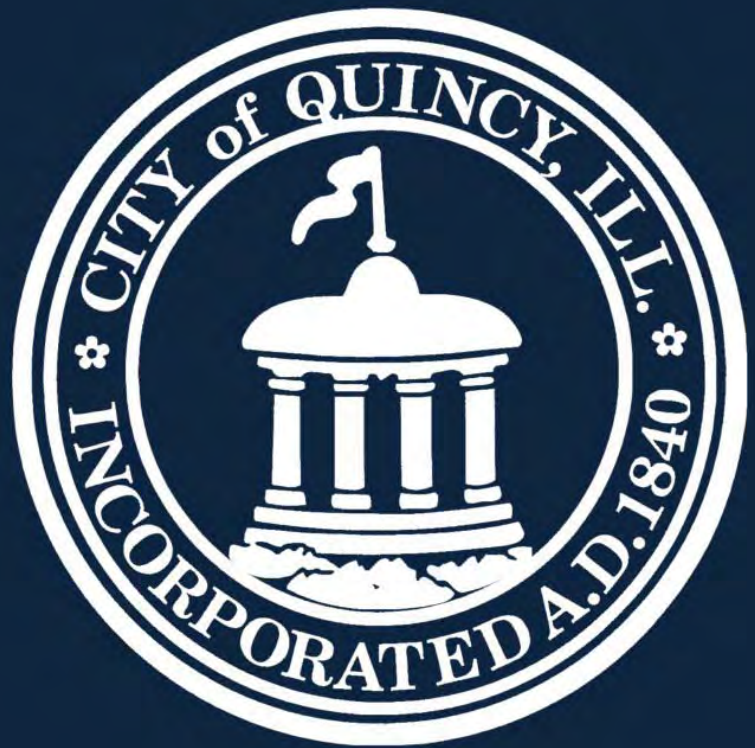


Council Meeting for February 28, 2022



CITY COUNCIL AGENDA

February 28, 2022

Final Agenda

7:00 P.M.

Note: All items presented are subject to final action.

PUBLIC FORUM

PETITIONS

Ward 7 Special Event Application by Early Childhood and Family Center, 401 South 8th St. requesting permission to hold the Week of the Young Child student parade at 10:00 a.m. and 1:30 p.m. on April 4, 2022. They request closure of following streets for 25 minutes for each parade: 8th St., Kentucky to State, 9th Kentucky to State, Kentucky 8th to 9th, State 8th to 9th Streets. They requests barricades and assistance in closing the intersections and diverting traffic as needed. Applicant has submitted all of the required documentation and approval is recommended by the Department of Utilities & Engineering.

Wards 3 & 4 Special Event Application from Quincy Public Schools Foundation Broad of Trustees requesting permission to hold the 9th Annual Dream Big Color Fun Run on April 23, 2022. The following street closures are requested from 8:30 a.m. until 11:00 a.m.: Maine St 16th to 33rd St, 16th St. Maine to Jersey, Jersey 16th St to East Ave, York Street, East Ave to 23rd St, 23rd York to Maine St. They request barricades for street closures and “No Parking” signs along the race route by 5:00 p.m. on April 22nd. Auxiliary Police Officers are requested at the intersections of 24th and Maine and 30th and Maine. Applicant has submitted all of the required documentation and approval is recommended by the Department of Utilities & Engineering.

REPORTS OF PLAN COMMISSION

Ward 3 Recommending approval to rezone an approximately 38,000 square foot section of property located at 4701-4729 Broadway Street from C1B (Commercial) to C2 (Commercial) to establish the same zoning classification (C2) as the remaining approximately 90,000 square feet of property at 4701-4729 Broadway Street.

Ward 1 Recommending approval to rezone the property at 1111 North 8th Street from R2 (Two-Family Residential) to R3 (Multi-Family Residential) to allow for use as a sober living house, which is considered a halfway house in the city of Quincy’s Municipal Code.

MAYOR’S APPOINTMENTS

Jason Finney to the Fire and Police Commission, effective immediately for a three year term ending February 14, 2025, tabled for two weeks by Ald. Rein.

Michael (Mike) McLaughlin to the Fire and Police Commission, effective Monday February 28, 2022 for a three year term ending February 28, 2025.

RESOLUTIONS

Central Services Director and the Central Services Committee recommending approval of a payment to Rock Line Products Inc. of Botkins, OH in the amount of \$17,195 to purchase a flat trailer for the City’s asphalt seam machine, tabled for one week by Ald. Sassen.

Central Services Director and the Central Services Committee recommending approval to purchase a 2016 flat bed trailer from United Rentals of Quincy in the amount of \$9,000 for the City's asphalt seam machine.

City Comptroller recommending approval to create a new capital projects fund #317 and to direct any American Rescue Plan Act receipts into this Fund.

Resolution authorizing application for a Downstate Public Transportation Act Grant under IDOT's general authority to off-set a portion of the Public Transportation Program operating expenses and deficits of Quincy Transit Lines.

Fire Chief, Purchasing Manager and Director of Administrative Services recommending approval of the proposal from Peters Heating and Air Conditioning, Inc., for \$10,468.00 to replace the rooftop HVAC unit at Central Fire Station.

ORDINANCES

Adoption of an Ordinance entitled:

An Ordinance Amending The 2021-2022 Fiscal Year Budget (Increase/Decrease Revenues in Recycle and Central Garage Funds).

An Ordinance Authorizing Lease Agreement (North Side Boat Club).

First presentation of an Ordinance entitled:

An Ordinance Amending The District Map Which Is Made A Part Of Section 162.002 Of The Municipal Code Of The City Of Quincy Of 2015. (To change the present R2 (Two Family) Zoning District to the R3 (Multi-Family) Zoning District 1111 North 8th Street).

REPORT OF PLAN COMMISSION

Recommending approval of a Special Permit for Recovery Anonymous to operate a sober living house at 1111 North 8th Street, which is considered a halfway house in the city of Quincy's Municipal Code with the following condition: That the City Council waive the requirement in City Code Chapter 162.030(B) that there must be 800 feet between a halfway house and any pre-existing day care, preschool, private or public school, college, or vocational school.

**Ward
1**

REPORT OF FINANCE

REVENUE PRESENTATION

ZONING CHANGE REVIEW

Applicant/Owner or Prospective Owner	Turner Bros. Garage Inc
Address(es)	4701-4729 Broadway Street
Parcel Size(s)	129,500 square feet (3 acres) per pictometry.com
Ward	3
Current Zoning	C1B & C2
Permitted Uses	Various Commercial uses
Minimum Lot Area/Width	No Lot Size Requirements
Requested Zoning	C2
Permitted Uses	Various Commercial Uses
Minimum Lot Area/Width	No Lot Size Requirements
Surrounding Zoning	See Below
Essential Facilities	City Sewer, City Water, Street Access



LOCATION/BACKGROUND:

The petitioner is requesting a zoning change for the one lot (shown in red above): 4701-4729 Broadway Street. The petitioner has provided proof of ownership. The lot currently has two zoning classifications, as shown in the image above: The northern quarter of the lot includes one large building is zoned C1B (Commercial) and the southern three-quarters of the lot includes one large building and is zoned C2 (Commercial).

The petitioner seeks to rezone the northern quarter of the lot from C1B to C2 to bring that section in line with the rest of the lot. The petitioner currently operates an auto repair facility on the subject lot. The request for rezoning

states that the potential benefit to the public is that this will allow for additional retail options for future use of the property.

The subject lot is located in a commercial corridor along two Quincy thoroughfares: 48th and Broadway Streets.

The adjacent properties include:

North – retail parking lot (Farm & Home Supply) and car wash

West – retail parking lot (Farm & Home Supply)

South – Church (Madison Park)

East – McDonalds & Strip Mall (Realtor, Hair Salon, Rent-To-Own Store)

There is also a bank, a grocery store, and multiple retail stores nearby.

There are no size requirements for the lot related to the zoning change.

The Neighborhood Land Use map of 2013 identifies the property for commercial use.

STAFF COMMENTS:

Staff believes the rezoning request for the subject lot is appropriate because the majority of the lot is already zoned C2 and the vast majority of the properties adjacent to it are zoned C2.

There are multiple lots in Quincy that carry two or more zoning classifications for various reasons.

Staff's preference is for a single lot to carry a single zoning classification, so staff would support this rezoning request to bring the lot to a single zoning classification, which in this case would be C2.

Staff also believes the rezoning will aid the petitioner in future uses of the property since the property will carry the same zoning classification.

Staff has received one comment regarding the petition.

- The caller (representing a property within the 250' notification radius) simply asked for the difference between C1B and C2 zoning. Staff provided them the links to each category in an email. The caller had no other questions or comments.

STAFF RECOMMENDATION:

Staff recommends that the Plan Commission recommend approval of the rezoning of the approximately 38,000 square foot portion of 4701-4729 Broadway Street that is currently zoned C1B from C1B to C2 to bring the entire property at 4701-4729 Broadway Street under the same C2 zoning classification as requested.



OFFICE OF THE CITY CLERK
CITY OF QUINCY
LAURA OAKMAN

REFERRAL

February 8, 2022

HON Jason Parrott:

TO WHOM IT MAY CONCERN: At a meeting of the City Council held **February 7, 2022** action was taken as shown below. Please return this with your report, **if any**, thereon.

By Turner Brothers Garage, Inc. to rezone an approximately 38,000 square foot section of property located at 4701-4729 Broadway Street from C1B (Commercial) to C2 (Commercial) to establish the same zoning classification (C2) as the remaining approximately 90,000 square feet of property at 4701-4729 Broadway.

Ald. Freiburg moved the petition be received and referred to the Plan Commission for study and to report back. Motion carried.

Respectfully,

Laura Oakman
City Clerk

ACTION

To the Honorable City Council:

The undersigned Committee, to whom was referred the foregoing would respectfully report that it recommends approval to rezone an approximately 38,000 square foot section of property located at 4701-4729 Broadway Street from C1B (Commercial) to C2 (Commercial) to establish the same zoning classification (C2) as the remaining approximately 90,000 square feet of property at 4701-4729 Broadway Street (Ward 3), as requested

Signed:

Jason Parrott
Technical Secretary
Quincy Plan Commission

CITY OF QUINCY

DEPARTMENT OF PLANNING & DEVELOPMENT

706 Maine Street | Third Floor | Quincy, IL 62301

Office: 217-228-4515 | Fax: 217-221-2288



MEMORANDUM

TO: Mayor and City Council

FROM: Chuck Bevelheimer

DATE: February 25, 2022

SUBJECT: 1111 North 8th Street

The Quincy Plan Commission voted Wednesday night (2/23) to recommend approval to rezone 1111 North 8th Street and to recommend approval of a Special Permit to operate 1111 North 8th Street as a Sober Living House (using the definition of a halfway house in City Code).

An ordinance is required to approve a rezoning. Standard practice is for the city council to accept the recommendation of the Plan Commission and ask for an ordinance to be drafted ahead of the following meeting.

The petitioner has informed staff that the closing date for the purchase of 1111 North 8th Street is scheduled for March 4, 2022 and that the rezoning and special permit must be finalized by the city prior to the closing.

At the request of the administration and the aldermen representing this ward, staff will go against standard practice and present the zoning ordinance Monday night to allow all three readings to be approved in one night if the council so chooses.

In addition, the zoning ordinance must be approved before the special permit can be approved because the special permit requires a specific zoning district (R3). The granting of the special permit will also require the City Council to waive a section of city code that requires a halfway house be at least 800 feet from an existing daycare (there is a daycare within 250 feet)

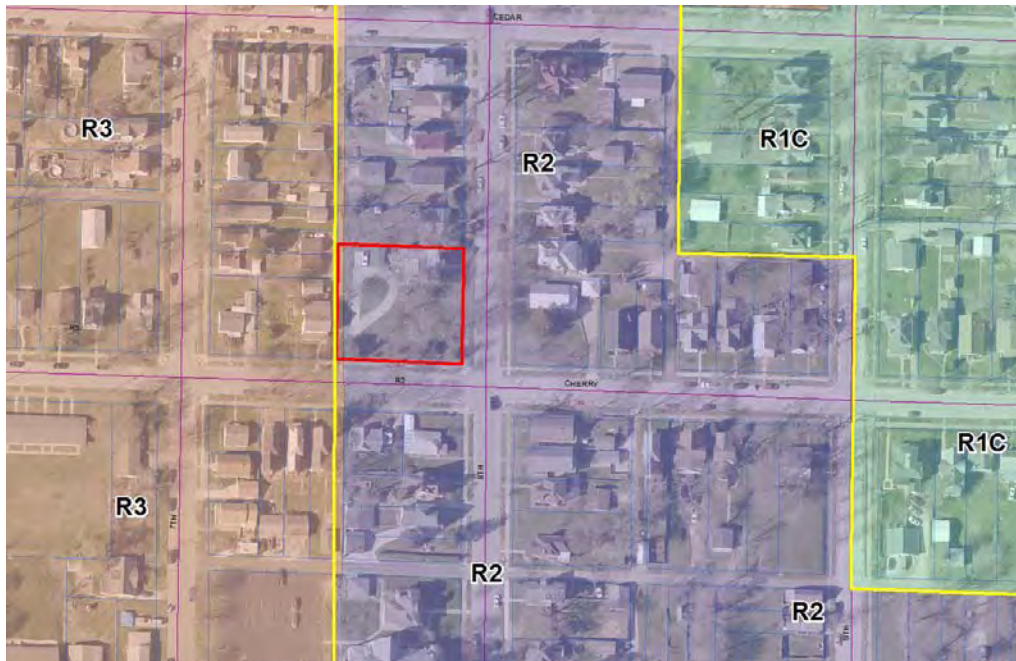
Staff believes the presentation of an ordinance without a request to draft from the city council should be an isolated occurrence as opposed to becoming standard practice.

Any questions, please let me know.

Chuck

REVIEW
ZONING CHANGE & SPECIAL PERMIT

Applicant/Owner or Prospective Owner	Recovery Anonymous
Address	1111 North 8 th Street
Parcel Size	23,775 feet per pictometry.com
Ward	1
Current Zoning	R2
Permitted Uses	R2 (Single-Family & Two-Family Residential)
Minimum Lot Area/Width	Area – 6,000 square feet/Width – 60'
Request - Zoning Change	R3
Permitted Uses	R3 – Multi-Family Residential; Boarding Houses; Recreational and Social Facilities; Health, Medical, and other Charitable Institutions.
Minimum Lot Area/Width	Area – 5,000 square feet/Width – 60'
Request – Special Permit	Obtain a Special Permit to operate a Sober Living House, which is similar to a Halfway House in City Code



NOTE:

Staff believes the two requests from the petitioner should be considered at the same time due to the nature of the Special Permit being reliant on the rezoning and the rezoning being unnecessary without the Special Permit.

LOCATION/BACKGROUND:

The petitioner has submitted two petitions for consideration (contract to purchase lot provided):

- A zoning change for 1111 North 8th Street (shown in red above) from R2 (Two-Family Residential) to R3 (Multi-Family Residential) to allow for the operation of a sober living house.
- A special permit for 1111 North 8th Street to allow for operation of a sober living house.

The petitioner describes a sober living house as a facility where people can reside while they are in recovery from alcohol or drug dependency and states the potential benefits are that a facility like this helps individuals in recovery and provides services to participants so they can become productive members of society.

City Code does not consider a sober living house, so staff is using the definition of a halfway house.

- **A Building providing a supervised residence for persons recovering from the effects of drug or alcohol abuse, psychiatric disorder or as a condition of their parole or probation. The homes may provide counseling or educational, vocational, or other areas of training to readjust residents back to society.**

A Halfway House may operate in the R3 zoning district with a Special Permit. There are two conditions that must be met as part of the Special Permit.

- 24-hour-a-day supervision is required by paid or volunteer staff
- There must be 800 feet between a halfway house and any of the following
 - o Pre-Existing Daycare, preschool, private or public school, college or vocational school

Without the rezoning of the lot from R2 to R3, the proposed sober living house would not be permitted.

The subject lot at 1111 North 8th Street is the former Saint Rose of Lima Rectory and Convent. The Quincy Preservation Commission has designated it a Local Landmark. Staff has informed the petitioner that a Local Landmark designation means that certain exterior improvements to the property, if altered, must first be presented to the Preservation Commission. The petitioner said there are no plans to change the exterior of the property.

The subject lot exceeds the requirements for lot size and lot width for an R3 zoning district.

The Neighborhood Land Use map of 2013 identifies the property for single family residential use.

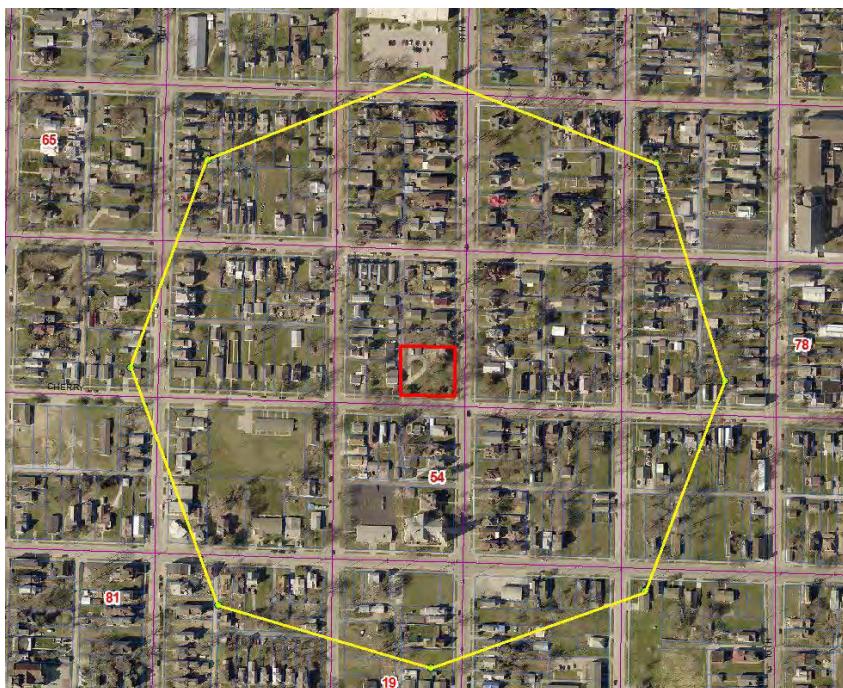
Despite its location within an R2 (two-family) zoning district and adjacent to an R3 (multi-family) zoning district, the vast majority of the lots within several blocks of the subject lot are considered single-family residences. Saint Rose of Lima Catholic Church is approximately one block south of the subject lot.

STAFF COMMENTS:

Staff believes the rezoning request for 1111 North 8th Street from R2 to R3 is appropriate as the subject lot is fully contiguous to the existing R3 zoning district to the west, so an extension would be minimal.

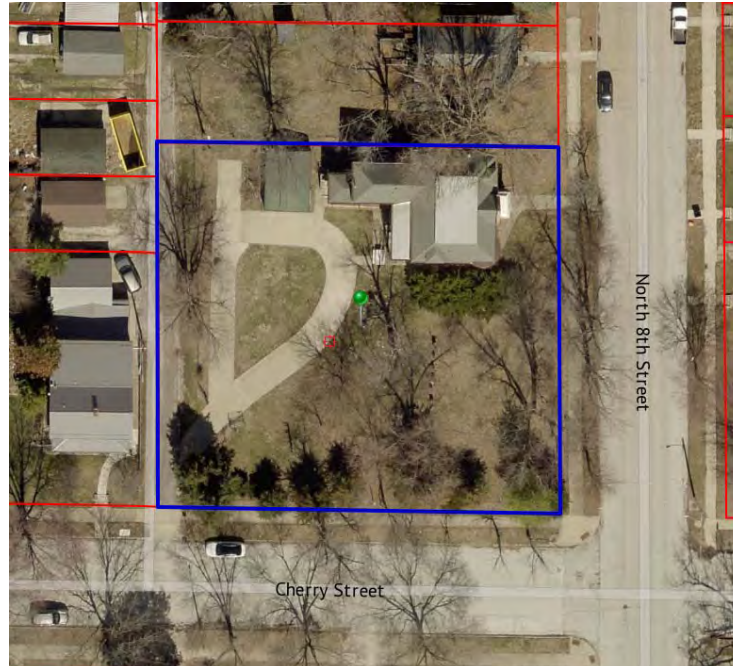
As mentioned above, there are two conditions that must be met for a Special Permit to be issued.

- 1) 24 hour a day supervision by paid or volunteer staff
 - o The petitioner informed staff that there would be 24 hour supervision at the facility
- 2) The 800' radius for daycare centers and schools.
 - o The DCFS website identifies one daycare that is 250 feet away from 1111 N. 8th
 - o There are other daycares that are just outside the 800 foot radius (shown below)



Staff has been provided a letter (included in your packet) from the owner of 1023 North 8th Street, which is the one daycare center that is located within 800 feet of 1111 North 8th Street. In the letter, the property owner states her support for the project as described by the petitioner.

City Code requires that a halfway house provide one off-street parking space for every two beds within the facility plus one parking space for every employee. Staff has not been told how many people might use this facility. There is a large driveway and garage that should provide the required parking for the facility.



Staff has received _____ comments regarding the petition

- An email was received on 2/8/2022 from a representative of Saint Rose of Lima Church who voiced their opposition to the petition. They were concerned given the proximity of the church to 1111 N. 8th and the number of children who attend services at the church. Staff replied to the email and said they had the opportunity to share their view with the Plan Commission during the meeting

STAFF ANALYSIS OF REQUIREMENTS FOR SPECIAL PERMIT

City Code Chapter 162.030 states that no special use shall be recommended by the Plan Commission unless the Commission shall find all of the following seven statements to be true.

Staff believes the following statements are true:

- (3) The establishment of the special use will not impede the normal and orderly development and improvement of surrounding property for uses permitted in the district;**
- (4) Adequate utilities, access roads, drainage and/or other necessary facilities have been or are being provided;**
- (5) Adequate measures have been or will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public streets;**
- (6) The special use shall in all other respects conform to the applicable regulations of the district in which it is located, except as the regulations may in each instance be modified by the City Council pursuant to the recommendations of the Plan Commission; and**
- (7) The special use shall in all respects also conform to the applicable regulations of the district in which if located it would be a permitted use, except as to the regulations may in each instance be modified by the City Council pursuant to the recommendations of the Plan Commission.**

Staff believes the two remaining statements are more difficult to determine with this petition:

- (1) The establishment, maintenance or operation of the special use will not be unreasonably detrimental to or endanger the public health, safety, morals, comfort or general welfare;
- (2) The special use will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purpose already permitted, nor significantly diminish and impair property values within the neighborhood;

Staff's assessment of these two items is from the view of the property owners in this neighborhood as they would be the most affected by this decision.

- Staff believes there are likely property owners who agree with statements #1 & #2 and believe this project will benefit the neighborhood and the city.
- Staff also believes there will be property owners who disagree with both statements and worry about what this project could do to the public health, safety, general welfare, enjoyment, and value of the area (as described in the statements above).

As such, staff cannot provide a recommendation on items #1 & #2 prior to the public hearing.

STAFF RECOMMENDATION:

The proposal as presented meets the requirements of the City Code for a zoning change. 1111 North 8th Street (zoned R2) is contiguous to an R3 zoning district so an extension of the R3 district to encompass the subject lot would be minimal and appropriate given the contiguous nature of the lot.

The proposal as presented does not meet one of the two specific requirements for a Special Permit to operate a halfway house as there is a day care (per DCFS) located within 800' of the property (actual location approximately 250' away). This means approval would require the Quincy City Council to waive the 800' requirement that is spelled out in city code. Staff has been provided a letter from the owner of the daycare located within 800' of the subject lot that states the daycare owner is in support of the proposed Sober Living House.

At this time

- Staff recommends the Plan Commission recommend approval of the rezoning of 1111 North 8th Street from R2 to R3 zoning
- Staff recommends the Plan Commission recommend approval of the granting of a Special Permit to allow for operation of a Sober Living House (under the definition of a Halfway House in City Code).

Staff would note that this recommendation does not take into account any type of public input.



OFFICE OF THE CITY CLERK
CITY OF QUINCY
LAURA OAKMAN

REFERRAL

February 8, 2022

HON Jason Parrott:

TO WHOM IT MAY CONCERN: At a meeting of the City Council held **February 7, 2022** action was taken as shown below. Please return this with your report, **if any**, thereon.

By Recovery Anonymous to rezone the property at 1111 North 8th Street from R2 (Two-Family Residential) to R3 (Multi-Family Residential) to allow for use as a sober living house, which is considered a halfway house in the city of Quincy's Municipal Code.

Ald. Fletcher moved the petition be received and referred to the Plan Commission for study and to report back.
Motion carried.

Respectfully,

Laura Oakman
City Clerk

ACTION

To the Honorable City Council:

The undersigned Committee, to whom was referred the foregoing would respectfully report that it recommends approval to rezone the property at 1111 North 8th Street from R2 (Two-Family Residential) to R3 (Multi-Family Residential) to allow for use as a sober living house, which is considered a halfway house in the city of Quincy's Municipal Code (Ward 1), as requested.

Signed:

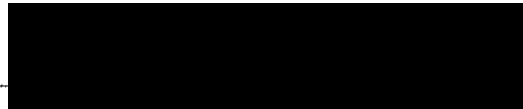
Jason Parrott
Technical Secretary
Quincy Plan Commission

January 25, 2022

To The Quincy Plan Commission,

To all interested parties, my name is Dawn Kroner. I reside at 1023 North 8th Street in Quincy Illinois. At this same location, I operate an Illinois State Licensed Daycare (Provider number 590959). Gordon Dobey and Lindsey Gooding approached me representing Recovery Anonymous and shared with me their plans on establishing and operating a Sober Living or Recovery Halfway House at 1111 North 8th Street. They explained to me the City's requirement of there being "800ft between a group home or halfway house and any pre-existing day care". Mr. Dobey and Ms. Gooding said I was within this restricted area and were asking me for my support of this Sober Living House. They asked me if I would have any objections or oppose this project from developing. I would like to let this Commission know, they've explained to me their business plan and I understand I have the option to dispute this project. However, I support them and their efforts with operating a Sober Living or Halfway House at 1111 North 8th Street, Quincy Illinois. I see this as being a positive opportunity for our neighborhood and our community. I feel their efforts in making changes are those with merit. Recovery Anonymous along with Gordon Dobey, Lindsey Gooding and the rest of the organization have my support. Furthermore, it was explained to me they would need a zoning variation from R2 to R3 for 1111 North 8th, I understand this and lend my support with this variation being granted.

If I may be of more assistance in this matter, please feel free to contact me.



Dawn Kroner
1023 North 8th Street
Quincy Il. 62301
217-779-9374

To Whom it MAY CONCERN

I Along with my wife Dawn live at 1033 N. 8th. My wife runs a daycare. Gordon & Lindsey ARE our next door ~~neighbors~~ neighbors. What they ARE trying to do is a good & decent thing. They have our complete and total support.

Recently a member of St Rose posted on the church website that he opposes this project. He misrepresented their intent was to start a halfway house for convicts. Wrong!!! You can see with the info in front of you that is not what their intentions are.

St. Rose also has Narcotics Anonymous having weekly meetings in the church hall basement. I am way more concerned with ^{who} is walking into the church hall basement than I am with who is going to be walking into 1111 North 8th. If I understand correctly the house will have strict ground rules in place. The residents of 1111 N 8th have to complete in-house rehabilitation before ~~being~~ being given any chance for admittance.


Sincerely

[REDACTED] 242-6781

To whom it may concern,

I along with my wife Dawn live at 1023 N.8th. My wife runs a daycare. Gordon and Lindsey are our next-door neighbors. What they (Recovery Anonymous) are proposing to do is a good and decent thing. They have our complete and total support.

Recently a Member of St. Rose posted on the church website that he opposes this project. He misrepresented their intent was to start a halfway house for convicts, wrong!!! You can see with the info in front of you that is not what their intentions are. St. Rose also has Narcotics Anonymous having weekly meetings in the Church Hall basement. I am more concerned with who is walking into the Church Hall basement then I am with who is going to be walking into 1111 North 8th. If I understand correctly, the house will have strict ground rules in place. The residents of 1111 N. 8th have to complete in house rehabilitation before being given any chance for admittance.



Roger Kroner 217-242-6781
February 21, 2022

RK/gd



QUINCY HOUSING AUTHORITY

540 Harrison ~ Quincy, IL 62301 ~ Phone: 217-222-0720 ~ Fax: 217-222-0865

January 31, 2022

To Whom It May Concern:

I have been made aware that Recovery Anonymous may have the opportunity to purchase a home located at 1111 North 8th Street in Quincy Illinois for the purpose of establishing a recover/halfway house. I am in full support of this opportunity.

Recovery Anonymous facilitated a recovery group out of space owned by the Quincy Housing Authority from March of 2017 until August of 2019. The Quincy Housing Authority was happy to partner with them in order to provide this much-needed service in our community. There was never a single issue involving Recovery Anonymous or their participants during the entire time they used our building. The program had to leave at my request in 2019 as I redeveloped the public housing site and demolished the building they were using.

A recovery house of this nature is in great need for Quincy. Based on my time associated with Recovery Anonymous, any such future program would be administered well and not pose any issue to the surrounding neighborhood. I hope that the plan succeeds so that this very beneficial service can be offered in Quincy.

Sincerely,


Jerry Gille
Executive Director

Jerry Gille ~ Executive Director, Rocky Murry ~ Chairman, Jack Holtschlag ~ Commissioner,
Elaine Davis ~ Commissioner, Bob Klingele ~ Commissioner, Sharon Duss ~ Commissioner

Mark C. Philpot
822 Spring Street
Unit A
Quincy, IL 62301

City of Quincy, Illinois
Plan Commission
Quincy City Hall
730 Maine Street
Quincy, IL 62301

Dear Commissioners:

My name is Mark Philpot and I reside in Quincy's 2nd Ward, within 1 mile of a proposed zoning change from R-2(Two-Family residential) to R3(Multi-Family residential). I am aware that the organization requesting the zoning change, is known as Recovery Anonymous. I wanted to speak **IN FAVOR** of this proposed zoning change, due to the positive impact this organization's initiative will have on the community.

I had the opportunity to meet with the organization's Executive Director, and was fortunate to not only learn about his excellent business model, but about his personal story of recovery from substance abuse and addiction. The proposed "sober house" is a sorely needed resource, that Quincy needs. I believe that it covers a number of social service objectives, that are consistent with the improvement in the quality of life for many in our community. **First**, it addresses homelessness. Our community is currently dealing with a severely aging housing stock, and even more limited is the availability of affordable housing. This initiative provides some limited support for that goal, for those that might be struggling with housing insecurity. **Second**, it provides an opportunity for those that are working through addiction, an opportunity to have greater stability in order to access other resources to promote their recovery. Imagine the endless opportunities for residents to further connect with their continuum of care, simply because of having access to secure housing.

In closing, as a Mental Health Professional, I feel that the connection to the continuum of care is key to advocating support and promoting improved opportunities for successful recovery. Approving this zoning change, has the potential to positively impact lives in this community. It is my hope that the Commission will see fit to approve this change.

Sincerely,
Mark C. Philpot

PAUL HOLTSCHLAG

3325 Ghost Hollow Road
Quincy, IL 62305

01/20/2022

To Whom it may concern:

I am writing you to express my sincere belief in the work and positive effects Recovery Anonymous has in our community.

Approximately 3 years ago I was introduced to Recovery Anonymous' president (Gordon Dobey) Mr. Dobey explained to me what their organization was trying to do, their mission as well as goals. They had a major issue. Because of their success they needed a headquarters/office to conduct meetings and complete the day-to-day operations of their organization.

I had such a building that I thought would fit their need. The building needed some repairs, but the members were more than willing to work.

With some additional donations from some community leaders and Recovery Anonymous staff, they were able to paint, install new flooring as well as complete many numerous repairs to their new headquarters. I lease the building to Recovery Anonymous for \$1.00 per year.

They now have a headquarters located at 305 N.18th Street in Quincy. Recovery Anonymous continues to provide support and services to people with addiction in our community. They have helped hundreds of people in our community and have committed thousands of hours to be a true success story.

I would encourage anyone to support this organization. If you have any questions, please contact me at _____ or by phone at 217 430-5628.

Sincerely,



Paul Holtschlag

RESOLUTION

WHEREAS, in June of 2021 the Quincy City Council approved the purchase of a walk behind asphalt seam repair machine that is used for the repair and maintenance of City streets; and,

WHEREAS, the City desires to purchase a flat bed trailer to transport the equipment to worksites throughout the city during construction season; and,

WHEREAS, the City recently requested quotes for the purchase of a trailer and Rock Line Products of Botkins, Ohio quoted the price of \$17,195.00 for the purchase of an air tow trailer; and,

WHEREAS, the Director of Central Services has reviewed the quote and finds it to be acceptable; and,

WHEREAS, funding for this purchase is available in the current Capital Fund fiscal year budget.

NOW, THEREFORE BE IT RESOLVED, that the Director of Central Services and Central Services Committee recommend to the Mayor and Quincy City Council that the quote from Rock Line Products, Inc. of Botkins, Ohio in the amount of \$17,195.00 be accepted.

Kevin McClean
Director of Central Services

February 22, 2022

RESOLUTION

WHEREAS, the Central Services Department is needing to purchase a flat bed trailer; and

WHEREAS, this trailer will be used to haul the asphalt seam repair machine; and

WHEREAS, this is a 2016 flat bed trailer with a purchase price of \$9,000 and meets our requirements; and

WHEREAS, funding for the purchase of this trailer is available in the Capital Fund fiscal year budget; now

THEREFORE BE IT RESOLVED, the Central Services Director and the Central Services Committee recommends to the Mayor and City Council that the purchase of the flat bed trailer from United Rentals of Quincy, Illinois in the amount of \$9,000 be accepted.

Kevin McClean
Central Services Director

February 28, 2022



**OFFICE OF THE COMPTROLLER
CITY OF QUINCY
SHERI L. RAY, COMPTROLLER**

**CITY HALL SUITE 105
730 MAINE STREET
QUINCY, ILLINOIS 62301-4056**

**TELEPHONE
(217) 228-4517
FAX (217) 222-2132**

MEMORANDUM

TO: Mayor and City Council
FROM: Sheri Ray
DATE: February 25, 2022
SUBJECT: Resolution New Fund for American Rescue Plan Act Funds

I have submitted the attached resolution to the City Clerk for placement on the agenda for the February 28, 2022 City Council Meeting.

The purpose of the resolution is to establish a new fund for the purpose of collecting and expending the ARPA (American Rescue Plan Act) funding which is around \$2.7 million in current fiscal year and an additional \$2.7 next fiscal year.

Other home rule communities are also creating capital project type funds to account for the funding. This will accomplish separate fund reporting for audit purposes and to not distort the General Fund with the additional revenues/expenses.

If you have any questions, please feel free to contact me.

CC: Lonnie Dun, Corporation Counsel
City Clerk Laura Oakman
DOAS, Jeff Mays
City Treasurer Linda Moore

RESOLUTION

WHEREAS, the American Rescue Plan Act of 2021 is designed to facilitate the United States' recovery from the devastating economic and health effects of the COVID-19 pandemic; and,

WHEREAS, The Coronavirus State and Local Fiscal Recovery Funds (SLFRF) program, a part of the American Rescue Plan, delivers \$350 billion to state, local, and Tribal governments across the country to support their response to and recovery from the COVID-19 public health emergency; and,

WHEREAS, the City of Quincy has a population under 50,000 and is considered a CDBG Entitlement Community, and will be receiving funds directly from the U.S. Department of Treasury; and,

WHEREAS, the City has received \$2.7 million in September 2021 and expects an additional \$2.7 million in September 2022 and funds must be expended by December 31, 2024; and,

WHEREAS, Cities can use ARPA funds to: address the negative economic impacts caused by the public health emergency; replace lost public sector revenue; provide premium pay for essential workers; and invest in water, sewer, and broadband infrastructure; and,

WHEREAS, the City wishes to create a new capital projects Fund #317 called "American Rescue Plan Fund" to account for all revenues and expenses; and,

NOW, THEREFORE, BE IT HEREBY RESOLVED by City Council that it desires the City's Comptroller to create a new capital projects fund #317 called the "American Rescue Plan Fund" and direct any American Rescue Plan Act receipts into this fund.



City of Quincy
Quincy Transit Lines

**2020 Jennifer Road
Quincy IL 62301**

**217-228-4550
Fax: 217-228-4448**

To: Mayor Troup and Members City Council
From: Marty Stegeman
Date: February 23, 2022
Subject: Quincy Transit Lines FY 2023

Included on the Agenda for February 28, 2022 you will find a resolution authorizing Quincy Transit Lines to submit an application for the Downstate Operating Assistance Grant. The Grant is one that we apply for and receive every year through the Illinois Department of Transportation and assists in paying the vast majority of our Operating expenses annually.

Our application will request \$3,296.893.00 this year.

The Transportation Director asks for your support in authorizing the submission of the appropriate documents to apply for this grant.

If you have questions please feel free to contact me at your convenience.

**Marty Stegeman
Director of Transportation
2020 Jennifer Rd.
Quincy, Il 62301
217-228-4567
217-430-5587**



**City of Quincy
Quincy Transit Lines**

**2020 Jennifer Road
Quincy IL 62301**

**217-228-4550
Fax: 217-228-4448**

MEMORANDUM

To: Mayor Moore and Members City Council

From: Marty Stegeman

Date: April 8, 2016

**Subject: Quincy Transit Lines FY2017 GRANT APPLICATIONS
Downstate Operating Assistance Grant and Federal 5311 Grant**

Please find attached a Resolution authorizing the city's application to the Illinois Department of Transportation for funding under the FY17 Federal 5311 and the Downstate Operating Assistance Programs. Funds from these sources will be used to financially assist the operation and the administration of the Quincy Transit Lines for IDOT fiscal year 2017 (commencing July 1, 2016 and ending June 30, 2017.)

As the IDOT FY2016 funding cycle is not yet complete, the city continues operating under the grant funds awarded for that year. Funds were awarded in a (maximum eligible) amount of \$4,153,900* from the Downstate program last year, plus an additional \$600,253 from the Federal program, for a total of \$4,754,153, representing approximately 85% of the overall total operating and administrative costs for that fiscal year. (* Please note that the amount awarded to the City from the 2016 Downstate grant was significantly more than the actual QTL request; however, said funds are only available for reimbursements of "eligible actual costs" as expended.) At this time QTL is operating within the amounts set forth in the FY16 IDOT budget.

(* QTL is allowed additional amounts under the grant program, based on a calculated percentage of the overhead cost of services provided by all other city departments relative to the transit operation. This year the City was allowed up to \$119,437.)

We have been advised by IDOT that the "proposed" funding amounts available for QTL this upcoming FY17 is \$4,569,300 from the Downstate grant and an unchanged amount of \$600,253 from the federal grant. Once a final QTL budget is in place, an application will be submitted based on proposed eligible expenditures the new (IDOT) fiscal year. Typically the total QTL operation cost is 85% grant funded, with 3 to 5% from operation revenues and 13 to 15% from local match. Approximately 40% of the local match comes from contract revenue for transportation services.

As always, your support of these programs has been greatly appreciated and if you have any questions regarding the above, please feel free to call Marty Stegeman, Director of the Quincy Transit Lines.

MS/cys

QTL serves the community and a limited surrounding areas by keeping our seniors connected; providing more options for people with disabilities; assuring those in rural areas are no longer isolated; helping people stay healthier with access to good healthcare; helping people to find and keep jobs and continue education..... whether or not they have a car or other means of transportation.

Resolution

WHEREAS, the provision of public transit service is essential to the people of Illinois; and

WHEREAS, 49 U.S.C. § 5311 (“Section 5311”), makes funds available to the State of Illinois to help offset certain operating deficits and administrative expenses of a system providing public transit service in non-urbanized areas; and

WHEREAS, the Downstate Public Transportation Act (30 ILCS 740/2-1 *et seq.*) (“Act”) authorizes the State of Illinois, acting by and through the Illinois Department of Transportation, to provide grants and make funds available to assist in the development and operation of public transportation systems; and

WHEREAS, grants for said funds will impose certain obligations upon the recipient, including the provision by it of the local share of funds necessary to cover costs not covered by funds provided under Section 5311 or the Act.

NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING COUNCIL OF THE CITY OF QUINCY:

Section 1. That an application be made to the Division of Public and Intermodal Transportation, Department of Transportation, State of Illinois, for a financial assistance grant under Section 5311 and the Act for fiscal year 2023, for the purpose of off-setting a portion of the Public Transportation Program operating expenses and deficits of *Quincy Transit Lines*.

Section 2. That while participating in said operating assistance program the *City of Quincy on behalf of Quincy Transit Lines* will provide all required local matching funds.

Section 3. That *The Mayor of the City of Quincy and/or the Director of Quincy Transit Lines is hereby* authorized and directed to execute and file on behalf of the *Quincy Transit Lines* such application.

Section 4. That the *The Mayor of the City of Quincy and/or the Director of Quincy Transit Lines is authorized* to furnish such additional information as may be required by the Division of Public and Intermodal Transportation and the Federal Transit Administration in connection with the aforesaid application for said grant.

Section 5. That *The Mayor of the City of Quincy and/or the Director of Quincy Transit Lines is hereby* authorized and directed to execute and file on behalf of the *Quincy Transit Lines* a Section 5311-Downstate Operating Assistance Grant Agreement (“Agreement”) with the Illinois Department of Transportation and amend such Agreement, if necessary, in order to obtain grant assistance under the provisions of Section 5311 and the Act for fiscal year 2023.

Section 6. That *The Mayor of the City and/or the Director of Quincy Transit Lines is hereby* authorized to provide such information and to file such documents as may be required to perform the Agreement and to receive the grant for fiscal year 2023.

PRESENTED and ADOPTED this _____ day of February 28, 2022.

Signed By

ATTESTED

(Signature of Authorized Official)

(Signature)

Mayor City of Quincy

Quincy City Clerk

Quincy Fire Department

Emergency repair

Rooftop HVAC unit

A rooftop HVAC unit at Central Fire Station stopped heating on February 18 and was inspected by Peters Heating and Air. They reported numerous issues with the unit including a cracked heat exchanger, which would allow carbon monoxide into the living quarters. We checked on replacing the parts for the heating element and these parts have a delivery time of over 8 weeks due to the age of the unit. The unit is over 10 years old. I spoke with Mr. Conte on Tuesday, 3/22 and he agreed that it would be best to replace the whole unit. The space is too large to supplement heat with space heaters. I spoke with Mr. Mays and the emergency purchase ordinance was used to start the process of ordering and replacing the unit. Peters Heating and Air should be here the week of 2/28 to replace the unit. The funds for the emergency repair were available in our existing FY budget.

Resolution

WHEREAS, the heating portion of a rooftop HVAC unit at Central Fire Station at 906 Vermont has stopped working due to multiple issues including a cracked heat exchanger; and,

WHEREAS, the current temperatures necessitate the need for a heating unit and parts to fix this portion are at least 8 weeks out and Peters Heating and Air Conditioning have an available unit to replace the existing unit within the next two weeks; and,

WHEREAS, the unit is 10 years old and nearing its life expectancy for the remainder of the unit; and,

WHEREAS, Peters Heating and Air Conditioning is qualified and available to make the emergency repair under Section 2-7 of the Purchasing Manual adopted by Section 44.001 of the Municipal Code; and,

WHEREAS, the department has sufficient funds in the current budget for this purchase; and

NOW THEREFORE BE IT RESOLVED, that the Fire Chief, Purchasing Manager and Director of Administrative Services recommend to the Mayor and the City Council that the proposal from Peters Heating and Air Conditioning, Inc., be accepted in the amount of \$10,468.00 for the replacement of this HVAC unit.

Bernard Vahlkamp
Fire Chief
February 2022



CITY OF QUINCY

Comptroller's Office

Sheri L. Ray
Comptroller

CITY HALL – 730 MAINE STREET
Quincy, Illinois 62301-4056
217-228-4517

MEMORANDUM

TO: Mayor and City Council
FROM: Sheri Ray
DATE: February 11, 2022
SUBJECT: Supplemental Budget Ordinance

Please find attached the Supplemental Budget Ordinance to be presented at the February 14, 2022 Council Meeting.

The purpose of this supplemental is to increase:

- 1.) Recycle Fund 534 budget for fleet maintenance expense and
- 2.) Central Garage Fund 601 budget for Equipment Parts

Both funds have received excess revenues that will be used to increase the expense line items. The Recycle Fund has additional revenue exceeding budget from the Sale of Recycled Material. The Central Garage Fund has additional revenue exceeding budget from the sale of fuel/parts/commercial repairs.

If you have any questions, please let me know.

CC: Lonnie Dunn, Corporation Counsel
City Clerk Laura Oakman
Jeff Mays, Director of Admin Services
Kevin McClean, Director of Central Services

ORDINANCE NO. _____

AN ORDINANCE AMENDING THE 2021-2022 FISCAL YEAR BUDGET

WHEREAS, the City Council of the City of Quincy, Adams County, Illinois, hereinbefore adopted Ordinance No. 21-21, an annual budget for general corporate and special corporate purposes for the City of Quincy for the fiscal year beginning May 1, 2021 and ending April 30, 2022; and

WHEREAS, the City Council has determined that expenditures, as set forth in said ordinance for certain operations, acquisitions, and projects within and for the various departments of the City will exceed the amounts provided in said ordinance and which expenditure will increase the total annual budget; and,

WHEREAS, there exists certain revenues, not included in the annual budget, which are available for expenditure by the City; and,

WHEREAS, Section 43.18 (Annual budget-Council transfers, revisions, or amendments) of the Quincy City Code reserved to the City Council the authority to amend the annual budget to increase the budget (upon a two-thirds vote of the Council) provided funds are available for said increase; and,

WHEREAS, the Recycle Fund #534 has received additional revenue from the sale of recycled material and this additional revenue may be used to increase the fleet maintenance expenditure budget for the Recycle Fund; and,

WHEREAS, the Central Garage Fund #601 has received additional revenue from the sale of fuel, parts, and commercial repairs and this additional revenue may be used to increase the budget for equipment replacement parts; and,

WHEREAS, the City is a home rule unit of local government under the Constitution of the State of Illinois, Article VII, Section 6 and this ordinance is adopted pursuant to said authority and the authority of Section 43.18 of the Quincy City Code.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND THE CITY COUNCIL OF THE CITY OF QUINCY, ADAMS COUNTY, ILLINOIS, as follows:

- 1. That the annual operating budget set forth in Ordinance No. 20-13 of the City of Quincy, be and is hereby amended by authorizing the increase/decrease in revenues and expenditure as follows:

2. **Recycle Fund #534**

Increased Revenue:

Sale of Recycled Material (534-0000-376.02-04) \$ 24,000

Increased Expenses:

Fleet Maintenance (534-3114-403.36-01) \$ 24,000

Central Garage Fund #601

Increased Revenue:

Summary Total Charges (601-0000-363.02-90) \$ 85,000

Increased Expenses:

Equipment Replacement Parts (601-3115-403.45-04) \$ 85,000

- 3. That this Ordinance shall be in full force and effect from and after its passage, approval, and publication in pamphlet form in accordance with law.

ADOPTED _____

City Clerk

APPROVED _____

Mayor

Officially published in pamphlet form this _____ day of _____, 2022.

CITY OF QUINCY AND THE NORTH SIDE BOAT CLUB
LEASE AGREEMENT

THIS AGREEMENT, made and entered into this ____ day of 2022 by and between the CITY OF QUINCY, an Illinois Municipal Corporation, (hereinafter called City") and THE NORTH SIDE BOAT CLUB, an Illinois Not For Profit Corporation, (hereinafter called Lessee).

RECITALS:

City owns certain property in the area commonly known as 200 South Front Street, Quincy, Illinois and which is legally described as follows:

Lot Three (3) in the river fraction block number twenty-five (25) in the original town, now City of Quincy, in the County of Adams and State of Illinois

(hereinafter referred to as the 'Premises" or "Boat Club Facilities").

2. Lessee, an Illinois Not For Profit Corporation is engaged in social, and philanthropic activities including out of doors sporting activities and education.

3. City has previously leased to Lessee said Boat Club Facilities in a Lease dated March 5, 2015.

4. City also previously leased to Lessee said Boat Facilities in a Lease dated June 7, 1999, which property was not needed or required for any public purpose and which the city does not anticipate during the term of this Lease will be required or necessary for any public use or purpose; and,

5. City has also previously entered into a Lease Addendum dated June 26, 2012.

6. The parties desire to terminate all prior leases and addendums between them and are willing to enter into a new lease with the terms and conditions hereof.

NOW, THEREFORE

ARTICLE I
PREMISES AND PRIVILEGRS

For and in consideration of the terms, conditions and covenants of this Lease to be performed by Lessee, all of which Lessee accepts, City hereby leases to Lessee and Lessee hereby hires and takes from City the above-described Boat Club Facilities and certain attendant privileges, uses and rights, as hereinafter specifically set out.

A. DESCRIPTION OF PREMISES DEMISED: The premises hereby leased are described above together with all improvements, fixtures, and attachments thereto.

B. USE. The demised premises shall be used and occupied by the Lessee for all such lawful uses associated with its organization including the sponsorship of trap leagues, lawful out of doors sporting activities and education.

ARTICLE II OBLIGATION OF LESSEE

A. LEASEE ASSUMES ALL COSTS. This Lease in every sense shall be without cost to the City. It shall be the sole responsibility of the Lessee as further specified in this Lease to keep, maintain, repair and operate the entirety of the demised premises and all improvements and facilities placed thereon at the Lessee's sole cost and expense including the cost of insurance and taxes, if any, levied upon the premises.

B. CONDITION OF PREMISES. Lessee accepts the demised premises in their present condition and, without expense to City.

C. ALTERATION OF FACILITIES. Lessee will not permit any mechanic's liens or any other license or claims which would be superior to the City's interests to be attached to said premises during the term and no improvements made or material or labor used or expended upon said premises shall be a lien or priority over the interest of City herein without the express consent in writing of City. In the event that any person, corporation or other entity files any lien against said premises at any time during the term hereof, Lessee shall promptly remove the same within thirty (30) days of receiving notice of the filing of said lien or demand by City to remove said lien or file suit within said period to remove said lien and pursue said suit diligently. In the event of Lessee's failure to so remove any such lien or encumbrance within the time herein provided, this Agreement shall be deemed to be in default as hereinafter provided. Lessee shall provide City with such other details and specifications as City may require regarding the location, construction and mechanical specifications of any proposed alterations, additions or changes to the Boat Club Facilities. No construction shall be commenced until said Site Plan has been reviewed and finally approved, in writing, by City.

D. REPAIRS AND MAINTENANCE. Lessee covenants throughout the term of this Lease, at its sole cost and expense to maintain the buildings, improvements and appurtenances thereto, in a presentable condition consistent with good business practice. Lessee shall keep and maintain all portions of the premises in a clean and orderly condition, free of accumulated trash, junk or rubbish.

E. UTILITIES. Lessee shall assume and pay for all costs or charges for electric, gas, and water services furnished to Lessee during the term hereof.

F. TRASH, GARBAGE, ETC. Lessee shall provide a complete and proper arrangement for the adequate sanitary handling and disposal, away from the Boat Club Facilities, of all trash, garbage and other refuse caused as a result of its operation, Lessee shall provide and use suitable covered receptacles for all such garbage, trash and other refuse. Piling of boxes, cartons, barrels, discarded materials or other similar items in an unsightly or unsafe manner, or which otherwise creates a nuisance on or about the demised premises, shall not be permitted.

G. COMPLAINT WITH LAWS. From and after the Effective Date and until this Lease terminates or expires, Lessee shall comply promptly with all applicable federal, state or local governmental statutes, ordinances, rules, regulations and orders, in effect during the term of this Lease or any part thereof regulating Lessee's use of or operations upon the Premises or otherwise applicable to the Premises.

H. ASSIGNMENT OF LEASE, SUBLETTING.

1. Assignment: Lessee shall not have the right or privilege of sale, assignment or transfer of this lease (including sublease) without the prior written approval of City. In the event the City consents to any sale or assignment by Lessee of its interests herein, Lessee shall not be relieved from liability for the obligations hereunder which accrue thereafter, unless City, at its discretion, agrees to waive said liability.

I. TAXES. Lessee agrees to pay any taxes or assessments which may be lawfully levied against Lessee's occupancy or use of the demised premises or any improvements placed thereon as a result of Lessee's occupancy, including and not limited to any tax now or hereafter levied on the demised premises hereunder.

J. VACATING PREMISES. Lessee shall notify the City immediately in writing if Lessee intends to vacate the Premises.

ARTICLE III TERM OF LEASEHOLD CITY OPTION TO TERMINATE

A. TERM. The term of this Lease shall be for a period of ten (10) years commencing on the day this lease was entered into.

B. RENEWAL OPTION. The Lessee hereunder shall have the right and privilege to renew this Lease for two (2), five (5) year periods provided that the Lessee shall be required to give written notice of its intent to exercise such renewal option to the City as provided under Article VII, Paragraph D of this lease at least six months prior to the expiration of the same or of any extension thereof. A rental fee of five-hundred dollars (\$500.00) per year shall be paid to the City by the Lessee for the first option period, and a rental fee of one-thousand dollars (\$1,000.00) per year shall be paid to the City by the Lessee for the second option period.

C. TERMINATION BY CITY: Notwithstanding the foregoing, the City shall retain the right to terminate the Lease upon ninety (90) days written notice to Lessee, in the event, the City determines, in its sole discretion that said property is needed or required for public purposes, including, but not necessarily limited to the expansion of or use in connection with the City water treatment facilities.

ARTICLE IV RENTALS

A. RENTAL. For the land, are rental fee of two-hundred and fifty dollars (\$250.00) per year shall be paid to the City by the Lessee at the commencement of this lease. The rental due upon any renewal of this Lease shall be in the amount mutually agreed upon by the City and the Lessee.

B. TIME OF PAYMENT. Said ground rental shall be paid annually in advance upon the execution of this Lease and on the same day of each year thereafter during the term hereof or any extension.

ARTICLE V INSURANCE AND INDEMNIFICATION AND CASUALTY

A. INSURANCE.

1. Insurance on the Premises: Lessee agrees that it will keep the Premises insured, at a minimum, against loss or damage by fire or other casualty, in an amount not less than the full replacement value of the Premises (less the cost of land) as determined from time to time.

2. LESSEE'S LIABILITY INSURANCE:

- a. General Liability: Lessee agrees to maintain, at its own expense, at all times during the term of this Lease, a policy of commercial (comprehensive) general liability insurance covering the Premises and its operations for personal injury, death, property damage, completed operations, and contractual liability insurance insuring its indemnity obligations under Article V(B) that may occur in or about the Premises having minimum protection limits of not less than Two Million Dollars (\$2,000,000) for general aggregate and Two Million Dollars (\$2,000,000) for each occurrence, including the following coverages: Two Million Dollars (\$2,000,000) for products and completed operations aggregate; One Million Dollars (\$1,000,000) for personal and advertising injury; Five Hundred Thousand Dollars (\$500,000) for property damage; One Hundred Thousand Dollars (\$100,000) for fire damage; and One Thousand Dollars

(\$1,000) for medical expenses. Lessee shall name the City as an additional insured on such liability insurance policy and the insurance company issuing such policy shall be required to give the City not less than thirty (30) days notice prior to the effective date of any material alteration or cancellation of such policy. Additionally, Lessee agrees the aforementioned coverage shall increase in the event City's insurance carrier recommends an additional amount of minimal coverage.

- b. **Dram Shop Liability Insurance:** Lessee agrees to maintain, at its own expense, at all times during the term of this Lease, a policy or policies of dram shop insurance (not less than the statutory maximum liability under Illinois law), which will insure City against liability for injury or death of persons or loss or damage from any such dram shop liabilities, claims, suits or damages. Lessee shall cause the City to be listed as a named insured and such insurance company shall be required to give City not less than thirty (30) days prior notice in the event of cancellation or material alteration or such coverage.
- c. Lessee shall provide to the City a copy of any and all insurance policies and a Certificate of Insurance that states the City has been endorsed as an additional insured.

B. INDEMNITY.

1. **Indemnity by Lessee:** Lessee agrees to indemnify and hold harmless City from and against all third-party claims of whatever nature arising from any act, omission or negligence of Lessee, or Lessee's officers, agents or employees, or arising from any accident, injury or damage whatsoever caused to any third party, or to the property of any such person, occurred during the term of this Lease in or about the premises or arising from any accident, injury or damage occurring outside the Premises where such accident, damage or injury results or is claimed to have resulted from an act or omission on the part of lessee or its officers, agents or employees.
2. **Costs and Expenses:** This indemnity and hold harmless agreement shall include indemnity against all costs, expenses and liabilities in or in connection with any such claim or proceeding brought thereon and the defense thereof, including reasonable attorney's fees.

C. DESTRUCTION OF BUILDING. If the building or any improvement on the demised premises are substantially damaged or destroyed by fire or other casualty either party shall have the right to terminate this Lease effective as of the date of such damage or destruction, upon written notice to the other party within thirty (30) days.

ARTICLE VI
COMPLIANCE WITH ENVIRONMENTAL REQUIREMENTS

A. Lessee shall not store or use or dispose of any "Hazardous Materials" or "Special Waste" as described hereafter without the express written consent of City which consent shall set forth in detail the nature and extent of any authorized storage, use or disposal of said Materials or Waste. The Lessee, in conducting any activity on the demised premises, including any environmental response or remedial activities, shall comply with all applicable local, state or federal environmental rules, regulations, statutes, laws or order (collectively, "Environmental Requirements"), including but not limited to Environmental Requirements regarding the storage, use and disposal of Hazardous Materials or Special Waste and regarding releases or threatened releases of Hazardous Materials or Special Wastes to the environment, for the purpose of this Lease, the terms "Hazardous Materials" and "Special Wastes" shall refer to those materials, including, without limitation, asbestos and asbestos-containing materials polychlorinated biphenyls (PCBs), oil or any other petroleum products, natural gas, source material, special nuclear material, and by product materials regulated or hereafter regulated under the Atomic Energy Act (42 U.S.C. Sec. 2011 et seq-(1990)), pesticides regulated under the Federal Insecticide, Fungicide and Rodenticide Act (7U.S.C. Sec. 136et seq. (1990)), and any hazardous waste, toxic substance or related material, including any substance defined or treated as a hazardous substance, "Hazardous waste" or "toxic substance" (or comparable term) in the Comprehensive Environmental Response, Compensation and Liability Act (42 U.S.C. Sec, 9601 et seq. (1990)), the Toxic Substances Control Act (15 U.S.C. 2601 et seq. (1990)), and any rules and regulations promulgated pursuant to such statutes or any other applicable federal or state statute, rule or regulation, as amended in each case.

The Lessee shall financially reimburse the City for penalties incurred by the City as a result of the release of any pollutant or contaminant from the demised premises.

In the case of a release, spill, or leak as a result of the Lessee's operation and maintenance activities, the Lessee shall immediately control and remediate the contaminated area to applicable federal, state and local standards.

B. If the Lessee fails to comply with any applicable Environmental Requirement, the City, in addition to its rights and remedies described elsewhere in this Lease, at its election, may enter the demised premises and take such measures as may be necessary to ensure compliance with the Environmental Requirements, all at the Lessee's expense.

ARTICLE VII
TERMINATION OF LEASE, DEFAULT AND SUBORDINATION

A. TERMINATION. This Lease shall terminate at the end of the term hereof or at the end of any extension of the same pursuant to the options for extensions herein granted, or as otherwise provided herein and Lessee shall have no further right or

interest in any of the lands or buildings or other improvements thereon. Upon termination of this Lease, in any way, Lessee will yield up said demised premises to said City in good condition and repair.

B. REMOVAL OF IMPROVEMENTS, Notwithstanding anything herein to the contrary, Lessee shall remove from the premises all of the improvements placed or constructed upon the real estate by Lessee within 30 days prior to the end of the lease, and shall repair any damage to the premises caused by such removal.

C. HOLDING OVER. Lessee will, at the termination of this Lease, by lapse of time or otherwise, yield up immediately possession to City, and failing to do so, will pay as liquidated damages for the whole time such possession is withheld, the sum of Two Hundred Fifty Dollars (\$250.00) per day, but the provisions of this paragraph shall not be held as a waiver by City of any right or re-entry, as hereinafter set forth, nor shall the receipt of said rent, or any part thereof, or any other act in apparent affirmance of tenancy, operate as a waiver of the right to forfeit this Lease and the term hereby granted for the period still unexpired, for a breach of any of the covenants, nor shall the statutory rights such as forcible detainer be impaired.

D. DEFAULT. Lessee shall be in default of this Lease in the event:

1. Lessee shall fail to make payment of rent within ten (10) days after receipt of written notice from City of said arrearage;
2. Lessee shall abandon or cease to use the Boat Club Facilities for the purposes for which Lessee was established, except in connection with its surrender to an approved assignee, sublessee, or other party succeeding to Lessee's interest hereunder;
3. Lessee's default in the performance of any of the covenants and conditions required herein (except payment of rent, as provided above) to be kept and performed by Lessee and Lessee shall fail to correct such default within thirty (30) days after receipt of written notice from City of said default;
4. Lessee shall make an assignment for the benefit of creditors;
5. A voluntary or involuntary petition shall be filed by or against Lessee under any law having for its purpose the adjudication of Lessee a bankrupt or the extension of time of payment, composition, adjustment, modification, settlement or satisfaction of the liabilities of Lessee or to which any property of Lessee may be subject, or the reorganization (other than the reorganization not involving the liabilities of Lessee) or liquidation of Lessee;

6. A receiver be appointed for the property of Lessee by reason of the insolvency or alleged insolvency of Lessee; or
7. Any department of the state or federal government, or any officer thereof duly authorized, shall take possession of the business or property of the Lessee by reason of the insolvency of Lessee.

E. REMEDIES.

1. In the event of Lessee's default, the City shall have the following rights and remedies:

- a. If Lessee is in default, then City may without further notice (except as otherwise provided herein) terminate Lessee's right to possession of the demised premises.
- b. Upon any termination to this Lease, whether by lapse of time or otherwise, Lessee shall surrender possession and vacate the premises immediately, and deliver possession thereof to City (subject to Lessee's right to remove improvements as provided above).
- c. Lessee shall pay upon demand all City's costs, charges and expenses, including the fees of counsel, agents and other retained by City, incurred in enforcing Lessee's obligations hereunder or incurred by City in any litigation, negotiation, or transaction in which Lessee causes City, without City's fault, to become involved or concerned and City shall be entitled to recover interest on any sum due it.

B. REMEDIES CUMULATIVE, NO WAIVER. The specified remedies to which City may resort under the terms of this Lease are cumulative and are not intended to be exclusive of any other remedies or means of redress to which City may be lawfully entitled in case of any breach or threatened breach by Lessee of any provision of this lease, the failure of City to insist in any one or more cases upon the strict performance of any of the covenants of this Lease or to exercise any option herein contained shall not be construed as a waiver or a relinquishment for the future of such covenant or option. A receipt by City of rent with knowledge of the breach of any covenant hereof shall not be deemed a waiver of such breach, and no waiver by City of any provision of this Lease shall be deemed to have been made unless expressed in writing and signed by City, and supported by an adequate consideration. In addition to the other remedies in this Lease provided, City shall be entitled to the restraint by injunction of the violation, or attempted or threatened violation, of any of the covenants, conditions, or provisions of this lease.

ARTICLE VIII
GENERAL PROVISIONS

A. PARAGRAPH HEADINGS. The paragraph headings contained herein are for convenience in reference and are not intended to define or limit the scope of any provision of this Lessee.

B. NOTICES. Any notice, which shall be deemed to have been received (a) if deposited post pre-paid in the United States mail, on the third business day after such deposit, (b) if transmitted via facsimile, on the day of such transmission, and (c) if personally delivered or if transmitted via Federal Express, United Postal Service, Express Mail or any commercial carrier, on the day of receipt.

C. SUCCESSORS AND ASSIGNS. All of the terms, covenants and agreements herein contained shall be binding upon and shall inure to the benefit of successors and assigns of the respective parties hereto.

D. CITY'S RIGHT TO INSPECTION. The City or its agents may have free access to the demised premises at all reasonable times and under reasonable restrictions for the purpose of examining the same or of inspecting the use by the Lessee of the same, or to see if the terms of this Lease, or renewal thereof, are being observed by the Lessee.

E. ENTIRE AGREEMENT. This Lease constitutes the entire agreement between the parties pertaining to the subject matter contained herein and supersedes all prior and contemporaneous agreements, representations, and understandings of the parties. No supplement, modification, or amendment of this lease shall be binding until and unless executed in writing by City and Lessee. No waiver of any of the provisions of this Lease shall be deemed, or shall constitute, a waiver of any other provision, whether or not similar, nor shall any waiver constitute a continuing waiver. No waiver shall be binding unless executed in writing by the party making the waiver.

F. MISCELLANEOUS.

1. Where in this Lease rights are given to either City or Lessee, such rights shall extend to the agents, employees or duly authorized representatives of such persons.

2. This instrument is executed by corporations. Such execution has been authorized by a duly adopted resolution of the Board of Directors of each such corporation, which resolutions, duly certified, shall be delivered to the other party, if requested.

G. EFFECT OF INVALID PROVISION. If any term or provision of this Lease or the application thereof to any person or circumstance shall to any extent be invalid or unenforceable, the remainder of this Lease, or the application of such term or provisions to persons or circumstance other than those as to which it is invalid or unenforceable, shall not be affected thereby, and each term and provision of this Lease shall be valid and be enforced to the fullest extent permitted by law.

IN WITNESS WHEREOF, the parties hereunto set their hands in several counterparts this _____ day of _____, 2022.

(Corporate Seal)

CITY OF QUINCY

BY: _____
Michael A. Troup, Its Mayor

ATTESTED:

BY: _____
Laura Oakman, Its City Clerk

(Corporate Seal)

NORTHSIDE BOAT CLUB

BY: _____
Tyler Hill, Its President

ATTESTED:

BY: _____
C. Randall Neiswender, Its Treasurer

ORDINANCE NO. ____

**AN ORDINANCE AMENDING THE DISTRICT MAP
WHICH IS MADE A PART OF SECTION 162.002 OF THE
MUNICIPAL CODE OF THE CITY OF QUINCY OF 2015**

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF QUINCY, IN ADAMS COUNTY, ILLINOIS, as follows:

Section 1. That the district map, which is made a part of Section 162.002 of the Municipal Code of the City of Quincy of 2015, be and hereby is amended to change the present R2 (Two Family) Zoning District to the R3 (Multi-Family) Zoning District for the following property:

The South Half of the East Half of the Following Described Tract of Land, To-Wit: Part of the Northeast Quarter of Section 35 in Township One (1) South of the Baseline, in Range Nine (9) West of the Fourth Principal Meridian, in the City of Quincy, County of Adams and State of Illinois, commencing at a point in said quarter section where the west line of eight street intersections with the north line of Cherry Street in Said City of Quincy and running thence north along the west line of said Eighth Street, 299 feet, more or less, to the South Line of lands now or formerly owned by J.C. Cox and thence West on the South Line of said Cox's land 320.5 feet, more or less to the East Line of Seventh Street in said City of Quincy, and thence south along the East Line of said Seventh Street to the North Line of said Cherry Street and thence East along the North Line of said Cherry Street to the Place of Beginning. Situated in Adams County, Illinois

P.I.N.: 23-4-0997-000-00 (commonly known as 1111 North 8th Street, Quincy, IL 62301).

Section 2. All ordinances and parts of ordinances in conflict with the provisions of this ordinance shall be, and the same are, to the extent of such conflict, hereby repealed.

Section 3. This ordinance shall be in full force and effect from and after its passage, approval and publication, as provided by law.

ADOPTED:

CITY CLERK

APPROVED:

MAYOR

Officially published in pamphlet form this day of , 2022.



OFFICE OF THE CITY CLERK
CITY OF QUINCY
LAURA OAKMAN

REFERRAL

February 8, 2022

HON Jason Parrott:

TO WHOM IT MAY CONCERN: At a meeting of the City Council held **February 7, 2022** action was taken as shown below. Please return this with your report, **if any**, thereon.

By Recovery Anonymous for a Special Permit to operate a sober living house, which is considered a halfway

Ald. Fletcher moved the petition be received and referred to the Plan Commission for study and to report back.
Motion carried.

Respectfully,

Laura Oakman
City Clerk

ACTION

To the Honorable City Council:

The undersigned Committee, to whom was referred the foregoing would respectfully report that it recommends approval of a Special Permit for Recovery Anonymous to operate a sober living house, which is considered a halfway house in the city of Quincy's Municipal Code (Ward 1), as requested with the following condition:

- That the City Council waive the requirement in City Code Chapter 162.030(B) that there must be 800 feet between a halfway house and any pre-existing day care, preschool, private or public school, college, or vocational school.

Signed:
Jason Parrott
Technical Secretary
Quincy Plan Commission

THE CITY COUNCIL

OFFICIAL PROCEEDINGS

REGULAR MEETING

Quincy, Illinois, February 22, 2022

Monday, February 21, 2022, being a holiday, the regular meeting of the City Council was held this day at 7:00 p.m. with Mayor Michael A. Troup presiding.

The following members were physically present:

Ald. Fletcher, Entrup, Bergman, Bauer, Freiburg, Farha, Sassen, Rein, Reis, Uzelac, Holtschlag. 11.

Absent: Ald. Mays, Mast, Awerkamp. 3.

Ald. Rein moved the absent Aldermen be excused from this meeting. Motion carried.

The minutes of the regular meeting of the City Council held February 14, 2022, were approved as printed on a motion of Ald. Entrup. Motion carried.

Legal Counsel: Assistant Corporation Counsel Bruce Alford.

The City Clerk presented and read the following:

PUBLIC FORUM

Jason Priest spoke to the council.

PETITIONS

By Quincy Hospitality House requesting to hold a raffle and have the bond requirement waived from now through September 1, 2022. The City Clerk recommends approval of the permit.

Ald. Sassen moved the prayer of the petition be granted. Motion carried.

Special Event Application from the Quincy YMCA requesting permission to hold the Kelly's Fun Run on Sunday, March 13, 2022. The run/walk event will begin at Kelly's (2902 Broadway) and proceed east to 30th St., south to Maine St., east to Flynn Stadium. The runners will turn around near Flynn Stadium and return to the starting point. The following streets are requested closed from 9:15 a.m. until 10:30 a.m. and the City provide barricades and cones for the closures: Southbound lane of 30th St., alley south of Broadway to Maine St.; Southern eastbound lane of traffic and sidewalk on Maine St., 30th St. to the west edge of The Crossing Church property near 48th St.; and temporary closure of intersections at 30th and Maine, 33rd and Maine, and 36th and Maine as participants pass through. Quincy Police Department has recommended approval of a Live Entertainment Public Gathering License for the event. Applicant also requests that Auxiliary Officers assist with traffic control during the event. Businesses and residences along the event route have been notified. Approval is recommended by the Department of Utilities & Engineering.

Ald. Freiburg moved the prayer of the petition be granted and the proper authorities notified. Motion carried.

PROCLAMATION

By Michael A. Troup proclaiming February 25, 2022, as "City of Refuge Fund" day.

Ald. Sassen moved the proclamation be received and filed. Motion carried.

RESOLUTION

WHEREAS, the Quincy Police Department needs to replace four patrol vehicles this year; and

WHEREAS, the department, based on experience, analysis and feedback, has determined the Ford Police Interceptor Utility Vehicle to be the best patrol vehicle to suit its needs; and

WHEREAS, the Department recently sought competitive bids for four Ford Police Interceptor Utility Vehicles; and

WHEREAS, the low bid received was from Gem City Ford, Quincy, IL, at a total cost, after trade-in, of \$136,250; and

WHEREAS, Gem City Ford, Quincy, IL, anticipates at least a 16 to 20 week wait for delivery of the four vehicles; and

WHEREAS, the Illinois State Bid Contract price from Morrow Brothers, Inc., Greenfield, IL, including trade-in, is \$126,660; and

WHEREAS, Morrow Brothers, Inc., Greenfield, IL, has vehicles in stock and can make immediate delivery; now

THEREFORE BE IT RESOLVED, the Chief of Police recommends to the Mayor and City Council that the Quincy Police Department be granted authority to purchase four Ford Police Interceptor Utility Vehicles from Morrow Brothers,

Inc., of Greenfield, IL, in the amount of \$136,660, minus \$10,000 in trade-in value (\$126,660 net cost).

Robert Copley
Chief of Police

Ald. Rein moved for the adoption of the resolution, seconded by Ald. Sassen, and on the roll call each of the 11 Aldermen voted yea, with 3 absent. Motion carried.

RESOLUTION

WHEREAS, the Quincy Police Department hired two new recruit police officers in August, 2021; and

WHEREAS, basic law enforcement training is vital to ensure recruit police officers get the fundamental training needed to prepare them for a career in law enforcement; and

WHEREAS, the two new officers, Levi Obert and Johan Micolta, recently completed their basic law enforcement training at the Police Training Institute at the University of Illinois, Champaign, and passed the State of Illinois Law Enforcement Officer Certification Exam; and

WHEREAS, until early 2020 the cost of tuition for recruit police officers to attend the basic training academy was paid for via direct bill by the Illinois Law Enforcement Training and Standards Board; and

WHEREAS, in early 2020 the Illinois Law Enforcement Training and Standards Board experienced a significant decrease in funding from the State of Illinois; and

WHEREAS, the Illinois Law Enforcement Training and Standards Board now requires all departments pay tuition up front for recruit police officers attending the basic law enforcement training class; and

WHEREAS, the department can then apply for reimbursement from the Illinois Law Enforcement Training and Standards Board to recoup the money used to pay for tuition for the recruit officer to attend the basic law enforcement training academy; and

WHEREAS, departments understand that reimbursements will be subject to the Illinois Law Enforcement Training and Standards Board availability of funds; now

THEREFORE BE IT RESOLVED, the Chief of Police and the Police Aldermanic Committee recommend to the City Council that the Quincy Police Department be granted authority to pay \$11,660.00 for tuition for Officer Levi Obert and Officer Johan Micolta, who recently completed the basic law enforcement training class at the Police Training Institute, University of Illinois, Champaign.

Robert Copley
Chief of Police

Ald. Rein moved for the adoption of the resolution, seconded by Ald. Sassen, and on the roll call each of the 11 Aldermen voted yea, with 3 absent. Motion carried.

RESOLUTION

WHEREAS, the Quincy Fire Department is required to report statistics and incident data to the United States Fire Administration (USFA); and

WHEREAS, the use of National Fire Incident Reporting System (NFIRS) software is necessary to submit this data to the USFA; and

WHEREAS, the current software called FireHouse is being phased out and no longer supported at the end of the current year; and

WHEREAS, our current license expires on May 31, 2022, and an effective transition to a new web-based program requires 8 to 12 weeks and involves the transfer of historical data; and

WHEREAS, the new web-based program called FirstDue requires configuration to meet our needs; and

WHEREAS, the FirstDue program most effectively meets our needs for NFIRS reporting; and

WHEREAS, the FirstDue program is configurable to meet additional operational needs of the Quincy Fire Department, such as inspections, pre-fire planning, mobile response data, hydrant record keeping among other needs; and

THEREFORE BE IT RESOLVED, the Fire Chief and the Fire Aldermanic Committee recommend to the Mayor and City Council that the Fire Chief be authorized to make a payment to FirstDue in the amount of \$24,990 to perform the web based migration and to enter into an annual license agreement with FirstDue.

Bernard Vahlkamp
Fire Chief

Ald. Bergman moved for the adoption of the resolution, seconded by Ald. Freiburg, and on the roll call each of the 11 Aldermen voted yea, with 3 absent. Motion carried.

RESOLUTION

WHEREAS, the City of Quincy entered into the original contract with Tyler Technologies of Yarmouth, ME, on 4/7/2021; and,

WHEREAS, the various City of Quincy departments have been working diligently on the implementation of the solution; and,

WHEREAS, the Tyler Implementation Team has reviewed the original plans for the time clock solution implementation; and,

WHEREAS, the Tyler Implementation Team has identified the need for 13 time clocks rather than the 5 in the contract agreement; and,

WHEREAS, the City of Quincy will purchase 14 time clocks with one being provided to and invoiced to the Quincy Public Library; and,

WHEREAS, the costs for the additional time clocks will be paid for with some of the contract agreed travel costs which will not be needed; and,

THEREFORE BE IT RESOLVED, the IT Manager and the Technology Committee recommend to the Mayor and City Council that the terms of the Tyler Technologies' Contract Amendment be approved and that the Mayor be given the authorization to sign the contract amendment.

Corey Dean
IT Manager

Ald. Reis moved for the adoption of the resolution, seconded by Ald. Uzelac, and on the roll call each of the 11 Aldermen voted yea, with 3 absent. Motion carried.

RESOLUTION

The Director of Central Services and the Central Services Committee recommending approval of a payment to Rock Line Products Inc. of Botkins, OH, in the amount of \$17,195, to purchase a flat trailer for the City's asphalt seam machine.

Ald. Sassen moved to table the resolution for one week, seconded by Ald. Entrup. Motion carried.

RESOLUTION AUTHORIZING THE CITY TO ENTER INTO A REDEVELOPMENT AND SALES TAX REBATE AGREEMENT WITH QUINCY DEVELOPMENT PARTNERS, LLC, PERTAINING TO THE REDEVELOPMENT OF VACANT RETAIL ANCHOR LOCATED AT 3701 BROADWAY

WHEREAS, the City of Quincy desires to enter into a Redevelopment and Sales Tax Rebate Agreement (the "Agreement") with Quincy Development Partners, LLC, a Delaware Limited Liability Company (hereafter known as the "Developer"); and

WHEREAS, the Quincy City Council adopted Ordinance 20-04, which established a retail incentive program, on February 24, 2020; and

WHEREAS, to facilitate the redevelopment of the vacant retail anchor at 3701 Broadway, the City shall provide a Development Incentive (as allowed in Ordinance 20-04) to the Developer by rebating a portion of sales tax revenue generated by the Retailers Tax Act (RTA) and the Home Rule Purchase Act (HRPA), per the terms of the Agreement; and

WHEREAS, the rebate shall be based on sales tax revenue generated from the vacant retail anchor, per the terms of the Agreement; and

WHEREAS, the City shall not less than quarterly remit to the Developer all sums owed to the Developer based on sales tax generated by the Vacant Retail Anchor; and

WHEREAS, the renovations to the Vacant Retail Anchor as proposed by the Developer pursuant to the Agreement will be carried out with the assistance of the Development Incentive offered by the City; and

WHEREAS, the City of Quincy has the authority to promote the health, safety and welfare of its inhabitants, to prevent the onset of blight while instituting conservation measures and to encourage private development in order to enhance the local tax base and to enter into contractual agreements with third parties for the purposes of achieving these purposes; and

WHEREAS, the City further finds that the terms outlined in the Agreement are in the best interest of the parties; and

WHEREAS, the City is authorized to enter into economic incentive agreements sharing a portion of sales tax generated by a Redevelopment and Sales Tax Rebate Agreement pursuant to the provisions of Section 5/8-11-20 of the Illinois Municipal Code (65 ILCS 5/8-11-20).

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Quincy, Adams County, Illinois, that:

Section 1. The findings and recitations set forth above are hereby adopted as part of this Resolution;

Section 2. The Mayor and the City Clerk of the City of Quincy are hereby authorized to execute and attest, respective-

ly, a “Redevelopment and Sales Tax Rebate Agreement;”

Section 3. This Resolution is in addition to all other Resolutions on the subject and shall be construed therewith, excepting as to that part in direct conflict with any other Resolution, and in the event of such conflict, the provisions hereof shall govern;

Section 4. The City Clerk is hereby directed to publish this Resolution in pamphlet form and thereafter maintain at least three (3) copies of the same available for public inspection in the City Clerk’s Office;

Section 5. This Resolution shall be in full force and effect from and after its passage, approval and publication in the manner provided by law.

Passed and approved this 23rd day of February, 2022.

Ayes: 11

Nays: 0

Absent: 3

City of Quincy, an Illinois Municipal Corporation

By: Michael A. Troup, Its Mayor

ATTEST:

Laura Oakman, Its City Clerk

Ald. Farha moved to amend the resolution to include the redevelopment agreement (Exhibit A) and the attached site plan, seconded by Entrup. Motion carried.

Ald. Farha moved for the adoption of the resolution, as amended, seconded by Ald. Freiburg, and on the roll call each of the 11 Aldermen voted yea, with 3 absent. Motion carried.

ORDINANCE

Adoption of an Ordinance entitled An Ordinance Granting A Special Use Permit For A Planned Development (2435 Maine Street; certain uses permitted and not allowed).

Ald. Farha moved for the adoption of the ordinance, seconded by Ald. Sassen, and on the roll call each of the 11 Aldermen voted yea, with 3 absent.

The Chair, Mayor Michael A. Troup, declared the motion carried and the ordinance adopted.

ORDINANCE

Second presentation of an Ordinance entitled: An Ordinance Amending The 2021-2022 Fiscal Year Budget (Increase/Decrease Revenues in Recycle and Central Garage Funds).

ORDINANCE

Second presentation of an Ordinance entitled: An Ordinance Authorizing Lease Agreement (North Side Boat Club).

REPORT OF FINANCE COMMITTEE

Quincy, Illinois, February 22, 2022

	Transfers	Expenditures	Payroll
City Hall.....		6.95	31,974.73
Planning & Dev	29,000.00		
9-1-1.....	5,000.00		
Building Maintenance.....		3,054.29	
Comptroller		150.34	11,569.19
Legal Department		0.00	8,905.92
Commissions.....		0.00	634.60
IT Department.....		0.00	8,070.54
Police Department.....		3,340.60	245,759.51
Fire Department		15,923.59	181,826.20
Public Works.....		2,998.39	45,315.39
Engineering		8,249.90	22,777.89
GENERAL FUND SUBTOTAL	34,000.00	33,724.06	556,833.97
Planning and Devel.....		47.85	21,394.73
911 System.....		0.00	40,120.34
Police Donations Fund.....		1,380.00	
Crime Lab Fund.....		104.00	
Police DUI Fund		1,635.81	
Transit Fund.....		10,234.19	71,414.76
Water Fund		115,553.49	85,649.03

Sewer Fund		73,806.38	18,165.19
Quincy Regional Airport Fund		227,821.59	15,733.98
Garbage Fund.....		111.65	13,601.72
Recycle Fund		204.75	8,595.93
Central Garage		10,408.85	23,748.60
Self Insurance		11,806.38	4,365.06
Tourism Tax Fund		52,826.33	
BANK 01 TOTALS	34,000.00	539,665.33	859,623.31
Motor Fuel Tax		13,521.48	
2019B GO Street Proj.....		197,549.93	
ALL FUNDS TOTALS	34,000.00	750,736.74	859,623.31

Michael Farha
Jack Holtschlag
Anthony E. Sassen
Mike Rein
Richie Reis

Finance Committee

Ald. Farha, seconded by Ald. Sassen, moved the reports be received and vouchers be issued for the various amounts and on a roll call each of the 11 Aldermen voted yea, with 3 absent. Motion carried.

The City Council adjourned at 7:24 p.m. on a motion of Ald. Holtschlag. Motion carried.

LAURA OAKMAN
City Clerk

CITY OF QUINCY

DEPARTMENT OF PLANNING & DEVELOPMENT

OFFICE OF INSPECTION

706 Maine Street | Third Floor | Quincy, IL 62301

Office: 217-228-4515 | Fax: 217-221-2288



Electrical Commission Agenda

Date: Monday, February 28th 2022

Time: 3:00 PM

Place: City Hall Annex

Call to order

Commissioner Roll Call:

Lon Nuttleman_____

Steve Marold_____

Brian Terstegge_____

Melvin McDonald_____

Don Marold_____

Joel Peck_____

Steve Salrin_____

Approval of minutes of the February 10th, meeting

Old Business-

1. NEC 2017 Code update.
2. Possible permit updates.
3. Possible ordinance updates.

New Business-

1. Vote on 2017 NEC update with possible amendments to Article 210.12 and addition of 230.85 (2020) and 445.18 (2020).
2. Vote on electrical permit fee schedule.
3. Vote on adding reciprocity language, test taking language and license qualification.

Adjournment



**City of Quincy
Quincy Transit Lines**

**2020 Jennifer Road
Quincy IL 62301**

**217-228-4550
Fax: 217-228-4448**

**TRANSIT ADVISORY COMMISSION
AGENDA**

DATE: Monday February 28, 2022

TIME: **5:45 pm**

PLACE: City Hall, Caucus room

1. Call the meeting to order.
2. New Business
 - A) Downstate Operating Assistance Grant (DOAP)
 - B) T-Building Rehab / bus wash project
3. Old Business
 - A) Rebuild Illinois Grant (Transfer Point redesign)
3. Public Comment

Respectfully submitted,

Marty Stegeman
Transportation Director



DEPARTMENT OF CENTRAL SERVICES COMMITTEE MEETING NOTICE

A Central Services Committee meeting will be held Monday, February 28th, in Engineering's Conference Room 235 of City Hall at 6:15 p.m. before the City Council meeting.

Agenda

1. Call Meeting to Order
2. Approval of Minutes
3. Public Comment (3 minutes)
4. Old Business
5. New Business
 - a) Recycle follow-up discussion
 - b) 2016 flat bed trailer purchase
 - c) City of Quincy/Adams County Agreement for 48th & State
 - d) Replacement of the Harrison Street Bridge over Curtis Creek
6. Late Additions

Respectfully submitted,

Kevin McClean
Central Services Director

BET on Q Committee

Tuesday, March 1, 2022

3:30 p.m.

Quincy City Council Chambers

Quincy City Hall (1st Floor) – 730 Maine Street



AGENDA

- 1) Call the Meeting to Order**
- 2) Approve minutes of the February 1, 2022 regular meeting**
- 3) New Business**
 - a) Financial Review**
 - b) Application Review – Hoops Midwest, LLC**
 - c) Application Review – Big River Steampunk Festival**
 - d) Application Review – The District**
 - e) Application Review – Game Masters**
- 4) Old Business**
 - a) Update – Amended Ordinance**
- 5) Comments from Committee Members**
- 6) Public Comments (limited to three minutes)**
- 7) Adjournment**

BOARD OF FIRE AND POLICE COMMISSIONERS

Meeting

Date: Wednesday, March 2, 2022

Time: 1:30 p.m.

Place: Caucus Room

Agenda:

1. Call to Order and Roll Call
2. Public Comments – limit to 3 minutes
3. Approve Minutes of Last Meeting
4. Correspondence
5. Pending Business
 - a. Chief Vahlkamp – 1:55 p.m.
 - i. Update ARPA relief funding for firefighter hires
 - ii. Present draft timeline needed for next firefighter hiring process
 - iii. Provide updated fire department org and photo chart
 - b. Chief Copley – 2:15 p.m.
 - i. Provide status update on police candidate background investigations
 - ii. Provide status on employment intentions of lateral candidate
 - iii. Update on Public Safety Employee Reimbursement Contract
 - iv. Provide updated police department org and photo chart
 - c. Old Business
 - i. Review annual and monthly suspense's
 - ii. Review closed meeting records from July 8, 2021 in July 2022
6. New Business –
 - a. Rules and Regulations of the Board legal public notice update
 - b. Review Illinois Association of Chiefs of Police initial invoice
 - c. Discuss method(s) to properly track closed/executive meeting records
 - d. Discuss inputs for draft annual report – due 1 May 2022
 - e. Discuss police officer candidate conditional and employment offers
 - f. Discuss police chief search requirements and logistics
7. Adjournment



CITY OF QUINCY

Department of Information Technology

*Corey Dean
IT Manager
City Hall – 730 Maine Street
Quincy, IL 62301
(217) 221-3675*

MEMORANDUM

TO: Mayor and Members of the City Council

FROM: Corey Dean

DATE: February 25, 2022

RE: City Council Chambers Audio Issues and Current Status

This memo is to provide you with an update of the current status of the audio/visual system upgrades in the City Council Chambers.

The vendor has been working in the City Council Chambers since Wednesday this week. Below is a list of the tasks that have been completed thus far.

- TVs mounted
- Audio system feeds rerouted to new amplifier
- Sound levels fully adjusted
- Media audio feeds have been restored

We are still waiting for the new microphone system and the new cameras to arrive. The vendor attempting to get an ETA for both but has not been successful as of yet. The cabling for the new cameras is already in place so they will just need to be mounted, configured and tested, once they arrive.

For the time being, we will still be using the same camera from the same location, so we will have the same limitations that we do today. We should have much better sound quality because of the work that has already been completed. We now have the ability to show presentations and the meeting broadcast on the new TVs, so we making progress.

Please don't hesitate to let me know if you have any questions concerning this project or any others.