

# City of Peoria

*419 Fulton Street  
Peoria, IL 61602*



## Agenda and Notice

**Tuesday, January 25, 2022**

**6:00 PM**

**Council Chambers**

### **City Council**

**AGENDAS AND PROCEEDINGS ISSUED BY:  
STEFANIE TARR, RMC, CMC, OFFICE OF THE CITY CLERK  
CITY HALL, ROOM 401  
(309) 494-8568**

***Agendas/Minutes and supporting documentation are available  
online at [www.peoriagov.org](http://www.peoriagov.org).***

**PUBLIC NOTICE**

Governor Pritzker's current disaster proclamation is in effect until February 6, 2022. As such, public meetings may continue to be held remotely in accordance with Public Act (P.A.) 101-0640. As of August 30, 2021, through Governor Pritzker's Executive Order 2021-20, face coverings that cover the nose and mouth for individuals in Illinois who are age two or over and able to medically tolerate a face covering (a mask or cloth face covering) when in an indoor public place are required. The CDC continues to recommend social distancing of at least six feet. City Hall is open to the public Monday through Friday from 8:00 a.m. to 5:00 p.m. To comply with these recommendations and requirements, the City is implementing the following changes and restrictions for the City Council Meeting on January 25, 2022 while complying with the spirit of the Open Meetings Act:

A City Council Meeting will be held on January 25, 2022 at 6:00 p.m. in City Council Chambers.

The City Council Meeting will be conducted in person with the members of the Council, Mayor, City Manager, Corporation Counsel, City Clerk, and Deputy City Clerk present.

There is a room capacity restriction of 25 citizens inside City Council Chambers at one time due to seating and social distancing requirements. Seating will be available on a first come first served basis.

There will be a wait to enter City Council Chambers once the overall capacity of 25 citizens is met. Due to room capacity limitations, the public is invited and strongly encouraged to watch through the following channels:

- City of Peoria live stream at [http://peoriail.granicus.com/MediaPlayer.php?publish\\_id=8](http://peoriail.granicus.com/MediaPlayer.php?publish_id=8)
- YouTube live stream at <https://www.youtube.com/user/cityofpeoriatv>
- Television broadcast through local channel 22
- Radio broadcast through WCBU radio

Anyone wishing to make a public comment can do so by making their public comments live if they are physically present during the City Council Meeting. Members of the public can send their comments to City Clerk, Stefanie Tarr by 2:00 p.m. on January 25, 2022. Public comments can be sent to the City Clerk, in writing, at [starr@peoriagov.org](mailto:starr@peoriagov.org) or via fax at 309-494-8574. The email or fax should be labeled "Public Comment for January 25, 2022 City Council Meeting," and we ask that you include your name and address. If a member of the public is physically present for the City Council Meeting and they already sent a public comment in writing to the City Clerk, then they will have the option to make that previously submitted written comment live instead of the comment being read by the City Clerk.

Media will be allowed to physically attend the meeting; however, due to capacity restrictions only one person from a media outlet will be allowed inside City Council Chambers.

Temperature screenings are required for access inside City Hall. Face coverings are required to be worn over the nose and mouth at all times inside City Hall.

The agenda, minutes and a video podcast or the meeting will be available online at <http://www.peoriagov.org/city-council/meetings/>.

**DISABILITY ACCESS STATEMENT**

City Council/Town Board Meetings are wheelchair accessible. Individuals with hearing difficulties can request to use available FM auxiliary aids before or during the meeting by visiting the City Clerk's Office, Room 401, City Hall Building, 419 Fulton Street, Peoria, Illinois. Requests to receive an Agenda in an alternate format or other types of auxiliary aids and services must, when possible, be submitted to the City Clerk's Office a minimum of 48 hours prior to the meeting. To contact the City Clerk's Office, call 309-494-8565 (V). TTY users, call the Illinois Relay Center at 1-800-526-0844 (TTY) or 1-800-526-0857 (V).

**NO DATES SET:****PHOENIX COMMUNITY DEVELOPMENT SERVICES REPORT****DATES SET:****TUESDAY JANUARY 25, 2022, AT 6:00 P.M.**

PUBLIC HEARING Regarding the Creation of a TAX INCREMENT FINANCING DISTRICT (TIF), Known as the UNIVERSITY/WAR TIF, to be Held at City Hall, 419 Fulton Street, Room 400 (Council Chambers), Peoria, Illinois.

**TUESDAY FEBRUARY 1, 2022, AT 6:00 P.M.**

SPECIAL CITY COUNCIL MEETING to Hold a POLICY SESSION to Discuss REDISTRICTING, to be Held Virtually.

**TUESDAY FEBRUARY 15, 2022, AT 6:00 P.M.**

SPECIAL CITY COUNCIL MEETING to Hold a POLICY SESSION to Discuss REDISTRICTING, to be Held at a Site to be Determined.

**TUESDAY MARCH 1, 2022, AT 6:00 P.M.**

SPECIAL CITY COUNCIL MEETING to Hold a POLICY SESSION to Discuss REDISTRICTING, to be Held at a Site to be Determined.

**TUESDAY MARCH 15, 2022, AT 6:00 P.M.**

SPECIAL CITY COUNCIL MEETING to Hold a POLICY SESSION to Discuss REDISTRICTING, to be Held at a Site to be Determined.

**TUESDAY MARCH 29, 2022, AT 6:00 P.M.**

SPECIAL CITY COUNCIL MEETING to Hold a POLICY SESSION to Discuss REDISTRICTING, to be Held at a Site to be Determined.

**INVOCATION & PLEDGE OF ALLEGIANCE****MINUTES**

[M](#)

JANUARY 11, 2022, Joint City Council and Town Board Minutes  
JANUARY 18, 2022, Special City Council Minutes

**PUBLIC HEARINGS**

[22-017](#)

PUBLIC HEARING Regarding the Creation of a TAX INCREMENT FINANCING DISTRICT (TIF), to be Known as the UNIVERSITY/WAR TIF.

**PETITIONS, REMONSTRANCES & COMMUNICATIONS – CITY OF PEORIA****CONSENT AGENDA ITEMS BY OMNIBUS VOTE, with Recommendations as Outlined:**

[22-018](#)

Communication from the Mayor and Corporation Counsel with a Request to APPROVE the DECLARATION OF LOCAL STATE OF EMERGENCY.

- [22-019](#) Communication from the City Manager and Fire Chief with a Request to APPROVE the ESTIMATE to Rebuild the Engine on Peoria Fire Department Engine No. 20 from CUMMINGS, in the Amount of \$29,757.85.
- [22-020](#) Communication from the City Manager and Community Development Director with a Request for the Following:
- A. APPROVE a CONTRACT with BURNSIDE BROTHERS for the 2022 WEED AND LITTER CONTRACT; and
  - B. APPROVE a CONTRACT with JIMAX LANDSCAPING for the 2022 WEED AND LITTER CONTRACT.
- [22-021](#) Communication from the City Manager and Economic Development Department with a Request to APPROVE a RESOLUTION of Proposed Funding Match in the Amount of \$432,000.00, to Meet the Application Matching Fund Requirements for the U.S. Economic Development Administration (EDA) COMPETITIVE TOURISM GRANT, with a Submission Deadline of January 31, 2022.
- [22-022](#) Communication from the City Manager and Interim Corporation Counsel with a Request to ADOPT an ORDINANCE to Establish a Date for a PUBLIC HEARING Regarding the Proposal to Consider and Approve a Business District Designation and Business District Redevelopment Plan, for the Proposed PEORIA KELLER STATION BUSINESS DEVELOPMENT DISTRICT.
- [22-023](#) 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 R3 (Single-Family Residential) District, for a SHORT-TERM RENTAL for the Property Located at 5435 NORTH LONGWOOD DRIVE (Parcel Identification No. 14-19-227-020), Peoria, IL. (Council District 4)
- [22-024](#) 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 R3 (Single-Family Residential) District, for a SHORT-TERM RENTAL for the Property Located at 4307 NORTH NELSON DRIVE (Parcel Identification No. 14-20-355-014), Peoria, IL. (Council District 4)
- [22-025](#) 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-N (Neighborhood Commercial) for AUTO SALES AND REPAIR, Located at 3038 WEST STARR STREET, (Parcel Identification No. 18-18-301-024), Peoria IL. (Council District 1)

- [22-026](#) 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 R-2 (Single Family Residential) District, for a SHORT-TERM RENTAL for the Property Located at 620 WEST MOUNT HAWLEY TERRACE, (Parcel Identification No. 14-04-302-021) Peoria, IL. (Council District 5)
- [22-027](#) 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 R-3 (Single-Family Residential) District, for a SHORT-TERM RENTAL for Property Located at 1522 EAST PARIS AVE (Parcel Identification No. 14-27-404-033), Peoria, IL. (Council District 3)
- [22-028](#) 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 R-4 (Single-Family Residential) District, for a SHORT-TERM RENTAL, for the Property Located at 308 WEST MAYWOOD AVENUE (Parcel Identification No. 14-33-128-002), Peoria, IL. (Council District 2)
- [22-029](#) 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 R-3 (Single-Family Residential) District, for a SHORT-TERM RENTAL for the Property Located at 3124 NORTH ISABELL AVENUE (Parcel Identification No. 14-29-457-002), Peoria, IL. (Council District 2)
- [22-030](#) Communication from the City Manager and Corporation Counsel with a Request to APPROVE the SITE APPLICATION to EXPAND an Existing Class A (Tavern) Liquor License with On-Site Consumption and Retail Sale of Alcohol for FLAPPER HOUSE LIMITED, D/B/A SADDLE UP, 116 SW JEFFERSON, Contingent Upon the Submittal of All Fees Owed, the Issuance of all Appropriate Permits and a Certificate of Occupancy, with a Recommendation from the Liquor Commission to Approve. (Council District 1)
- [22-031](#) APPOINTMENT by Mayor Ali to the FIRE & POLICE COMMISSION with a Request to Concur:
- Kelly Petersen (Voting) - Term Expires 6/30/2024
- [22-032](#) APPOINTMENT by Mayor Ali to the ADVISORY COMMITTEE ON POLICE COMMUNITY RELATIONS with a Request to Concur:
- Mr. Donald R. Jackson (Voting) - Term Expiration 6/30/2023

**FIRST READINGS**

- [22-033](#) Communication from the City Manager and Director of Public Works with a Request to RECEIVE and FILE a FIRST READING of an ORDINANCE Amending CHAPTER 1 of the CODE of the City of Peoria, and an ORDINANCE Amending CHAPTER 26 of the CODE of the City of Peoria, Related to the Amendment of Various SIDEWALK REGULATIONS.

**PRESENTATION**

- [22-034](#) Communication from the City Manager with a Request to RECEIVE and FILE a PRESENTATION on the PASSENGER RAIL INITIATIVE.

**REGULAR BUSINESS ITEMS, with Recommendations as Outlined:**

- [22-035](#) Communication from the City Manager with a Request to APPROVE Revisions to the CITY FAÇADE IMPROVEMENT PROGRAM.
- [22-036](#) Communication from the City Manager with a Request to APPROVE Revisions to the COMMERCIAL REHABILITATION PROGRAM.
- [22-037](#) Communication from the City Manager and Corporation Counsel with a Request for the Following:
- A. APPROVE a REAL ESTATE PURCHASE AGREEMENT with J.P. RIVERFRONT, LLC, and the City of Peoria; and
  - B. APPROVE a REDEVELOPMENT AGREEMENT with J.P. RIVERFRONT, LLC, ROSZELL-SEALTEST BUILDING CONDOMINIUM ASSOCIATION and the City of Peoria.
- [22-038](#) Communication from the City Manager and Director of Community Development with a Request to Concur from the Planning and Zoning Commission to DENY an ORDINANCE Approving a SPECIAL USE in a Class R-4 (Single-Family Residential) District, for a SHORT-TERM RENTAL for the Property Located at 303 WEST COLUMBIA TERRACE (Parcel Identification No. 18-04-181-019), Peoria, IL. (Council District 2)
- [22-039](#) 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 R-2 (Single-Family Residential) District, for a SHORT-TERM RENTAL for the Property Located at 5918 NORTH ELM LANE (Parcel Identification No. 14-16-426-007 and 14-16-426-012), Peoria, IL. (Council District 3)

[22-040](#) Communication from the City Manager and Finance Director to ADOPT an ORDINANCE Amending the City of Peoria 2022-2023 BIENNIAL BUDGET, Relating to the General Fund, to Recognize the Operational Movement of Parking Enforcement from Public Works to Police, in the Amount of \$205,248.54.

[22-041](#) Communication from the City Manager and Community Development Director with a Request to RECEIVE and FILE the AMERICAN RESCUE PLAN (ARP) PROGRAM GUIDELINES and APPLICATIONS.

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

[21-391](#) Communication from the City Manager and Director of Community Development with a Request to DENY an ORDINANCE to DISCONNECT Certain Real Estate, Commonly Known as Parcel Identification Number 13-23-326-005, Vacant Land within Peoria Owned by Lynnette & Steven Demanes, from the City of Peoria.

**MOTION ON THE FLOOR:** To deny an Ordinance to Disconnect certain real estate, commonly known as parcel identification number 13-23-326-005, vacant land within Peoria owned by Lynnette & Steven Demanes, from the City of Peoria.

[22-003](#) Communication from the City Manager and Community Development Director with a Request to APPROVE a CONTRACT with JIMAX, for Demolition of Residential Properties.

**NEW BUSINESS**

**CITIZENS' OPPORTUNITY TO ADDRESS THE CITY COUNCIL/TOWN BOARD**

**EXECUTIVE SESSION**

**ADJOURNMENT**

*All matters listed under CONSENT AGENDA are considered routine and non-controversial by the City Council/Town Board and will be enacted by one motion and one roll call vote. There will not be separate discussion on these items. If discussion is desired by a Citizen or Members of the City Council/Town Board, the item will be removed and discussed immediately after approval of the Consent Agenda. Citizens desiring discussion on any item listed under the CONSENT AGENDA should contact a City Council/Town Board Member or the City Clerk prior to the meeting and request that the item be removed for discussion.*

*\*CITIZENS WISHING TO ADDRESS AN ITEM NOT ON THE CONSENT AGENDA SHOULD CONTACT A CITY COUNCIL/TOWN BOARD MEMBER PRIOR TO THE MEETING. ALL OTHER PUBLIC INPUT WILL BE HEARD UNDER CITIZENS' OPPORTUNITY TO ADDRESS THE CITY COUNCIL/TOWN BOARD NEAR THE END OF THE MEETING.*

*NOTE: THE ORDER IN WHICH AGENDA ITEMS ARE CONSIDERED MAY BE MOVED FORWARD OR DELAYED BY AT LEAST 2/3 VOTE OF THE CITY COUNCIL/TOWN BOARD MEMBERS PRESENT.*

