

: OFFICIAL PROCEEDINGS :

: OF THE CITY OF PEORIA, ILLINOIS :

A Joint City Council and Town Board Meeting of the City Council of Peoria, Illinois was held March 11, 2014, at 6:15 P.M., at City Hall, Council Chambers (Room 400), 419 Fulton Street, with Mayor Ardis presiding, and with proper notice having been posted.

ROLL CALL

Roll Call showed the following Council Members were physically present: Akeson, Jensen, Johnson, Montelongo, Moore, Riggerbach, Spain, Turner, Weaver, Mayor Ardis – 10.
Absent: Grayeb - 1.

Mayor Ardis extended his gratitude to the Peoria High School for their strings performance at City Hall prior to the Council Meeting.

INVOCATION & PLEDGE OF ALLEGIANCE

Mayor Ardis requested a moment of silent prayer or silent reflection, and then he led the Pledge of Allegiance.

MINUTES

Council Member Spain moved to approve the minutes of the Joint City Council and Town Board Meeting held on February 25, 2014, and the Special City Council Meeting held on March 4, 2014, as printed; seconded by Council Member Turner.

Approved by roll call vote.

Yeas: Akeson, Jensen, Johnson, Montelongo, Moore, Riggerbach, Spain, Turner, Weaver, Mayor Ardis – 10;

Nays: None.

PETITIONS, REMONSTRANCES & COMMUNICATIONS – CITY OF PEORIA

PRESENTATION

14-085 Communication from the City Manager with a Request to RECEIVE and FILE a Presentation Regarding the DOWNTOWN DEVELOPMENT CORPORATION.

City Manager Urich introduced Cal MacKay, CEO of the CEO Council, and Jim Lynch, Vice President of Development of the CEO Council. He said the City of Peoria and the CEO Council were working to create a Downtown Development Corporation (DDC) to assist with the development of the downtown area and the Warehouse District.

Mr. Cal MacKay, CEO of the CEO Council, distributed information on DDC and reviewed its organization noting it was registered with the State of Illinois. He said the Greater Peoria Business Alliance was the parent organization with the Peoria Area Chamber of Commerce as its sister organization, whose President was in attendance.

Mr. MacKay said the Progressive Urban Management Associates (P.U.M.A.) was retained to review Downtown Peoria and the efforts to form the DDC. He reported four key notes from the report, which identified Peoria as being the largest American City without a downtown organization. He said the report showed the downtown had the raw material and scale to become vibrant, a DDC was needed as the building block to transform the Downtown/Warehouse District, and the DDC would become the organizational tool box to house development, management, marketing and would be champion for development in the Downtown Peoria area.

Mr. MacKay explained the concept of the DDC noting it was a not-for-profit, stand alone corporation. He said it promoted the community and economic revitalization of the Downtown and Warehouse District, it served as a leading organization that guided and sustained development in the Downtown area, and had a strong conflict of interest policy which barred anyone from participating who had a potential personal gain.

Mr. MacKay reviewed the area of focus for the DDC and provided the detail of the Board of Directors and composition of the same. He said the benefit of the DDC was to serve as the leading organization that championed, guided and sustained growth in the Downtown Peoria area, to create a community for Young Professionals, meet the demand for downtown housing, create foot traffic to support economic and business growth, and complement expected growth and vibrancy of the downtown area.

Mr. Lynch reviewed the City's 2014 Strategic Plan and how the DDC aligned with Principle C and Principle D of the plan.

Mr. MacKay said improvements were being implemented, specifically noting improvements to the streetscape. He said it was important to have a limit to the area, such as limit the focus to four blocks and make sure those were done right.

Council Member Spain expressed his appreciation for the presentation. He said the one thing the City Council learned was this type of effort needed to be driven by a private sector. He said the City was fortunate to have a DDC, and he thanked them for their work to move this effort in the right direction. He expressed an appreciation to the Tri-County Regional Planning Commission, who had invited Mr. Brad Segal to come to the City of Peoria to make recommendations.

Council Member Spain moved to receive and file the presentation regarding the Downtown Development Corporation; seconded by Council Member Weaver.

Mayor Ardis commented that appointments to the DDC would be brought for approval at the next City Council Meeting.

Motion to receive and file was approved by roll call vote.

Yeas: Akesson, Jensen, Johnson, Montelongo, Moore, Riggerbach, Spain, Turner, Weaver, Mayor Ardis – 10;

Nays: None.

CONSIDERATION OF CONSENT AGENDA ITEMS BY OMNIBUS VOTE, for the City of Peoria, with Recommendations as Outlined:

- (14-086)** **Communication from the City Manager and Community Development Director with a Request to Approve the FAÇADE IMPROVEMENT PROGRAM for the WAREHOUSE DISTRICT and FIRST DISTRICT.**
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- (14-087)** **Communication from the City Manager and the Chief of Police with a Request to Approve the SOLE SOURCE PURCHASE of a SPECIAL PURPOSE E.O.D. (EXPLOSIVE ORDNANCE DISPOSAL) VEHICLE for the Peoria Police Department, in the Amount of \$130,000.00, the Special Purpose E.O.D. Vehicle will be Purchased from LDV, INC., a GSA (General Services Administration) Approved Vendor.**
- (14-088)** **Communication from the City Manager and the Fire Chief with a Request to Approve the PURCHASE of Four (4) Thermal Imaging Cameras from ILLINOIS FIRE STORE, in the Amount of \$31,476.00.**
- (14-089)** **Communication from the City Manager and Community Development Director with a Request to Award a CONTRACT for RESIDENTIAL DEMOLITION, BID NO. 09-14 to JIMAX, in the Amount of \$84,031.51.**
- (14-090)** **Communication from the City Manager and Finance Director/Comptroller with a Request to Authorize the City Manager to Negotiate and Execute CONTRACT EXTENSIONS with Current City VENDORS in Exchange for Discounted Pricing, for Any Contract with an Annual Cost of \$250,000 or Less.**
- (14-091)** **Communication from the City Manager with a Request to Approve the INTERGOVERNMENTAL AGREEMENT with the BOARD OF EDUCATION OF PEORIA SCHOOL DISTRICT NO. 150 for the Transfer of Real Estate Commonly Known as (OLD) WASHINGTON SCHOOL Located at 839 WEST MOSS STREET, Peoria, Illinois.**
**
- (14-092)** **Communication from the City Manager and Community Development Director with a Request to Concur with the Recommendation from the Planning Commission and Staff for the Following:**

 - A. To Approve RESOLUTION NO. 14-092 Approving the PRELIMINARY PLAT of Frostwood Apartments Subdivision Section 2 for the Property Located at 13-14-476-009 and 13-14-476-013, Known as 5605 N. FROSTWOOD PARKWAY (Simple Majority Vote); and**
 - B. To Adopt ORDINANCE NO. 17,071 Approving a MULTI-FAMILY PLAN in a Class R-6 (Multi-Family) District for Frostwood Apartments Phase Three Located at 13-14-476-009 and 13-14-476-013, Known as 5605 N. FROSTWOOD PARKWAY (Simple Majority Vote). (4th Council District)**

- (14-077) Communication from the City Manager and the Community Development Director with a Request to Adopt ORDINANCE NO. 17,072 Amending Appendix B of the Zoning Ordinance and to Adopt ORDINANCE NO. 17,073 Amending Appendix C of the Land Development Code Relating to MICROBREWERIES/CRAFT DISTILLERIES. Case No. ZC 14-B (FR - 36)
- (14-078) Communication from the City Manager and the Community Development Director with a Request to Adopt ORDINANCE NO. 17,074 Amending Appendix B, the Zoning Ordinance, to Allow VET'S OFFICE - HOUSEHOLD PETS, with NO EXTERIOR RUNS, in the O-1 (Arterial Office) District. (FR - 37)
- (14-083) Communication from the City Manager and the Community Development Director, with a Recommendation from the Zoning Commission to Adopt and No Recommendation from the Planning Commission, with a Request for the Following:
- A. To Adopt ORDINANCE NO. 17,075 Amending CHAPTER 23 of the Code of the City of Peoria Relating to the COMBINATION of the PLANNING AND ZONING COMMISSIONS;
 - B. To Adopt ORDINANCE NO. 17,076 Amending APPENDIX A - SUBDIVISIONS of the Code of the City of Peoria Relating to the COMBINATION of the PLANNING AND ZONING COMMISSIONS;
 - C. To Adopt ORDINANCE NO. 17,077 Amending APPENDIX B - ZONING ORDINANCE of the Code of the City of Peoria Relating to the COMBINATION of the PLANNING AND ZONING COMMISSIONS;
 - D. To Adopt ORDINANCE NO. 17,078 Amending APPENDIX C - HEART OF PEORIA LAND DEVELOPMENT CODE Relating to the COMBINATION of the PLANNING AND ZONING COMMISSIONS.
- (14-093) Communication from the City Manager and Public Works Director with a Request to Adopt ORDINANCE NO. 17,079 to VACATE Portions of RIGHT-OF-WAYS on CEDAR, GROVE and RYE STREETS. (Needs Six Affirmative Votes.)
- (14-094) Communication from the City Manager and the Interim Corporation Counsel with a Request to Approve the SITE APPLICATIONS for a CLASS D (HOTEL) with On-Site Consumption and Retail Sale of Alcohol at the COURTYARD BY MARRIOTT, 533 MAIN STREET, with Recommendation from the Liquor Commission to Approve. (DISTRICT 1)

- (14-095) REPORT from the CITY TREASURER PATRICK A. NICHTING for the MONTH of JANUARY 2014, With Request to Receive and File.

Mayor Ardis questioned if the Council wished to have any of the Consent Agenda items removed for further discussion.

Council Member Moore requested Item Nos. 14-086 and 14-094 be removed from the Consent Agenda for further discussion.

Council Member Jensen requested Item No. 14-091 be removed from the Consent Agenda for further discussion.

Council Member Riggerbach requested Item No. 14-092 be removed from the Consent Agenda for distribution of a replacement communication.

Council Member Spain moved to approve the Consent Agenda items as outlined in the Council Communications; seconded by Council Member Turner.

14-083, and

Item Nos. 14-077, 14-078, 14-086 through 14-095 (excluding Item Nos. 14-086, 14-091, 14-092 and 14-094, which were removed for further discussion) were approved by roll call vote under the Omnibus Vote Designation.

Yeas: Akesson, Jensen, Johnson, Montelongo, Moore, Riggerbach, Spain, Turner, Weaver, Mayor Ardis – 10;

Nays: None.

**(14-086) Communication from the City Manager and Community Development
* Director with a Request to Approve the FAÇADE IMPROVEMENT
 PROGRAM for the WAREHOUSE DISTRICT and FIRST DISTRICT.**

Council Member Moore remarked on the positive impact this program would have on the small business owners in the Warehouse District and the First District. She said this program offered a 50/50 match on funds up to a total reimbursement from the City of \$5,000.00. She said this was not just money, but rather an investment in the Warehouse and First District in order to get people to visit these areas and to generate revenue. She asked for support on this item.

Council Member Moore moved to approve the Façade Improvement Program for the Warehouse District and the First District; seconded by Council Member Riggerbach.

Council Member Akesson inquired about the process and the timing of implementation of the program. She said she was in favor of the Façade Improvement Program, but she questioned whether the improvements would meet the expectations of the community in that area. She said the City had no design standards in place, and she questioned whether certain standards should be implemented prior to offering the Façade Improvement Program.

City Manager Urich said, based upon discussions concerning design standards, Staff could return with recommendations for standards within the next 90 days. He noted that the Land Development Code provided some instructive directives, but it was minimal.

Council Member Moore said she would agree to a continuance, but she commented that 90 days was too long to wait for the information to come back to Council. She said this program was important to the small business owners who would like assistance to significantly change the appearance of their property. Instead of 90 days, she requested a Report Back to the City Council in 30 days.

Council Member Akeson said if design standards were not in place prior to implementation of the program, it would set a precedent for design standards. She said business owners had different ideas as to what looked good for façades. She said she was in favor of site improvements, but she urged the City Council to agree that minimum standards needed to be met.

Council Member Akeson moved for a substitute motion to defer this matter to the April 22, 2014, Regular City Council Meeting. She asked Staff to return with a Report Back that would include descriptive measures and photographs and/or drawings of the City's expectations when implementing the Façade Program.

Council Member Moore said she agreed with the 30 day deferral. She said if the City implemented strict standards on the Warehouse and First District, those standards should be implemented throughout the City. She said it was important to bring this matter back in 30 days so business owners would have time to begin façade work with the onset of Spring.

City Manager Ulrich said Staff would prepare a Report Back for the City Council within the next 30 days.

Council Member Moore seconded the substitute motion to defer this matter to the April 22, 2014, Regular City Council Meeting.

Council Member Spain said high expectations were needed for this kind of reimbursement program; however, he said 30 days was too long to wait to address this matter. He said there were pending projects interested in this program, and delaying this matter could make or break the situation. He agreed with the discussions, but he disagreed with the mechanism of addressing this item.

Council Member Akeson expressed a concern and said certain standards needed to be established in order to have a favorable outcome.

Mayor Ardis said 30 days allowed for expedited information to come back to the City Council for review, and that 30 days would not delay the project much. He said the Council would need to be prepared to address this item at the next meeting.

Substitute motion to defer this item to the April 22, 2014, Regular City Council meeting
FAILED by roll call vote.

Yeas: Akeson, Jensen, Montelongo, Weaver, Mayor Ardis – 5;

Nays: Johnson, Moore, Riggerbach, Spain, Turner – 5.

Motion to approve the Façade Improvement Program for the Warehouse District and the First District was approved by roll call vote.

Yeas: Jensen, Johnson, Montelongo, Moore, Riggerbach, Spain, Turner, Weaver,
Mayor Ardis – 9;

Nays: Akeson - 1.

- (14-091)**
****** **Communication from the City Manager with a Request to Approve the INTERGOVERNMENTAL AGREEMENT with the BOARD OF EDUCATION OF PEORIA SCHOOL DISTRICT NO. 150 for the Transfer of Real Estate Commonly Known as (OLD) WASHINGTON SCHOOL Located at 839 WEST MOSS STREET, Peoria, Illinois.**

Council Member Jensen recognized Peoria School District 150 for their efforts in working with the neighborhood and the City Council to locate a buyer for this property. She said they were looking for a developer who would implement something beneficial for the neighborhood.

Council Member Jensen moved to approve the Intergovernmental Agreement with the Board of Education of Peoria School District No. 150 for the transfer of real estate commonly known as (Old) Washington School located at 839 West Moss Street, Peoria, Illinois; seconded by Council Member Weaver.

Approved by roll call vote.

Yeas: Akeson, Jensen, Johnson, Montelongo, Moore, Riggerbach, Spain, Turner, Weaver, Mayor Ardis – 10;

Nays: None.

- (14-092)**
******* **Communication from the City Manager and Community Development Director with a Request to Concur with the Recommendation from the Planning Commission and Staff for the Following:**

- A. To Approve RESOLUTION NO. 14-092 Approving the PRELIMINARY PLAT of Frostwood Apartments Subdivision Section 2 for the Property Located at 13-14-476-009 and 13-14-476-013, Known as 5605 N. FROSTWOOD PARKWAY (Simple Majority Vote); and**
- B. To Adopt ORDINANCE NO. 17,071 Approving a MULTI-FAMILY PLAN in a Class R-6 (Multi-Family) District for Frostwood Apartments Phase Three Located at 13-14-476-009 and 13-14-476-013, Known as 5605 N. FROSTWOOD PARKWAY (Simple Majority Vote). (4th Council District)**

Community Development Director Ross Black distributed a replacement site plan for both the Resolution and Ordinance.

Council Member Spain moved to concur with the recommendation from the Planning Commission and Staff to approve a Resolution, as amended to include the replacement site plan, approving the Preliminary Plat of Frostwood Apartments Subdivision Section 2 for the property located at 13-14-476-009 and 13-14-476-013, known as 5605 N. Frostwood Parkway; seconded by Council Member Turner.

RESOLUTION NO. 14-092, as amended, was approved by roll call vote.

Yeas: Akeson, Jensen, Johnson, Montelongo, Moore, Riggerbach, Spain, Turner, Weaver, Mayor Ardis – 10;

Nays: None.

Council Member Spain moved to adopt an Ordinance, as amended to include the replacement site plan, approving a multi-family plan in a Class R-6 (Multi-Family) District for Frostwood Apartments Phase Three located at 13-14-476-009 and 13-14-476-013, known as 5605 N. Frostwood Parkway; seconded by Council Member Turner

ORDINANCE NO. 17,071, as amended, was adopted by roll call vote.

Yeas: Akeson, Jensen, Johnson, Montelongo, Moore, Riggerbach, Spain, Turner, Weaver, Mayor Ardis – 10;

Nays: None.

(14-094) **Communication from the City Manager and the Interim Corporation
**** Counsel with a Request to Approve the SITE APPLICATION for a CLASS D
(HOTEL) with On-Site Consumption and Retail Sale of Alcohol at the
COURTYARD BY MARRIOTT, 533 MAIN STREET, with Recommendation
from the Liquor Commission to Approve. (DISTRICT 1)**

Council Member Moore remarked on the development occurring in the downtown area. She expressed her appreciation for moving forward on the development of the Courtyard by Marriott and noted it was an excellent addition to the Downtown Area. She invited everyone to visit the new development and all it had to offer upon its completion.

Council Member Moore moved to approve the Site Application for a Class D (Hotel) with on-site consumption and retail sale of alcohol at the Courtyard by Marriott, 533 Main Street; seconded by Council Member Turner.

Council Member Akeson said she was in favor of approval of the Site Application, but she inquired about the original agreement with the developer, specifically in Article II, that provided a description of the project. She remarked there were discrepancies between the original drawing plans and the actual building.

City Manager Urich said the property owner and the management company currently had one fine dining establishment in the Pere Marquette. He said there was additional space being marketed for additional establishments. He said it was difficult for businesses to get established because of the active development in the area. He said there was an additional 15,000 square feet of additional space that could be leased out, and that the developer was actively looking to fill the space.

Motion to approve the Site Application for a Class D (Hotel) with on-site consumption and retail sale of alcohol at the Courtyard by Marriott, 533 Main Street was approved by roll call vote.

Yeas: Akeson, Jensen, Johnson, Montelongo, Moore, Riggerbach, Spain, Turner, Weaver, Mayor Ardis – 10;

Nays: None.

FIRST READING

- (14-096) Communication from the City Manager and the Interim Corporation Counsel Requesting a FIRST READING Review of an ORDINANCE AMENDING CHAPTER 3 of the Code of the City of Peoria, Adding the PLAN OF OPERATION as an Optional Enforcement Tool for Existing Site-Approved Liquor Licensed Establishments and as an Optional Condition to Site Approval for New Applicants for the Retail Sale of Alcohol.**

Mayor Ardis questioned if the Council wished to have any discussion on the First Reading item.

Council Member Riggerbach exited the meeting.

Council Member Turner moved to receive and file Item No. 14-096 and to place on the Agenda for the next Regular City Council Meeting on March 25, 2014; seconded by Council Member Jensen.

Motion to receive and file and to place on the Agenda for the next Regular City Council Meeting on March 25, 2014, was approved by roll call vote.

Yeas: Akesson, Jensen, Johnson, Montelongo, Moore, Spain, Turner, Weaver, Mayor Ardis – 9;

Nays: None.

Council Member Riggerbach returned to the meeting.

REGULAR BUSINESS ITEMS, with Recommendations as Outlined:

- (14-097) Communication from the City Manager and Public Works Director with a Request to Approve the AGREEMENT with ILLINOIS AMERICAN WATER COMPANY for Reimbursement to the City of Peoria, in the Approximate Amount of \$613,822.70, for Certain WATER MAIN REPLACEMENT Work Being Performed by the City Through its Construction Contract with ILLINOIS CIVIL CONTRACTORS, INC. for Improvements to the MAIN AND UNIVERSITY STREET INTERSECTION RECONSTRUCTION PROJECT. [DISTRICT 2]**

Council Member Jensen said this project had an impact on the City's ability to rebuild this intersection at Main Street and University Street. She reported that construction had begun and that she was looking forward to its completion. She said this particular project was the initial step to making that area more pedestrian friendly.

Council Member Jensen moved to approve the agreement with Illinois American Water Company for reimbursement to the City of Peoria, in the approximate amount of \$613,822.70, for certain water main replacement work being performed by the City through its construction contract with Illinois Civil contractors, Inc. for improvements to the Main and University Street Intersection Reconstruction Project; seconded by Council Member Spain.

Approved by roll call vote.

Yeas: Akesson, Jensen, Johnson, Montelongo, Moore, Riggerbach, Spain, Turner, Weaver, Mayor Ardis – 10;

Nays: None.

(14-098) Communication from the City Manager and Finance Director/Comptroller Requesting the Approval of an ORDINANCE Providing for the ISSUANCE of \$10,000,000 (Amount Subject to Change) GENERAL OBLIGATION BONDS, SERIES 2014 A, of the City of Peoria, Peoria County, Illinois, for the Purpose of FINANCING CERTAIN CAPITAL PROJECTS in and for the City, and Providing for the LEVY and COLLECTION of a DIRECT ANNUAL TAX for the Payment of the Principal of and Interest on Said Bonds.

A replacement Ordinance was distributed to all Council Members by the Finance Director/Comptroller Jim Scroggins.

A summary of the bids received by Speer Financial for the purchase of \$10,000,000 Taxable General Obligation Refunding Bonds, Series 2014A was distributed to all Council Members.

Council Member Jensen moved to adopt an Ordinance providing for the Issuance of \$10,000,000 (amount subject to change) General Obligation Bonds, Series 2014 A, of the City of Peoria, Peoria County, Illinois, for the purpose of financing certain capital projects in and for the City, and providing for the levy and collection of a direct annual tax for the payment of the principal of an interest on said bonds, and accept the bid of Robert W. Bard at the rate of 3.6907%; seconded by Council Member Johnson.

Finance Director/Comptroller Jim Scroggins said the City conducted a competitive sale, bank-qualified bond issue at \$9,660,000, and reported the City received a competitive interest rate of 3.6907%.

In response to Council Member Spain's question regarding the City's rating, City Manager Ulrich said, as part of the bond sale, the City had a ratings call with both S&P and Moody's. He reported that the result of the call slightly downgraded the City's rating. He said the rating was still AA quality, as reflected in the interest rate provided, which was still a very effective or very strong credit rating. He said both Moody's and S&P commended the City on its strong liquidity as an organization with sound financial management practices. He said, however, that the City's overall pension debt as well as its overall net general obligations had a negative effect on the City's rating. He said, over the last several years, the City incurred some large debt issues, such as \$30 million for the Pere Marquette, \$65 million for the Civic Center, and \$28 million for the Peoria Public Library. He said these projects added to the City's debt load. Aside from those projects, he said projects such as sewers and capital improvements totaled less than \$100 million, which would be a more favorable level. Overall, he said the City's rating was very strong. The other item that affected the City's rating, he said were pensions, which were beyond the City's control. He said when the economy turned in 2009, the City reviewed and

tightened its budget. At that time, he said the City offered a voluntary separation plan wherein a number of Police Officers and Fire Fighters left the organization. As a result of these employees leaving the organization, he said it increased the City's unfunded pension liability. He said with the early retirement program offered under IMRF, the City had unfunded liabilities due to the ERI program. He said the City's pension funding levels for IMRF would have dropped to 28% or 29% by May of 2014, since the City Council already took action to pay off the unfunded liability for ERI. He said the Police Pension and the Fire Pension do not have a large enough membership to balance out the retirements. He said these funds were managed by its respective boards. He reported that in 2008, when the economy crashed and the number of employees was reduced, the stock market performed poorly which produced major losses that were incurred by those funds. He said the subsequent years were difficult wherein the funds had not met market expectations. When the funds do not meet market expectations, or what was required of them by the actuaries, he said the entity that made up that shortfall was the taxpayers. He commented that the City had to contribute more resources toward that unfunded liability, which was additional debt the City had to incur. He remarked that the legislature in Springfield established the benefit levels for pension.

Mr. Kevin W. McCanna, President of Speer Financial, Inc., explained, in response to Council Member Spain, that when discussions were held about revenue bonds, thoughts of water revenue bonds were usually generated, or even sales tax revenue bonds. He commented that a really well designed sales tax revenue bond would sell at nearly the same as general obligation bonds. He said most big projects did not have revenue bond ability; however, for a large sewer project, he said the City could discuss sewer revenue bonds. He said Peoria's typical large projects would not be in a revenue bond situation and that there was not much of a difference in rates between an AA2 rating and an AA3 rating. He said the rates had increased for both ratings.

In response to Council Member Spain, City Manager Urich said IMRF was the most solvent of all pension funds. He said he and Mayor Ardis recently spoke with the Senate President's Chief Legal Counsel regarding concerns with a pension legislation that would focus on the City of Chicago, and he indicated this was an opportunity for a more global discussion about pensions. He said the legislature had a small working group that would convene to review and discuss pension issues from a municipal perspective. He commented that the Police Pension Board and the Fire Fighter's Pension Board have heard from the City's Finance Director, the City's Treasurer and himself about the issues the City faced with their respective pensions. He said both boards were reviewing their financial performance, their management of funds, and their investment advisors.

Finance Director/Comptroller Jim Scroggins said, in response to Council Member Akeson, bonds had not been issued for the Sports Complex, but he said they were taken into consideration when the City's ratings were evaluated.

Mr. McCanna said, in response to Council Member Weaver, both rating services came out and changed their rating methods, which had an effect on the City's rating. He said Moody's deemphasized assessed value and size of the community and tripled emphasis on pensions, which now counted as 20% on the Moody's score card. In terms of large municipal governments in Illinois, most of the stand alone governments were in the AA category. He said when looking at the ratings, it was important to think about what was best for the community and not what was

best for the rating. In terms of the larger communities in Illinois, he said nearly all were in the AA category.

Motion to adopt replacement ORDINANCE No. 17,080 providing for the Issuance of \$10,000,000 (amount subject to change) General Obligation Bonds, Series 2014 A, of the City of Peoria, Peoria County, Illinois, for the purpose of financing certain capital projects in and for the City, and providing for the levy and collection of a direct annual tax for the payment of the principal of an interest on said bonds, and accept the bid of Robert W. Bard at the rate of 3.6907% was approved by roll call vote.

Yeas: Akeson, Jensen, Johnson, Montelongo, Moore, Riggerbach, Spain, Turner, Weaver, Mayor Ardis – 10;

Nays: None.

UNFINISHED BUSINESS (Including but not limited to motions to reconsider items, if any, from the previous Regular Business Meetings):

(14-037) Communication from the City Manager and Community Development Director with a Request to Concur with the Recommendation from the Planning Commission and Staff for the Following:

- A. To Approve a RESOLUTION Approving an Annexation Agreement;**
- B. To Approve a RESOLUTION to Amend the Official Comprehensive Plan for the City of Peoria to Change the Future Land Use Designation of Property Currently Designated Low Density Residential to High Density Residential;**
- C. To Adopt an ORDINANCE Annexing the Property Generally Located West of IL Route 91, North of Parcel Identification Number 08-35-300-008, East of Orange prairie Road Extended, and South of Parcel Identification Number 08-35-300-028.**

And

To Concur with the Recommendation from Staff, with No Recommendation from the Zoning Commission Due to a Tie Vote for the Following:

- D. To Adopt an ORDINANCE Amending APPENDIX B, the Zoning Ordinance of the City of Peoria, Rezoning Property from the Present Class R-3 (Single Family Residential) District to a Class R-6 (Multi-Family Residential) District;**

All for the Property Identified as Parcel Identification Numbers 08-35-300-006, 08-35-300-020, 08-35-300-022, and 08-35-300-029, Peoria, IL.

Council Member Johnson moved to defer this item to the April 22, 2014, Regular City Council meeting; seconded by Council Member Riggerbach.

Motion to defer this item to the April 22, 2014, Regular City Council meeting was approved by roll call vote.

Yeas: Akeson, Jensen, Johnson, Montelongo, Moore, Riggenbach, Spain, Turner, Weaver, Mayor Ardis – 10;

Nays: None.

(14-066) Communication from the City Manager and Public Works Director, with Supplemental Information, with a Request to Approve an AGREEMENT with FRONTIER COMMUNICATIONS, in the Amount of \$98,633.00, for Relocation of Existing Cables for the Construction of the ORANGE PRAIRIE ROAD EXTENSION PROJECT. (Location Map Attached) [District 5]

Council Member Johnson moved to approve the agreement with Frontier Communications, in the Amount of \$98,633.00, for relocation of existing cables for the construction of the Orange Prairie Road Extension Project; seconded by Council Member Moore.

Approved by roll call vote.

Yeas: Akeson, Jensen, Johnson, Montelongo, Moore, Riggenbach, Spain, Turner, Weaver, Mayor Ardis – 10;

Nays: None.

NEW BUSINESS

Wisconsin Corridor Study

Council Member Riggenbach provided an update on the Wisconsin Corridor Study. He said he, a representative from Fransworth, and Senior Planner Shannon Techie visited the corridor and met with several business owners to discuss the challenges they faced. He announced that a meeting was scheduled for April 29, 2014, at 6:00 P.M. at the East Bluff Community Center where business owners and members of the East Bluff Growth Cell would meet and discuss ideas for the corridor.

State of the First District

Council Member Moore announced she would be conducting the first State of the First District meeting on March 22, 2014, at 10:00 a.m. at the downtown Peoria Public Library.

PHA Meetings

Council Member Montelongo said a meeting was held last week with the PHA, several City Council Members and the public. He commented that the PHA was not on the same page as the City Council, and he voiced his concern as to how the meeting was conducted. He said there needed to be discussions with the PHA to ensure both parties shared a joint vision for the City of Peoria.

Council Member Moore said she was a member of the Taft Task Force Working Group, and she commented that the PHA wanted to make sure they were going through a transparent process. She commented that the PHA Board was doing their best to address questions. She added she agreed the PHA and City should hold a joint meeting so the PHA could provide their plans.

Council Member Akeson said she attended the most recent meeting with the PHA. She recommended a joint meeting between the PHA and the City Council. She said no one was close to being in agreement with the planned development.

Mayor Ardis requested City Manager Urich to schedule a meeting between the City Council and the PHA for the soonest date that the majority was available.

PETITIONS, REMONSTRANCES COMMUNICATIONS – TOWN OF THE CITY OF PEORIA

(14-099) Communication from the Town Clerk Requesting Approval of AGENDAS for the ANNUAL TOWN MEETING.

Trustee Spain moved to approve the agendas for the Annual Town Meeting; seconded by Trustee Johnson.

Approved by roll call vote.

Yeas: Akeson, Jensen, Johnson, Montelongo, Moore, Riggerbach, Spain, Turner, Weaver, Chairman Ardis – 10;

Nays: None.

CITIZENS' OPPORTUNITY TO ADDRESS THE CITY COUNCIL/TOWN BOARD

Ms. Lavetta Ricca, a Peoria resident, commented on the Wisconsin Street area noting the decline of business within that area. She said the East Bluff neighborhood had declined over the years, and she asked the City Council to listen to the community's ideas for that area.

Mr. Savino Sierra, a Peoria resident, commented on the Wisconsin corridor and remarked on the decline of businesses and neighborhoods. He commented on the PHA and the need for housing. He mentioned the need for enforcement of people using sidewalks instead of streets for foot traffic. In addition, he invited the City Council to visit the South Side to have breakfast at the Garden Street Café, known to have the best breakfast in town.

EXECUTIVE SESSION

Consideration of a Motion to enter into EXECUTIVE SESSION to discuss 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; 2(c)(11) Litigation, when an action against, affecting, or on behalf of the particular public body has been filed and is pending before a court or administrative tribunal, or when the public body finds that such an action is probable or imminent; 2(c)(21) Discussion of minutes of meetings lawfully closed under this Act, whether for purposes of approval by the body of the minutes or semi-annual review of the minutes as mandated by Section 2.06.

Council Member Moore moved to enter into an Executive Session to discuss 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; 2(c)(11) Litigation, when an action against, affecting, or on behalf of the particular public body has been filed and is pending before a court or administrative tribunal, or when the public body finds that such an action is probable or

imminent; 2(c)(21) Discussion of minutes of meetings lawfully closed under this Act, whether for purposes of approval by the body of the minutes or semi-annual review of the minutes as mandated by Section 2.06; seconded by Council Member Riggerbach.

Motion to go into Executive Session was approved by roll call vote.

Yeas: Akeson, Jensen, Johnson, Montelongo, Moore, Riggerbach, Spain, Turner, Weaver, Mayor Ardis – 10;

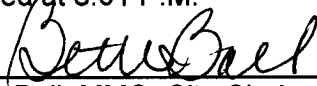
Nays: None.

ADJOURNMENT

Council Member Weaver moved to adjourn the Joint City Council and Town Board Meeting; seconded by Council Member Jensen.

Approved by viva voce vote.

The Joint City Council and Town Board Meeting adjourned at 8:01 P.M.



Beth Ball, MMC, City Clerk
City of Peoria, Illinois

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