

### 3. BACKGROUND OF THE MASTER PLAN

#### **Peoria City Council**

In May 2003, the City of Peoria through its Mayor and City Council passed an Ordinance creating the Peoria Medical and Technology District and the Peoria Medical and Technology District Commission. The Ordinance summary is included in the Appendix of this report. The City Council appointed the nine members to this Commission and will review and approve all of the recommendations the Commission makes related to the Med-Tech District.

#### **The Med-Tech District**

The Med-Tech District was created to promote medical and technology research and development with the following key objectives:

- To attract and retain academic centers of excellence and foster development of institutions of higher learning;
- To attract, retain, develop and expand viable health care facilities and medical research facilities;
- To attract emerging high technology enterprises;
- To enhance existing historic districts, and
- To promote stabilization of existing residential and commercial areas that will benefit from the redevelopment activities including both new construction and revitalization of residential units.

#### **The Med-Tech Commission**

The Commission's focus is to encourage cooperative research efforts, expansion of necessary facilities and service, and the creation of a desirable physical environment for the district.

The Commission consists of 11 members, all residents of the City of Peoria: nine members have voting capacity appointed by the Mayor, with the consent of the City Council, and two ex-officio members without a right to vote. Three members are residents of the District and members of a residential neighborhood organization located within the district. One member is an owner of a small business in the district, one is affiliated with the accredited public school of medicine, two affiliated with the licensed non-profit acute care hospitals, one affiliated with the Bradley and one affiliated with Peoria NEXT. The two ex-officio members are the 2<sup>nd</sup> District Council member and the City Manager or his designee.

The Commission, subject to approval of the City Council, may exercise the following powers for any purpose of the District:

- Apply for and accept grants, loans or appropriations;
- Accept and collect assessments or fees from entities who enter into any contractual agreement for District enhancements;
- Recommend to the City Council the acquisition of a property for the construction of any structure within the District;

- Recommend to the City Council to sell or lease any property owned by the city to any person or persons;
- Perform all the duties and functions of the City of Peoria Zoning Commission and the functions of the Planning Commission, related to Subdivisions;
- Recommend to the City Council the participation in any Local, State or Federal programs, and
- After adoption of the master plan or any redevelopment area within the District, the Commission shall approve the issuance of all building permits within the area of the plan exceeding \$350,000 in value for the purpose of determining conformance to the master plan and such redevelopment plans.

## Neighborhood Advisory Council

In the ordinance a Neighborhood Advisory Council was created consisting of a representative from each recognized neighborhood organization. These representatives are appointed for a one-year term and annually elect a Chairman and a Secretary.

The function of the Neighborhood Advisory Council is to review and make recommendations to the Commission with respect to the Master Plan or any proposed Redevelopment Plan.

## Citizens of Peoria

At the top of the organizational chart for the completion of this master plan are the citizens of Peoria. The long term benefits of new jobs, revived neighborhoods and a new vision for West Main Street go to the entire Peoria community. They serve to guide the City Council and the Med-Tech Commission as the plan is implemented.

## ORGANIZATIONAL CHART

