



OFFICE OF THE CITY MANAGER



TO: Honorable Mayor and Members of the City Council

FROM: Patrick Urich, City Manager *Patrick Urich*

DATE: July 21, 2022

SUBJECT: Issues Update

The following are issues related to the City for the weekly Issues Update. If there are additional items you believe should be included, please let me know.

Community Development Department Kicks off Great Neighbor Appreciation Week with Citywide Cleanups

Mayor Ali and guests announced the passenger rail feasibility study results at a press conference this morning. The presentation, study and video of today's press conference may be found on the [City of Peoria website](#).



Open to ALL Illinois Residents-Household Hazardous Waste Collection Returns to McLean County: Ecology Action Center opens registration for September 17, 2022 HHW Collection

In a surprising shift from the recent trend of every-other-year events, the Ecology Action Center (EAC) has announced a fall McLean County Household Hazardous Waste (HHW) collection event for Saturday, September 17, 2022. The Illinois Environmental Protection Agency is covering major costs for the HHW collection to be held at Heartland Community College from 8 a.m. until 3 p.m. “The increased frequency of hazardous waste collection events locally will help increase participation and reduce the likelihood of improper disposal while also conserving local financial resources for taxpayers,” said Michael Brown, Executive Director of the EAC.

The HHW collection event will be appointment-only in order to regulate traffic to prevent long waits; residents must sign up for an appointment at HHWmclean.org. Residents without computer access may call 309-GOTO-HHW, or (309) 468-6449 for assistance. Due to a current staff shortage, registration by the website HHWmclean.org is strongly encouraged. Participation is open to all Illinois residents at no cost. Illinois regulations mandate that only residential wastes may be collected—no business or commercially generated wastes are accepted. The deadline for HHW appointments is noon on Friday, September 16, 2022. Volunteers are needed to help with traffic control at the event; signup is available online at HHWmclean.org

Accepted materials include: Oil-based paints, Used Motor Oil, Herbicides, Pesticides, Insecticides, Old gasoline, Pool chemicals, Cleaning products, Mercury, Acids, Household batteries, Paint thinners, Lawn chemicals, Solvents, Antifreeze, Hobby chemicals, Aerosol paints and pesticides, Fluorescent lamp bulbs, Drain cleaners, and Corrosives.

Unaccepted items include: Latex paint, Agricultural wastes, business/commercial sector wastes, Explosives, Fireworks, Controlled substances, Lead acid batteries, Propane tanks, Smoke detectors, Farm machinery oil, Fire extinguishers, Biohazard waste, or Institutional or business waste.

Community Development-Community Cleanup in the 4th District on Wednesday, July 13th

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On Wednesday, July 13th, the Community Development Department hosted a Community Cleanup 'Pop-Up' event in the 4th District at 6203 N Big Hollow Road. Staff picked up over 20 bags of trash.

For more information on future community cleanup events, please contact Neighborhood Enhancement Coordinator Kaylee Drea at 309-494-8624 or kdrea@peoriagov.org.

Community Development-Local Nonprofit Organizations Celebrated for Great Neighbor Appreciation Week

On Monday, July 18th, Community Development staff celebrated Nonprofit Appreciation Day by recognizing fifteen local nonprofit organizations in Peoria. Each organization was given a succulent to symbolize the growth they have contributed to in the community.

The city of Peoria has a vibrant nonprofit community. The nonprofits recognized on Monday represent a small sample of those doing great work serving community members throughout the city.

For more information on Great Neighbor Appreciation Week, please contact Neighborhood Enhancement Coordinator Kaylee Drea at (309) 494-8624 or kdrea@peoriagov.org.



Community Development-Citywide Cleanup Kicked off Great Neighbor Appreciation Week with over 85 Community Volunteers

On Saturday, July 16th, over 20 Community Development staff members were joined by about 85 community members to pick up litter at five locations across the City in the Southside, East Bluff, Near Northside, West Bluff, and Center Bluff neighborhoods.

For more information on Great Neighbor Appreciation Week or on future community cleanup events, please contact Neighborhood Enhancement Coordinator Kaylee Drea at (309) 494-8624 or kdrea@peoriagov.org.



Peoria Police Department-Police Chief Echevarria Named Hometown Hero

Peoria Police Chief Eric Echevarria received the Heart of Illinois Hero Award on the opening day of the Heart of Illinois Fair currently underway from July 19th to July 23, 2022.



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Peoria Police Department-Pizza Delivery to PPD

An employee with Casey's Pizza at 7815 N. Route 91 stopped by PPD Headquarters today(7/18/22) to deliver some hot and yummy pizzas to our men and women in blue as a way of saying thanks for all you do.



Peoria Public Schools – Update from Superintendent Dr. Sharon Desmoulin-Kherat

Peoria Public School families are busy preparing for the start of the school year on Wednesday, August 3 – just two weeks away.

As I reflect on every year, PPS is fortunate to have so many community organizations eager to step up and help our families prepare for the school year.

This week, Representative Jehan Gordon-Booth gathered the resources of numerous Peoria organizations for the *One Peoria Back-to-School and Health Fair*. With nearly a half-dozen inflatable bouncing attractions, the fair attracted families from throughout central Illinois. Thank you to Rep. Gordon-Booth and the following organizations for such a spectacular event:

- East Bluff Community Center
- Friendship House
- Art Inc.
- Elite
- Peoria Park District
- City of Peoria
- Black Business Alliance
- Center for Prevention of Abuse
- Southside Mission
- NAACP
- Yani Collective

Three events on Saturday, July 30 will offer school supplies, uniforms, haircuts and physical and dental exams for students. They are:

- Backpack Peoria, 9 a.m. to noon, at The Dream Center Peoria, (714 N. Hamilton Blvd.) will have 1,600 backpacks filled with supplies, a limited number of uniform vouchers, dental and physical exams and COVID-19 vaccinations.
- The Tri-County Urban League, Peoria Firefighters Local 50, Afro American Fire Fighters and Central Illinois Friends are collecting donations for school supplies to distribute to families at their Back-to-School Bash.
 - Donations may be dropped off at any Peoria Fire Station before Tuesday, July 24
- The MECA Center, 817 W. Armstrong, will host a Back-to-School event from 11 a.m. to 2 p.m. to give away backpacks, school supplies, uniforms, and haircuts.
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On Saturday, August 13, 11 a.m. to 4 p.m., New Beginning Worship Center, 1910 W. Lincoln Ave., will host a Back-to-School event to distribute school supplies and provide physical and dental exams.

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Finally, Illinois families who buy school supplies will enjoy a sales tax holiday on qualifying items from August 5th-14th. The sales tax will be reduced from 6.25% to 1.25%. To qualify, clothing and footwear must cost less than \$125 per item to qualify. Eligible school supplies are not subject to the \$125 threshold.

We are grateful to the many civic and faith organizations who are helping Peoria Public School families start the school year on the right foot

With Gratitude,

A handwritten signature in blue ink, appearing to read "Sha Desmahire".

Code Docket

- Please see attached

Community Development Weekly Report

- Please see attached

Historic Preservation Commission Agenda

- Please see attached

Inspector	Docket No.	Property Owner(s)	Property Address
AA	22-CV-16843	CONSUELO HILL	1500 W GARDEN ST
AA	22-CV-16894	MACARTHUR PLAZA LLC	200 N MACARTHUR HWY
AA	22-CV-16904	GARY HENTZ	1500 W WIDENHAM ST
AA	22-CV-16905	GEORGE LEWIS	1501 W WIDENHAM ST
AA	22-CV-16910	LEE LOWE	1526 W SMITH ST
AW	22-CV-16860	JASON RUTHERFORD ESTATE	1911 E MINNESOTA ST
AW	22-CV-16902	TODD DAVIS	1015 E REPUBLIC ST
BE	22-CV-16946	ADEL MINA	617 W LOUCKS AVE
CT	22-CV-16855	GALYN CLARK	2610 W HOWETT ST
CT	22-CV-16899	TODD WERNBURG	2011 W HOWETT ST
CT	22-CV-16923	VINCENT FROSIG	1524 W AIKEN AVE
CT	22-CV-16924	ABW LLC	1512 W AIKEN AVE
CT	22-CV-16925	U PRIME LAND INC	1514 W AIKEN AVE
DF	22-CV-16848	JAMES TRAVIS	1719 NE ADAMS ST
DF	22-CV-16849	LOUIS BARNETT	406 HAYWARD ST
DF	22-CV-16850	MICHAEL LEVAN	1212 NE MONROE ST
DH	22-CV-16864	JLM REAL ESTATE LLC	715 WEST MAC QUEEN AVENUE
DH	22-CV-16866	JOHN THORSON	WEST MAC QUEEN AVENUE
DH	22-CV-16868	SO SINCERE S CORP	1020 WEST MCCLURE AVENUE
DH	22-CV-16872	DONNA MOTLEY	811 WEST THRUSH AVENUE
DH	22-CV-16875	BRADY SAIN	1012 WEST MCCLURE AVENUE
DH	22-CV-16886	JAVID ALI	1618 W AYRES AVE
DH	22-CV-16903	JESUS MANCERA	501 WEST ARMSTRONG AVENUE
DH	22-CV-16926	SHANNON LAMIE	1215 NORTH FRINK STREET
DH	22-CV-16927	R & G MANAGEMENT SERVICES LLC	1639 WEST MAIN STREET
DS	22-CV-16857	RHEA & JIYA INVESTMENTS LLC	1311 N BROADWAY ST
DS	22-CV-16950	DIANE THOMPSON	3434 N GALE AVE
JR	22-CV-16856	SHERRCE MCGHEE	302 NE LAKE VIEW AVE
JR	22-CV-16887	LUCY ESPARZA	2912 NE MADISON AVE
JR	22-CV-16888	CHRISTOPHER MELTON JR	3122 NE MADISON AVE
JR	22-CV-16911	ARIANA ENRIQUEZ	519 HAUNGS AVE
JS	22-CV-16486	LOCKWOOD & BROTHERS LLC	501 N GLENWOOD AVE
JS	22-CV-16498	SFR3-070 LLC	726 W MAYWOOD AVE
JS	22-CV-16499	SFR3-070 LLC	1200 W WILLCOX AVE
JS	22-CV-16839	SSR PROPERTY INVESTMENTS LLC	1320 N NORTH ST
JS	22-CV-16876	RONALD BEEM	534 HOMESTEAD AVE
JS	22-CV-16877	RONALD BEEM	2610 W HOWETT ST
JS	22-CV-16878	RONALD BEEM	1013 S SHELLEY ST
JS	22-CV-16880	LOUIS BROWN	630 PARK AVE
JS	22-CV-16881	MICHAEL YOUNG	516 ALEXANDER AVE
JS	22-CV-16883	FOREVER HOMES LLC	1210 W MILLMAN ST
JS	22-CV-16952	SMAKS MARKET; WAGDI QASEM; THABET ALI; NABIL ALI	1920 N WISCONSIN AVE
JS	22-CV-16953	NABIL ALI	1920 N WISCONSIN AVE
JS	22-CV-16954	THABET ALI	1920 N WISCONSIN AVE
JS	22-CV-16955	NABIL ALI	1920 N WISCONSIN AVE
JS	22-CV-16956	WAGDI QASEM	1920 N WISCONSIN AVE
JS	22-CV-16957	THABET ALI	1920 N WISCONSIN AVE
MH	22-CV-16944	PEORIA PORTFOLIO I-IV APARTMENTS LP	2401 N GALE AVE
MH	22-CV-16960	SALEM INC	2807 N UNIVERSITY ST
MH	22-CV-16961	ECONOMIC PEORIA CTZNS COMMITTEE	VACANT LOT ON THE CORNER OF NEBRASKA AND MILTON

<u>Inspector</u>	<u>Docket No.</u>	<u>Property Owner(s)</u>	<u>Property Address</u>
NR	22-CV-16847	MATTHEW J STEVENS	4017 W COURTLAND ST
NR	22-CV-16935	WILLIE E MORRIS	904 W BROADMOOR ST
NR	22-CV-16937	MARC D ARTOZQUI	1701 W THAMES DR
NR	22-CV-16940	MICHAEL CRAGHEAD & JANELL CRAGHEAD	4306 W CARROUSEL LN
RF	22-CV-15939	NOEL 2020 PROPERTIES LLC	2300 W MARQUETTE
RF	22-CV-16845	RHEA & JIYA INVESTMENTS LLC	2021 S STANLEY
RF	22-CV-16859	FREDRICK HODGES	1532 S FARADAY
RF	22-CV-16913	ANNA HINTON	2501 W HUMBOLDT
RF	22-CV-16915	DAVID RILEY	2508 W GARDEN
RF	22-CV-16917	GLOBAL ONE PROPERTIES INC	4103 SW ADAMS
RF	22-CV-16918	DOMINIQUE CAMPBELL	2800 W TREWYN
RF	22-CV-16919	BRIAN TODD	1529 S ARAGO
RF	22-CV-16920	RONALD FORD	1538 S ARAGO
RF	22-CV-16942	SAMUEL RISBY	1807 S LIVINGSTON
RF	22-CV-16948	JIMME JENKINS JR	1110 S MADISON PARK TER
SD	22-CV-16838	JONATHON MARANVILLE	711 E ARCHER AVE
SD	22-CV-16861	VONTELL M ELLINGTON	701 E NEBRASKA AVE
SD	22-CV-16862	HEARTLAND REDEVELOPMENT LLC	519 E FRYE AVE
SD	22-CV-16863	RHEA & JIYA INVESTMENTS LLC	1021 EAST BEHREND'S AVENUE
SD	22-CV-16879	HERR MANAGEMENT LLC	1015 E BEHREND'S AVE
SD	22-CV-16889	HERR PROPERTY MANAGEMENT LLC	1015 EAST BEHREND'S AVENUE
SD	22-CV-16891	JP MORGAN CHASE BANK	812 E KANSAS ST
SD	22-CV-16892	RHEA & JIYA INVESTMENTS LLC	1021 EAST BEHREND'S AVENUE
SD	22-CV-16939	PINNACLE PROPERTIES LLC	1805 NORTH PEORIA AVENUE

Date: 7/20/2022

This summary document is produced on a weekly basis. It is used as an agenda for the City Development Review Board and as a transparency tool to allow the public to be aware of development in Peoria.

1. Summary Information

- **One Stop Shop** is held every Monday at 1:30 PM in City Hall. This is a free service for anyone who wants to discuss development with staff from various City departments, local utility companies, the Health Department, and CityLink.
- **Development Center Permits** can typically be issued immediately and/or do not require an extensive review period. These permits include most trade (electrical, plumbing, HVAC, etc.) permits, repair permits, new single-family residential construction, alteration/additions, and demolitions.
- Each permit application includes a self-reported value of the project. The **Total Value of Development (YTD)** is the sum of these reported values.

	This Week	YTD
One Stop Shop Customers	0	32
Development Center Permits Issued	46	898
Total Value of Development	\$ 1,658,179	\$ 88,083,850

2. Development Review Board Projects

- The **Development Review Board** is a group of City staff, local utility representatives, and other local government agencies that review and comment on more complex development applications and cases that are required to go to a public hearing.
- Items listed below with the prefixes HPC, PZC or ZBA in the first column are considered **Plans**. **Plans** are development applications that require multiple departments to review for compliance and include a public hearing before a City Commission; in some cases, **Plans** may also require a final decision by the City Council.
- All other items listed below are **Building Permits**. **Building Permits** are development applications that require multiple departments to review for compliance but do not require a public hearing or City Council review.
- The **Staff Assigned** to each item is the primary contact person for any inquires.

Plan/Permit #	Address	Type	Description	Council District	Planner Assigned
COM-5401-2022	325 W Romeo B Garrett Ave	Commercial Alteration	Ext. Alt. – SESI Schools	1	JN
COM-5415-2022	2211 W Pioneer Pkwy	Commercial Alteration	Int. Alt. – O’Brien Ford	5	BE
COM-5418-2022	3507 N Molleck Dr	Commercial Accessory Structure	Detached Deck – St. Francis Woods	4	JH
COM-5430-2022	4749 N Sterling Ave	New Commercial	Jiffy Lube Quick Lube Services	4	JH
COM-5431-2022	5016 N University St	Commercial Alteration	Int. Alt. – Pioneer Industrial Park	3	KW

COM-5433-2022	5401 N Knoxville Ave	Commercial Alteration	Int. Alt. – Unity Point Clinic (Urology Suite)	3	KW
RES-5382-2022	818 W Oakview Dr	Solar Voltaic	Roof Mounted Solar	4	JH
RES-5404-2022	2418 N Idaho St	Solar Voltaic	Roof Mounted Solar	1	JN
RES-5421-2022	11032 Moonstone Ct	Solar Voltaic	Roof Mounted Solar	5	BE
RES-5436-2022	2025 W Miners Dr	Solar Voltaic	Roof Mounted Solar	5	BE
RES-5447-2022	6705 N Redwood Ct	Solar Voltaic	Roof Mounted Solar	4	JH
HPC-991-2022	1409 W Moss Ave	Certificate of Appropriateness	Siding, Landscaping, Painting and Repairs	3	KW
PZ-992-2022	4100 W Willow Knolls Dr	Special Use	Amending Special Use – Willow Knolls Shopping Center	4	JH

Additional Activity

- These projects are not subject to review by the Development Review Board.

Plan/Permit #	Address	Type	Description	Council District	Planner Assigned
SIGN-5399-2022	5212 N Big Hollow Rd	Sign	1 Wall Sign – American Freight	4	JH
SIGN-5435-2022	9010 N Allen Rd	Sign	1 Wall Sign – Springfield Clinic	5	BE

3. Certificates of Occupancy Issued

- **Certificates of Occupancy** are issued after the work authorized by a permit has been inspected and substantially meets all applicable codes and regulations.

Address	Type	Business Name	Council District
None			

4. Land Bank Activity

- The **City Land Bank** acquires properties to hold for future development, it transfers properties to new owners when possible, and it demolishes unsafe and abandoned structures to reduce blight in the community.

Properties Acquired			
Parcel Number	Address	Council District	Received Through
None			

Properties Transferred to New Owner			
Parcel Number	Address	Council District	Transferred Through
18-18-402-016	1307 S Arago St	1	Judicial Deed
18-08-328-024	1519 W Martin St	1	Judicial Deed
18-18-202-001	804 S Griswold St	1	Quit Claim Deed

Properties Demolished			
Parcel Number	Address	Council District	Ownership Type and Reason
18-17-134-003	902 S Sumner Ave	1	Private - Emergency
18-18-476-019	1720 S Livingston St	1	Private - Emergency
18-17-127-025	818 S Shelley St	1	City - Planned
18-17-132-028	957 S Shelley St	1	City - Planned
18-18-405-019	1525 S Stanley St	1	Private - Emergency

5. Peoria City/County Health Department License Information

- The **Peoria City/County Health Department** licenses multiple types of food establishments. The information in this table is provided for informational purposes only.

Address	Business Name	Description	Council District
4700 N University St Suite #43	The Popcorn Shoppe	Plans Approved	3
124 SW Adams St	Saffron Social	Plans Approved	2
Mobile Unit	Yoder Cedar Ridge Farm Market	Plans Received	

Community Development Department Contact Information

Staff who are typically assigned to manage development applications.

Leah Allison (LA)
Asst. Director of Com. Dev.
494-8667

Josh Naven (JN)
Senior Urban Planner
494-8657

Kerilyn Weick (KW)
Senior Urban Planner
494-8606

Julia Hertaus (JH)
Urban Planner
494-8649

Blake Eggleston (BE)
Urban Planner
494-8612

Rich Storm (RS)
Building Safety Manager
494-8632

Matt Ziller (MZ)
Building Inspector
494-8628

Craig Reid (CR)
Building Inspector
494-8925

Issac Garcia (IG)
Building Inspector
494-8921

David Miller (DM)
Electrical Inspector
494-8923



HISTORIC PRESERVATION COMMISSION
WEDNESDAY, JULY 27, 2022
CITY HALL, ROOM 400 – 8:30 A.M.

MEETING AGENDA

1. CALL TO ORDER

2. ROLL CALL

3. APPROVAL OF APRIL 27, 2022 MEETING MINUTES and JUNE 29, 2022 SPECIAL MEETING MINUTES

4. REGULAR BUSINESS

Deliberations will be held at the end of each case after public comment has been closed. No public comment is allowed during deliberations.

CASE NO. HPC 905-2022 Public Hearing on the request of Viviano Ruiz-Mondragon to obtain a Certificate of Appropriateness to replace roof material with asphalt architectural shingles for the property located at 1006 W. Moss Avenue (Parcel Identification No. 18-08-226-007), Peoria IL (Council District 2)

CASE NO. HPC 912-2022 Public Hearing on the request of Shane Sharp to obtain a Certificate of Appropriateness to replace roof material with asphalt architectural shingles and to make exterior alterations to the raised patio for the property located at 111 NE Roanoke Avenue (Parcel Identification No. 18-04-328-005), Peoria IL (Council District 2)

CASE NO. HPC 938-2022 Public Hearing on the request of Tim Herold for Universalist Unitarian Church of Peoria to obtain a Certificate of Appropriateness to remove significant landscaping for the property located at 1805 N Prospect Road (Parcel Identification No. 18-03-126-008), Peoria IL (Council District 3)

CASE NO. HPC 976-2022 Public Hearing on the request of the City of Peoria to obtain a Certificate of Appropriateness for the demolition of the unsafe structure located at 608 E Pennsylvania Avenue (Parcel Identification No. 18-04-280-004), Peoria IL (Council District 3)

CASE NO. HPC 980-2022 Public Hearing on the request of M.D. Williams of Lord Mic, LLC to obtain a Certificate of Appropriateness to install fencing for the property located at 1201, 1205, 1207 N Ellis Street (Parcel Identification Nos. 18-04-301-014, 18-04-301-013, and 18-04-301-012), Peoria IL (Council District 2)

5. OLD BUSINESS

Discussion on Architectural Index of Properties in a local Historic District or local Designated Landmark

6. ELECTION OF OFFICERS

7. CITIZENS' OPPORTUNITY TO ADDRESS THE COMMISSION

8. ADJOURNMENT