

Council Meeting for September 28, 2020



ATTENTION

Due to the closure of City Hall to the general public, the city is working on a solution that will allow live broadcasting of City Council meetings to our residents. Starting Monday, August 31st go to the city's **Facebook** page to watch the city council meeting. Go to <https://www.facebook.com/QuincyILGovernment> The City Council meeting rebroadcast is also available on the city's website, Adams channel 19 or Comcast channel 15 within 24 hours of the meeting.

Requests to Speak

In lieu of a Request to Speak, any comments regarding a city council agenda item will need to be sent as an email with contact information to cityclerk@quincyil.gov by 11:00 a.m. the Friday before the meeting. The City Clerk's Office will make sure that the comment is read in **summary** and a full copy of the comment is provided to the city council in advance.

CITY COUNCIL AGENDA

September 28, 2020

Final Agenda

7:00 P.M.

Note: All items presented are subject to final action.

PETITIONS

By the Quincy Elks Lodge #100 requesting permission to conduct a raffle and have the bond requirement waived from 10/1/20 to 11/14/20. The City Clerk recommends approval of the permit.

Ward
7 Special event application by Jennifer Dancer, Dancer Lover Foundation, requesting permission to hold a "Glow Row" on October 3rd from 7:00 p.m. to 11:00 p.m. She is requesting the closure of 6th St. between Maine and Hampshire St. Barricades needed. Attendance is estimated at over 100 which that will be staggered throughout the event. The applicant has submitted all of the required documentation and approval is recommended by the Department of Utilities & Engineering.

Ward
7 Application for a revocable permit for encroachment of city right-of-way from Keith Teera, owner of 238 N. 12th, requesting permission to install an awning over city right-of-way on the north and west sides of the building at 238 N. 12th. The Utilities and Engineering presents this request subject to six conditions.

REPORT OF THE TRAFFIC COMMISSION

Ward
7 Recommending the implementation of a "No Parking Zone" beginning at the radius of the southeast corner of 8th and Kentucky St. and extending two-hundred fifty (250) feet south to the alley entrance. The "No Parking Zone" will be in effect from 7:00 a.m. through 4:00 p.m. Monday through Friday.

REPORT OF THE QUINCY PLAN COMMISSION

Ward
4 Recommending approval of the special permit for a planned development to operate a single-seat eyebrow salon at 2336 Oak St.

REPORT OF THE ZONING BOARD OF APPEAL

Ward
4 Zoning Board of Appeals recommending the request to vary the fence requirement at 2101 Grove Avenue be denied.

MAYOR'S APPOINTMENTS

Re-appointment of Elaine Davis to the Quincy Housing Authority Board of Directors.

Appointment of Michele Monies Khoury to the Quincy Preservation Commission.

PROCLAMATION

The month of October as "German-American Month"

RESOLUTIONS

Utilities and Engineering Director and Central Services Committee recommending approval of the bid from Diamond Construction Co. in the amount of \$1,244,930.60 subject to approval by the Illinois Department of Transportation for the 2020 MFT Asphalt Maintenance Program.

Resolution for maintenance under the Illinois Highway Code requesting an additional sum of \$170,000 bringing the sum to \$1,378,000 of MFT Funds for the purpose of maintaining streets and highways under the applicable provisions from 5/1/20 to 4/30/21.

REPORT OF FINANCE COMMITTEE

REQUEST TO SPEAK

Written request to speak by Marcel Wagner, president of the Great River Economic Development Foundation concerning an update of GREDF's performance on the Annual Work Plan. All Aldermen received the letter and booklet at the 9/21/20 City Council Meeting. The City Clerk read a synopsis of the report.



City of Quincy Department of Utilities & Engineering

To: Mayor and Quincy City Council
Cc: Jenny Hayden, Jeff Mays, Rob Copley, Kevin McClean
From: Jeffrey Conte, Director of Utilities & Engineering
Date: September 28, 2020
Subject: Special Event Application – Glow Row

Mayor and City Council Members,

The Department of Utilities and Engineering has received a Special Event Application from Jennifer Dancer, President of the Dancer Lover Foundation. Ms. Dancer is requesting permission to hold the Glow Row on October 3, 2020, between the hours of 7:00 p.m. and 11:00 p.m. on 6th Street between Maine and Hampshire Streets.

The applicant requests the closure of North 6th Street between Maine and Hampshire Streets and licensing for live entertainment/public gathering. Ms. Dancer estimates that over one hundred (100) people in total will attend the event, however attendance will be staggered throughout the evening.

The applicant has submitted all of the required documentation and approval is recommended by the Department of Utilities & Engineering.



City of Quincy
Department of Utilities & Engineering

To: Alderman Jack Holtschlag, Alderman Ben Uzelac
Cc: Mayor and City Council, Jenny Hayden, Chuck Bevelheimer
From: Jeffrey Conte, Director of Utilities & Engineering
Date: September 28, 2020
Subject: Revocable Permit Request for Encroachment of City Right-of-Way

Alderman Holtschlag and Alderman Uzelac,

The Department of Utilities and Engineering has received an application for Revocable Permit for Encroachment of City Right-of-Way from Keith Teera, owner of property located at 238 North 12th Street. Mr. Teera is requesting permission to install an awning over City right-of-way on the north and west sides of the building at 238 North 12th Street.

The Director of Utilities and Engineering presents this request subject to the following conditions:

1. Petitioner will assume full responsibility and liability for the design, Installation, and maintenance of the awning.
2. The awning shall not extend more than 3 feet over City right-of-way.
3. The awning must be located at least 9.5 feet above the sidewalk and structurally sound.
4. If illuminated, the awning must be properly lit according to City Code.
5. Petitioner will assume full responsibility for any damages to City infrastructure caused by the installation and maintenance of the awning.
6. All pertinent City Permits must be obtained from the Department of Planning and Development before proceeding.

Please review this information and let me know if you have any questions.



CITY OF QUINCY
TRAFFIC COMMISSION

September 28, 2020

Honorable Mayor Kyle Moore
City Council
City of Quincy
730 Maine Street
Quincy, Illinois 62301

Dear Mayor and City Council Members,

The Traffic Commission recommends the implementation of a “No Parking Zone” beginning at the radius of the southeast corner of 8th and Kentucky Street and extending two-hundred fifty (250) feet south to the alley entrance. The “No Parking Zone” will be in effect from 7:00 a.m. through 4:00 p.m. Monday through Friday.

Respectfully Submitted,

Rob Copley, Chairman
Traffic Commission

Quincy Plan Commission
Tuesday, September 22, 2020
7:00 p.m.
Quincy City Council Chambers
Quincy City Hall (1st Floor) – 730 Maine Street



NOTE

The above-referenced meeting is closed to the public due to the COVID-19 pandemic. The city is providing remote access. You can request remote access to the meeting by calling 217-221-3663 or emailing jparrott@quincyl.gov prior to 2:00 pm the day of the meeting.

Written comments will be accepted. Comments received prior to 2:00 pm on the day of the meeting will be read into the record during the meeting. Comments can be mailed to “Quincy Plan Commission – 706 Maine St. (3rd Floor) – Quincy, IL 62301” or emailed to jparrott@quincyl.gov.

AGENDA

1. Call the Meeting to Order
2. Approve Minutes from the Tuesday, August 25 meeting
3. Public Comment (limited to three minutes)
4. Public Hearing requested by Vicki Kline for a Special Permit for Planned Development to operate a single-seat eyebrow salon at 2336 Oak Street. Zoned R1C, Ward 4.
(APPROVED)
5. Additional Items for Consideration
6. Adjournment

PLAN COMMISSION MEETING MINUTES

7:00 p.m., Tuesday, September 22, 2020
City Council Chambers, 730 Maine Street, Quincy, Illinois

ATTENDANCE

Commissioners Present: Ald. Katie Awerkamp (remote), Dave Bellis, Chairperson Julie Brink, Jim Citro, Elaine Davis, Tony Dede, Tanner Freiburg, Nathan Koettters, Amy Looten, Jeff Mays (remote), George Meyer (remote), Richard Smith

Commissioners Absent: Greg Davis

Staff Present: Bruce Alford, Chuck Bevelheimer, Gina Nottingham, Jason Parrott

Others Present: Vicki Kline, Sondy Miller

1) CALL TO ORDER

Chairperson Brink called the meeting to order at 7:00 p.m.

2) APPROVAL OF MINUTES

Motion by Citro, seconded by Freiburg, to approve the minutes of the Tuesday, August 25, 2020 regular meeting as presented. Motion carried, all present in favor.

3) PUBLIC COMMENT ON ITEMS NOT ON AGENDA:

None

4) PUBLIC HEARING

Requested by Vicki Kline for approval of a Special Permit for Planned Development to operate a single-seat eyebrow salon at 2336 Oak Street. Zoned: R1C. Ward 4.

Staff Report: Staff recommended the Plan Commission recommend approval of the Special Permit for Planned Development to operate a single-seat eyebrow salon at 2336 Oak Street. Staff said the business would normally qualify as a home occupation, if not for the fact that the petitioner does not live at 2336 Oak Street. Instead, the petitioner's son lives at the home, so a special permit for planned development is required. Staff noted there is commercial development near the property, along North 24th Street, and that there is a parking lot at 2336 Oak Street that could accommodate off-street parking needs. Staff said the petitioner told staff that it has a private easement in place to access the parking lot at 2336 Oak Street through the parking lot at 505 N. 24th Street, which is owned by First Bankers Trust Company. Staff noted that the request meets the seven standards required to obtain a special permit for planned development.

Commissioner Questions to Staff: None

Chairperson Brink asked the petitioner (Kline) if she would like to make any comments.

Petitioner: Kline (5516 Columbus Road) said in the beginning, the idea was to include microblading as part of the salon. She said she had a plumber at the property this week because a sink must be installed in the room if microblading is to be done, as well as a couple other stipulations. Kline said she is not set up for that at this time, so she would like to do eyebrow lifts and henna dying that do not require the sink until a decision is made as to whether to go ahead with the sink for microblading.

Brink asked Bevelheimer if it would be appropriate for the petitioner to perform only certain eyebrow services under the requested permit. Bevelheimer said as long as the petitioner meets health department regulations, the petitioner would be able to operate under the permit.

Kline said that if she did not offer the microblading, she would not need to meet any health department regulations related to the sink. Dede (who represents the health department) said that is correct. He said that is a question outside of the Plan Commission process, but that microblading is considered body art, similar to tattooing and anything else that pierces the skin, which is regulated by the health department. Dede said anything outside of body art can be done outside of the health department regulations.

Koetters asked about access to the rear parking lot at 2336 Oak Street. Kline said there is an easement.

Brink asked for additional questions or comments. There were none

With no further comment, a motion was made by Bellis, seconded by Smith, to concur with the recommendation of staff to recommend approval of the Special Permit for Planned Development to operate a single seat eyebrow salon at 2336 Oak Street. The motion carried, all present voting in favor.

5) ADJOURN

With no additional business, Looten made a motion to adjourn the meeting, seconded by Citro. Motion carried with all present voting in favor. The meeting adjourned at 7:08 pm.

Respectfully submitted

Jason Parrott
Plan Commission - Technical Secretary

REVIEW – SPECIAL PERMIT FOR PLANNED DEVELOPMENT

Applicant/Owner or Prospective Owner	5516 Columbus Road – Quincy, Ill.
Address(es)	2336 Oak Street
Parcel Size(s)	190' x 140' = 26,600 square feet
Ward	4
Current Zoning	R1C (Single Family Residential)
Request	Operate a Single Seat Eyebrow Salon at 2336 Oak Street



LOCATION/BACKGROUND:

The petitioner seeks a special permit for planned development for the property at 2336 Oak Street to operate a single-seat eyebrow salon. The proposed one-seat eyebrow salon would have qualified as a home occupation under Chapter 162.110 of the city code, if not for the fact that the petitioner does not live at 2336 Oak Street. Instead, the petitioner’s son owns and resides in the property. The neighborhood is predominately single-family residential with several commercial properties along North 24th Street, including a banking facility south of 2336 Oak Street, an engineering firm to the immediate northeast, and a large-scale grocery store to the east.



These photos show overhead views of 2336 Oak Street (shown in blue)

CURRENT PLANNING:

The 2013 Neighborhood Land Use Plan categorizes 2336 Oak Street as “institutional” use. The current owner, who is residing at the property, purchased it from the Boy Scouts of America, Mississippi Valley Council in April 2019.

STAFF COMMENTS:

As previously mentioned, this request does not qualify as a “home occupation” because the petitioner does not live there.

The above photos show a small parking lot at 2336 Oak Street, which would provide more than adequate off-street parking for a single-seat eyebrow salon. However, the only access to the parking lot is through the parking lot of 505 N. 24th Street, which is owned by First Bankers Trust Company. The petitioner told staff that there is a private easement in place that will allow access to the parking lot at 2336 Oak Street through the parking lot at 505 N. 24th Street.

The petitioner told staff that she has secured the proper certifications to operate the business. Staff was also informed that the petitioner spoke with the Adams County Health Department regarding the regulations for the proposed business.

As of Monday, September 14, 2020, two people had contacted the Department of Planning & Development regarding this petition. They each said they saw the sign posted in the yard for the public hearing and were curious as to what was going on.

Caller 1: Simply thanked staff for the information and did not have any questions or concerns.

Caller 2: Asked if this would allow further commercial development at the site. Staff said the property is zoned for single-family residential, so any future request for commercial use would be heard by the Plan Commission, similar to this request. The caller also asked if this permit would remain active if the petitioner stopped operating the eyebrow salon in the future. Staff said there can be conditions written into a special permit if necessary. The caller did not have any more questions or concerns.

STAFF ANALYSIS OF SPECIAL PERMIT REQUIREMENTS

Quincy City Code 162.030(C) states that a special use shall not be recommended by the Plan Commission unless the commission finds that the permit meets seven standards, which were provided to you in a separate handout.

- Staff believes that this petition meets all seven standards for a special use, due in part to the access to off-street parking and the location of commercial properties nearby.

STAFF RECOMMENDATION:

Staff recommends that the Plan Commission recommend approval of the Special Permit for Planned Development to allow for the operation of a single-seat eyebrow salon at 2336 Oak Street, Quincy, Ill.

Quincy Zoning Board of Appeals

Tuesday, September 22, 2020

5:00 p.m.

Quincy City Council Chambers

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



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Written comments will be accepted. Comments received prior to 12:00 pm on the day of the meeting will be read into the record during the meeting. Comments can be mailed to “Quincy Zoning Board of Appeals – 706 Maine St. (3rd Floor) – Quincy, IL 62301” or emailed to jparrott@quincyl.gov.

AGENDA

- 1) Call the Meeting to Order
- 2) Approve minutes of the Tuesday, August 18, 2020 regular meeting
- 3) Public Hearing requested by Jacquelyn Stewart to vary the height of a fence in the side yard from six-feet to eight feet on property located at 728 North 27th Street. Zoned: R1C, Ward: 3 (Item Tabled during August 18, 2020) **(ITEM TABLED AGAIN 9/22)**
- 4) Public Hearing requested by Mark Ketzler to vary the requirement that an accessory building be built at least 60 feet from the actual front street curb line at 2020 Wilmar Drive. Zoned R1A, Ward: 6 **(REFERRED BACK TO P&D DEPARTMENT TO ISSUE BUILDING PERMIT)**
- 5) Public Hearing requested by Marirose Germick to vary the requirement that on corner lots, no fence shall exceed four feet in height on the street side yard or rear yard except that corner lots with street side yards with less than 60 feet of frontage may have fence, wall and screen heights of six feet or less if set back from the side street right-of-way at least ten feet at 2101 Grove Avenue. Zoned R1A, Ward 4 **(DENIED)**
- 6) Public Comment (limited to three minutes)
- 7) New Business
- 8) Adjournment

Quincy Zoning Board of Appeals Minutes
Tuesday, September 22, 2020

A meeting of the Quincy Zoning Board of Appeals was held at 5:00 p.m. on Tuesday, September 22, 2020 in the Quincy City Council Chambers, City Hall, 1st Floor, 730 Maine Street.

Members Present: John Basinger, Dave Bellis, Ron Frillman, & Scott Richardson

Members Absent: Terry Austin, Mike Martin

Staff Present: Bruce Alford, Chuck Bevelheimer, Jason Parrott & Michael Seaver

Public Present: Mark Ketzler, Pat Ketzler, Marirose Germick, Julie Brink (remote)

1) CALL TO ORDER:

Frillman called the meeting to order at 5:00 p.m.

2) APPROVAL OF MINUTES:

Basinger moved to approve the minutes of the August 18, 2020 meeting as presented; seconded by Richardson. Motion carried, all in attendance voting in favor.

3) PUBLIC HEARING REQUESTED BY JACQUELYN STEWART TO VARY THE HEIGHT OF A FENCE IN THE SIDE YARD FROM SIX-FEET TO EIGHT-FEET ON PROPERTY LOCATED AT 728 N. 27TH STREET. ZONED: RIC, WARD 3 (TABLED 8/18/2020)

Staff asked the commission to keep this matter on the table following recent action by the city council to amend the city code regarding the granting of a minor variance for fences up to eight feet in height in rear and/or side yards. Staff said it appears this petition could now qualify for a minor variance through the Planning & Development Department.

With no further discussion, Bellis made a motion to table the variance request for another month, seconded by Basinger. Motion to table for another month carried with all present voting in favor. Staff will contact the petitioner to let them know of the minor variance process.

4) PUBLIC HEARING REQUESTED BY MARK KETZLER TO VARY THE REQUIREMENT THAT AN ACCESSORY BUILDING BE BUILT AT LEAST 60 FEET FROM THE ACTUAL FRONT STREET CURB LINE AT 2020 WILMAR DRIVE. ZONED R1A. WARD 6

Frillman asked Staff to read its review of the request. Staff said the variation sought from Chapter 162.112(c) is in regards to the construction of an accessory building. Staff said the initial request for a building permit was denied because the accessory building was to be built 40 feet from the actual front street curb line when Chapter 162.112(c) requires the accessory building be built at least 60 feet from the actual front street curb line.

Staff noted in its review that the lot at 2020 Wilmar Drive did not have an exceptional or unusual physical condition that would prevent the construction of an accessory building at a location in line with city code, that the rest of the homes along West Wilmar Drive appear to be set back approximately 40', which is the proposed setback for the requested accessory building, and that the project would not impair public health, safety and general welfare of the neighborhood.

Staff's recommendation was to approve the requested variance from the 60' requirement from the actual front line curb for an accessory building at 2020 Wilmar Drive.

Comments/Questions: Basinger asked staff why they chose Chapter 162.112(c) instead of Chapter 162.112 (b). Alford said that if the members look at the packet, it includes a drawing provided by the petitioner of where the accessory building would be located. Alford said the drawing shows the garage being 11 feet from the

existing garage. Basinger said he recognized that and he suggested that staff add up the 26 foot garage, the 11 foot setback from the home and the 10-foot setback from the property line. He said he assumed staff is looking at this as a side yard and not a rear yard. Alford & Bevelheimer each said it could be a side yard or a rear yard. Basinger said if it's a rear yard, then the 60 foot would be measured off of Wilmar Drive to the east, and not West Wilmar Drive, which would make the 60 foot provision irrelevant and the need for a variance irrelevant. Basinger said if you look at the distances stated, that adds up to a number greater than the distance from the house to the property line. Basinger said he spent three days reviewing this request and I suggest that the petition is flawed.

Basinger asked if staff considered the distance from where the house juts out. He said if the house juts out where the proposed garage would go, it is only six feet from the house, which would put the proposed garage under Chapter 162.112(b). Basinger said he asked how staff reviewed this.

Seaver said in the beginning, the location of the garage was viewed as a rear yard by the inspections department. He said looking at the adjacent properties and other properties nearby, they all seem to provide a 30-foot rear yard parallel to Wilmar Drive. Seaver said as such, the inspector who worked with the petitioner recognized that by not providing the 60 foot setback from the curb line, it would not meet the qualifications for the accessory building in 162.112(c). He said it would also not fit into the building setbacks for Zoning District R1A as proposed because it would not have the 30 foot setback, so we knew it would require a variance either way.

Basinger asked if it is a rear yard or side yard and if staff reached a conclusion on that. He said a front yard shall be along of the lot that is narrowest unless it is approximately square, which allows it to be either. Basinger said if it is a rear yard, then the request for a variance from the curb is unnecessary because its way more than 60 feet. If it is a side yard, you have a problem with it being closer than 10 feet, even if it is built 11 feet from the structure, because of the jog in the home. Basinger said there is also a problem with the 26', 11', 10' design not being able to fit into the yard.

Basinger said it does not fit the requirements for 162.112(c) and you would not be able to have the 10 foot side yard as promised, so you cannot have it both ways. Alford said a possible work-around would be to grant the petitioner a variance to allow for construction within 40' of West Wilmar Drive and a variance to allow for construction in the rear/side yard to two feet from the property line. He said this would allow the structure to be built closer to the main building or closer to the western property line. Alford said it should be noted that this person came to the city and wants to build it right. He said the neighbors are in agreement and so the idea is to help him build to meet the code. Alford said the two variances would allow him to build the structure as he sees fit according to code.

Basinger said he believes this is a request for a variance that is not needed. He said there is room to build the structure and maintain the code. Basinger said he would like to hear from the petitioner. He said there is no need to grant the variance from the 60' requirement because 162.112(c) does not apply to this petition. Basinger said staff could provide a 20% variance on the side yard, which could make this a doable project for the petitioner without needing to go to the city council.

Basinger said he would prefer to hear from the petitioner to see if we can avoid this going to city council. He said as presented, the variance is not relevant to this petition. Frillman said if the garage is built based on the Wilmar Drive side, are you going to name it a rear yard or side yard that the garage will be located?. Alford said if we go off Wilmar Drive as the front yard, the garage becomes in the rear yard. He said the rear yard setback is 30 feet. Alford said in his opinion, a variance will be required.

Basinger said the code says the front yard shall be the narrower of the two. He said the ZBA would be within the code to treat it as if the lesser lot is on the side yard. Basinger said if the corner lot is square, the code allows either frontage to be the front yard. He said this provides latitude to say the accessory building will be adjacent to a side yard and because the petitioner said it would respect the side yard setback. Basinger said if the petitioner needed to be closer to the property line, staff could provide a 20% variance. He said if the petitioner is OK with this, he does not believe there is a need for a variance. Basinger said it's better to avoid granting variances to show the strength of the city code.

Ketzler approached the podium to address the ZBA. Frillman said the ZBA is simply seeking some information from Ketzler. Basinger asked where the 11' come from. Ketzler said he measured it off from the foundation of the existing home. Basinger said the problem is the garage will be 26 feet and ten feet to the west, there is not enough room on your property to do that. Basinger asked the petitioner if he would be comfortable with reducing the distance between the new garage and the existing garage. The petitioner said he would. Basinger said this would provide a solution without a variance. He said that 162.112(b) says a structure within 10 feet of the main structure, you must meet the yard requirements. Basinger said to not think of them as "yards" but rather as "setbacks." Basinger told the petitioner that if he met the side yard setback and the front yard setback, which is West Wilmar Drive, you would not need a variance.

Seaver asked Basinger if a corner lot, which has two front yards, can also have two side yards and no rear yard. Basinger said that is interesting because the code says if you have a lot that fronts on two streets that don't intersect, you have to provide a front yard in both case, which would offer no rear yard. Basinger said other language suggests on corner lots, a side yard has to meet certain width requirements. In this case, if you accept Wilmar as a front yard, West Wilmar would be a side yard that has to meet certain setbacks as required. Basinger said one gets into a messy situation when we think of front and back. He said look at the other lots, the back yards are all in a nice row on both streets. If one simply extended the back yard lines, there would still be a backyard on the property that is a small square about 30x30. The definition of side yard could be met because a sideyard runs from the back to the front. If we don't have a backyard, you can't use that definition for a side yard.

Basinger said this is really confusing... but that his take is that it will work. He said by identifying that the west line is a side lot line and keeping a required distance from it and from West Wilmar, if the petitioner keeps those two distances, he does not need a variance.

Bellis made a motion to follow the recommendation of Basinger and request that staff work with the petitioner on a building permit for 2020 Wilmar Drive by following property setbacks in Chapter 162.112(b) without granting a variance. The motion was seconded by Richardson. All those in attendance voted in favor.

Bevelheimer asked if a minor variance is needed. Basinger said the proposed structure is part of the main structure, per Chapter 162.112(b), and as long as he meets side and front yard requirements. He said as long as he maintains side and front yard setbacks. Basinger said if the petitioner maintains the ten-foot side yard, he will be within 10 feet of the house because there is not enough room to fit the sketch plan submitted to staff. Basinger said GIS data shows that the petitioner, as proposed, is within six feet at the rear due to the jut out of the house. The board asked how close the new garage would be to the existing garage. Basinger said he had not surveyed the property, but based on GIS, the petitioner would likely be about 5' from the existing property. He said that that is about how far the garage would be anyway with the way a portion of the home juts out. Basinger said the entire thing hinges on the variance is if he is comfortable meeting the code for side yard setbacks. As long as he meets them, there is no need.

Bellis asked if the petitioner would have to move the building closer to the garage. Basinger said there is not enough room to build the garage as presented by the petitioner. Bevelheimer said that is due to the 11' from the garage, the 26 foot garage and the ten-foot setback. Basinger said if the petitioner builds it based on ten foot from the property line, it should not be complicated. He said if the ZBA approves a variance, it would be the wrong decision. Bevelheimer asked Basinger if he was considering the garage to not be an accessory building. Basinger said that is correct. He said this is a 162.112(b) issue because the garage will be less than six feet from where the house juts out. Bevelheimer asked Seaver if this would affect the building code. Seaver said it would require the wall of the new garage that is closest to the existing garage be fire-rated because the two walls would be fewer than ten feet apart. Basinger said it would maintain setbacks plus the city could provide a minor variance on the setback.

- 5) PUBLIC HEARING REQUESTED BY MARIROSE GERMICK TO VARY THE REQUIREMENT THAT ON CORNER LOTS, NO FENCE SHALL EXCEED FOUR FEET IN HEIGHT ON THE STREET SIDE YARD OR REAR YARD, EXCEPT THAT CORNER LOTS WITH STREET SIDE YARDS WITH LESS THAN 60 FEET OF FRONTAGE MAY HAVE FENCE, WALL AND SCREEN HEIGHTS OF SIX FEET OR LESS IF SET BACK FORM**

**THE SIDE STREET RIGHT OF WAY AT LEAST TEN FEET AT 2101 GROVE AVENUE.
ZONED R1A. WARD 4**

Prior to the reading of the staff recommendation, Richardson recused himself from this discussion.

Frillman asked staff to read its review of the request. Staff said the petitioner is seeking a variance from city code Chapter 162.113(g), which states that on corner lots, no fence shall exceed four feet in height on the street side yard or rear yard... except that corner lots with street side yards with less than 60' of frontage may have fence, wall, and screen heights six feet or less if set back from the side street right of way at least ten feet. Staff said the fence at 2101 Grove Avenue was constructed several months ago, after receiving a permit from the city on May 7, 2020.

Staff told the ZBA there are three other corner lots along Division Street that have similarly placed fences. Two of the fences are acceptable as they are approximately four feet in height. The other fence, which has been in place for many years, would not be acceptable by today's standards because it is located along city right of way and stands approximately six-feet tall. Staff said it is concerned about the safety of drivers and pedestrians given the degree to which the fence blocks line-of-site for traffic. Staff said the P&D Department informed the petitioner that they have three options regarding the fence: seek a variance, move the fence ten feet off the right of way, or trim the height of the fence by four feet. Staff recommended denial of the variance for the fence at 2101 Grove Avenue.

Staff also informed the board that it received two petitions and several letters regarding the variance request prior to the meeting. Staff forwarded the documents, via email, and provided paper copies to the board members and staff prior to the meeting.

Frillman invited the petitioner to address the commission.

Germick thanked the board for rescheduling the meeting by one week to allow her to attend. She said, in regards to the staff review, the fence is not only for her dog, but she said the primary purpose for the fence is for security purposes. She said it is part of several security measures at her home. Germick said she was unaware of the rules for having a fence on a corner lot, so she called the city and had Seaver visit her home to inspect her lot. She said Seaver showed her where the fence could be located to be able to enclose her side door and back door. Germick said she was told that because there was a nearby fence along the right of way that she would be able to build her fence along the right of way. She said she wanted to wait for permission from the city before having a contractor build the fence. Germick said she was surprised when she received a letter stating that her fence did not meet city code. She said she would have moved it closer to the house if she had known she needed to do that.

Germick said she was told 20 feet from the road. She said in regards to the safety issue, she felt it was a new reason for her. Germick said no one has had a problem with her yard, but she is looking for mirrors that would allow her to see people walking and driving behind her parking lot.

Bellis asked if the building permit stated the fence would be six feet tall. Germick said yes. She said Seaver gave her a copy of the building permit form and she drew in the location of the fence. Germick did not consider the 20 feet from the road due to the discussion, but she said it was known it would be six foot.

Germick said the four-foot fence would not hold in her husky and she really wanted to seal in the yard with the six-foot fence.

Frillman asked staff about neighbor response. Staff said that information is included in the packet. Staff said there were four letters from neighbors and a pair of petitions. Basinger asked about net response to the petitions. Staff said 31 people signed the petition in opposition to the variance and 14 people signed the petition in support of the variance. A further review by staff found that all of the signatures were within the 250 foot radius of 2101 Grove Avenue and that 20 addresses opposed the fence (from the 31 signatures), nine addresses supported the fence (from the 14 signatures), and four addresses signed both petitions.

Basinger asked if the staff could issue a 20% variance. Bevelheimer said an administrative variance cannot be granted for a fence in the front yard. Basinger said he shares the safety concerns. He said there is clearly a break in communications. Basinger said he would like to know, in the interest of the city's reputation, if the city would be willing to pay to move the fence, to address the breakdown in communication. Bevelheimer said as a ZBA member, you could make that recommendation in your statement on the issue. He said it is up to the city council to support. Bevelheimer said he did not know how the city council would decide on that. Frillman said it's apparent the fence needs to be moved. He said he spent time there looking at the fence and believes there is a visibility issue. Frillman said in the past, the ZBA has denied fences in this situation in multiple locations. Frillman said according to the zoning code, and that past action, he is reluctant to change that for a miscommunication. Bellis asked if this was complaint driven. Bevelheimer said it has been complaint driven in this case. He said he received complaints from neighbors. Bevelheimer said that is when he told the petitioner she could apply for a variance, trim the height of the fence, or move the fence closer to the home.

Frillman made a motion to concur with the recommendation of staff and deny the request for a variance to Chapter 162.113(g) for a fence at 2101 Grove Avenue, seconded by Basinger. The motion was approved with all present voting in favor.

Germick said she could not hear the decision. Frillman told her that the variance had been denied and so she either had the option to trim the height of the fence to four feet or to move the fence back ten feet from the right of way. Bevelheimer said this recommendation would go to the city council Monday night. Germick asked if multiple people were opposed to the fence. Bevelheimer said his department received petitions in favor of and in opposition to the variance. Alford provided Germick a copy of the petitions. Germick asked if that was all. Bevelheimer said she would have a right to appeal the decision. Staff said the department would contact Germick with details regarding the appeal.

6) PUBLIC COMMENT (LIMITED TO THREE MINUTES)

None

7) NEW BUSINESS

None

8) ADJOURNMENT

Basinger made a motion to adjourn the meeting, seconded by Bellis. The motion carried with all those in attendance voting in favor.

The meeting was adjourned at 5:50 p.m.

Quincy Zoning Board of Appeals
Staff Review of Petition for 2020 Wilmar Drive

Applicant/Owner or Prospective Owner	
Address(es)	2020 Wilmar Drive
Parcel Size(s)	110' x 125' = 13,750 square feet
Ward	6
Current Zoning	R1A (Single Family Residential)
Parcel	23-3-0984-000-00
Variance Requested	Variation from City Code [162.112(c)] to construct an accessory building less than 60 feet from the actual front street curb line.



LOCATION/BACKGROUND:

The petitioner is requesting a variation from City Code [Chapter 162.112(c)], which states that if an accessory building is more than 10' from the main building on a lot, the accessory building may be built in a rear yard, provided the accessory building shall not be located nearer than 2' to any side or rear lot or nearer than 5' to any alley or similar right-of-way easement abutting the rear or side of the lot....and an accessory building located under this provision must be at least 60' from the actual front street curb line.

The petitioner is requesting a variance to allow for the construction of a 26' x 26' garage approximately 40 feet from the actual front street curb line. The front of the garage would line up with the existing garage.



The petitioner says the western wall of the garage will be setback ten feet from the western property line of 2020 Wilmar Drive and that the western edge of the new driveway would be set back approximately 15 feet from the western edge of the property line. The petitioner states that the construction of the garage, which would access West Wilmar Drive, would allow for a more functional use of open space without infringing on the petitioner's backyard and patio.

STAFF COMMENTS:

City Code states that an accessory building variation shall only be permitted where it is found that:

- A) An exceptional or unusual physical condition of a lot, which condition, yard, given the applicable fence, sign, lot area, lot width or accessory structure size regulations, would prevent a reasonable or sensible arrangement of buildings, fences, or signs on the lot.
- B) The variation is consistent with conditions existing upon other properties in the immediate vicinity and in the same zoning district.
- C) Authorization of the variation will not be of substantial detriment to adjacent properties, and will not materially impair the intent and purpose of this subchapter or the public health, safety and general welfare.

Regarding Point A, staff does not believe that the physical condition of the subject lot (2020 Wilmar Drive) is of an exceptional or unusual physical condition. The lot is nearly 14,000 square feet with adequate space for the construction of an accessory building to the west of the home while still meeting the 60' setback from the actual front street curb line.



Aerial views of the lot from several angles

Regarding Point B, the construction of the accessory building as proposed by the petitioner (40' from the actual front street curb line) would bring the new structure in line with the neighboring homes along West Wilmar Drive as each home appears to have been built approximately 40 feet from the actual front street curb line. As a result, this variance would be consistent with other properties in the immediate area.

Regarding Point C, the petitioner has provided staff with two letters of support (referenced in photo on page 1). One letter is from the owner of the property immediately south of 2020 Wilmar Drive and the other is from the owner of the property immediately west of 2020 Wilmar Drive. Staff believes the property at 2038 W. Wilmar Drive would be most affected by the construction of the new accessory building.



Staff has received no public comments regarding the request for variation, other than the two letters of support. Given the response from the two adjacent and adjoining neighbors, staff does not believe this variation would cause substantial detriment to adjacent properties, nor would it affect the public health, safety and general welfare.

Staff acknowledges the code requires a 60' setback from the actual front line curb for an accessory building in this situation. But staff also believes that enforcing the 60' setback would negatively affect the appearance of the neighborhood as there would be a permanent structure that does not line up with any of the other homes in the immediate area.

If the variation is granted, staff would like to see the petitioner maintain the proposed design, positioning the accessory building ten-feet off the western property line for 2020 Wilmar Drive.

STAFF RECOMMENDATION:

Staff recommends approval of the requested variance from the 60' setback from the actual front line curb for an accessory building at 2020 Wilmar Drive.

Quincy Zoning Board of Appeals
Staff Review of Petition for 2101 Grove Avenue

Applicant/Owner or Prospective Owner	
Address(es)	2101 Grove Avenue
Parcel Size(s)	84' x 140' = 11,760 square feet
Ward	4
Current Zoning	R1A (Single Family Residential)
Parcel	23-1-1769-000-00
Variance Requested	Variation from City Code (Section 162.113[g]) to allow for the construction of a fence, six-feet in height, on the street-side yard of a corner lot that is less than ten-feet from the side street right of way.



LOCATION/BACKGROUND:

The petitioner is requesting a variation from City Code [Chapter 162.113(g)], which states that on corner lots, no fence shall exceed four feet in height on the street side yard or rear yard... except that corner lots with street side yards with less than 60' of frontage may have fence, wall and screen heights six feet or less if set back from the side street right-of-way at least ten feet. The variation is being requested following the actual construction of a six-foot privacy fence (see below).



The six-foot privacy fence extends from the garage west to nearly the edge of the sidewalk, south to a point equal to a side-door of the home, and then east again to the side door of 2101 Grove Avenue. The petitioner says she constructed the privacy fence at a height of six-feet to keep her dog in the yard.

The petitioner received a building permit from the Department of Planning & Development on May 7, 2020 for construction of the fence. The petitioner provided staff a narrative describing her interactions with staff prior to, during, and after construction of the fence.

Staff identified three other properties along Division Street that are located on a corner lot and have a street-side fence along the city right-of-way. The fence at 2100 Prairie Avenue appears to be six-feet in height, which would not be allowed under the same provision of city code [Chapter 162.113(g)] due to it being located less than ten-feet from the side street right-of-way. This fence has been in place for many years. The fences at 2101 Prairie Ave. and 2030 Jersey Street is in compliance with city code because it is approximately four-feet in height.



2100 Prairie Avenue



2101 Prairie Avenue



2030 Jersey Street

STAFF COMMENTS:

City Code states that a fence variation shall only be permitted where it is found that:

- A) An exceptional or unusual physical condition of a lot, which condition, yard, given the applicable fence, sign, lot area, lot width or accessory structure size regulations, would prevent a reasonable or sensible arrangement of buildings, fences, or signs on the lot.
- B) The variation is consistent with conditions existing upon other properties in the immediate vicinity and in the same zoning district.
- C) Authorization of the variation will not be of substantial detriment to adjacent properties, and will not materially impair the intent and purpose of this subchapter or the public health, safety and general welfare.

Regarding Point A, upon reviewing 2101 Grove Avenue prior to the construction of the fence, staff does not believe that the physical condition of the subject lot itself is exceptional or unusual in such a way that it would prevent a reasonable or sensible arrangement of buildings, fences, or signs on the lot. By moving the western portion of the fence ten feet to the east (closer to the home), it would simply reduce the size of space within the fence, not alter the integrity of the property.

Regarding Point B, as was stated before, staff identified two other lots with fences along the sidewalk within several hundred feet of the subject lot. One fence is approximately 4' in height, which is allowed by city code. The other fence appears to be six-feet in height, which would not be allowed by city code given its proximity to the sidewalk.

Regarding Point C, staff believes that the current construction of the fence could impair the public health, safety and general welfare of the neighborhood. The height and location of the fence could make it extremely difficult to view someone on the sidewalk or driving down Division Street while exiting the driveway at 2101 Grove Avenue. The lack of visibility around the fence is quite worrisome to staff.

The Planning & Development Department has informed the petitioner that the fence, as constructed, violates the city's zoning rules. The department informed the petitioner that the options were to seek a variance from the ZBA, to trim the height of the fence to 4', or to move the fence ten-feet off of the right-of-way as the code requires.

STAFF RECOMMENDATION:

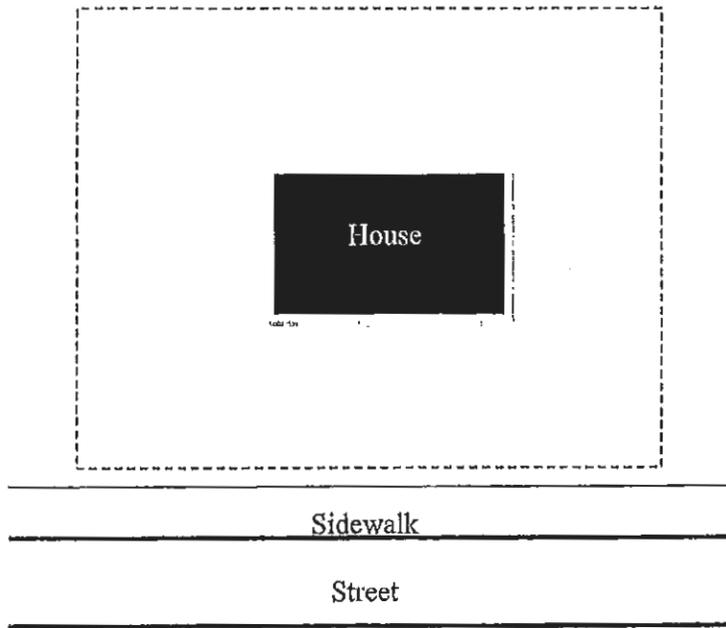
Staff recommends the Zoning Board of Appeals deny the requested variance to allow for the construction of a fence, six-feet in height, on the street-side yard of a corner lot that is less than ten-feet from the side street right-of-way.

Fence Placement Worksheet

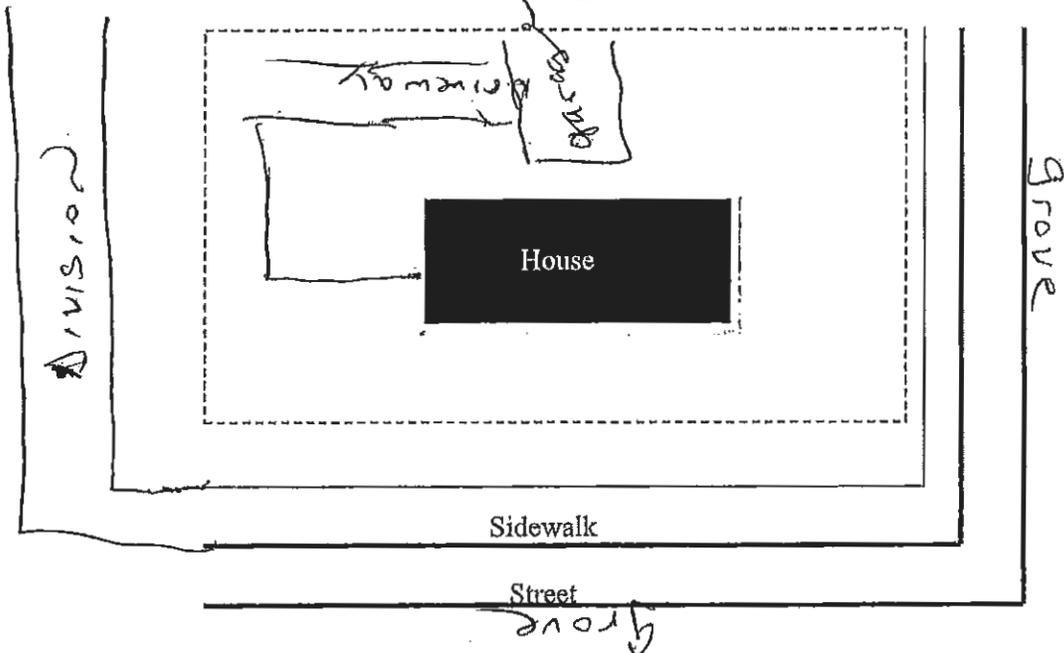
Instructions:

1. Select the "Interior Lot" or "Corner Lot" diagram below, whichever better represents the configuration of the lot upon which the fence is to be constructed.
2. Sketch the location of the proposed fence on the appropriate diagram.
3. Indicate height of fence. Do this for each different fence height proposed for the project.
4. Indicate distances from property lines and Rights-of-Way.

Interior Lot



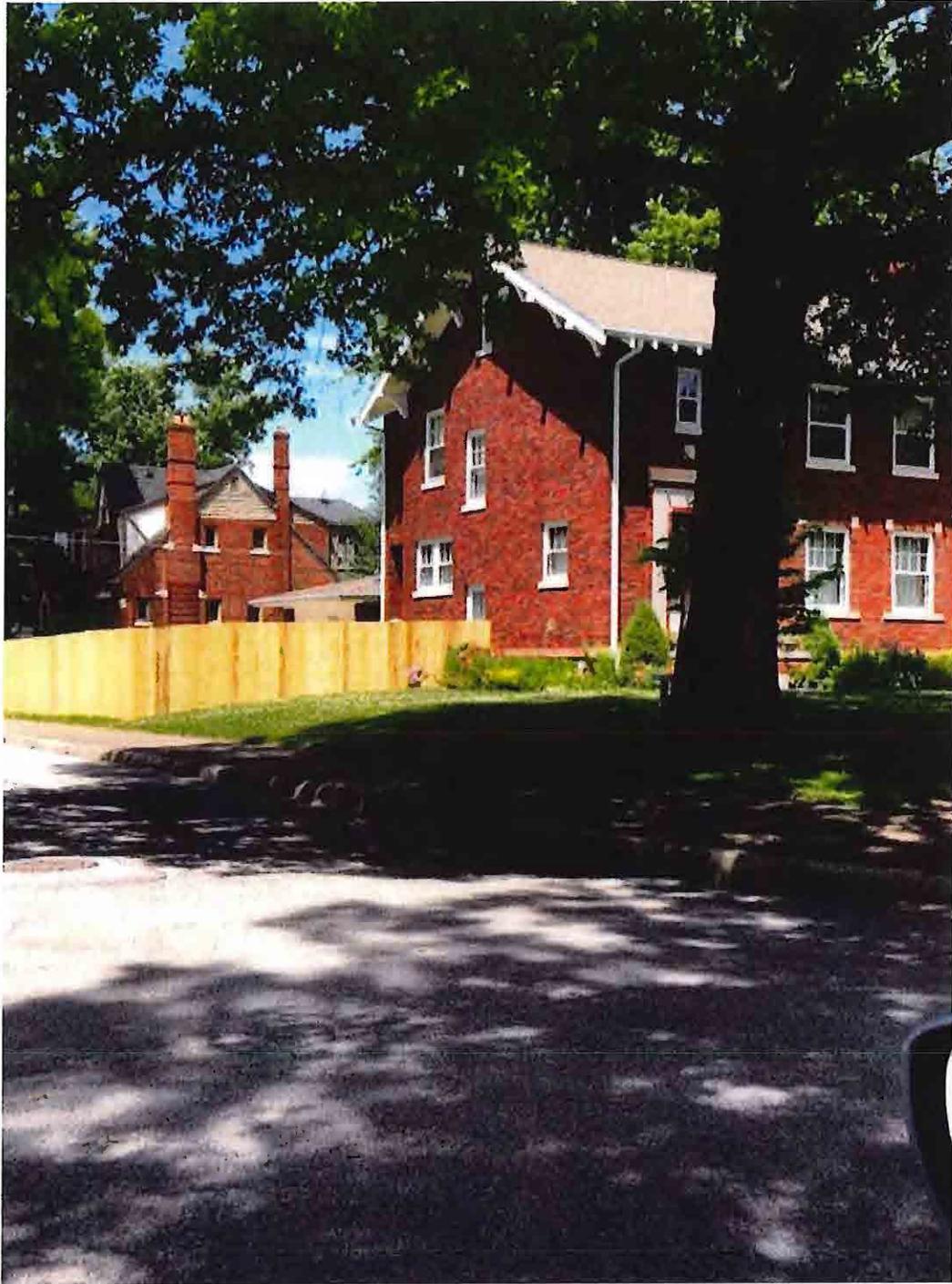
Corner Lot



2101 Grove Ave.



2101 Grove Ave.



CITY OF QUINCY

DEPARTMENT OF PLANNING & DEVELOPMENT

OFFICE OF INSPECTION

706 Maine Street | Third Floor | Quincy, IL 62301

Office: 217-228-4540 | Fax: 217-221-2288



June 23, 2020

Ms. Marirose Germick
2101 Grove Ave.
Quincy, IL 62301

Re: Fence permit #2020-4514

Dear Ms. Germick:

On 6/23/2020 I observed the subject site and the fence that was constructed under the above-referenced permit.

The installation does comply with Section 162.113(G): On corner lots, wall and screen heights of six feet or less shall be set back from the side street right-of-way at least ten feet.

It appears the fence that was constructed is located at or near the right-of-way; it should be relocated approximately ten feet east of where it is presently located, lowered to a height of four (4) feet where the fence exists in the ten foot setback, or seek a variance from the Board of Zoning Appeals.

Please contact me if you wish to discuss this matter or have any questions. My regular business hours are 8:00 am to 4:30 pm. Thank you for your attention to this matter.

Michael Seaver, C.B.O.
Director of Inspection and Enforcement
City of Quincy

Address Listed
on Petitions

20- No
9- Yes
4- Both





CITY OF QUINCY

Department of Utilities & Engineering

Steven E. Bange, P.E.
Senior Project Engineer
City Hall – 730 Maine Street
Quincy, Illinois 62301-4048
(217)228-7731

MEMORANDUM

To: Mayor, City Council, & Administration

RE: 9/28/2020 City Council Meeting

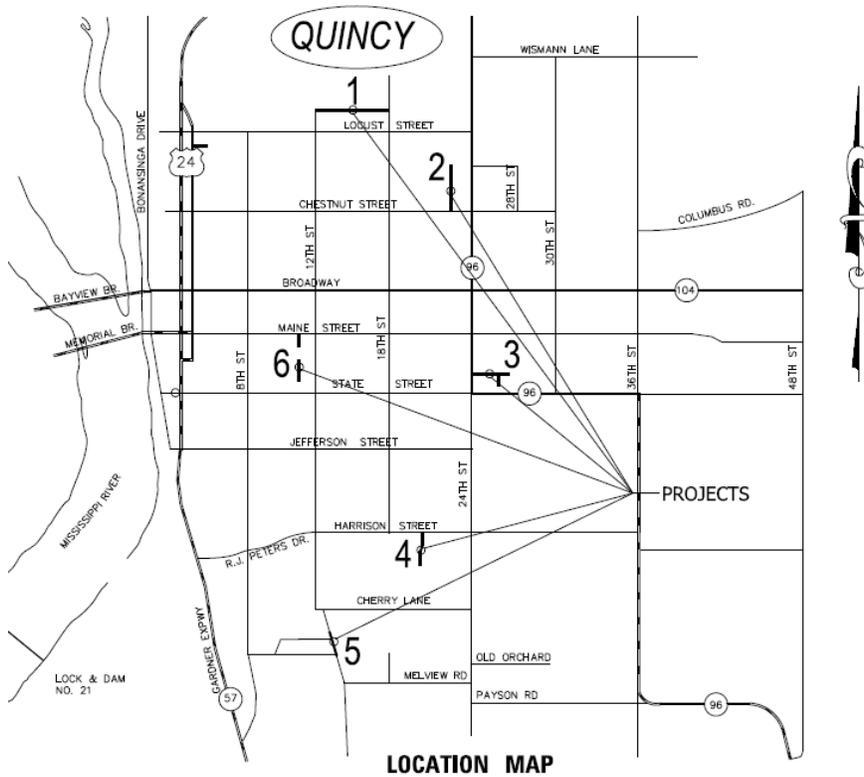
2020 MFT Asphalt Resurfacing

Bids were opened on 9/16/20 for the annual MFT asphalt resurfacing project. A total of 6 locations are to be resurfaced for a total of 1.53 miles.

The Engineers Estimate was: \$ 1,209,945.00

1 bid received: \$ 1,244,930.60 Diamond Construction

Bid tabulation is attached.



LENGTH OF IMPROVEMENT:

1. SEMINARY ROAD - N. 12TH TO N. 18TH	2,595 FT	(0.49 MILES)
2. NORTH 22ND - CHESTNUT TO CEDAR	924 FT	(0.18 MILES)
3. KENTUCKY RD. & KENTUCKY RD. WEST	1,642 FT	(0.31 MILES)
4. WILMAR DRIVE	1,158 FT	(0.22 MILES)
5. SOUTH 12TH - KLONDIKE TO ST. CHARLES	779 FT	(0.15 MILES)
6. SOUTH 11TH - KENTUCKY TO MAINE	973 FT	(0.18 MILES)
NET LENGTH OF IMPROVEMENT =	8,071 FT	(1.53 MILES)

MFT Resolution

For the current budget year we appropriated \$1,208,000.00 of MFT for asphalt resurfacing. The MFT resolution is a supplemental resolution that increases this amount by \$170,000 to \$1,378,000.

This allocates enough funds to cover the standard additional 10% to cover minor revisions and changes to the contract.

$$1.1 \times \$ 1,244,930.60 = \$1,369,423$$

RESOLUTION

WHEREAS, the Department of Utilities and Engineering recently requested bids for the 2020 Motor Fuel Tax Funds (MFT) Asphalt Maintenance Program in the city of Quincy; and,

WHEREAS, the following bid was received:

Diamond Construction Company Quincy, IL	\$1,244,930.60
Engineer's Estimate	\$1,209,945.00

WHEREAS, the bid has been reviewed by the Director of Utilities and Engineering and found to be acceptable; and,

WHEREAS, to allow for the uninterrupted progression of the project in the event that changes or modifications are required, an additional 10% over the amount of the bid shall be included in the encumbrance for this project; and,

WHEREAS, funding for this project is available in the 2020/2021 Motor Fuel Tax Fund fiscal year budget; now,

THEREFORE BE IT RESOLVED, that the Director of Utilities and Engineering and Central Services Committee recommend to the Mayor and Quincy City Council that the bid of Diamond Construction Company of Quincy, Illinois in the amount of \$1,244,930.60 be accepted, subject to approval by the Illinois Department of Transportation, and that the Mayor be authorized to sign the necessary contract documents.

Jeffrey Conte, P.E.
Director of Utilities & Engineering

September 28, 2020



Tabulation of Bids

Local Public Agency: Quincy Date: 9/16/2020
 County: Adams Time: 11:00 AM
 Section: 20-00000-02-GM Appropriation: \$ 1,200,000.00
 Estimate: 1,209,945.00

Name of Bidder:	Diamond Construction Co.
Address of Bidder:	2000 N. 18th PO Box 3486 Quincy, IL 62305
Proposal Guarantee:	Bid Bond
Terms:	
Approved Engineer's Estimate	

Attended By: [Signature]

Item No.	Item	Delivery	Unit	Quantity	Unit Price	Total	Unit Price	Total	Unit Price	Total	Unit Price	Total
1	TRAFFIC CONTROL AND PROTECTION, (SPECIAL)		EACH	6	3500.0000	\$ 21,000.00	5,100.00000	\$ 30,600.00	\$ -	\$ -	\$ -	\$ -
2	AGGREGATE BASE REPAIR		TON	285	30.0000	\$ 8,550.00	35.00000	\$ 9,975.00	\$ -	\$ -	\$ -	\$ -
3	BITUMINOUS MATERIALS (TACK COAT)		POUND	20470	2.0000	\$ 40,940.00	2.05000	\$ 41,963.50	\$ -	\$ -	\$ -	\$ -
4	HOT-MIX ASPHALT BINDER COURSE, IL-9.5FG, N50		TON	1093	115.0000	\$ 125,695.00	115.00000	\$ 125,695.00	\$ -	\$ -	\$ -	\$ -
5	HOT-MIX ASPHALT BINDER COURSE, IL- 9.5, N50		TON	1265	115.0000	\$ 145,475.00	110.00000	\$ 139,150.00	\$ -	\$ -	\$ -	\$ -
6	POLYMERIZED HOT-MIX ASPHALT SURFACE COURSE, I		TON	2529	120.0000	\$ 303,480.00	125.00000	\$ 316,125.00	\$ -	\$ -	\$ -	\$ -
7	INCIDENTAL HOT-MIX ASPHALT SURFACING		TON	6	200.0000	\$ 1,200.00	325.00000	\$ 1,950.00	\$ -	\$ -	\$ -	\$ -
8	PORTLAND CEMENT CONCRETE DRIVEWAY PAVEMENT		SQ YD	109	100.0000	\$ 10,900.00	97.00000	\$ 10,573.00	\$ -	\$ -	\$ -	\$ -
9	PORTLAND CEMENT CONCRETE DRIVEWAY PAVEMENT		SQ YD	212	130.0000	\$ 27,560.00	99.00000	\$ 20,988.00	\$ -	\$ -	\$ -	\$ -
10	PORTLAND CEMENT CONCRETE SIDEWALK 4 INCH		SQ FT	6050	12.0000	\$ 72,600.00	14.00000	\$ 84,700.00	\$ -	\$ -	\$ -	\$ -
11	PORTLAND CEMENT CONCRETE SIDEWALK 8 INCH		SQ FT	466	20.0000	\$ 9,320.00	19.00000	\$ 8,854.00	\$ -	\$ -	\$ -	\$ -
12	DETECTABLE WARNINGS		SQ FT	274	45.0000	\$ 12,330.00	58.00000	\$ 15,892.00	\$ -	\$ -	\$ -	\$ -
13	HOT-MIX ASPHALT SURFACE REMOVAL, 1 1/2"		SQ YD	4056	6.0000	\$ 24,336.00	5.50000	\$ 22,308.00	\$ -	\$ -	\$ -	\$ -
14	HOT-MIX ASPHALT SURFACE REMOVAL, 3"		SQ YD	15058	5.0000	\$ 75,290.00	5.00000	\$ 75,290.00	\$ -	\$ -	\$ -	\$ -
15	DRIVEWAY PAVEMENT REMOVAL		SQ YD	295	8.0000	\$ 2,360.00	34.00000	\$ 10,030.00	\$ -	\$ -	\$ -	\$ -
16	CURB REMOVAL		FOOT	429	15.0000	\$ 6,435.00	19.50000	\$ 8,365.50	\$ -	\$ -	\$ -	\$ -
17	COMBINATION CURB AND GUTTER REMOVAL		FOOT	997	15.0000	\$ 14,955.00	19.50000	\$ 19,441.50	\$ -	\$ -	\$ -	\$ -
18	SIDEWALK REMOVAL		SQ FT	6167	5.0000	\$ 30,835.00	4.00000	\$ 24,668.00	\$ -	\$ -	\$ -	\$ -
19	PAVED DITCH REMOVAL		FOOT	20	10.0000	\$ 200.00	12.00000	\$ 240.00	\$ -	\$ -	\$ -	\$ -
20	PAVEMENT PATCHING, TYPE IV, 8 INCH		SQ YD	28	200.0000	\$ 5,600.00	126.30000	\$ 3,536.40	\$ -	\$ -	\$ -	\$ -
21	CLASS D PATCHES, TYPE II, 8 INCH		SQ YD	60	200.0000	\$ 12,000.00	125.00000	\$ 7,500.00	\$ -	\$ -	\$ -	\$ -
22	CLASS D PATCHES, TYPE IV, 8 INCH		SQ YD	464	150.0000	\$ 69,600.00	125.00000	\$ 58,000.00	\$ -	\$ -	\$ -	\$ -
23	SEGMENTAL CONCRETE BLOCK WALL		SQ FT	145	80.0000	\$ 11,600.00	60.00000	\$ 8,700.00	\$ -	\$ -	\$ -	\$ -
24	METAL FLARED END SECTIONS 18"		EACH	1	500.0000	\$ 500.00	700.00000	\$ 700.00	\$ -	\$ -	\$ -	\$ -
25	INLETS, TYPE A, TYPE 15 FRAME AND LID		EACH	1	2000.0000	\$ 2,000.00	3,400.00000	\$ 3,400.00	\$ -	\$ -	\$ -	\$ -
26	MANHOLES TO BE ADJUSTED WITH NEW TYPE 1 FRAM		EACH	26	950.0000	\$ 24,700.00	1,262.00000	\$ 32,812.00	\$ -	\$ -	\$ -	\$ -
27	VALVE BOX FRAMES TO BE ADJUSTED		EACH	5	575.0000	\$ 2,875.00	625.00000	\$ 3,125.00	\$ -	\$ -	\$ -	\$ -
28	CONCRETE CURB, TYPE B		FOOT	348	65.0000	\$ 22,620.00	64.00000	\$ 22,272.00	\$ -	\$ -	\$ -	\$ -
29	COMBINATION CONCRETE CURB AND GUTTER, TYPE B		FOOT	778	60.0000	\$ 46,680.00	64.00000	\$ 49,792.00	\$ -	\$ -	\$ -	\$ -
30	PAINT PAVEMENT MARKING - LINE 5"		FOOT	1060	4.0000	\$ 4,240.00	4.57000	\$ 4,844.20	\$ -	\$ -	\$ -	\$ -
31	PAINT PAVEMENT MARKING - LINE 6"		FOOT	140	5.0000	\$ 700.00	5.50000	\$ 770.00	\$ -	\$ -	\$ -	\$ -
32	PAINT PAVEMENT MARKING - LINE 24"		FOOT	38	8.0000	\$ 304.00	22.00000	\$ 836.00	\$ -	\$ -	\$ -	\$ -
33	STORM SEWERS, CLASS B, TYPE 1 18"		FOOT	18	65.0000	\$ 1,170.00	125.00000	\$ 2,250.00	\$ -	\$ -	\$ -	\$ -
34	HOT-MIX ASPHALT SURFACE REMOVAL, VARIABLE DEF		SQ YD	10979	5.0000	\$ 54,895.00	5.50000	\$ 60,384.50	\$ -	\$ -	\$ -	\$ -
35	INLETS TO BE RECONSTRUCTED (SPECIAL)		EACH	1	2000.0000	\$ 2,000.00	2,100.00000	\$ 2,100.00	\$ -	\$ -	\$ -	\$ -
36	CONCRETE GUTTER (SPECIAL)		FOOT	300	50.0000	\$ 15,000.00	57.00000	\$ 17,100.00	\$ -	\$ -	\$ -	\$ -

Total Bid:	As Read:	1,244,930.60
	As Calculated:	1,244,930.60



City of Quincy
Department of Utilities & Engineering

To: Mayor and City Council Members
Cc: Jenny Hayden
From: Jeffrey Conte, Director of Utilities & Engineering
Date: September 25, 2020
Subject: IDOT Resolution for Maintenance of Streets – Asphalt Maintenance

Mayor and City Council Members,

On February 24, 2020, the Quincy City Council approved the appropriation of \$1,208,000 of Motor Fuel Tax funds for the maintenance of roads throughout the city of Quincy in fiscal year 2020/2021. The City recently requested bids for the 2020 Motor Fuel Tax Fund Asphalt Maintenance Program and one (1) bid was received in the amount of \$1,244,930.60. Attached is an Illinois Department of Transportation (IDOT) Resolution for Maintenance of Streets and Highways by Municipality Under the Illinois Highway Code requesting to appropriate an additional \$170,000.00 of Motor Fuel Tax (MFT) monies to the City as the bid price exceeds the amount of the original appropriation.

The Director of Utilities and Engineering and Central Services Committee recommend the approval of this IDOT Resolution.

Thank you for your consideration. If you have any questions, please let me know.



Resolution for Maintenance Under the Illinois Highway Code



Resolution Number	Resolution Type	Section Number
	Supplemental	20-00000-02-GM

BE IT RESOLVED, by the Council of the City of Quincy Illinois that there is hereby appropriated the sum of _____

One million three hundred seventy-eight thousand and 00/100 dollars Dollars (\$1,378,000.00)

of Motor Fuel Tax funds for the purpose of maintaining streets and highways under the applicable provisions of Illinois Highway Code from 05/01/20 to 04/30/21.

BE IT FURTHER RESOLVED, that only those operations as listed and described on the approved Estimate of Maintenance Costs, including supplemental or revised estimates approved in connection with this resolution, are eligible for maintenance with Motor Fuel Tax funds during the period as specified above.

BE IT FURTHER RESOLVED, that City of Quincy shall submit within three months after the end of the maintenance period as stated above, to the Department of Transportation, on forms available from the Department, a certified statement showing expenditures and the balances remaining in the funds authorized for expenditure by the Department under this appropriation, and

BE IT FURTHER RESOLVED, that the Clerk is hereby directed to transmit four (4) certified originals of this resolution to the district office of the Department of Transportation.

I City Clerk in and for said City of Quincy in the State of Illinois, and keeper of the records and files thereof, as provided by statute, do hereby certify the foregoing to be a true, perfect and complete copy of a resolution adopted by the

Council of Quincy at a meeting held on 09/28/20.

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal this _____ day of _____ Month, Year _____.

(SEAL)

Clerk Signature

APPROVED

Regional Engineer
Department of Transportation

Date



Estimate of Maintenance Costs

Submittal Type Original

Local Public Agency	County	Section Number	Maintenance Period Beginning	Maintenance Period Ending
Quincy	Adams	20-00000-02-GM	05/01/20	04/30/21

Maintenance Items

Maintenance Operation	Maint Eng Category	Insp. Req.	Material Categories/ Point of Delivery or Work Performed by an Outside Contractor	Unit	Quantity	Unit Cost	Cost	Total Maintenance Operation Cost
1. HMA Resurfacing	III	Yes	HMA Resurfacing & related items	L Sum	1	\$1,200,000.00	\$1,200,000.00	\$1,200,000.00
								\$1,370,000
Total Operation Cost								\$1,200,000.00

#1,370,000

Estimate of Maintenance Costs Summary

Maintenance	MFT Funds	Other Funds	Estimated Costs
Local Public Agency Labor	\$0.00	\$0.00	\$0.00
Local Public Agency Equipment	\$0.00	\$0.00	\$0.00
Materials/Contracts(Non Bid Items)	\$0.00	\$0.00	\$0.00
Materials/Deliver & Install/Request for Quotations (Bid Items)	\$0.00	\$0.00	\$0.00
Formal Contract (Bid Items)	\$1,200,000.00	\$0.00	\$1,200,000.00
Maintenance Total	\$1,200,000.00	\$0.00	\$1,200,000.00

Estimated Maintenance Eng Costs Summary #1,370,000

Maintenance Engineering	MFT Funds	Other Funds	Total Est Costs
Preliminary Engineering	\$0.00		\$0.00
Engineering Inspection	\$5,000.00		\$5,000.00
Material Testing	\$2,000.00		\$2,000.00
Advertising	\$1,000.00		\$1,000.00
Bridge Inspection Engineering	\$0.00		\$0.00
Maintenance Engineering Total	\$8,000.00		\$8,000.00

Total Estimated Maintenance \$1,208,000.00 \$0.00 ~~\$1,208,000.00~~

#1,378,000.00

Remarks

SUBMITTED

Local Public Agency Official _____ Date 02/25/20

Title _____

County Engineer/Superintendent of Highways _____ Date _____

APPROVED

Regional Engineer
Department of Transportation _____ Date 3/25/20

THE CITY COUNCIL

OFFICIAL PROCEEDINGS

REGULAR MEETING

Quincy, Illinois, September 21, 2020

Due to COVID-19, President Donald Trump declared a national emergency on March 13, 2020, and Governor Pritzker issued an Executive Order on March 20, 2020.

Mayor Kyle A. Moore announced that City Council meetings will be closed to the public starting August 10, 2020.

The regular meeting of the City Council was held this day at 7:00 p.m. with Mayor Kyle A. Moore presiding.

The following members were physically present:

Ald. McKiernan, Entrup, Bergman, Bauer, Finney, Sassen, Mast, Reis, Awerkamp, Uzelac, Holtschlag. 11.

Virtual: Ald. Holbrook, Farha, Rein. 3.

The minutes of the regular meetings of the City Council held September 14, 2020, were approved as printed on a motion of Ald. Uzelac. Motion carried.

Legal: Assistant Corporation Counsel: Bruce Alford.

The City Clerk presented and read the following:

PETITIONS

By On The Rail, 129 S. 4th, requesting permission to have Live Entertainment/Public Gathering at the beer garden on 9/26, 10/3, 10/10 from 8:00 p.m. to 11:00 p.m. The Police Department recommends approval of the request.

Ald. Holtschlag moved the prayer of the petitions be granted. Motion carried.

By Quincy Notre Dame High School requesting to conduct a raffle and have the bond requirement waived from October 1, 2020, to June 30, 2021. The City Clerk recommends approval of the permit.

Ald. Holtschlag moved the prayer of the petitions be granted. Motion carried.

An application for a revocable permit for encroachment of city right-of-way by Robert Hecht II, 1219 Lind Street, requesting permission to set a table on 9th & York on October 3, 2020, to peacefully protest the cancellation of Oktoberfest. The Utilities and Engineering Director presents this the request subject to five conditions.

Ald. Holtschlag moved the prayer of the petitions be granted. Motion carried.

ANNUAL REPORT OF THE QUINCY POLICE DEPARTMENT

The annual report of the Quincy Police Department for the fiscal year ending April 30, 2020, was ordered received and filed on a motion of Ald. Reis. Motion carried.

PROCLAMATION

By Kyle A. Moore proclaiming September 21st as "American Business Women's Association Day."

Ald. Reis moved the proclamations be received and filed. Motion carried.

CITY OF QUINCY COUNCIL RESOLUTION FOR SALE OF NON-ESSENTIAL PROPERTY LOCATED AT 1422 N. 9TH STREET

WHEREAS, the City of Quincy is committed to improving the quality of life of its residents and elimination of blight; and

WHEREAS, the City of Quincy has established a program through the Department of Planning and Development to address unsafe and dangerous buildings; and

WHEREAS, the City of Quincy received a judicial deed to 1422 N. 9th on August 10, 2020; and

WHEREAS, the Department of Planning and Development has advertised the property for sale located at 1422 N. 9th; and

WHEREAS, the City received a proposal for the sale of 1422 N. 9th from Jerry and Kristi Cookson in the amount of \$500; and

NOW, THEREFORE BE IT RESOLVED that the City sell 1422 N. 9th Street to Jerry and Kristi Cookson for \$500. The Mayor and City Council authorize the sale and the necessary paperwork to effectuate the sale thereof.

This Resolution shall be in full force and effect from and after its passage, as provided by law.

PASSED and APPROVED this 22nd day of September, 2020.

SIGNED: Kyle Moore, Mayor

ATTEST: Jenny Hayden, City Clerk

Ald. Entrup moved for the adoption of the resolution, seconded by Ald. McKiernan, and on the roll call each of the 14 Aldermen voted yea. Motion carried.

**CITY OF QUINCY COUNCIL RESOLUTION
FOR SALE OF NON-ESSENTIAL PROPERTY
LOCATED AT 907 CHESTNUT STREET**

WHEREAS, the City of Quincy is committed to improving the quality of life of its residents and elimination of blight; and

WHEREAS, the City of Quincy has established a program through the Department of Planning and Development to address unsafe and dangerous buildings; and

WHEREAS, the City of Quincy received a judicial deed to 907 Chestnut on June 1, 2020; and

WHEREAS, the Department of Planning and Development has advertised the property for sale located at 907 Chestnut; and

WHEREAS the City received a proposal for the sale of 907 Chestnut from Jeff Childress in the amount of \$250; and

NOW, THEREFORE BE IT RESOLVED that the City sell 907 Chestnut to Jeff Childress for \$250. The Mayor and City Council authorize the sale and the necessary paperwork to effectuate the sale thereof.

This Resolution shall be in full force and effect from and after its passage, as provided by law.

PASSED and APPROVED this 22nd day of September, 2020.

SIGNED: Kyle Moore, Mayor

ATTEST: Jenny Hayden, City Clerk

Ald. Bauer moved for the adoption of the resolution, seconded by Ald. Bergman, and on the roll call each of the 14 Aldermen voted yea. Motion carried.

**RESOLUTION OF SUPPORT FOR STRONG COMMUNITY
PROPERTY PROGRAM GRANT APPLICATION**

WHEREAS, the City of Quincy is committed to improving the quality of life of its residents and neighborhoods; and

WHEREAS, the Illinois Housing Development Authority makes grants available through the Strong Community Program for demolition cost of abandoned properties; and

WHEREAS, it is the City of Quincy's intention to apply for \$207,000 in Strong Community Program (SCP) funds for securing, maintaining, and demolishing abandoned properties; and

WHEREAS, it is necessary that an application be made and agreements entered into with the State of Illinois.

NOW, THEREFORE, BE IT RESOLVED as follows:

1) that the City of Quincy apply for a grant under the terms and conditions of the Illinois Housing Development Authority and shall enter into and agree to the understandings and assurances contained in said application.

2) that the Mayor and City Clerk on behalf of the City execute any and all other documents necessary for the carrying out of said application.

3) that the Mayor and City Clerk are authorized to provide such additional information as may be required to accomplish obtaining of such grant.

This Resolution shall be in full force and effect from and after its passage, as provided by law.

Adopted this 21st day of September, 2020. Jenny Hayden, City Clerk

Approved this 22nd day of September, 2020 Kyle Moore, Mayor

Ald. Uzelac moved for the adoption of the resolution, seconded by Ald. Holtschlag, and on the roll call each of the 14 Aldermen voted yea. Motion carried.

ORDINANCE

Adoption of an ordinance entitled: An Ordinance Amending Chapter 40 (Boards And Commissions) Of The Municipal Code Of The City Of Quincy (2015). (Amending Code reference to fences.)

Ald. Uzelac moved the adoption of the ordinance, seconded by Ald. Entrup, and on a roll call each of the 14 Aldermen voted yea.

The Chair, Mayor Kyle A. Moore, declared the motion carried and the ordinance adopted.

ORDINANCE

Adoption of an ordinance entitled: An Ordinance Annexing Certain Territories To The City Of Quincy, Adams County, Illinois. (1700 Hamann Lane and 1708 Hamann Lane.)

Ald. Entrup moved the adoption of the ordinance, seconded by Ald. McKiernan, and on a roll call the following vote resulted: Yeas: Ald. Reis, Awerkamp, Uzelac, Holtschlag, McKiernan, Entrup, Finney, Mast, Holbrook. 9. Nays: Ald. Bergman, Bauer, Farha, Sassen, Rein. 5. A 2/3 vote of Corporate Authorities is required. Motion failed.

ORDINANCE

Adoption of an ordinance entitled: An Ordinance Granting A Special Use Permit For A Planned Development. (Construct a two-family residential unit at 1307 Elm St. and 1313 Elm St.)

Ald. Bauer moved the adoption of the ordinance, seconded by Ald. Bergman, and on a roll call each of the 14 Aldermen voted yea.

The Chair, Mayor Kyle A. Moore, declared the motion carried and the ordinance adopted.

ORDINANCE

Adoption of an ordinance entitled: An Ordinance Granting A Special use Permit For A Planned Development. (Outdoor Beer Garden at 1130 N. 24th.)

Ald. Finney moved the adoption of the ordinance, seconded by Ald. Bauer, and on a roll call each of the 14 Aldermen voted yea.

The Chair, Mayor Kyle A. Moore, declared the motion carried and the ordinance adopted.

ORDINANCE

Adoption of an ordinance entitled: An Ordinance Amending The 2020-2021 Fiscal Year Budget. (Increase the Police Grant Fund \$83,617)

Ald. Rein moved the adoption of the ordinance, seconded by Ald. Reis, and on a roll call each of the 14 Aldermen voted yea.

The Chair, Mayor Kyle A. Moore, declared the motion carried and the ordinance adopted.

REPORT OF FINANCE COMMITTEE

Quincy, Illinois, September 21, 2020

	Transfers	Expenditures	Payroll
City Hall.....		9,518.66	32,573.88
Planning & Dev	20,000.00		
9-1-1.....	9,000.00		
Reg Trng Facility.....	500.00		
Recycle	12,000.00		
Cash Reserve to Transit Loan.....	83,000.00		
Building Maintenance.....		311.89	
Comptroller		458.00	9,285.60
Legal Department		812.27	8,456.18
Commissions.....		0.00	619.13
IT Department.....		42.72	12,082.82
Police Department.....		5,423.68	260,270.72
Fire Department		3,681.14	176,138.87
Public Works.....		70,074.48	29,843.25
Engineering		769.37	21,656.27
Tax Distribution/Subsidies		60,000.00	
GENERAL FUND SUBTOTAL.....	124,500.00	151,092.21	550,926.72
Planning and Devel.....		2,730.04	18,700.17
911 System.....		0.00	44,716.94
911 Surcharge Fund.....		6,192.42	
Crime Lab Fund.....		520.87	
Transit Fund.....		1,460.26	68,608.33
Capital Projects Fund.....		2,156.86	
Special Capital Funds		296.07	

Water Fund		49,274.84	79,918.02
Sewer Fund		205,663.05	18,673.56
Quincy Regional Airport Fund		110,440.18	14,033.64
Regional Training Facility		238.53	
Garbage Fund.....		18,337.75	12,668.77
Recycle Fund		79.75	8,378.90
Central Garage		39,412.31	21,017.41
Self Insurance		2,754.71	8,636.59
SBE Loan Fund.....		9,850.00	
BANK 01 TOTALS	124,500.00	600,499.85	846,279.05
ALL FUNDS TOTALS	124,500.00	600,499.85	846,279.05

Jack Holtschlag
 Kyle Moore
 Richie Reis
Finance Committee

Ald. Reis, seconded by Ald. Holtschlag, moved the reports be received and vouchers be issued for the various amounts and on the roll call each of the 14 Aldermen voted yea. Motion carried.

MOTIONS

Ald. Bergman referred to the Traffic Commission the intersection of 6th and Cherry that has a “Yield” sign going east and west now to be changed to a “Stop” sign. Motion carried.

Ald. Bauer referred to the Street Lights/Right-Of-Way Committee the streetlight that is out near 1519 Chestnut. Motion carried.

Ald. Uzelac moved to allow Fischer Builders to temporarily close six parking spaces on the west side of 5th, between Broadway and Vermont from now to December 1st to allow for a dumpster and to have Central Services provide six “No Parking” signs. Motion carried.

Ald. Uzelac moved to allow Quincy Brewing Co. to close 6th Street, Maine to Hampshire, from 8:00 a.m. to 6:00 p.m. on October 3rd for a Farmers’ Market Style Event. All paper work has been submitted. Motion carried.

The City Council adjourned at 7:29 p.m. on a motion of Ald. Holtschlag. Motion carried.

JENNY HAYDEN, MMC
 City Clerk



Quincy Public Art Commission Meeting

Monday, September 28, 2020

12:00 pm – 1:00 pm

Zoom Virtual Meeting

The public can request remote access to this meeting by calling 217-221-3663 or emailing jparrott@quincyl.gov prior to 10:00 am the day of the meeting. Written comments will be accepted. Comments received prior to 10:00 am the day of the meeting will be read into the record during the meeting. Comments can be mailed to "Quincy Public Art Commission – 706 Maine Street (3rd Floor) – Quincy, IL 62301 or emailed to jparrott@quincyl.gov.

AGENDA

1. Call the meeting to order
2. Approval of minutes from November 14, 2019, meeting
3. Projects Review
 - 700 Maine Street Mural – Jack Freiburg
 - First Mid Bank & Trust Electric Fountain Brewing Alley Retaining Wall Mosaic – Talia Newkirk
4. Commission Resignation & Appointments
 - Arts Quincy
 - The District
5. Mural Restoration & Maintenance
6. Old Business
 - Commission Strategic Plan development
 - a. Funding
 - Public Art Database development
 - b. Potential Artists
 - c. Potential Volunteers
 - d. Existing and Potential Donors
 - e. Public Art Projects – location, artist, costs, donors, year, maintenance history, etc
 - f. Public Art Mural requests (Colin Ash, Frankie Murphy Giesing)
 - g. Funding/Grant opportunities
7. New Business
8. Public Comment
9. Adjournment



CITY OF QUINCY

WASHINGTON THEATER

REDEVELOPMENT COMMISSION

706 Maine Street | Third Floor | Quincy, IL 62301
Office: 217-228-4515 | Fax: 217-221-2288



EXECUTIVE MEETING AGENDA – September 29th at 1:30 p.m. **ZOOM MEETING**

The above-referenced meeting is closed to the public due to the COVID-19 pandemic. The city is providing remote access. You can request remote access to the meeting by calling 217-221-3663 or emailing jparrott@quincvil.gov prior to 12:00 pm on the day of the meeting.

Written comments will be accepted. Comments received prior to 12:00 pm on the day of the meeting will be read into the record during the meeting. Comments can be mailed to “Washington Theater Commission – 706 Maine St. (3rd Floor) – Quincy, IL 62301” or emailed to jparrott@quincvil.gov.

- Approve minutes
- Approve Financial Report
- Old Business
 - Additional Commissioners
 - Quincy Museum Sale in Theater
- Building & Grounds
 - Marquee/Watchfire
 - New Tennant – Basement space
- Fundraising
 - Identify Fundraising Executive Committee
- New Business
 - Consultant Contract
- Public Comment (Limited to three (3) minutes)
 - -Adjournment

Quincy Tree Commission

THURSDAY, OCTOBER 1, 2020

1:00 PM

QUINCY CITY HALL

730 MAINE STREET



The above-referenced meeting is closed to the public due to the COVID-19 pandemic. The city is providing remote access. You can request remote access to the meeting by calling 217-221-3663 or emailing jparrott@quincyl.gov prior to 11:00 am the day of the meeting.

Written comments will be accepted. Comments received prior to 11:00 am the day of the meeting will be read into the record during the meeting. Comments can be mailed to “Quincy Tree Commission – 706 Maine St. (3rd Floor) – Quincy, IL 62301” or emailed to jparrott@quincyl.gov.

AGENDA

1. Call the Meeting to Order
2. Approval of Minutes from July 2, 2020
3. Monthly Forestry Report
4. Update – Community Beautification Award
5. Update – Emerald Ash Borer Treatment for City Trees
6. Application for Tree City USA (Dec. 2020)
7. Tree Commission Membership
8. Items from the Floor
9. Public Comment (limited to three (3) minutes)
10. Adjournment

The next meeting will be held: Thursday, January 7, 2021 at 1 p.m. in the Quincy City Council Chambers



CITY OF QUINCY

Department of Utilities & Engineering

AGENDA

Utilities Committee Meeting

Thursday, October 1, 2020 - 4:00 p.m.

City Council Chambers

Due to the temporary closure of public meetings at City Hall, persons interested in attending the Utilities Committee meeting via Zoom must email the City of Quincy at utilities@quincyl.gov prior to 2:00 p.m. on Thursday, October 1st.

1. Approval of Minutes
2. Public Comment (3 minute limit)
3. Old Business
 - Capital Planning
 - Waste Water Loan Authorization Ordinance
 - Water Supply Loan Authorization Ordinance
 - Sewer Backflow Reduction Grant Program Update
4. New Business
 - WTP Filter Rehabilitation Bid Results
 - Dump Truck Proposal Results
 - Light Duty Trucks Bid Results
 - Whipple Creek Sanitary Sewer Overflow
 - Waste Water Treatment Plant Report
 - Approval of Bills in Excess of Normal Spending Limitations
 - Monthly Financial Report
 - Late Additions
5. Adjourn



Utilities Committee
Meeting Minutes
September 3, 2020

The monthly meeting of the Utilities Committee was held at 5:00 p.m. on Thursday, September 3, 2020, in the City Hall Council Chambers. Members present were Alderman Dave Bauer, Alderman John Mast and Alderwoman Tonia McKiernan. Director of Utilities & Engineering Jeffrey Conte, Assistant Corporation Counsel Bruce Alford, Director of Administrative Service Jeff Mays, Theresa Alford, Bruce Bain, Alderman Jeff Bergman and Alderman Richie Reis were also present. The meeting was called to order at 5:00 p.m.

Approval of Minutes

Alderman Mast, seconded by Alderman McKiernan, moved that the minutes from the August 6, 2020, meeting be approved as distributed.

Public Comment

No one was present for comment.

Old Business

Reservoir Site Maintenance

Conte contacted Leffer's Landscaping to discuss whether or not he felt that the current contracted rate for mowing the reservoir site is accurate for the amount of time and labor needed to maintain the grass and weeds. Leffers stated that his bid price was too low and is not certain that he would bid on the contract in the future.

Action: Request bids for maintenance of the reservoir site for next mowing season.

Overhead Sewer Grant/Loan Program

Conte distributed the proposed Grant Program for Improvements to Reduce Residential Sanitary Sewer Overflows to the Committee prior to the meeting. Conte recommends appropriating \$150,000 in the current budget for grants and/or loans. Future funding will be based on demand.

Action: Send policy and request for appropriation of funds to City Council with Committee recommendation.

Motion: Mast

Second: McKiernan

Motion Carried

WTP Pump Station Recordation Contract

The City received quotes for a historical architectural recordation of the Water Treatment Plant pumping station. Two (2) quotes were received with the low quote of an amount not exceeding \$9,500 from Architechnics of Quincy.

Action: Send quote to City Council with Committee recommendation.

Motion: Mast

Second: McKiernan

Motion Carried

Bill Insert Policy

Legal drafted a policy that allows organizations affiliated with the City of Quincy to insert fliers into the City's water bills. Costs charged to the City by its utility bill data processor for the insertion of fliers will be reimbursed to the City by the organizations utilizing the service.

Action: Adopt policy as written.

Motion: Mast

Second: McKiernan

Motion Carried

Harrison Plaza Sewer Extension

City representatives recently met with Harrison Plaza residents to discuss the residential tapping fee for the desired sewer main extension. The Harrison Plaza residents have rejected the City's previous offers. The 5th Ward Aldermen would like to see the project move forward with a 90/10 split with the City funding the majority of the estimated \$320,000 cost of construction. The twelve (12) homeowners will each pay a \$3,000 tapping fee to connect to the public sewer. Alderman Bauer and Alderwoman McKiernan both expressed concerns that this agreement will set precedence and there are several other areas throughout the City with similar issues. Alderman Bauer also noted that the Harrison Plaza residents were offered a sewer extension in 2008 prior to the road reconstruction project but they turned the offer down at that time.

Action: Send to City Council with Committee recommendation.

Motion: Mast

Second: None

Motion Failed

Action: Send to City Council without Committee recommendation.

Motion: McKiernan

Second: Bauer

Opposed: Mast

Motion Carried

New Business

Waste Water Treatment Plant Report

Bruce Bain was present to present the report. The South Quincy Lift Station and WWTP aeration system projects continue to progress. The plant did not have any effluent violations during the month of August. Inframark officials will be on-site in September to conduct an internal audit.

Approval of Bills

There were no bills in excess of \$7,500.00 to present for approval.

Monthly Financial Reports

Conte presented and discussed the monthly financials. Revenues and expenses continue to track slightly under the projected budget. The Water Fund has \$8.8 million in cash reserves and Sewer Fund has \$9.5 million in reserves.

Capital Planning

Conte presented the five (5) year Capital Planning Report for the Water and Sewer Funds for fiscal years 2021 through 2025. The report details \$29 million in

proposed Water Fund capital improvements that will be funded with Water Fund reserves and low interest loan borrowing. The report also details \$27.6 million in proposed Sewer Fund Capital improvements that will be funded with Sewer Fund reserves and low interest loan borrowing. There is no indication that a rate will increase will be necessary other than the annual 2.5% inflation adjustment.

Waste Water Loan Authorization Ordinance

Tabled discussion for one (1) month.

Water Supply Loan Authorization ordinance

Tabled discussion for one (1) month.

North 6th Engineering Contract

The City recently requested qualifications for engineering design services for 6th Street between Maine and Vermont Streets. The City has negotiated a contract with Crawford, Murphy and Tilly of Springfield, Illinois for an amount not exceeding \$151,735. The design includes the replacement of water mains and sewer rehabilitation on 6th Street. Funds 501 and 502 will contribute \$32,762 with the remaining balance being paid with TIF monies.

Action: Send to City Council for approval with Committee recommendation.

Motion: Mast Second: McKiernan Opposed: Bauer Motion Carried

16th and State Manhole Replacement Project

The City received three (3) quotes to replace a defective manhole at the intersection of 16th and State Street. Derhake Brothers Excavating and Plumbing provided the low quote of \$7,550.00 for the project.

Action: Send quote to City Council for approval with Committee recommendation.

Motion: McKiernan Second: Mast Motion Carried

Late Additions

Conte was contacted by the IEPA concerning a permit violation by the City's biosolids/lime land applicator. The EPA will conduct an investigation into the violation. Land application has been halted until the issue is resolved.

Adjournment

With no other items to discuss, the meeting was adjourned at 6:05 p.m. on a motion and a second by Alderman McKiernan and Alderman Mast.

Respectfully submitted,

Jeffrey Conte, P.E.
Director of Utilities & Engineering
September 8, 2020