

: OFFICIAL PROCEEDINGS :**: OF THE CITY OF PEORIA, ILLINOIS :**

A Regular Meeting of the Joint City Council and Town Board of Trustees of Peoria, Illinois, was held January 26, 2021, at 6:00 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 present: Ali, Cyr, Grayeb, Jensen (electronic attendance), Kelly, Moore, Montelongo, Oyler, Riggenbach, Ruckriegel (electronic attendance), Mayor Ardis – 11. Absent: None.

ELECTRONIC ATTENDANCE

After having established a quorum, Mayor Ardis said notices were received from Council Member Jensen and Council Member Ruckriegel in accordance with the rules established by Ordinance No. 16,142. He said Council Member Jensen and Council Member Ruckriegel would be authorized to attend the meeting electronically unless a motion objecting to their electronic attendance was made, seconded, and approved by two-thirds of the members of the City Council physically present at the meeting. He said if no such motion was made and seconded, then the request by Council Member Jensen and Council Member Ruckriegel to attend electronically shall be deemed approved by the City Council and Council Member Jensen and Council Member Ruckriegel would be declared as present.

Hearing no objection to the request for an electronic attendance, Council Member Jensen and Council Member Ruckriegel were declared present by Mayor Ardis.

COVID-19 PUBLIC NOTICE

In accordance with Governor JB Pritzker's Executive Order 2020-69 and 2020-74 limiting meetings to the lesser of 25 persons or 25% of the overall room capacity; and Executive Orders 2020-07, 33, 44, 59 and 74 requiring the provision of video, audio or telephonic access to meetings; as well as the CDC recommending social distancing of at least 6 feet between persons, City Hall is implementing changes and restrictions for the City Council Meeting on January 26, 2021, while complying with the Open Meetings Act.

The Council Meeting will be held in person in City Council Chambers. There is a room capacity restriction of 25 persons at one time which would result in a wait to enter if met. Temperature screenings and face coverings are required for access inside City Hall.

Members of the public and media are invited to watch through the live stream on the City of Peoria's website, YouTube, Local Television Channel 22, or listen through WCBU Radio. While Public Comment is available in-person, the option to submit comments through the City Clerk's Office due to room capacity restrictions was available as well. Any submissions will be read into the record. The agenda, minutes and video podcast of the meeting will be available online through the City website.

INVOCATION & PLEDGE OF ALLEGIANCE

Mayor Ardis requested a moment of silent prayer or reflection and then he led the pledge of allegiance.

MINUTES

Council Member Cyr moved to approve the minutes of the Joint City Council and Town Board Meeting held on January 12, 2021, as printed; seconded by Council Member Kelly.

Approved by roll call vote.

Yeas: Ali, Cyr, Grayeb, Jensen, Kelly, Montelongo, Moore, Oyler, Riggerbach, Ruckriegel, Mayor Ardis - 11;

Nays: None.

PUBLIC HEARING**(21-025) PUBLIC HEARING Regarding the Establishment of a CITY-WIDE COMBINED SEWER OVERFLOW REMEDIATION DISTRICT and Proposed SEWER RATES for 2023-2026.**

Council Member Moore moved to open the Public Hearing regarding the establishment of a City-Wide Combined Sewer Overflow Remediation District and proposed sewer rates for 2023 – 2026; seconded by Council Member Riggerbach.

Motion to open the Public Hearing was approved by roll call vote.

Yeas: Ali, Cyr, Grayeb, Jensen, Kelly, Montelongo, Moore, Oyler, Riggerbach, Ruckriegel, Mayor Ardis - 11;

Nays: None.

Mayor Ardis opened the Public Hearing at 6:05 P.M.

Following a third call for comments from the public, Mayor Ardis determined no one wished to speak, and he requested the Public Hearing be closed.

Council Member Grayeb moved to close the Public Hearing regarding the establishment of a City-Wide Combined Sewer Overflow Remediation District and proposed sewer rates for 2023 – 2026; seconded by Council Member Kelly.

Motion to close the Public Hearing was approved by roll call vote.

Yeas: Ali, Cyr, Grayeb, Jensen, Kelly, Montelongo, Moore, Oyler, Riggerbach, Ruckriegel, Mayor Ardis - 11;

Nays: None.

Mayor Ardis closed the Public Hearing at 6:07 P.M.

PETITIONS, REMONSTRANCES & COMMUNICATIONS – TOWN OF THE CITY OF PEORIA**(21-026) Communication from Peoria Township Supervisor with a Request to AWARD a CONTRACT for Renovation at 427 W MAIN ST to MID-ILLINI CONSTRUCTION COMPANY.**

Council Member Grayeb moved to award a contract for renovation at 427 W. Main St. to Mid-Illini Construction Company; seconded by Council Member Moore.

Council Member Kelly expressed his appreciation to Township Supervisor Frank Abdnour for his efforts on relocating the Township Office to a more accessible location.

Motion to award a contract for renovation at 427 W. Main St. to Mid-Illini Construction Company was approved by roll call vote.

Yeas: Ali, Cyr, Grayeb, Jensen, Kelly, Montelongo, Moore, Oyler, Riggenbach, Ruckriegel, Mayor Ardis - 11;

Nays: None.

PETITIONS, REMONSTRANCES & COMMUNICATIONS – CITY OF PEORIA

CONSENT AGENDA ITEMS BY OMNIBUS VOTE, with Recommendations as Outlined

- (21-027)** **Communication from the City Manager with a Request to APPROVE the 2021 ANNUAL CITY AND COUNTY JOINT LEGISLATIVE AGENDA.**
*
- (21-028)** **Communication from the City Manager and the Fire Chief/OEM Director with a Request to APPROVE the PURCHASE of One (1) Outdoor Warning Siren from RAGAN COMMUNICATIONS, in the Amount of \$41,216.25.**
**
- (21-029)** **Communication from the City Manager and Director of Public Works with a Request to APPROVE Extension No. 1A to the 2019 STORM SEWER REPAIR CONTRACT with J.C. DILLON, INC., and to AUTHORIZE the City Manager to Execute the Extension to Increase the Original Contract, in the Amount of \$900,000.00. (Reference Item No. 19-059, 19-373) (All Council Districts)**
- (21-030)** **Communication from the City Manager and Assistant City Manager / Interim Chief Information Officer with a Request to APPROVE a CONTRACT with NIMBUSNOW for BMC REMEDYFORCE Licensing, in an Amount not to Exceed \$29,600.00.**
- (21-031)** **Communication from the City Manager and Emergency Communications Manager with a Request to Authorize the City Manager to Sign a Three-Year AGREEMENT with SUPREME RADIO COMMUNICATIONS, INC. for Electronic Services, in the Yearly Amount of \$123,577.80**

- (21-032)** **Communication from the City Manager and Director of Community Development with a Request to Concur with the Recommendation from the Planning & Zoning Commission and Staff to ADOPT an ORDINANCE Approving a SPECIAL USE in a Class C-1 (General Commercial) District for an Adult-Use Cannabis Dispensary for the Property Located at 5001 N UNIVERSITY STREET (Parcel Identification No. 14-20-179-039), Peoria, IL. (Council District 4)**

(21-033)

Communication from the City Manager and Director of Community Development with a Request to Concur with the Recommendation from the Planning and Zoning Commission and Staff to ADOPT an ORDINANCE Approving a SPECIAL USE in a Class C-1 (General Commercial) District, for a Vehicle Wash for the Property Located at 1217 W GLEN AVENUE and 4926 N UNIVERSITY STREET (Parcel Identification Numbers 14-20-251-024 and 14-20-251-010), Peoria, IL. (Council District 3)

(21-034) **APPOINTMENT by Mayor Ardis to the PEORIA AREA CONVENTION AND VISITORS BUREAU BOARD OF DIRECTORS with a Request to Concur:**

Roberta English (Voting) - Term Expiration 6/30/2023

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

Council Member Riggerbach requested Item No. 21-033 be removed from the Consent Agenda for further discussion.

Council Member Montelongo requested Item No. 21-032 be removed from the Consent Agenda for further discussion.

Council Member Grayeb requested Item Nos. 21-027, 21-028 and 21-031 be removed from the Consent Agenda for further discussion.

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

Item Nos. 21-027 through 21-034 (excluding Item Nos. 21-027, 21-028 and 21-031 through 21-033, which were removed for further discussion) were approved by roll call vote under the Omnibus Vote Designation.

Yeas: Ali, Cyr, Grayeb, Jensen, Kelly, Montelongo, Moore, Oyler, Riggerbach, Ruckriegel, Mayor Ardis - 11;

Nays: None.

(21-027)
* **Communication from the City Manager with a Request to APPROVE the 2021 ANNUAL CITY AND COUNTY JOINT LEGISLATIVE AGENDA.**

After clarifying the City Council Districts and the County Board Districts, Council Member Grayeb moved to approve the 2021 Annual City and County Joint Legislative Agenda; seconded by Council Member Cyr.

Council Member Jensen requested a modification under "Request for Position Support" for "Joint Request – Protect State-Shared Partnership Revenue" changing "counties" to "counties and cities."

Mayor Ardis commented on the need to emphasize the City's request for Public Safety Pension Reform.

Motion to approve the 2021 Annual City and County Joint Legislative Agenda was approved by roll call vote.

Yeas: Ali, Cyr, Grayeb, Jensen, Kelly, Montelongo, Moore, Oyler, Riggenbach, Ruckriegel, Mayor Ardis - 11;

Nays: None.

(21-028) Communication from the City Manager and the Fire Chief/OEM Director with a Request to APPROVE the PURCHASE of One (1) Outdoor Warning Siren from RAGAN COMMUNICATIONS, in the Amount of \$41,216.25.
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Council Member Grayeb expressed his appreciation to Fire Chief Tony Ardis, City Manager Ulrich and Council Member Cyr for adding another outdoor warning siren to the City to cover the outer edge of the City.

Chief Ardis provided an overview of the item and explained why that location was chosen for the new siren, stating this installation would fill a gap in the northern part of the City. He said he hoped to purchase another siren to address another need in that part of the City.

Council Member Grayeb moved to approve the purchase of one (1) outdoor warning siren from Ragan Communications, in the amount of \$41,216.25; seconded by Council Member Cyr.

Approved by roll call vote.

Yeas: Ali, Cyr, Grayeb, Jensen, Kelly, Montelongo, Moore, Oyler, Riggenbach, Ruckriegel, Mayor Ardis - 11;

Nays: None.

21-031 Communication from the City Manager and Emergency Communications Manager with a Request to Authorize the City Manager to Sign a Three-Year AGREEMENT with SUPREME RADIO COMMUNICATIONS, INC. for Electronic Services, in the Yearly Amount of \$123,577.80

An amended contract with Supreme Radio Communications was distributed to all Council Members.

Discussions were held regarding the amended contract, and City Manager Ulrich noted the amendment provided for some savings with the three-year agreement.

Council Member Grayeb moved to authorize the City Manager to sign a three-year agreement with Supreme Radio Communications, Inc. for electronic services, in the yearly amount of \$122,317.80, as amended; seconded by Council Member Moore.

Approved, as amended, by roll call vote.

Yeas: Ali, Cyr, Grayeb, Jensen, Kelly, Montelongo, Moore, Oyler, Riggenbach, Ruckriegel, Mayor Ardis - 11;

Nays: None.

(21-032)

Communication from the City Manager and Director of Community Development with a Request to Concur with the Recommendation from the Planning & Zoning Commission and Staff to ADOPT an ORDINANCE Approving a SPECIAL USE in a Class C-1 (General Commercial) District for an Adult-Use Cannabis Dispensary for the Property Located at 5001 N UNIVERSITY STREET (Parcel Identification No. 14-20-179-039), Peoria, IL. (Council District 4)

Council Member Montelongo move to adopt an Ordinance approving a Special Use in a Class C-1 (General Commercial) District for an adult-use cannabis dispensary for the property located at 5001 N. University St., Peoria, Illinois, amended to include the Special Use must have its business dispensary open and operating within 90 days of approval of this Special Use; seconded by Council Member Oyler.

Council Member Jensen requested Interim Corporation Counsel Peterson to provide an explanation on whether a Special Use could be transferred to another license holder. Interim Corporation Counsel Peterson said the City Council insisted, back in 2019, that these licenses could not be transferrable to another license holder.

Discussions were held regarding the proximity of the proposed dispensary in relation to the other two dispensaries in the City and whether there were limitations as to how close dispensaries could be to one another. Interim Corporation Counsel said the Council had lengthy discussions on whether to cap the number of these licenses. She said the Council decided not to put a cap on the number of licenses nor place a restriction on the distance between dispensaries other than the location of a dispensary in relation to a church or school. However, she said State regulations prohibited a dispensary to be located less than 1,500 feet from another dispensary.

Council Member Jensen inquired on the number of licenses that were going to be permitted within the City, and Interim Corporation Counsel Peterson said she would research what the State of Illinois provided and provide a Report Back to the Council.

Council Member Jensen said she had concerns regarding the number of dispensaries that would be allowed in the City, and she asked City Manager Urich and Interim Corporation Counsel Peterson to provide a Report Back on the number of potential licenses that would be provided for the City of Peoria. She requested a Policy Session regarding cannabis dispensary licenses within the City of Peoria and whether the Council should place a cap on the number allowed within the City as well as determine a distance requirement between dispensaries.

ORDINANCE NO. 17,821 approving a Special Use in a Class C-1 (General Commercial) District for an adult-use cannabis dispensary for the property located at 5001 N. University St., Peoria, Illinois, amended to include the Special Use must have its business dispensary open and operating within 90 days of approval of this Special Use, was adopted, as amended, by roll call vote.

Yeas: Ali, Cyr, Grayeb, Kelly, Montelongo, Moore, Oyler, Riggerbach, Ruckriegel, Mayor Ardis - 10;

Nays: Jensen - 1.

(21-033) **Communication from the City Manager and Director of Community Development with a Request to Concur with the Recommendation from the Planning and Zoning Commission and Staff to ADOPT an ORDINANCE Approving a SPECIAL USE in a Class C-1 (General Commercial) District, for a Vehicle Wash for the Property Located at 1217 W GLEN AVENUE and 4926 N UNIVERSITY STREET (Parcel Identification Numbers 14-20-251-024 and 14-20-251-010), Peoria, IL. (Council District 3)**

Council Member Riggenbach said he would request a 30-day deferral to afford an opportunity for the Petitioner to conduct a public meeting, and he moved to defer this item to the February 23, 2021, Regular City Council Meeting; seconded by Council Member Montelongo.

Council Member Kelly said he opposed the deferral stating there were special provisions in the City's Code for carwashes. He said he could not find a reason for the City to oppose this request, commenting it was a straightforward real estate transaction and land use. He said he opposed the deferral.

Council Member Jensen expressed her appreciation for the deferral to provide for more opportunity for meaningful public input. She asked for notices to be sent to nearby residents and neighborhood associations. She also requested a notice be posted on the City's website and sent out in a press release.

In response to Council Member Montelongo regarding the City's notification process for Special Uses, Community Development Director Ross Black said his office sent legal notices to the Peoria Journal Star, mailed postcards to residents within 250 feet of the perimeter of the property, placed yellow public notice signs on property, and posted notices on the City's social media platform using Twitter, Facebook, Nextdoor and the City's website. He said information regarding the Public Hearing was also included in the City Manager's Weekly Issue Updates as well as by email through the City's email communications list, which included neighborhood associations.

Motion to defer to the February 23, 2021, Regular City Council meeting was approved by roll call vote.

Yeas: Ali, Grayeb, Jensen, Montelongo, Moore, Oyler, Riggenbach, Ruckriegel,
Mayor Ardis - 9;

Nays: Cyr, Kelly - 2.

REGULAR BUSINESS ITEMS, with Recommendations as Outlined:

(21-035) **Communication from the Mayor and Corporation Counsel with a Request to APPROVE the DECLARATION OF LOCAL STATE OF EMERGENCY.**

Council Member Riggenbach moved to approve the Declaration of Local State of Emergency; seconded by Council Member Kelly.

Approved by roll call vote.

Yeas: Ali, Cyr, Grayeb, Jensen, Kelly, Montelongo, Moore, Oyler, Riggenbach,
Ruckriegel, Mayor Ardis - 11;

Nays: None.

(21-036) Communication from the City Manager and the Director of Public Works with a Request for the Following:

- A. ADOPT an ORDINANCE Amending the City of Peoria 2021 REVISED ANNUAL BUDGET Relating to the Use of South Village TIF Fund Balance, in the Amount of \$495,940.00, and the Use of Stormwater Utility Fund Balance, in the Amount of \$15,000.00, for a Total of \$510,940.00, to Provide Additional Funding for the CONSTRUCTION of FIRE STATION #4 (Requires supermajority vote);**
- B. APPROVE the Low Bid CONTRACT with D JOSEPH CONSTRUCTION CO. for the Construction of the New Fire Station #4, in the Amount of \$2,793,695.00.**

Council Member Moore explained since the approval of the construction of Fire Station #4 in 2019, those construction costs had increased. She asked the Council to approve the increase, which would come out of the South Village TIF Fund.

Council Member Moore moved to adopt an Ordinance amending the City of Peoria 2021 Revised Annual Budget relating to the use of South Village TIF Fund balance, in the amount of \$495,940.00, and the use of Stormwater Utility Fund balance, in the amount of \$15,000.00, for a total of \$510,940.00, to provide additional funding for the construction of Fire Station #4; seconded by Council Member Riggerbach.

ORDINANCE NO. 17,822 amending the City of Peoria 2021 Revised Annual Budget relating to the use of South Village TIF Fund balance, in the amount of \$495,940.00, and the use of Stormwater Utility Fund balance, in the amount of \$15,000.00, for a total of \$510,940.00, to provide additional funding for the construction of Fire Station #4 was adopted by roll call vote.

Yeas: Ali, Cyr, Grayeb, Jensen, Kelly, Montelongo, Moore, Oyler, Riggerbach, Ruckriegel, Mayor Ardis - 11;

Nays: None.

Council Member Moore moved to approve the low bid contract with D. Joseph Construction Co. for the construction of the new Fire Station #4, in the amount of \$2,793,695.00; seconded by Council Member Ali.

Discussions were held regarding the City's good faith effort to achieve its goal of minority participation. Council Member Moore said she would approve the contract; however, she requested the list of subcontractors who would be utilized on the project.

Motion to approve the low bid contract with D. Joseph Construction Co. for the construction of the new Fire Station #4, in the amount of \$2,793,695.00, was approved by roll call vote.

Yeas: Ali, Cyr, Grayeb, Jensen, Kelly, Montelongo, Moore, Oyler, Riggerbach, Ruckriegel, Mayor Ardis - 11;

Nays: None.

(21-037) Communication from Mayor Jim Ardis and the Legal Department with a Recommendation to APPROVE a RESOLUTION to Increase the COMPENSATION of the CITY MANAGER by \$5,000.00 to be Allocated as a Bonus, Salary Increase, Deferred Compensation, or Any Combination as Deemed Appropriate by the City Manager.

Council Member Oyler said this was the first time he supported a salary increase for the City Manager. He commented on the difficulties the City had faced over the last year due to the pandemic, and he recognized the efforts of the City Manager to help the Council rebalance the budget due to revenue shortfalls. He said City Manager Ulrich had done an outstanding job managing the City for the past year.

Council Member Oyler moved to approve a Resolution to increase the compensation of the City Manager by \$5,000.00 to be allocated as a bonus, salary increase, deferred compensation, or any combination as deemed appropriate by the City Manager; seconded by Council Member Kelly.

Council Member Riggerbach said he agreed with the proposed compensation, remarking on the efforts of the City Manager over the last year rebalancing the budget during the pandemic without increasing property taxes.

Mayor Ardis expressed his appreciation to the City Manager and his team, stating 2020 had been an unusual year with COVID-19 and its impact on the City's budget. He said during the City Manager's review, the entire Council was complementary of his efforts.

RESOLUTION NO. 21-037 to increase the compensation of the City Manager by \$5,000.00 to be allocated as a bonus, salary increase, deferred compensation, or any combination as deemed appropriate by the City Manager, was approved by roll call vote.

Yeas: Ali, Cyr, Grayeb, Jensen, Kelly, Montelongo, Moore, Oyler, Riggerbach, Ruckriegel, Mayor Ardis - 11;

Nays: None.

(21-038) Communication from Council Member Kelly with a Request to ADOPT an ORDINANCE to REMOVE CERTAIN PROPERTIES from the EAST VILLAGE GROWTH CELL TAX INCREMENT REDEVELOPMENT PROJECT AREA.

Council Member Kelly reviewed his efforts on creating the tax abatement. He said there were parcels of land that needed to be removed from the East Village Growth Cell Tax Increment Redevelopment Project Area and allocated to the Tax Abatement District. He said a tax abatement would afford homeowners some benefit.

At the conclusion of his comments, Council Member Kelly moved to adopt an Ordinance to remove certain properties from the East Village Growth Cell Tax Increment Redevelopment Project Area; seconded by Council Member Oyler.

Discussions were held on how Tax Increment Financing Districts were established, and the communication involved to notify those who were impacted. Interim Corporation Counsel Peterson reviewed the guidelines set forth in the Illinois State Statutes as it related to notice to property owners. She explained the notification process for establishing a TIF and the notification process for removing parcels from a TIF.

Council Member Moore expressed a concern that homeowners removed from the TIF would lose a benefit. She said the City should notify the parcels who would lose the TIF benefit. She recommended a 30-day deferral to allow the Community Development Department to send out notifications to those property owners who would be affected. She expressed a concern the City did not know whether there would be a financial impact upon the adoption of the proposed Ordinance.

At the conclusion of her comments, Council Member Moore moved for a substitute motion to defer this item for 30 days to the February 23, 2021, Regular City Council Meeting; seconded by Council Member Ali.

Council Member Kelly said he reviewed the area to be removed from the TIF and noted no one had applied for a TIF benefit since its creation. He said several residents were in favor of a tax abatement. He expressed a concern for delaying this item and he asked the City Council to defeat the deferral.

Council Member Riggerbach said tax abatements intrigued him and he would be supportive of the same. He expressed some concern for removing the parcels outlined from the TIF, and he said he was in favor of reaching out to those property owners. He expressed his appreciation to Community Development Director Black for providing an explanation of the notification process.

In response to Council Member Jensen's request to explain the difference between a tax abatement and a TIF, Interim Corporation Counsel Peterson explained tax abatements provided assistance toward new construction and TIFs provided assistance towards rehabilitations.

Commenting that some of the properties identified to be removed from the TIF would benefit more from rehabilitations, Council Member Jensen said she supported the motion to defer to reach out to those property owners who would be affected by the removal.

Council Member Ali said she also supported the deferral to provide an opportunity to inform property owners impacted by the change.

Council Member Ruckriegel said it was an unusually difficult situation, during the pandemic, to seek public input and comment. To afford more time for communication and noting it would not create an undue hardship, he said he would support a deferral to communicate with those who would be impacted.

Council Member Kelly said the neighborhood outlined for removal consistently rejected the benefits the TIF afforded. He said the tax abatement would afford a positive benefit to the community, stating defeating the deferral and approving the item would not create a burden.

Council Member Grayeb said he would abstain from voting on this item stating he owned property in the designated area.

Motion to defer this item to the February 23, 2021, Regular City Council Meeting was approved by roll call vote.

Yeas: Ali, Cyr, Jensen, Montelongo, Riggerbach, Ruckriegel, Mayor Ardis - 7;

Nays: Kelly, Moore, Oyler - 3;

Abstain: Grayeb - 1.

(21-024) Communication from Council Member Kelly with a Request to ADOPT an ORDINANCE DESIGNATING AN AREA OF URBAN DECAY and ADOPTING A TAX ABATEMENT for Said Area.

Council Member Grayeb said he would abstain from voting on this item stating he owned property in the designated area.

Council Member Ali moved to defer this item to the February 23, 2021, Regular City Council Meeting; seconded by Council Member Riggerbach.

Motion to defer to the February 23, 2021, Regular City Council Meeting was approved by roll call vote.

Yeas: Ali, Cyr, Jensen, Moore, Riggerbach, Ruckriegel, Mayor Ardis - 7;

Nays: Kelly, Montelongo, Oylar – 3;

Abstain: Grayeb – 1.

(21-039) Communication from the City Manager and Director of Public Works with a Request for the Following (All Council Districts):

A. ADOPT an ORDINANCE Establishing the PEORIA COMBINED SEWER OVERFLOW REMEDIATION DISTRICT; and

B. APPROVE a RESOLUTION Setting Fees Effective on May 1, 2023 with Planned, Annual Increases through May 1, 2026, for the PEORIA COMBINED SEWER REMEDIATION DISTRICT.

City Manager Ulrich requested a two week deferral to bring back additional information.

Council Member Oylar moved to defer this item to the February 9, 2021, Regular City Council meeting; seconded by Council Member Cyr.

Motion to defer to the February 9, 2021, Regular City Council meeting was approved by roll call vote

Yeas: Ali, Cyr, Grayeb, Jensen, Kelly, Montelongo, Moore, Oylar, Riggerbach, Ruckriegel, Mayor Ardis - 11;

Nays: None.

(21-040) Communication from the City Manager with a Request to ADOPT an ORDINANCE Amending the PEORIA URBAN ENTERPRISE ZONE to Include Galena Road Industrial Park (5921, 6021 N. GALENA RD.), Former Midstate College Complex (405, 427 W. NORTHMOOR RD, 6200, 6204, N. NORTHMOOR RD, 6126, 6112 N. NORTHMOOR CT.), Industrial site (6209 W. ROUTE US 150), Shopping Center at (200 MAC ARTHUR HWY.), Industrial site (801 SW JEFFERSON), Shopping Center (1928, 2000, 2002, 2012, 2020 W WAR MEMORIAL DRIVE), and Residential Apartments (601 ROMEO B GARRET).

Council Member Rigganbach moved to adopt an Ordinance amending the Peoria Urban Enterprise Zone to include Galena Road Industrial Park (5921, 6021 N. Galena Rd.), former Midstate College Complex (405, 427 W. Northmoor Rd, 6200, 6204, N. Northmoor Rd, 6126, 6112 N. Northmoor Ct.) Industrial Site (6209 W. Route US 150), shopping center (200 MacArthur Hwy), Industrial Site (801 SW Jefferson), Shopping Center (1928, 2000, 2002, 2012, 2020 W. War Memorial Drive), and residential apartments (601 Romeo B Garret); seconded by Council Member Oyler.

ORDINANCE NO. 17,823 was adopted by roll call vote.

Yeas: Ali, Cyr, Grayeb, Jensen, Kelly, Montelongo, Moore, Oyler, Rigganbach, Ruckriegel, Mayor Ardis - 11;

Nays: None.

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

It was determined there was no new business to come before the City Council/Town Board.

NEW BUSINESS

Roof Repair Program

Council Member Moore announced on Wednesday, January 20, the 2021 Roof Repair Program opened with room for 20 households. She said this annual program would assist low-income homeowners who were unable to afford needed roof repairs. She said lottery entries would be closed on Wednesday, February 3, 2021, at 5:00 P.M. She said entries can be made the following ways:

- <http://www.peoriagov.org/community-development/neighborhood-development-division/> (Scroll down to "Home Rehabilitation Programs" and select "Roof Program")
- <https://portal.neighborlysoftware.com/PEORIAIL/Participant> (click "Register," then follow the prompts)
- Call 309-369-2060

She said applicants must meet all eligibility requirements, including owning the home for at least one year, passing an interior and exterior inspection, and having active homeowners' insurance.

She said for additional information or questions to contact Grants Coordinator Cassie Belter at 309-369-2060 or cbelter@peoriagov.org

City of Peoria Awarded \$200,000.00 Strong Communities Program Funding

Council Member Moore announced the City of Peoria received \$200,000.00 in grant funding through the Strong Communities Program. She said this funding would allow for the City to demolish 15-20 vacant and abandoned residential properties in the 61605 area code that were beyond rehabilitation.

Phoenix Community Development Services to Build Madison II Apartments

Council Member Moore announced the Phoenix Community Development Services to building a mid-rise apartment building in downtown Peoria called the Madison II Apartment. She said the project would provide for more affordable housing and would benefit low-income households.

Phoenix Community Development Services to Provide Funding to East Village Growth Cell TIF

Council Member Moore announced the Phoenix Community Development Services North Valley Homeowner Investment Program would complete repairs and rehabilitation on 30 owner-occupied homes in the North Valley neighborhood of Peoria. For additional information, she recommended reaching out to the Phoenix CDS at 309-674-7310.

Billing Issues with Comcast

Council Member Grayeb said there were several citizens in the community as well as himself who have had billing issues with Comcast. He said the issues related to checks not being property cashed or noted as received on the appropriate accounts, which caused late fees to be assessed. He asked City Manager Urich to reach out to Comcast to inquire as to the situation. He noted several comments had been posted on the social media platform Nextdoor.

Policy Session regarding the Location of Cannabis Dispensaries

Mayor Ardis requested a Policy Session be scheduled as it relates to a Cannabis Dispensary license in the City.

CITIZENS' OPPORTUNITY TO ADDRESS THE CITY COUNCIL/TOWN BOARD

It was determined there were no citizens who wished to address the City Council/Town Board.

EXECUTIVE SESSION

It was determined that an Executive Session was not needed at this time.

ADJOURNMENT

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

Approved by roll call vote.

Yeas: Ali, Cyr, Grayeb, Jensen, Kelly, Montelongo, Moore, Oyler, Riggenbach, Ruckriegel, Mayor Ardis - 11;

Nays: None.

The Joint City Council and Town Board Meeting was adjourned at 7:30 P.M.



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