

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

Council Chambers, Peoria, Illinois, September 23, 2003, a Regular Meeting of the City Council was held this date at 6:18 P.M., at City Hall, Council Chambers, 419 Fulton Street, Mayor David P. Ransburg presiding.

ROLL CALL

Roll call showed the following Council Members present: Ardis, Grayeb, Gulley, Morris, Nichting, Sandberg, Spears, Teplitz, Thetford, Turner, Mayor Ransburg – 11; Absent: None.

INVOCATION & PLEDGE OF ALLEGIANCE

Mayor Ransburg requested a moment of silent prayer and then he led the Pledge of Allegiance.

PROCLAMATIONS, COMMENDATIONS, ETC.

PROCLAMATION: BRADLEY UNIVERSITY: GREEK WEEK: September 26 – October 4, 2003

PROCLAMATION: METHODIST MEDICAL CENTER HOSPICE SERVICES: CAMP
COURAGEOUS DAY – October 4, 2003

PROCLAMATION: ALZHEIMER'S ASSOCIATION: MEMORY WALK SUNDAY – October 5, 2003

MINUTES

Council Member Nichting moved to approve the minutes of the Regular City Council Meeting held on September 16, 2003; seconded by Council Member Turner.

Approved by roll call vote.

Yeas: Ardis, Grayeb, Gulley, Morris, Nichting, Sandberg, Spears, Teplitz, Thetford, Turner,
Mayor Ransburg - 11;

Nays: None.

PETITIONS, REMONSTRANCES & COMMUNICATIONS – CITY OF PEORIA

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

- (03-563) **PAYMENT ESTIMATE FOR PUBLIC IMPROVEMENT PROJECT: MAIN STREET SIDEWALK IMPROVEMENT (PHASE II) (Sheridan to North) (Removal of existing combination curb & gutter, sidewalks, steps & driveway approaches and construction of concrete sidewalks, combination curb-sidewalks, p.c.c. gutter, driveway pavement, storm sewer, traffic signals & an ornamental street lighting system. Additionally, the existing bituminous pavement from University to North Street shall be milled two inches (2") then overlaid with two inches (2") of bituminous concrete surface course.) R. A. CULLINAN & SON, INC. – PAY ESTIMATE #1: \$73,358.59; TOTAL AUTHORIZATION APPROVED: \$73,358.59. (For Information Only)**
- (03-564) **SITE APPROVAL for a CLASS A (Tavern) with a SUBCLASS 1 (4:00 A.M.) and SUBCLASS 2 (Live Entertainment) LIQUOR LICENSE for 531 MAIN STREET, with Recommendation of Liquor Commission to Approve.**

- (03-565) **SITE APPROVAL for a CLASS B (Restaurant/Full Service Bar), with a SUBCLASS 2 (Live Entertainment) and SUBCLASS 3 (Beer Garden) LIQUOR LICENSE for 5121 W. AMERICAN PRAIRIE DRIVE, with Recommendation of Liquor Commission to Approve.**
- (03-566) **SITE APPROVAL for a CLASS B (Restaurant/Full Service Bar) and a SUBCLASS 3A (Sidewalk Café) LIQUOR LICENSE for 5201 W. ROUTE 150, SUITE 502, with Recommendation of Liquor Commission to Approve.**
- (03-567) **Communication from Management and Labor Co-Chairs Regarding the 2003 SECOND QUARTER MIDYEAR HEALTHCARE REPORT, with Recommendation to Receive and File.**
- (03-568) **REPORTS:**
- A. City Treasurer's Report – August, 2003.**

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

Item Nos. 03-563 through 03-568 were approved by roll call vote under the Omnibus Vote Designation.

Yeas: Ardis, Grayeb, Gulley, Morris, Nichting, Sandberg, Spears, Teplitz, Thetford, Turner, Mayor Ransburg - 11;

Nays: None.

- (03-569) **Communication from Council Member John Morris Regarding a PRESENTATION by ARTSPARTNERS of CENTRAL ILLINOIS, INC. Regarding the WELCOME TO PEORIA SIGN PROJECT.**

Council Member Morris said some months ago, on the suggestion of Council Members Ardis, Grayeb, and Thetford, the Council involved the Arts community to create "Welcome to Peoria" signs. He said the task of creating signs was delegated to ArtsPartners. He said the signs were on display and Ms. Suzette Boulais was present to make a presentation regarding the signs.

Hearing no objections, Mayor Ransburg granted Privilege of the Floor to Ms. Suzette Boulais.

Ms. Suzette Boulais, Executive Director of ArtsPartners, said they were honored to be a part of the "Welcome to Peoria" sign project. She said the community embraced the concept and there was tremendous support from organizations, artists, and sign companies represented by sixty entries that were reviewed by the Advisory Panel. She said there were four finalists and she displayed the top two which were chosen for different reasons with one being more tailored and sophisticated, and the other being more playful and energetic which represented culture, sports, and water and was more abstract.

Council Member Morris moved to receive and file the presentation and direct Staff to work with ArtsPartners to finalize one or all of the signs to welcome visitors to the City; seconded by Council Member Turner.

Council Member Thetford commended the City's Public Works Staff who actually made the signs.

Council Member Morris also thanked Council Member Spears for being instrumental in the process of delegating the sign project to ArtsPartners.

In further discussion with Council Member Thetford, Ms. Boulais explained that each and every sign was created by a partnership at some level.

Motion to receive and file the presentation and direct Staff to work with ArtsPartners to finalize one or all of the signs to welcome visitors to the City was approved by roll call vote.

Yeas: Ardis, Grayeb, Gulley, Morris, Nichting, Sandberg, Spears, Teplitz, Thetford, Turner, Mayor Ransburg - 11;

Nays: None.

(03-570) Communication from Corporation Counsel and Economic Development Director Recommending that the Interim City Manager be Authorized to Execute the CITY OF PEORIA/DOWNTOWN MUSEUM REDEVELOPMENT AGREEMENT.

Mayor Ransburg said this was a great moment in time for the community. He discussed key events in Peoria's history which included Caterpillar building their headquarters in Peoria, the construction of the Civic Center, and the development of the Riverfront all contributed to the quality of life and the attractiveness of the community. He commended the collaboration of groups and individuals of the City who demonstrated public and private cooperation. He said this was an important event for the region. He said an agreement had been reached on a site, a conceptual plan, and financial terms. He said detailed plans needed to be drawn, an architect had to be chosen, and money had to be raised. He said the museum would be a monument to Peoria's history, a celebration of the creativity of mankind and a portal through which visitors of all ages could learn and grow. He said he believed the museum would attract additional commercial development in keeping with the revitalization of the downtown area and the Heart of Peoria Plan. He thanked everyone involved for their hard work and patience. He said he would commit to doing everything possible to make sure the City of Peoria was a good partner to make this project an outstanding success. He urged the Council to support the project.

Following some brief comments, Council Member Morris moved to adopt the Peoria/Downtown Museum Redevelopment Agreement and authorize the Interim City Manager to execute the necessary documents; seconded by Council Member Gulley.

Hearing no objections, Mayor Ransburg granted Privilege of the Floor to those who wished to address this issue.

Mr. Jim Richerson, Lakeview President and CEO, thanked all those who had brought the project to this point with regional, national and international stature to downtown Peoria. He said people with vision working together accomplished great things. He said the planning process for the downtown museum had been ongoing for over three years and interacted with the Heart of Peoria Plan, with Civic Center expansion plans, with the PeoriaNext planning, with the Mayor's Vision 20/20 Plan, and with Caterpillar's museum plans. He commended the vision of Sally Paige more than 40 years ago who started Lakeview Museum. He said the merits of the collaborative planning had already delivered to the community a \$1.3 million State grant. He said with the Council's affirmation, further private, regional, State, and Federal funding would be sought.

Mayor Ransburg recognized and welcomed Ms. Sally Paige who was present in the audience.

Mr. Brad McMillan, representing Congressman Ray LaHood, said the proposed agreement was fair and infrastructure costs for demolition, parking and road improvements were shared. He said for a minimal capital investment, the City would reap the benefit of a \$65 million regional museum. He said it was important to know that the plan for the museum came from experts. He further stated it would take a huge effort to raise the Federal, State, corporate, and private donor dollars to get the project completed. He said Congressman LaHood felt that this museum could be the crown jewel of Central Illinois and he would work hard to bring home the Federal dollars to bring this project to a reality. He said over 200 people had been involved in the planning process along with nine different museum groups.

Mr. Joe Henderson, Lakeview Board Chairman, expressed his appreciation to the Mayor and the City's Administration for their efforts in bringing the agreement together. He said, as the manager of a large downtown business, he encouraged the Council's enthusiastic support and leadership. He said it was his intention to convey the critical nature and the importance of the project to the financial health of the City and the business community. He applauded those involved in developing the Riverfront. He said the development of the Sears Block was the key to creating the necessary energy and stability to attract other businesses to downtown. He said the joint development of the block with other businesses would provide the twenty-four hour, seven day-a-week activity needed and endorsed by those studies commissioned by the City. He said the City was at a significant crossroads of having to address a number of difficult financial issues that had a direct economic impact on the future. He said the Council had the responsibility of preparing the community to be a vibrant economically sound destination for new business, as well as retaining existing businesses and their investments. He said the Council's leadership was critical. He said he could not say that this project would be a reality, but he knew the museum block would be a rallying point for the community. He said he pledged his support as a downtown business leader and the Board Chairman of Lakeview to make this project a reality. He encouraged the Council's vote in favor of the development agreement.

Ms. Ricca Slone, State Representative, spoke in support of development of the museum. She said the potential for this project could not be overstated. She said she felt this would be a tremendous boom to the community and she pledged her best efforts for support at the State level to match the Federal, local and private initiatives and contributions that would be coming forth. She urged the Council to support the project.

Mr. Dan Phillips, owner of Illinois Antique Center, said Riverfront businesses were excited that Lakeview had chosen the downtown area and the Riverfront for their new home. He said this would be a catalyst for other businesses and would show the surrounding areas what Peoria could do collectively. He discussed the long term investment of the museum and he said it was his hope that the transportation system would be completed by that time to welcome those who came to Peoria. He urged the Council to support the project.

Mr. Al Wylie, President of the African American Hall of Fame, said he felt the museum project was the greatest project to come to Peoria in a long time. He said he felt it would bring a lift to the downtown and Riverfront businesses. He urged the Council to support the project.

Ms. Kathy Belsley, representing the Peoria Historical Society, said the planning process for this project had been inclusive and comprehensive. She said the Peoria Historical Society strongly endorsed the project site development agreement for the Sears Block. She said this block would be a destination attractive to the citizens of Illinois and tourists from throughout the United States and the world. She added the project would enhance the Peoria Historical Society's ability to pursue its mission of preserving and celebrating Peoria's story. She urged the Council to endorse the project.

Mr. Jim McConoughey, CEO of Heartland Partnership representing 1,200 member businesses and 150 agencies and companies engaged actively in economic development, said he supported the proposed agreement and encouraged the Council to vote in favor of the museum project. He thanked the Council for their continued support.

Corporation Counsel Randy Ray explained the agreement was to lease 56% of the Sears Block to the museum for 75 years for \$1 per year. He said the museum would build a \$48 million structure on the premises which would include approximately 110,000 square feet and would include a lobby, exhibit areas, large format theatre, digital dome theatre, and planetarium. He said there would be an area for expansion as well as approximately 15,000 square feet of commercial space. He said the expansion area and commercial space could revert to the City, if it was not built by the museum. He said the City, in turn, would acquire the block utilizing eminent domain to the extent permitted by law and the City would tender the museum site in a buildable condition with either environment remediation complete or with a proper no further remediation

letter provided. He said the City could opt out of the agreement on or before July 31, 2004, if it deemed that environment conditions were too difficult or too extreme or expensive to address. He added the City would have an opportunity to review the design of the museum and they would be obligated to the infrastructure improvements under a Federal agreement. He said the museum would put up \$3 million at closing to pay its share of the infrastructure improvements. He said there were incentives in place for reimbursement of the \$3 million. He further said at closing the preconditions must have been met, the museum must have raised its funds, have designs approved, and be ready to build no sooner than June 30, 2005. He said the City, by that time, must have demolished the building and put the site in buildable condition. He said the property must be used for a museum with at least 50,000 square feet during the term of the lease. He said the museum could discontinue use, if there were cash flow problems, if the City declined to fund the operating deficit. He said the City would have the right of first refusal to accept any assignment of the premises from the museum.

Interim City Manager Steve Van Winkle discussed the infrastructure and the gap in Water Street that still needed to be completed. He said this project would actually complete that gap between Liberty and Hamilton. He explained the final portion of Water Street would be completed by IDOT once the I-74 work was completed. He said an important component that caused the project to come together from a financial standpoint was the fact that there had been decisions made earlier to make sure there was sufficient parking within the Sears Block. He said a decision was made to take advantage of the wide streets and put diagonal parking back on the streets. He stated, by doing this, 330 or 340 extra spaces were found around the Sears Block to revitalize the area. He said this parking would be very convenient to the Sears block and was a key component. He said there would be a pedestrian linkage between Washington Street and the river and would also link the Civic Center, Fulton Plaza and City Hall to the Riverfront. He said the barrier that was created by a six-lane Washington Street would be changed to bring a nice interface between the downtown area and the Riverfront. He said these were basically all the components driven by the redevelopment agreement of the Sears Block. He added these were all things that would be needed anyway and this project just brought it all together.

Director of Economic Development Dave Dobson explained on a gross basis, costs in the neighborhood of \$10,525,000 were needed to accomplish all the activities necessary. He said previous costs for land, which was a City investment, the \$3 million from Lakeview Museum and a \$3 million grant that had been received in relationship to parking, would bring cash costs to the City down to \$3,330,000. He said he had identified a variety of funding sources to offset the costs and none of these sources would impact the City's general fund. He explained the primary sources of funding were from restricted use funds that could not be utilized to remedy some of the City's budget issues. He said \$1.7 million had been identified in funding from the Northside Riverfront Tax Increment Financing District, approximately \$700,000 in existing cash balances would be coupled with approximately \$1 million in bond proceeds that would be generated over future years. He said, in addition, he was recommending that \$500,000 in Private Activity Bonds proceeds be made available for this project and \$450,000 of which had already been secured through a series of bond issues previously sold in the market. He also recommended that \$650,000 be allocated from the 2003 Capital Improvement Program budget, and \$479,000 be allocated in two increments in 2005 and 2006 from the CIP budget. He said the City would be offsetting grant funds to limit the use of the CIP budget.

Interim City Manager Steve Van Winkle explained the \$3 million in grant money and the \$3 million from Lakeview would go toward the demolition and mitigation of environmental issues.

Council Member Morris pointed out funds that would be used could not be used for the operations budget, and he expressed his appreciation for the investment made by Caterpillar in the community. He also spoke in support of using this project as leverage for continued economic power.

Council Member Turner discussed the John Deere museum and how it had spurred expansion of business in that area. He said along with the redevelopment of Southtown, the Civic Center, Growth Cells I and II, the Riverfront, and O'Brien Field, the museum project would become another milestone in the development of the City of Peoria. He said I-74 delivered people right into the downtown area and the heart of Peoria and would be a big enhancement for tourism.

Council Member Thetford spoke in support of the museum and she thanked those who had collaborated in bringing the project forward. She, as well as almost all the other Council Members, especially thanked Congressman LaHood, Mr. Brad McMillan, Ricca Slone and other community leaders for their support of the project.

Council Member Teplitz discussed the success of the Civic Center and said she felt this meeting was another giant step forward for the museum project and the City of Peoria. She thanked those involved for their leadership and said she would do everything she could to make sure the project was successful.

Council Member Grayeb spoke in support of the museum and he discussed the importance of children growing up in the community and remaining in the community. He expressed his appreciation to those who had brought the project together and kept it together over this difficult period of time. He said it was estimated this project would bring hundreds of thousands of visitors and \$60 million in construction jobs to the area. He said he felt this would be a successful project.

Council Member Spears thanked former City Council Member Steve Kouri for his early vision of moving Lakeview Museum to the downtown area. He said he felt the Council was making a mistake by not giving the entire block to the museum. He expressed concern about future expansion and whether or not they would have the needed land. He thanked everyone who had kept the project together over the past three years. He also thanked former City Council Member Bruce Brown for his advice about the importance of this project.

Council Member Ardis spoke in support of the museum and he thanked those who had collaborated in bringing the project forward. He also said he felt there was a great deal of support in the community and he thanked representatives from Caterpillar and community leaders for their leadership.

Council Member Nichting spoke in support of the museum and the importance of creating opportunities so young people would want to remain in the community.

Council Member Sandberg discussed and questioned some of the details of the contract. He questioned the 50,000 square foot requirement and the use of the money from the PMP TIF. He further stated if PMP needed relocation costs for some reason, he felt the money would not be available for them. He also questioned if the money in the TIF could be given to School District 150 or if some of the money could be used for the City's budget.

Corporation Council Randy Ray explained that 50,000 square foot usage was a minimum to keep the lease valid during the entire term of the museum.

Director of Economic Development Dave Dobson said all existing obligations of a contractual nature for PMP had been met to this point. He added, regarding the TIF money, the City would have to continue having a TIF in place, and he said there were obligations to PMP that were contractual that would remain throughout the remaining years of the TIF.

Council Member Sandberg referred to Page 6 of the agreement, under 2.4.1. and expressed concern that the June 30 closing date was for 2003, which had passed.

Corporation Counsel Randy Ray said the date should reflect June 30, 2005, rather than 2003.

Council Member Sandberg further thanked former City Council Member James Bateman for his support of the Civic Center twenty years ago. He read from the 1976 minutes regarding the vote of 5 years to 4 nays for the Civic Center funding. He said he felt in that twenty years that the City should have learned more about regionalism. He said he felt the museum should be funded regionally and not just locally.

Following further discussion, Council Member Nichting moved to call the question; seconded by Council Member Turner.

Motion to call the question was approved by roll call vote.

Yeas: Ardis, Grayeb, Gulley, Morris, Nichting, Sandberg, Spears, Teplitz, Thetford, Turner, Mayor Ransburg - 11;

Nays: None.

Council Member Morris amended his motion to adopt the Peoria/Downtown Museum Redevelopment Agreement, with an amendment to Page 6, Section 2.4.1. reflecting that the closing date should be June 30, 2005, rather than 2003, and authorize the Interim City Manager to execute the necessary documents; seconded by Council Member Gulley.

Motion to adopt the Peoria/Downtown Museum Redevelopment Agreement, with an amendment to Page 6, Section 2.4.1. reflecting the closing date would be June 30, 2005 rather than 2003, and authorize the Interim City Manager to execute the documents was approved by roll call vote.

Yeas: Ardis, Grayeb, Gulley, Morris, Nichting, Spears, Teplitz, Thetford, Turner, Mayor Ransburg - 10;

Nays: Sandberg - 1.

Council Members Thetford and Teplitz left the Council Chambers.

(03-571) Communication from Acting Director of Public Works Recommending Approval of the SECOND AMENDMENT to the TRACK CONSTRUCTION GRANT AGREEMENT with the ILLINOIS DEPARTMENT OF TRANSPORTATION, and Requesting Authorization for the Interim City Manager to Execute the Documents.

Council Member Nichting moved to approve the second amendment to the Track Construction Grant Agreement with the Illinois Department of Transportation; seconded by Council Member Grayeb.

Approved by roll call vote.

Yeas: Ardis, Grayeb, Gulley, Morris, Nichting, Sandberg, Spears, Turner, Mayor Ransburg - 9;

Nays: None.

Council Member Thetford returned to the Council Chambers.

(03-572) Communication from Corporation Counsel Recommending Approval of a RESOLUTION Requesting the GOVERNOR of the STATE OF ILLINOIS to Share the Results of His Office's Study on IMPORTING PRESCRIPTION MEDICATION FROM CANADA.

Council Member Nichting moved to approve the Resolution requesting the Governor of the State of Illinois to share the results of his office's study on importing prescription medication from Canada; seconded by Council Member Turner.

RESOLUTION NO. 03-572 was approved by roll call vote.

Yeas: Ardis, Grayeb, Gulley, Morris, Nichting, Sandberg, Spears, Thetford, Turner, Mayor Ransburg - 10;

Nays: None.

Council Member Teplitz returned to the Council Chambers.

(03-573) Communication from Corporation Counsel with Recommendations from the Liquor Commission as Follows:

- A. SITE APPROVAL for a CLASS C (Package) LIQUOR LICENSE for ALDI'S at 603 E. WAR MEMORIAL DRIVE, with Recommendation from the Liquor Commission to Approve;**

Council Member Turner moved to concur with the recommendation of the Liquor Commission to approve the site for a Class C (Package) Liquor License for Aldi's at 603 E. War Memorial Drive; seconded by Council Member Gulley.

Approved by roll call vote.

Yeas: Ardis, Grayeb, Gulley, Morris, Nichting, Sandberg, Spears, Teplitz, Thetford, Turner, Mayor Ransburg - 11;

Nays: None.

- B. SITE APPROVAL for a CLASS C (Package) LIQUOR LICENSE for ALDI'S at 3116 N. STERLING, with Recommendation from the Liquor Commission to Approve;**

Council Member Turner moved to concur with the recommendation of the Liquor Commission to approve the site for a Class C (Package) Liquor License for Aldi's at 3116 N. Sterling; seconded by Council Member Gulley.

Approved by roll call vote.

Yeas: Ardis, Grayeb, Gulley, Morris, Nichting, Sandberg, Spears, Teplitz, Thetford, Turner, Mayor Ransburg - 11;

Nays: None.

- C. SITE APPROVAL for a CLASS C (Package) LIQUOR LICENSE for ALDI'S at 210 S. WESTERN, with Recommendation from the Liquor Commission to DENY.**

Council Member Turner moved to concur with the recommendation of the Liquor Commission to deny the site for a Class C (Package) Liquor License for Aldi's at 210 S. Western; seconded by Council Member Gulley.

Motion to DENY the Site Approval for a Class C Liquor License for Aldi's at 210 S. Western was approved by roll call vote.

Yeas: Ardis, Grayeb, Gulley, Morris, Nichting, Sandberg, Spears, Teplitz, Thetford, Turner, Mayor Ransburg - 11;

Nays: None.

UNFINISHED BUSINESS

(03-520) Communication from Corporation Counsel Recommending Adoption of an ORDINANCE Amending CHAPTER 2 of the Code of the City of Peoria Relating to PUBLIC SAFETY EMPLOYEES. (New Communication and Ordinance)

Council Member Nichting moved to adopt the Ordinance amending Chapter 2 of the Code of the City of Peoria relating to Public Safety Employees; seconded by Council Member Turner.

Motion to adopt ORDINANCE NO. 15,532 amending Chapter 2 of the Code of the City of Peoria relating to Public Safety Employees was adopted by roll call vote.

Yeas: Ardis, Grayeb, Gulley, Morris, Nichting, Sandberg, Spears, Teplitz, Thetford, Turner, Mayor Ransburg - 11;

Nays: None.

(03-553) Communication from Interim Director of Planning and Growth Management with Recommendation for Approval of the CITY OF PEORIA'S PARTICIPATION in COMMUNITY-BASED LITTER INITIATIVES for 2003, in the Total Amount of \$17,320.

Council Member Thetford requested that, in the future, when recommendations were brought to the Neighborhood Development Commission, if there was a change, that the NDC be apprised of the change before it came before the City Council.

Council Member Thetford moved to approve the City of Peoria's participation in community-based litter initiatives for 2003, in the total amount of \$17,320; seconded by Council Member Teplitz.

Approved by roll call vote.

Yeas: Ardis, Grayeb, Gulley, Morris, Nichting, Sandberg, Spears, Teplitz, Thetford, Turner, Mayor Ransburg - 11;

Nays: None.

(03-556) Communication from Interim Director of Planning and Growth Management with Recommendation by the Zoning Commission to Adopt an ORDINANCE Amending Ordinance No. 14,964, an EXISTING SPECIAL USE in a Class R-4 (Single-Family Residential) District for a YOUTH SOCIAL, EDUCATIONAL, RECREATION PROGRAMS FACILITY to Include BUILDING ADDITIONS for the FRONT ENTRANCE VESTIBULE, EQUIPMENT ROOM, and SPECTATOR SEATING for the GYMNASIUM for Property Located at 2701-03 W. GRINNELL AVENUE, AND with Staff Recommendation to Adopt the Ordinance Subject to the Petitioner Locating the Proposed Parking in an Area that is in Compliance with the Zoning Ordinance not in the Required Front Yard.

Following a brief explanation, Council Member Gulley moved to concur with the Staff recommendation to amend and adopt the Ordinance amending Ordinance No. 14,964, an Existing Special Use in a Class R-4 (Single-Family Residential) District for a Youth Social, Educational, Recreation Program Facility to include building additions for the front entrance vestibule, equipment room, and spectator seating for the gymnasium for property located at 2701-03 W. Grinnell Avenue subject to the petitioner locating the proposed parking in an area that is in compliance with the zoning ordinance not in the required front yard (move parking to the East side of the building); seconded by Council Member Turner.

In further discussion and realizing there may be other neighborhood concerns that needed to be addressed, Council Member Gulley moved to defer this item for one week until the September 30, 2003, Regular City Council Meeting; seconded by Council Member Thetford.

Motion to defer this item until September 30, 2003, was approved by roll call vote.

Yeas: Ardis, Grayeb, Gulley, Morris, Nichting, Sandberg, Spears, Teplitz, Thetford, Turner, Mayor Ransburg - 11;

Nays: None.

- (03-557) **Communication from Corporation Counsel Recommending Adoption of an ORDINANCE Providing for the FINANCING by the City of Peoria of an ECONOMIC DEVELOPMENT PROJECT Consisting of the ACQUISITION, REHABILITATION and EQUIPPING of a MULTI-FAMILY HOUSING DEVELOPMENT on Behalf of OAK WOODS ASSOCIATES, LLC Authorizing the ISSUANCE of its Not-To-Exceed \$3,900,000 VARIABLE RATE MULTI-FAMILY HOUSING REVENUE BONDS and its Not-To-Exceed \$500,000 SUBORDINATE MULTI-FAMILY HOUSING REVENUE BONDS, and Requesting Authorization for the Mayor and City Clerk to Execute the Necessary Documents.**

Council Member Spears moved to adopt the Ordinance providing for the financing by the City of Peoria of an Economic Development Project consisting of the acquisition, rehabilitation and equipping of a multi-family housing development on behalf of Oak Woods Associates, LLC, authorizing the issuance of its not-to-exceed \$3,900,000 Variable Rate Multi-Family Housing Revenue Bonds and its not-to-exceed \$500,000 Subordinate Multi-Family Housing Revenue Bonds, and authorizing the Mayor and City Clerk to execute the necessary documents; seconded by Council Member Thetford.

ORDINANCE NO. 15,533 was adopted by roll call vote.

Yeas: Ardis, Grayeb, Gulley, Morris, Nichting, Sandberg, Spears, Teplitz, Thetford, Turner, Mayor Ransburg - 11;

Nays: None.

NEW BUSINESS

- (03-574) **Recommendation to Approve the Request to PLACE AN ITEM ON THE NEXT LIQUOR COMMISSION MEETING AGENDA for the Purpose of Discussing the PROPOSED FEE INCREASES AND ALLOWING INPUT FROM THE LIQUOR LICENSE HOLDERS, and Request that the Liquor License holders be Notified of the Meeting in Advance.**

Council Member Ardis referred to the proposed increase in liquor fees and he felt there were some valid questions raised by some of the Liquor Commission members regarding whether or not these fees were arbitrarily raised or if there was some kind of basis for the increases.

In discussion with Council Member Ardis, City Clerk Mary Haynes clarified that increased fees would not have to be paid until January 31, 2004.

Council Member Ardis requested that an item be placed on the next Liquor Commission Meeting Agenda to hold a discussion on increased fees and to provide an opportunity for restaurant and liquor license holders to participate in the discussion.

Corporation Counsel Randy Ray said he was in the process of writing the Ordinance and the proposed Ordinance could go before the Liquor Commission first.

Council Member Ardis moved to place an item on the next Liquor Commission Meeting Agenda for the purpose of discussing the proposed fee increases and allowing input from the Liquor License holders, and requested that the Liquor License holders be notified of the meeting in advance; seconded by Council Member Gulley.

Approved by roll call vote.

Yeas: Ardis, Grayeb, Gulley, Morris, Nichting, Sandberg, Spears, Teplitz, Thetford, Turner, Mayor Ransburg - 11;

Nays: None.

CITIZEN REQUESTS TO ADDRESS THE COUNCIL**(03-575) REQUEST from CITIZENS to Address the CITY COUNCIL Regarding VARIOUS ISSUES.**

Hearing no objections, Mayor Ransburg granted Privilege of the Floor to those who wished to address the Council.

Ms. June Moore, President of Olde Towne South Neighborhood Association, thanked the Interim City Manager Steve Van Winkle for coming to their neighborhood to review neighborhood concerns.

Ms. Carol Holford, President of Gale Avenue Homeowners Association, thanked the Council for supporting the litter initiatives in her neighborhood.

EXECUTIVE SESSION**(03-576) Recommendation to Approve a Motion for the City Council to go 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 and 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.**

Council Member Turner moved that the City Council to 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 and 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; seconded by Council Member Morris.

Approved by roll call vote.

Yeas: Ardis, Grayeb, Gulley, Morris, Nichting, Sandberg, Spears, Teplitz, Thetford, Turner,
Mayor Ransburg - 11;

Nays: None.

ADJOURNMENT

Council Member Grayeb moved to adjourn the Council Meeting; seconded by Council Member Turner.

Approved by viva voce vote.

The Council Meeting adjourned at 8:35 P.M.

Mary L. Haynes, MMC
City Clerk of Peoria, Illinois