

**MINUTES
NEW COUNCIL CHAMBERS IN THE CIVIC COMPLEX
401 WEST WASHINGTON STREET, EAST PEORIA, ILLINOIS**

FEBRUARY 7, 2023

The Regular Meeting of the City Council of the City of East Peoria, Illinois was called to order by his Honor Mayor John P. Kahl presiding at 6:00 P.M. with proper notice having been given.

Upon the roll being called the following answered present: Mayor John P. Kahl, Commissioner Daniel S. Decker, Commissioner Mark E. Hill, Commissioner Seth D. Mingus, and Commissioner Michael L. Sutherland.

Absent: None.

The invocation was given by Commissioner Hill.

Mayor Kahl led the Council and the audience in the pledge of allegiance to the flag.

Motion by Commissioner Mingus, seconded by Commissioner Decker; Mr. Mayor, I move that the minutes of the Regular Meeting held on January 17, 2023 and the minutes of the Special Meeting for a Working Session held on January 24, 2023 be approved as printed.

Yeas: Commissioner Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Mayor Kahl stated if there was anyone in the audience who wanted to speak on any items on the agenda to come to the podium and state the matter or matters to be discussed. There was no response.

CONSENT AGENDA ITEMS BY OMNIBUS VOTE:

Mayor Kahl asked if any Commissioner wished to remove any items from the Consent Agenda for discussion. There was no response.

Motion by Commissioner Hill, seconded by Commissioner Decker; Mr. Mayor, I move to adopt a consent agenda consisting of items numbered 1 through 6 as listed on the agenda for this meeting to be considered by omnibus vote.

Item Number 1 - Adoption of Resolution Number 2223-145 – Resolution to Approve Payment of the Schedule of Bills Listed on Schedule Number 18 in the amount of \$2,040,218.80.

Item Number 2 - Adoption of Resolution Number 2223-128 on its Second Reading - Resolution to Approve Second Amendment to Development Agreement with Teekona Group for Riverfront Midrise Apartment Development.

Item Number 3 - Adoption of Resolution Number 2223-125 on its Second Reading - Resolution approving the Bulk Purchase of Chemicals for the Water Treatment Plant from Hawkins, Inc. in the amount of \$11,702.47.

Item Number 4 - Adoption of Resolution Number 2223-129 on its Second Reading - Resolution authorizing and approving Payment of an Invoice from Sunbelt Rentals for a Replacement Mini Skid Steer Loader.

Item Number 5 - Adoption of Resolution Number 2223-124 on its Second Reading - Resolution approving the purchase of Two LIFEPAK Cardiac Monitors for the Fire Department.

Item Number 6 - Adoption of Resolution Number 2223-127 on its Second Reading - Resolution approving an Agreement between the City of East Peoria and the Policemen's Benevolent Labor Committee for a three-year term commencing on May 1, 2019 and terminating on April 30, 2022.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Motion by Commissioner Hill, seconded by Commissioner Mingus; Mr. Mayor, I move you that Items numbered 1 through 6 listed on the Consent Agenda be hereby approved and adopted, the items numbered 2 through 6 having been read once by their title and having laid on the table for no less than one week for public inspection be adopted as presented.

Item Number 1 - Adoption of Resolution Number 2223-145 – Resolution to Approve Payment of the Schedule of Bills Listed on Schedule Number 18 in the amount of \$2,040,218.80. (Adopted by omnibus vote)

Item Number 2 - Adoption of Resolution Number 2223-128 on its Second Reading - Resolution to Approve Second Amendment to Development Agreement with Teekona Group for Riverfront Midrise Apartment Development. (Adopted by omnibus vote)

Item Number 3 - Adoption of Resolution Number 2223-125 on its Second Reading - Resolution approving the Bulk Purchase of Chemicals for the Water Treatment Plant from Hawkins, Inc. in the amount of \$11,702.47. (Adopted by omnibus vote)

Item Number 4 - Adoption of Resolution Number 2223-129 on its Second Reading - Resolution authorizing and approving Payment of an Invoice from Sunbelt Rentals for a Replacement Mini Skid Steer Loader. (Adopted by omnibus vote)

Item Number 5 - Adoption of Resolution Number 2223-124 on its Second Reading - Resolution approving the purchase of Two LIFEPAK Cardiac Monitors for the Fire Department. (Adopted by omnibus vote)

Item Number 6 - Adoption of Resolution Number 2223-127 on its Second Reading - Resolution approving an Agreement between the City of East Peoria and the Policemen's Benevolent Labor Committee for a three-year term commencing on May 1, 2019 and terminating on April 30, 2022. (Adopted by omnibus vote)

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried and the items adopted by omnibus vote designation.

Motion by Commissioner Hill, seconded by Commissioner Decker; Mr. Mayor, I move you that Ordinance No. 4701, hereto attached, (AN ORDINANCE ACCEPTING BID FOR SALE OF CITY-OWNED SURPLUS REAL ESTATE LOCATED AT 106 SHADOWAY DRIVE) having been read once by its title and having been laid on the table for no less than one week for public inspection, be adopted as presented.

Commissioner Hill explained that this property was acquired by the city and is an empty lot that was offered for sale through a bidding process. The amount was \$500 for the lot plus attorney's fees.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None

Mayor Kahl declared the motion carried and Ordinance No. 4701 be adopted as presented.

Resolution No. 2223-130 by Commissioner Hill, seconded by Commissioner Mingus; BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, ILLINOIS that Resolution No. 2223-130 hereto attached, a Resolution to approve abating and eliminating various 2022 tax levies for Water and Sewer Bond Issues, Tax Increment Financing Bond Issues, and Development Bond Issues, be hereby approved. Mr. Mayor, I move you that this Resolution No. 2223-130 having been read once by its title and having laid on the table for no less than one week for public inspection, be adopted as presented.

Commissioner Hill explained that this resolution is a yearly resolution. He explained that to get the best rate for bonds, the bonds are backed by the tax levy. When the city finds out that it has the funds to pay the bond payment, they are abated from the tax levy.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried and Resolution No. 2223-130 be duly adopted as presented.

Motion by Commissioner Hill, seconded by Commissioner Decker; Mr. Mayor, I move you that Ordinance No. 4703 hereto attached, (AN ORDINANCE PROVIDING FOR ANNEXATION OF THE SIEGRIST PROPERTY TO THE CITY OF EAST PEORIA, ILLINOIS) be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

Commissioner Hill commented on the property being annexed. He explained that the petition here is to annex a portion of 05-05-15-100-032 which is adjacent to property owned by Mr. & Mrs. Siegrist at 3315 Springfield Road. At present, the property has tennis courts on it, and they wish to attach it to their main parcel. The balance of the property will remain in the county until future development occurs.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Motion by Commissioner Hill, seconded by Commissioner Mingus; Mr. Mayor, I move you that Ordinance No. 4705 hereto attached, (AN ORDINANCE AUTHORIZING A SPECIAL USE FOR PROPERTY LOCATED AT 300 EDMUND STREET IN THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS) be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

Commissioner Hill explained that the property owner leases part of the building out for a wood business. The city discovered that wood was being stored outside and informed the owner that a special use would be required for the outdoor storage. There is a requirement for some screening that would need to be installed by May. Some refuse has been cleaned up on the property as well.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Motion by Commissioner Hill, seconded by Commissioner Decker; Mr. Mayor, I move you that Ordinance No. 4704 hereto attached, (AN ORDINANCE ACCEPTING BID FOR SALE OF CITY-OWNED SURPLUS REAL ESTATE LOCATED AT 232 EVERETT STREET) be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

Commissioner Hill commented on the property to be sold. Before the end of last year, the City offered a vacant lot at 232 Everett for a sealed bid. This has been a property the City has offered for sale via a realtor with very little success. The City received two bids for the property with the most responsive one coming from St. Peter's Lutheran Church. They have provided a check to the City in the amount of \$750.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Resolution No. 2223-132 by Commissioner Hill; BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, ILLINOIS THAT: a Public Hearing will be held by the City Council on Tuesday evening, February 21, 2023 at 6:00 P.M. in the City Council Chambers in the Civic Complex, 401 West Washington Street, East Peoria, Illinois, for the purpose of giving interested citizens the opportunity to provide written or oral comments on the proposed Appropriation Ordinance and the proposed Working Cash Budget for the City of East Peoria for the Fiscal Year May 1, 2023 to April 30, 2024. BE IT FURTHER RESOLVED that the City Clerk give public notice of said public hearing in the manner provided by law.

Motion by Commissioner Hill, seconded by Commissioner Mingus; Mr. Mayor, I move that Resolution No. 2223-132 be adopted as presented.

Commissioner Hill commented explained that a public hearing will be held on the proposed appropriation ordinance and working cash budget for the next fiscal year May 1, 2023 to April 30, 2024.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried and Resolution No. 2223-132 be duly adopted as presented.

Resolution No. 2223-133 by Commissioner Hill, seconded by Commissioner Decker; BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, ILLINOIS that Resolution No. 2223-133, hereto attached, a Resolution accepting the proposal from Wiese for Electric Forklift Lead-Acid Batteries and Charger Replacement Project, be approved. Mr. Mayor, I move you that this Resolution No. 2223-133 be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

The City acquired a Hyster military surplus electric forklift that has been used for freight deliveries for the City facilities the last 10-12 years. The original lead-acid batteries have failed, and need replaced. Because its military grade, the existing battery charger would need to be replaced with a more efficient charger. We are recommending replacing both the battery and charger to align with the new battery profile and load requirements. The City received two proposals and recommends going with lowest most responsible proposal from Wiese for the amount of \$9,950.00.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Resolution No. 2223-134 by Commissioner Hill, seconded by Commissioner Mingus; BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, ILLINOIS that Resolution No. 2223-134, hereto attached, a Resolution authorizing and directing the payment of an invoice in the amount of \$15,000 to the Fon du Lac Park District for Security Detail at the Winter Wonderland Lighted Display from November 2022 to January 3, 2023, be approved. Mr. Mayor, I move you that this Resolution No. 2223-134 be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

Commissioner Hill explained that the security detail was provided by Fon du Lac Park District for the Winter Wonderland and the invoice is to pay for those services.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Resolution No. 2223-144 by Commissioner Hill, seconded by Commissioner Decker; BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, ILLINOIS that Resolution No. 2223-144, hereto attached, a Resolution approving the Eastport Marina Management Agreement between the City of East Peoria and Omega 9 Marina, LLC, be approved. Mr. Mayor, I move you that this Resolution No. 2223-144 be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

Commissioner Hill commented on the Agreement that entered last year with Omega 9 Marina, LLC. Omega 9 Marina will execute the daily activities for the Marina. It is a 3 year agreement for the maintenance and management of the marina.

Mayor Kahl explained that there is an operations committee that is made up of Brad Boehm, Jeff Becker, and Jason Payne. Brad Boehm and his wife work for Mr. Payne. Mayor Kahl explained that there are good things to come at the Marina. This agreement will make Brad Boehm the operator of the Marina and will keep the City overseeing operations. The first year of the agreement he will be paid a management fee amount of \$78,500. In year two of the agreement, the operator will be paid a management fee of \$80,500, and in year three, the operator will be paid a management fee of \$82,500. Mayor Kahl explained that Mr. Boehm has done a tremendous job, he feels that the City is in a good spot, and he looks forward to the boating season. Mayor Kahl expressed thanked to Mr. Boehm, Director Becker, and Mr. Payne.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Resolution No. 2223-135 by Commissioner Decker, seconded by Commissioner Mingus; BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, ILLINOIS that Resolution No. 2223-135, hereto attached, a Resolution authorizing acceptance of the proposal for the repair of a Garbage Truck in the Solid Waste Department from Mack Sales and Service of Decatur - Morton, be approved. Mr. Mayor, I move you that this Resolution No. 2223-135 be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

Commissioner Decker commented on the cost of the repair, as there was a major failure to the garbage truck.

Mayor Kahl explained commented on some items are on that agenda that were not in the past as a lot of the items are coming in at costs over the threshold of \$10,000 that need to come to the agenda per the City Code requirements.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Resolution No. 2223-136 by Commissioner Decker, seconded by Commissioner Hill; BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, ILLINOIS that Resolution No. 2223-136, hereto attached, a Resolution authorizing acceptance of the Proposal from Laser Electric, Inc. for the Repair and Replacement of Damaged Street Light and Components located near 624 East Camp Street, be approved. Mr. Mayor, I move you that this Resolution No. 2223-136 be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

Commissioner Decker explained that street light pole was struck by an insured vehicle knocking the street light over damaging the street light, pole and components. Damage was done to the base structure as well. Quotes have been sent to the insured owner's insurance company for reimbursement. Laser Electric, Inc. will be performing the work replacing the streetlight and components.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Resolution No. 2223-137 by Commissioner Decker, seconded by Commissioner Mingus; BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, ILLINOIS that Resolution No. 2223-137, hereto attached, a Resolution authorizing acceptance of the Proposal from EJ Equipment, Inc. for the Repair of a Garbage Truck Mechanical Arm, be approved. Mr. Mayor, I move you that this Resolution No. 2223-137 be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

Commissioner Decker commented on the repair, explained that every 4-5 years it becomes necessary to replace the mechanical tipping arm on the garbage trucks due to normal wear and tear. The cost of the repair is estimated at \$15,697.50.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Resolution No. 2223-140 by Commissioner Sutherland, seconded by Commissioner Decker; BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, ILLINOIS that Resolution No. 2223-140, hereto attached, a Resolution authorizing the Purchase of Water Main Pipe and Appurtenances for the Bass Pro Drive Water Main Extension Project, be approved. Mr. Mayor, I move you that this Resolution No. 2223-140 be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

Commissioner explained that the resolution is regarding the purchase of material for the Bass Pro Water Main Extension. We received six invoices totaling \$53,041.77 from Core & Main for water main pipe and appurtenances required to install the main.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Resolution No. 2223-141 by Commissioner Sutherland, seconded by Commissioner Mingus; BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, ILLINOIS that Resolution No. 2223-141, hereto attached, a Resolution authorizing the Purchase of Necessary Water Main Pipe and Appurtenances from CORE & MAIN to connect to the Valley View Knolls Water Main System, be approved. Mr. Mayor, I move you that this Resolution No. 2223-141 be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

Commissioner Sutherland explained that this resolution is for the payment of an invoice over the threshold for approval by one commissioner. It is a project approved over a year ago and it is getting close to being started.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Resolution No. 2223-142 by Commissioner Sutherland, seconded by Commissioner Decker; BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, ILLINOIS that Resolution No. 2223-142, hereto attached, a Resolution authorizing the payment of an invoice from Midwest Engineering Associates, Inc. in the amount of \$11,556.32 for Engineering Services regarding Relocation of City-Owned Water and Sewer Infrastructure related to the Illinois Department of Transportation Cedar Street Exchange Project, be approved. Mr. Mayor, I move you that this Resolution No. 2223-142 be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

Commissioner Sutherland explained that the IDOT project involves a walking path underneath the bridge and ramp renovations. There is a sewer that the city own that feeds houses that are at the bottom of hill there. There is research going to regarding the city utilities under the overpass. Commissioner Sutherland explained that he will do everything to have the State pay for the project that he can.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Resolution No. 2223-143 by Commissioner Mingus, seconded by Commissioner Decker; BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, ILLINOIS that Resolution No. 2223-143, hereto attached, a Resolution approving a Three-Year Contract with PepsiCo Beverage Sales, LLC for exclusive sales of Pepsi Products at EastSide Centre, be approved. Mr. Mayor, I move you that this Resolution No. 2223-143 be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

Commissioner Mingus commented on this being an extension of a current agreement for selling Pepsi products at EastSide Centre.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Resolution No. 2223-138 by Commissioner Mingus, seconded by Commissioner Decker; BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, ILLINOIS that Resolution No. 2223-138, hereto attached, a Resolution approving the Purchase of Mounds and Pitching Lanes for EastSide Centre Turf Fields 1 and 7, be approved. Mr. Mayor, I move you that this Resolution No. 2223-138 be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

Commissioner Decker commented on this resolution being for the purchase of portable mounds and pitching lane, which are items to complete the EastSide Centre Turf project for Fields 1 and 7 to make the fields useable for all types of baseball and softball.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

Resolution No. 2223-139 by Commissioner Mingus, seconded by Commissioner Decker; BE IT RESOLVED BY THE COUNCIL OF THE CITY OF EAST PEORIA, ILLINOIS that Resolution No. 2223-139, hereto attached, a Resolution authorizing acceptance of the Proposal from Morrow Brothers Ford, Inc. for the Purchase of Three Ford Explorer Squads with Upfitting for the Police Department, be approved. Mr. Mayor, I move you that this Resolution No. 2223-139 be accepted on its first reading as read by its title, and be laid on the table for no less than one week for public inspection.

Commissioner Mingus commented on the purchase of the three Ford Explorers. Mayor Kahl explained that the city purchased three vehicles last year and just took delivery last Friday. These three vehicles are part of the 2023-2024 budget, and this resolution is being done at this time to get the order going, as orders are on a first come first served basis and have taken a long time to get delivery.

Yeas: Commissioners Decker, Hill, Mingus, Sutherland, and Mayor Kahl.

Nays: None.

Mayor Kahl declared the motion carried.

