAL FOR EFFICIENCY STUDY FOR THE CITY OF PEKIN Representatives Karl Nollenberger and Lee Szmborski, of Voorhees Associates were asked by the Council to discuss with them the proposal received by the City Manager before moving forward with a choice of providers of a study. The following outline was presented in powerpoint form:

Scope and Work Plan Schedule
What would needed to be provided – job descriptions, costs, expectations of Council for service delivery
How the study is done – review of policy targets/goals for 2-5 years, suggestions for change, issues, inter-department relationships, Council perspective, interviews sample staff, employee surveys, document analysis (Comprehensive Plan, Strategic Plan, Budgets, CAFRs, Codes, benchmark measurement items assessments, surveys of comparable cities
Preliminary Report with recommendations
Department Assessment – review of policies and procedures and target goals
Summary Report – presentation to the City Council
Project Approach – ongoing communications
Schedule – notice to proceed, Component A 60 days, complete in next 60 days
Cost Proposal – A $9,000, B $12,000, Final $2,000, expenses $3,500 + $27,000.00

Council directed specific questions to the presenters and received the following answers:
Communications and findings would go to whomever Council designated.
Council would be informed of missing information
Study could be conducted with an interim manager. A completed study would be great start for new manager
Recommendations could be rate from important to complete as soon as possible to beneficial but not necessary
Company reviews city's processes and prodigal and communications
Information Technology Review is a part of phase two but could be moved to phase one
Company would need Council's expectations of items to be studied for the end report to be beneficial
Company has included a 5 year analysis of funding if requested
Benchmarking is applied in assessing effectiveness of the City. In financial matters, 10 indicators are used such as comparable municipalities
Employee surveys are anonymous by mail and have had an average 70% return
Council decision who receives suggested recommendations
Status reports are emailed unless confidential. Impropriety issues may be addressed personally
Company has no performance bond. Does carry insurance
80% of clients chose to incorporate phase 2
All part-time employees receive survey and asses responses appropriately

JENNIFER DALY CEO GREATER PEORIA ECONOMIC DEVELOPMENT COUNCIL
Ms. Daly daily distributed to the Council additional information for her presentation and spoke about the organization as the Council viewed a powerpoint display of the Five Year Investment Plan for Regional Economic Development. She advised the members that the non-profit organization was supported by investments from businesses, counties, and cities throughout five counties of Tazewell, Logan, Mason, Peoria, and Woodford. The Council drove economic growth in the area in collaboration with local partners through business expansion, creation, attraction assistance; workforce development, attraction and retention; and regional marketing. She informed the Council of the direct benefits that Pekin was receiving. Ms. Daly

answered Council Member Luft's questions for what Pekin gets back from the investment and that everything GPEDC does is tracked and measured in reports. Ms. Daly told Council Member Dunn the regional approach the organization takes in attracting business and how it works. Council Member Golden expressed concern that the 12 month records showed no new businesses in Pekin as a result of the City's dues to the Greater Peoria organization. He stated there was too much overlapping and duplication of these types of organizations and some of the strategies should fall under teachers and trades. He felt business attraction comes from nice clean communities. He was unable to support the expenditures in that he did not see tangible results. Ms. Daly told Council Member Orrick that the organization worked with Sister Cities and she would share that information with him. Economic Development Director Leigh Ann Brown in response to Council Member Ritchason's inquiry, reported the tangible evidence of growth in the Riverway Business Park businesses such as Hanna Steel, Wheelworks, Amerhardt.

COMMUNITY DEVELOPMENT DORECTOR PAMELA ANDERSON COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM CDBG 2016 ACTION PLAN
A Public Hearing was opened at 7:33 p.m. by Mayor John McCabe. Community Development Director Pamela Anderson advised the Council that the Plan was available for review from February 10 to March 10, 2016 and that Notice of the Hearing was published in the Pekin Times. An additional Public Hearing would occur on Thursday, March 10, 2016 at 5:30 p.m. No comments had been received. Robert Bramham addressed the Council with his comments and questions. Mr. Barham did not support putting HUD anywhere. He questioned what would happen if Pekin did not accept HUD and asked how many minorities the City had hired. Ann Witzig stated the Plan was just another way of dishing out money, HUD was in control of what the city would become. She saw nothing good about the Action Plan. In reference to the Plan's affordable housing strategies, Council Member Abel questioned why the dilapidated and unsafe structures throughout the community couldn't be torn down. He stated there were too many abandon houses and properties that needed to get back on the tax rolls. Council Member stated he had been asking that for 2 ½ years. He felt to collaborate with the high school vocational programs and the trades would be more beneficial for Pekin.

Ms. Anderson clarified statements that had been made. She stated there were different HUD Programs such as those used by the Pekin Housing Authority but the funds used from the presented CDBG was not building new homes not calling homeless to move to Pekin but was for improvements for homeowners that already live there.
The Public Hearing was closed at 8:06 p.m.

2016 LEDGESTONE INSURANCE OPEN DISC GOLF TOURNAMENT BY PROFESSIONAL DISC GOLF ASSOCIATION
Nate Heinold Executive Director of the event presented to Council information regarding the event scheduled annually in the middle of August in the area. Council was told the event attracts players from every state and 6 different countries. The tournament uses 8 courses in Central Illinois with two showcased in Pekin. The event would host 1236 players. Players, families, spectators, volunteers would book hotels for the 3 and 4 day event. Council was informed that registrations and sign-in process tracks visitors to the communities. Mr. Heinold advised that the tournament donated $20,000.00 for charity to St. Jude. The event is covered by news media and will also feature a festival geared toward families and children. The Peoria Area Convention and Visitors Bureau estimated economic impact of $2,000,000. Jerry Anderson owner of Sunset Hills Golf Club and Designer of the Sunset course, Seth Friedrich, spoke to the activities in Pekin which included player's party, glo disc golf.

NEW BUSINESS

Motion by Council Member Ritchason, seconded by Council Member Orrick that the **2016 GREATER PEORIA ECONOMOIC DEVELOPEMNT COUNCIL** investment dues in the amount of $25,000.00 be approved. Leigh Ann Brown, Economic Development Director requested Council's approval to issue a check from the Economic Development Fund in the amount of $25,000.00. The money would support the City of Pekin's collaboration with GPEDC to build economic growth through targeted business assistance and attraction, workforce development and regional marketing as presented in the communications delivered by Ms. Daly. Council Member Orrick spoke in support that the GPEDC was vital in order for Pekin to grow. On roll call vote, Ayes, Orrick, Luft, Dunn, Abel, Ritchason and McCabe; Nay, Golden. Motion Carried.

Motion was made by Council Member Dunn, seconded by Council Member Orrick that the amount of $10,000.00 from the Hotel/Motel Tax Fund for **LEDGESTONE INSURANCE OPEN DISC GOLF TOURNAMENT be approved.** In a Request for Council Action Leigh Ann Brown asked for the administrative decision of Council to issue a check from Hotel/Motel Tax Fund in the amount of $10,000.00 to sponsor the 6th annual tournament in the Greater Peoria Region with 2 courses of the tournament in Pekin including players' check-in location, host of dinner and festival. Council Member Luft commented that the event was a positive for Pekin. Council Member Golden commented that the tournament seemed to be a success without Pekin money. He expressed concern of the expenditure and questioned why an application and tourism grant process were not followed. Mayor McCabe confirmed that the Hotel/Motel section of the code and State Statutes gave the City the authority to expend money directly from the fund for tourism purposes. Council Member Dunn called for the question, seconded by Council Member Abel. Mayor McCabe restated the motion before them to approve the amount of $10,000.00 from Hotel/Motel Tax Fund for Ledgestone Insurance Open Disc Golf Tournament. On roll call vote, Ayes, Orrick, Luft, Dunn, Abel, Ritchason and McCabe; Abstain, Golden. Motion Carried.

Motion by Council Member Abel, seconded by Council Member Orrick that the **DOWNTOWN TAX INCREMENT FINANCING FAÇADE PROGRAM ELIGIBLE AMOUNT OF $4,525.00** be approved. TIF Administrator Leigh Ann Brown requested authorization to pay property owner Karen Walker of Muse Salon 429 Court Street the eligible amount under the terms of the TIF façade guidelines for the amount of $4,525.00. The application had been reviewed and recommended by the Pekin Main Street Design Committee. Ms. Walker addressed Council's questions asked from the documentation provided with the facade program application. Council Member Golden stated his concern that an estimate was provided and not a proposal for price as required. He questioned the Mauer-Stutz Structure Report, prepared for Wolf Construction being given, to the applicant. Council Member Golden stated the TIF program was poorly written. Mayor McCabe challenged the Council Member to walk the downtown. He praised the work that had been completed and the 70% occupancy. On roll call vote, Ayes, Orrick, Luft, Dunn, Abel, Ritchason and McCabe; Nay, Golden. Motion Carried

<u>ORDINANCE NO. 1462-A344-15/16</u>
AMENDING TITLE 8, CHAPTER 4, SECTION 1.D
OF THE TRAFFIC CODE OF THE CITY OF PEKIN 1995
REGARDING NO PARKING SCHEDULE

Motion by Council Member Orrick, seconded by Council Member Ritchason that Ordinance No.1462-A344-15/16 be adopted. Council was asked to consider the recommendation of the Traffic Safety Committee to restrict parking on S. 10th Street at Fall Avenue 30' north of Alley. The change would allow access to Fall Avenue for solid waste vehicles as well as emergency responders. On roll call vote, all present voted Aye

<u>ORDINANCE NO. 1568-A204-15/16</u>
PROVIDNING FOR THE REZONING OF CERTAIN PROPERTY
PIN 04-04-035-343-009

Motion by Council Member Golden, seconded by Council Member Abel that Ordinance No. 1568-A204-15/16 be adopted. Council was asked to accept the recommendation of the Pekin Planning Commission to rezone certain property from R-4 (Residential District) to OS-1 (Office Service District) located at 904 N. 10th Street and adjacent parking lot PIN 04-04-35-344-001 and PIN 04-04-35-343-009 submitted by Rodney E. McClanahan 904 N. 10th Street. Council was advised the OS-1 zone would make a sale possible by allowing a professional service zoning class. Council Member Orrick questioned the assignment of OS-1 district to the lot with no structure if the Code provided for Parking Lot districts. On roll call vote all present voted Aye.

ANY OTHER BUSINESS TO COME BEFORE THE COUNCIL

Gerald Witzig voiced his concerns regarding the dollar figures paid for several demolitions of houses that had been ordered by the City to the same contractor. He asked that those projects be bid-out.

Robert Boudreau recounted over a half a century of his life of music, education and the American Wind Symphony Orchestra floating art center. He noted the benefits of the program and asked for Council's support for his possible return to Pekin. He expressed gratitude for the remarkable work that Leigh Ann Brown did for the City.

Ann Witzig extended her public apology to Sarah Newcomb for attributing her name to an issue at a previous meeting. Mrs. Witzig asked that Council hold all accountable for their actions and that Attorney Dancey not be given an extension to his contract. She found it questionable when the City sought to remove the Greer's from their home but ignored the hoarder situation. She reported she had asked 5 times for the bus department profit and had submitted her dated request to the Mayor as instructed. She asked the Council to have the manager and departments cut the budget. For the public to review, she asked that the budget be provided a month in advance. Shannon Cox for the American Wind Symphony to come to Pekin was an amazing opportunity and hoped that the Council would look into the amazing opportunity. Mrs. Cox invited the Council to attend the next First Fridays event on March 4, 2016 at the Speakeasy. Council Member Luft stated he was proud to have voted in favor of the City's contribution to the Academy of Fine Arts. He told Mrs. Cox that she was a great asset and expressed his personal thanks to her as a giver to this community.

Interim City Manager Sarah Newcomb reminded Council they were to submit any budget special request, questions, or suggestions for presentation to her along with comments and thoughts regarding the City Manager search.

Council Member Golden requested a copy of the Pekin Hospital Agreement. He asked the status of his suggestion to look at a similar Court Street project of mixed residential/business; parcel purchases; and existing light poles on University Street from Nebraska to Forrest Hill in Peoria. Council Member Golden next made a motion to discuss at the next meeting revising the ordinance for Corporation Counsel to fulltime in-house position, seconded by Council member Luft.

Council Member Abel noted the 2009 American Wind Symphony in Pekin was well received and hoped the event would return.

Council Member Orrick questioned the status of Pekin Hospital's intention regarding the discussion of 1/2% interest rate increase. Ms. Newcomb reported she had not heard back from CEO Haley. She was asked to re-contact for next meeting update.

Council Member Luft was contacted and asked to bring to the attention of the Council the following concerns:

- Person intending to dine at the Rail House on lower Court Street could not find a handicapped parking space on the street, had to navigate a difficult parking lot behind the business when the assigned space was being used for unloading. He noted he was advised there was a parking study completed for the downtown that included handicapped spots and asked that the study be made available and Council fix the parking issue.
- Speed of vehicles and trash on Velde Drive
- Business owners' questions of how many gaming licenses would be allowed and concern that additional would not increase revenues but would only spread-out tax collected.
- On the concern of outside contractors doing the work downtown he reported the owner could not accommodate local contractors but the outside contractor was utilized that employed 4 Pekin residents
- Audio and visual equipment in the Council Chambers must be a priority in the budget
- Questioned if the City had a policy for properly filing and form used for complaints.
- Council meeting packets available to the Public before Friday. The process for having the packet available on Wednesday for the Council was explained.

Council Member Luft felt the City was not in the proper place to take on the complete Court Street Improvement Project but suggested priority should be given first to the Parkway to Valle Vista section.
Council Member Dunn noted to the Mayor as chairman that those members that have the floor and presenters at the meetings be afforded all the courtesy and respect they deserve. He asked not to continue to allow the rudeness of speaking out, walking around, or the disrespect.

Council Member Dunn and Mayor McCabe recognized the accomplishments if the Pekin Community High School swimming team in sectionals, Noah Bernard to State Swim, Girls Basketball Team season, and 2 representatives to State Speech Finals.

EXECUTIVE SESSION
Motion by Council Member Orrick, seconded by Council Member Ritchason that the Council move to Executive Session at 9:55 p.m. to discuss **5 ILCS 120/2 (c) 2.** Collective negotiating matters between the public body and its employees or their representatives, or deliberations concerning salary schedules for one or more classes of employees. On roll call vote, all present voted Aye.

No further business to come before the Council motion by Council Member Orrick, seconded by Council Member Ritchason to adjourn. Motion carried viva voce. Mayor McCabe adjourned the meeting in open session.

COUNCIL ADJOURNED AT 10:17 P.M.

Sue E. McMillan
City Clerk