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**PROCEEDINGS OF THE SPECIAL MEETING  
OF THE CITY COUNCIL OF THE CITY OF PEKIN, ILLINOIS,  
HELD IN THE COUNCIL CHAMBERS OF CITY HALL  
111 SOUTH CAPITOL STREET  
ON MONDAY, NOVEMBER 30, 2009 AT 5:30 O'CLOCK P.M.  
RUSTY L. DUNN, MAYOR PRESIDING**

**PRESENT: COUNCIL MEMBERS, ABEL, BLANCHARD, BARRA, SCHMIDGALL, STRAND  
AND DUNN**

**ABSENT: KORTKAMP**

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

**Roll** was called and all Council Members were present except Council Member Kortkamp.

**AGENDA**

Motion by Council Member Abel, seconded by Council Member Blanchard, that **the agenda be presented.** On roll call vote, all present voted Aye.

**PUBLIC INPUT ON AGENDA ITEMS**

**COMMUNICATIONS, PETITIONS, REPORTS**

**Public Hearing:** Mayor Dunn opened a hearing at 5:33 p.m. for the purpose of considering and hearing testimony as to the adoption of an ordinance authorizing the annexation to the City of Pekin a tract of property comprising approximately 131.908 acres of land. City Manager Dennis Kief and Public Works Director Joe Wuellner informed Council that a local development group approached the City months ago to annex land known as the Unland Property at Broadway and Veterans Drive. The developer presented a site plan for 14 residential and 2 commercial lots. Terms of annexation were agreed upon in the development agreement. No other comments were received and the Mayor closed the hearing at 5:34 p.m.

**Public Hearing:** Mayor Dunn next opened a hearing at 5:35 p.m. for the purpose of discussing the Sale of Municipally Owned Property in Riverway Business Park, commonly known as 2000 S. 2<sup>nd</sup> Street PIN #10-10-10-300-006 to WHEELWORX NORTH LLC. City Manager Dennis Kief advised the Council of the proposal from a growing business to locate in the RWBP after purchasing 10 acres west of Hanna Steel with an option for an additional 10.44 acres. The public was given the opportunity to address the sale. No comments were received. The hearing was closed at 5:36 p.m.

**NEW BUSINESS**

**ORDINANCE NO. 2602-09/10  
AUTHORIZING THE SALE AND TRANSFER OF MUNICIPALLY OWNED PROPERTY  
WITHIN THE CITY OF PEKIN, ILLINOIS  
WHEELWORX NORTH LLC AND USA RAIL LLC**

Motion by Council Member Strand, seconded by Council Member Abel that **Ordinance No. 2602-09/10 be adopted.** The ordinance authorized the sale of 10.00 acres in RWBP for the purpose of developing the acquisition site with assistance of the City to achieve the objectives of the Business Park and developer. Mayor and City Manager advised Council on the proposed acquisition site for an industrial/business building containing 35,000 square ft. for the manufacture and warehouse of railcar wheel parts. The terms of the project included \$147,050.00, option for 10.44 additional acres and 38 positions. Economic Development Coordinator Steve Brown read a letter from the Alabama based corporation president Gary Schoenfeldt. Council Members expressed congratulatory remark and support for the new business. On roll call vote, all present voted Aye.

**ORDINANCE NO. 2603-09/10**  
**APPROVING ANNEXATION AGREEMENT**  
PIN #11-11-05-100-006.

Motion by Council Member Barra, seconded by Council Member Blanchard, that the **Ordinance No. 2603-9/10 be adopted.** Public Works Director Joe Wuellner presented the provisions of an Agreement with Estates at Lakeview, Ltd for the City to annex 131.908 acres along the Veterans Drive corridor based on the recommendation of the Pekin Planning Commission and compliance with the Comprehensive Plan of the City. The proposed subdivision would contain 14 residential lots and 2 commercial lots. Council Members were advised on the questions of snow removal, the site containing all private drives, the existence of 3 curb cuts on Broadway, and the dedication of Lot 16 to the City. Developers Joe Miller and Brent Glassey were present for questions. On roll call vote, all present voted Aye.

**RESOLUTION NO. 26-09/10**  
**PRELIMINARY PLAT ESTATES AT LAKEVIEW SUBDIVISION**

Motion by Council Member Blanchard, seconded by Council Member Strand, that **Resolution No. 26-09/10 -the Preliminary Plat Estates at Lakeview Subdivision, be adopted.** The site map depicted the layout of 14 residential lots and 2 commercial lots in a new subdivision. On roll call vote, all present voted Aye.

**ORDINANCE NO. 1568-A178-09/10**  
**PROVIDING FOR THE REZONING OF CERTAIN PROPERTY**

Motion by Council Member Schmidgall, seconded by Council Member Blanchard, that **Ordinance No. 1568-A178-09/10, be adopted.** The ordinance provided for the zoning assignments of 16 lots in new subdivision Estates at Lakeview from County RR (Rural Residential) to Lots 1-14 R-1 (One-Family Residential) and from C-2 (General Business) to Lots 15 and 16 B-3 (General Business). Council was advised the lay of the land containing a ravine between the commercial and residential lots would provide the necessary buffer. On roll call vote, all present voted Aye.

**ANY OTHER BUSINESS TO COME BEFORE THE COUNCIL**

Council member Blanchard congratulated Coach Rich Lee and his wife for being named parade marshals of the Winter Wonderland event. Mayor Dunn encouraged the public to attend the Christmas on Court Main Street events on Friday, December 4. He also advised the public that the December 14<sup>th</sup> Council Meeting would be the last meeting of the year.

Motion by Mayor Dunn, seconded by Council Member Blanchard, that the **Council move to Executive Session** at 6:00 P.M. to discuss 5ILCS 120/2 (c) 1. the appointment, employment, compensation, discipline, performance, or dismissal of specific employees of the public body, including hearing testimony on a complaint lodged against an employee to determine its validity. On roll call vote, all present voted Aye.

No further business to come before the Council, in open session Mayor Dunn called the meeting closed.

**COUNCIL ADJOURNED AT 6:20 P.M.**

Sue E. McMillan  
City Clerk