



OFFICE OF THE CITY MANAGER



TO: Honorable Mayor and Members of the City Council

FROM: Patrick Urich, City Manager *Patrick Urich*

DATE: June 20, 2024

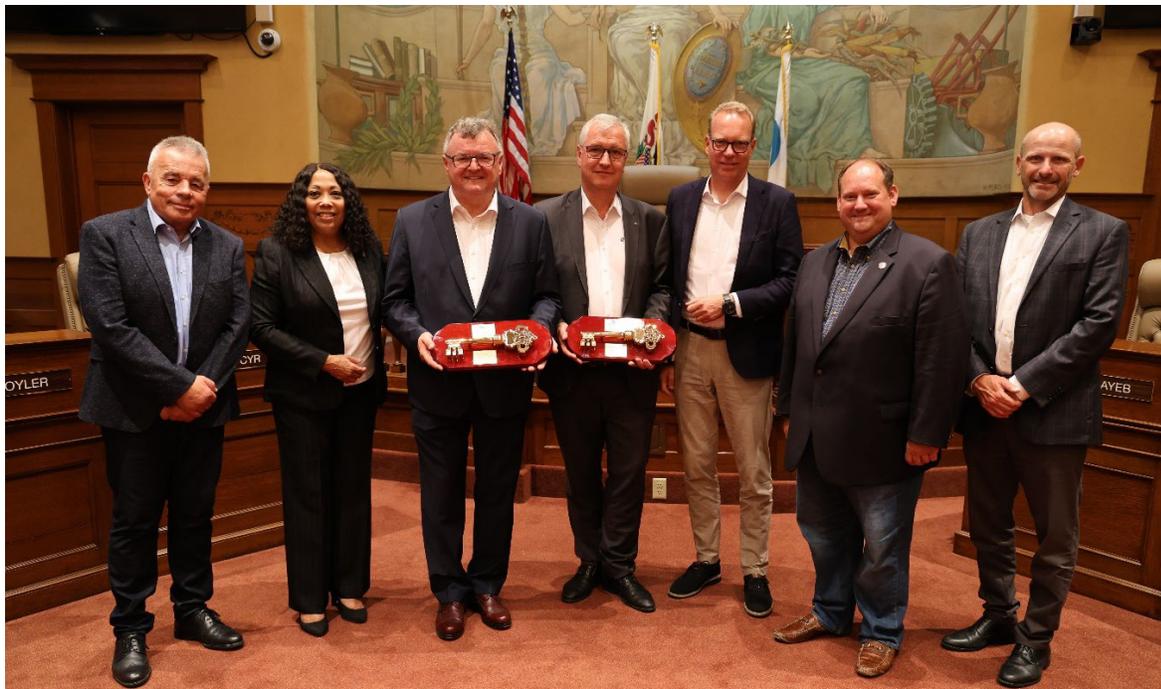
SUBJECT: Issues Update

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.

City of Peoria Welcomes Guests from German Sister City, Friedrichshafen

On Tuesday, June 18, the city of Peoria hosted a reception for guests from Peoria's Sister City, Friedrichshafen, Germany, in the City Hall Council Chambers. Among the visitors were Friedrichshafen Mayor Andreas Brand, outgoing Zeppelin CEO Peter Gerstmann (retiring in October), incoming Zeppelin CEO Mathias Benz, and Zeppelin Vice Chair Heribert Hierholzer.

Mayor Rita Ali presented Brand and Gerstmann with Keys to the City, and various attendees, including members of the city's Sister City Commission and the Friends of Friedrichshafen and former Peoria Mayor Jim Ardis, spoke about Peoria and Friedrichshafen's special bond and partnership, which has existed since 1976.



City Departments Participate in The YANI Collective Juneteenth Fest

Members of various city of Peoria departments and commissions attended and participated in the YANI Collective Juneteenth Fest on June 15. They greeted community members and enjoyed discussing various community programs and services.



Registration Now Open for Civic Leadership Academy 2024

Peoria County is now accepting applications for Civic Leadership Academy, an annual program held in conjunction with the city of Peoria. With an aim to help participants understand governmental functions, the free program includes a weekly session that takes place at either a county or city government facility and usually involves a presentation, tour, and time for questions and answers.

This year, the program will be on Thursday evenings at 6 p.m. from August 15 to October 10, 2024, concluding with a graduation by proclamation at the Peoria County Board meeting and first Peoria City Council meeting in October.

Topics and tours include the Peoria Police Department, Emergency Communications Center, Peoria County Coroner's Office, Peoria County Sheriff's Office, Peoria Public Works, Peoria Fire, and Peoria County Animal Protection Services. Programs are hosted by local officials discussing the work their department performs, the resources they offer, and the challenges they face.

Civic Leadership Academy is for ages 18 and older and requires registration online at peoriacounty.gov/448. Paper copies of the application are also available at the Peoria County Courthouse (Room 502) by the deadline of July 31, 2024. Details are subject to change with a final schedule to be handed out at the first session. Space is limited, and applicants will be notified upon their acceptance into the program.

Community Development Hosts Community Cleanup at Former Tyng Primary School

The city of Peoria Community Development Department hosted a Community Cleanup 'Pop-Up' event in the neighborhood surrounding the former Tyng Primary School at 2212 W Ann St on Thursday, June 13. Community Development staff picked up over 15 bags of trash.

For more information on future community cleanup events, please contact Community Development Engagement Manager Kaylee Drea at 309-494-8624 or [by email](#).



Community Development Staff Engages with Community at PHA Strong Families Event

On Friday, June 14, Community Development staff attended the Peoria Housing Authority's Strong Families event at the Frank Campbell Community Center. Staff spoke to community members about the department, how to contact the department through Peoria Cares, and gathered input for the HUD Consolidated Plan.



Community Development Staff Joins Community Members at Juneteenth Fest

Community Development staff attended the 2024 Juneteenth Fest at John H. Gwynn Jr. Park to speak to community members about the department and what it does in the community. Community members were informed about grant programs and staff gathered input for the HUD Consolidated Plan.



Community Development – Down Payment Assistance and Housing Rehab Programs to End July 31

The city of Peoria's Down Payment Assistance Program and Housing Rehabilitation Program will close on Wednesday, July 31 at 3 p.m.

The Down Payment Assistance Program provides help to prospective homeowners to purchase a home in a [Qualified Census Tract \(QCT\)](#) within the city of Peoria. Homebuyers purchasing a

house that is currently owner-occupied are eligible for a maximum of \$5,000. Homebuyers purchasing a house that is currently a rental property are eligible for a maximum of \$10,000.

Visit the [Down Payment Assistance Program page](#) to find out if your future home is in a QCT and apply or call the Development Center at 309-494-8600 for more information.

The Housing Rehabilitation Program provides a 50/50 matching grant for exterior building and site improvements for single-family homes with up to \$15,000 of assistance to homeowners in a [Qualified Census Tract](#) (QCT) within the city of Peoria.

Applicants must be at or below 120% of the area median income (AMI) by household size.

Household Size	1	2	3	4	5	6
Maximum Income	\$64,200	\$73,320	\$82,440	\$91,560	\$99,000	\$106,320

Visit the [Housing Rehabilitation Program page](#) to find out if your future home is in a QCT and apply or call the Development Center at 309-494-8600 for more information.

Community Development – City of Peoria Launches East Village Growth Cell TIF Garage Demolition Program

On Tuesday, May 7, the city of Peoria launched the East Village Growth Cell TIF Garage Demolition Program. This program helps to demolish and remove unsafe, detached garages within the boundary of the East Village Growth Cell TIF.

The program is open only to homeowners for the first 60 days. On Monday, July 8th, the program will be open to all properties within the boundary of the East Village Growth Cell TIF.

To qualify, applicants:

- Must own the property and have proof of homeowners insurance
- Cannot owe the city any money
- Must be current on property taxes
- Must have a detached garage in unsafe or unusable condition
- Must have a habitable house on the lot where the garage is being demolished

How to Apply

Applications for the East Village Growth Cell TIF Garage Demolition Program will be accepted until all funds are exhausted.

There are three ways to submit an application.

- Online: Visit the [East Village Growth Cell TIF Garage Demolition Program page](#)
- Call: (309) 494-8622
- In-Person: Visit City Hall, 419 Fulton Street, Room 203, Peoria, IL 61602 (Monday – Friday; 8:00 AM – 12:00 PM)

For more information, please contact the Peoria Land Bank at 309-494-8622 or [by email](#).

Peoria Fire Department Tours Chemical Plants

On June 12, the Peoria Fire Department, along with the Pekin Fire Department, toured three chemical plants in the area to learn about the hazardous materials and layouts of each facility. This allows all responding HazMat teams to be aware of how to properly and effectively mitigate potential situations that may arise at these facilities. Sixteen HazMat



techs participated in this training and learned about what chemicals each facility has on hand, policies, and procedures each facility has in place in handling, evacuating, and transporting their chemicals, and any emergency response plans already in place.

Peoria Fire Department – Three Members Compete in Midwest Regional Combat Challenge

Three members of the Peoria Fire Department are competing in the Midwest Regional Combat Challenge, sponsored by SERVEPRO. Fire engineer Michael Gawelek and firefighters Bryce Colvin and Parker Bartos will compete from June 26-June 29 in Valparaiso, Indiana. Firefighters compete in a skill-based, timed challenge course that includes a high-rise pack carry, hose hoist, forceable entry, and victim rescue, among others. This group has trained extensively for the physically challenging competition.



Peoria Fire Department Hosts EMT-Basic Class

The Peoria Fire Department is hosting an EMT-Basic class at Fire Central House two days a week for members who are currently on the hiring list. The class has nine members who will undergo 12 weeks of instruction to prepare for the National Registry Test to be licensed EMTs. The class is currently in its seventh week, and students have gained knowledge on how to properly assess and treat patients on the streets. This is the second EMT-Basic class hosted by PFD personnel this year.

Peoria Police Department NSU Takes Kids Fishing

Members of the Peoria Police Department's Neighborhood Services Unit (NSU) gave several local kids a day to remember on June 18, when they loaded the kids on a Citylink bus at PPD Headquarters and took them fishing at Hooked on Fishing in East Peoria. There were instructors on hand for the event to teach some of the kids how to fish.



Peoria Police Department – Andrew Connor Promoted to Sergeant

Andrew Connor was promoted to the rank of Sergeant on June 14 at the Peoria Police Department headquarters in front of friends, fellow officers, and family.



Peoria Public Works - Jefferson/Adams Conversion Update

Sidewalk removal work at the intersection of Liberty Street and Adams Street near 200 SW Adams Street has begun. Sidewalk work is progressing at the intersections of Harrison Street, Liberty Street, and Hamilton Boulevard along Adams Street.

Sidewalks remain closed near 332, 300, and 200 SW Adams Street, and 100 and 200 NE Adams Streets. The sidewalks at the intersection of Main Street and Adams Street near 100 NE Adams Street will reopen to pedestrian traffic by the end of the week.

Pedestrians should continue to use caution near these closures and cross the street at the next available intersection.

Lane and parking restrictions remain in effect along SW Adams Street. On-street parking restrictions are marked. Drivers should look for unbagged, available parking meters for on-street parking. **If parking meters are bagged with “No Parking” signs, drivers should not park at those spots.**

Additional parking, lane, and sidewalk restrictions will be forthcoming as the Adams Street and Jefferson Avenue One-Way to Two-Way (OWTW) Conversion Project progresses.

Community Development Weekly Report

- Please see attached

WEEKLY DEVELOPMENT ACTIVITY REPORT

CITY OF PEORIA – COMMUNITY DEVELOPMENT DEPARTMENT

Date: 06/13/2024 - 06/19/2024

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	31
Development Center Permits Issued	69	1386
Total Value of Development	\$ 4,210,398	\$ 57,328,041

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 inquiries.

Plan/Permit #	Address	Type	Description	Council District	Planner Assigned
COM-12730-2024	3415 N Sheridan Rd	Commercial Alteration	Addition – Christian Buehler Memorial	2	KW
COM-12731-2024	1005 W Detweiller Dr	Commercial Alteration	Change of Occupancy from Vacant to Mercantile – Elite Distribution	5	JR
COM-12716-2024	101 SW Adams St, Unit 800	Commercial Alteration	Int. Alt. – Prairie State Legal	2	JN
COM-12739-2024	2300 NE Adams St	Commercial Alteration	Accessory Structure Truck Display - Komatsu	3	KW
COM-12763-2024	300 W Romeo B Garrett Ave	Commercial Alteration	Int. Alt. – Staybridge Hotel	1	JN
ZBA-1905-2024	906 N Sheridan Rd	Zoning Board of Appeals	Major and Minor Variance – Reduce setback and increase the size of a detached garage	2	KW
ZBA 1907-2024	2605 N Prospect Rd	Zoning Board of Appeals	Major Variance – Increase height of fence in front yard	3	KW
ZBA-1915-2024	6710 N Skyline Dr	Zoning Board of Appeals	Major Variance – Allow a gravel driveway	5	JR

WEEKLY DEVELOPMENT ACTIVITY REPORT

CITY OF PEORIA – COMMUNITY DEVELOPMENT DEPARTMENT

Additional Activity

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

Plan/Permit #	Address	Type	Description	Council District	Planner Assigned
SIGN-12737-2024	201 SW Adams St	Permanent Sign	Install 1 wall sign – Distillery Labs	2	JN
SIGN-12772-2024	800 SW Adams St	Permanent Sign	Install 4 wall signs – Love Shack	1	JN

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
-			

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
-			

Properties Transferred to New Owner			
Parcel Number	Address	Council District	Transferred Through
-			

Properties Demolished			
Parcel Number	Address	Council District	Ownership Type and Reason
-			

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
1624 N Knoxville Ave	Express	Plans Approved	3
5409 N Knoxville Ave	Rogy's New Generation	Plans Received	3

**WEEKLY DEVELOPMENT ACTIVITY REPORT
CITY OF PEORIA – COMMUNITY DEVELOPMENT DEPARTMENT**

Community Development Department Contact Information
Staff who are typically assigned to manage development applications.

<p>Leah Allison (LA) <i>Asst. Director of Com. Dev.</i> 494-8667</p> <p>Josh Naven (JN) <i>Senior Urban Planner</i> 494-8657</p> <p>Kerilyn Weick (KW) <i>Senior Urban Planner</i> 494-8606</p> <p>Julia Rose (JR) <i>Urban Planner</i> 494-8649</p>	<p>Rich Storm (RS) <i>Building Safety Manager</i> 494-8632</p> <p>Matt Ziller (MZ) <i>Building Inspector</i> 494-8628</p> <p>Craig Reid (CR) <i>Building Inspector</i> 494-8925</p> <p>Issac Garcia (IG) <i>Building Inspector</i> 494-8921</p>
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