City of Bloomington Illinois

MINUTES
CITY COUNCIL - REGULAR SESSION
MONDAY, MARCH 25, 2024, 6:00 P.M.

The City Council convened in regular session in the Government Center Boardroom at 6:00 P.M. Mayor Mboka Mwilambwe called the meeting to order and led the Pledge of Allegiance ending with a moment of silent prayer/reflection.

Roll Call

Attendee Name	Title	Status
Mboka Mwilambwe	Mayor	Present
Jenna Kearns	Council Member, Ward 1	Present
Donna Boelen	Council Member, Ward 2	Present
Sheila Montney	Council Member, Ward 3	Present
John Danenberger	Council Member, Ward 4	Absent
Nick Becker	Council Member, Ward 5	Present
Cody Hendricks	Council Member, Ward 6	Present
Mollie Ward	Council Member, Ward 7	Present
Kent Lee	Council Member, Ward 8	Present
Tom Crumpler	Council Member, Ward 9	Present

Recognition/Appointments

The following item was presented:

<u>Item 5.A. Presentation of the City of Bloomington Police Department Police Officer's Commission Certificate to Kevin Steck, Cory Volz, and Robert Hilliard upon Completion of their Probationary Period, as requested by the Police Department.</u>

Police Chief, Jamal Simington, provided a brief background on each officer, as well as their accomplishments. He then recognized them for completing their probationary periods.

<u>Item 5.B. Presentation of Illinois Law Enforcement Accreditation Program (ILEAP) Accreditation Plaque to Bloomington Police Department, as requested by the Police Department.</u>

Bloomington Police Chief Simington introduced Dan Ryan Leland Grove Police Chief and 3rd Vice President of the Illinois Association of Chiefs of Police. Chief Ryan provided background on ILEAP and noted the Bloomington Police Department (BPD) was originally accredited in 2019. He stated that BPD had achieved re-accreditation and earned Tier 1 status, which only 61 Illinois agencies had received. Chief Ryan discussed the thorough accreditation review process completed by BPD and congratulated the Department on the achievement. He then presented the accreditation plaque to Chief Simington. Chief Simington recognized Lieutenant James Clesson for spearheading the re-accreditation process for BPD.

<u>Item 5.C. Proclamation for Community Development Week 2024, as requested by the Administration Department.</u>

Mayor Mwilambwe presented the Proclamation to Melissa Hon, Economic & Community Development Director. She provided a brief overview of community development efforts and encouraged the residents to participate in the 2025-2029 Consolidated Plan.

<u>Item 5.D. Proclamation for World Autism Awareness Day, as requested by the Human Resources Department.</u>

Mayor Mwilambwe presented the Proclamation to Lindsey Denny, Employment Coordinator. She discussed how the City had implemented training for nero-diversity, had become Sensory Inclusive certified, as well as First Responder certified.

<u>Item 5.E. Recognition of a Board and Commission Appointment, as requested by the Administration Department.</u>

Amanda Stutsman, Deputy City Clerk, recognized Crystal Bricker to the Cultural Commission, and Justin Tirone to the Japanese Sister City Committee.

Public Comment

Mayor Mwilambwe read a public comment statement of procedure. Karen Kinsella and Surena Fish spoke in person. No emailed public comment was received.

Public Hearings

The following was presented:

<u>Item 7.A. Public Hearing for the Fiscal Year 2025 Proposed Budget, as requested by the Finance Department.</u>

Mayor Mwilambwe opened the Public Hearing at 6:35 P.M.

City Manager, Tim Gleason, provided introductory remarks and reminded the public of the steps for budget approval and stated that the final approval was expected to appear at the April 8, 2024 Council meeting.

Scott Rathbun, Finance Director, provided a summary of the proposed Fiscal Year (FY) 2025 Budget. He noted the public hearing was a requirement in the approval process and concluded by reminding the public FY 2025 budget resources are available on the City's website.

Mayor Mwilambwe opened the floor for public comment; no one came forward.

Council Members provided no additional comments.

Mayor Mwilambwe closed the Public Hearing at 6:40 P.M.

Consent Agenda

Items listed on the Consent Agenda are approved with one motion; Items pulled by Council from the Consent Agenda for discussion are listed and voted on separately.

Council Member Ward made a motion, seconded by Council Member Boelen, to approve the Consent Agenda with the exception of Items 8.K. and 8.L.

<u>Item 8.A. Consideration and Action to Approve the Minutes of the February 26, 2024 Regular City Council Meeting, as requested by the City Clerk Department. (Recommended Motion: The proposed Minutes be approved.)</u>

Item 8.B. Consideration and Action on Approving Bills and Payroll in the Amount of $10,563,016.73, as requested by the Finance Department. (Recommended Motion: The proposed Bills and Payroll be approved.)

Item 8.C. Consideration and Action on Approving Appointments to Boards & Commissions, as requested by the Administration Department. (Recommended Motion: The proposed Appointments be approved.)

Item 8.D. Consideration and Action on an Agreement with Dewberry Engineers, Inc. for Police Department Safety and Security Improvements, in an Amount Not to Exceed $67,900, as requested by the Department of Operations & Engineering Services and the Police Department. (Recommended Motion: The proposed Agreement be approved.)

Item 8.E. Consideration and Action to Approve a Contract with GFL Environmental for the Residential and Bulk Garbage Pickup for the Leased Lots at Lake Bloomington, Beginning May 1, 2024, in the Amount of $34,646.40, as requested by the Water Department. (Recommended Motion: The proposed Contract be approved.)

Item 8.F. Consideration and Action on a Resolution Approving the First Amendment to the Fiscal Year (FY) 2023 General Resurfacing Program Agreement with Rowe Construction, A Division of United Contractors Midwest, Inc., in the Amount of $35,306.22, as requested by the Department of Operations & Engineering Services. (Recommended Motion: The proposed Resolution be approved.)

RESOLUTION NO. 2024 – 011

ON A RESOLUTION APPROVING THE FIRST AMENDMENT TO THE FISCAL YEAR (FY) 2023 GENERAL RESURFACING PROGRAM AGREEMENT WITH ROWE CONSTRUCTION, A DIVISION OF UNITED CONTRACTORS MIDWEST, INC., IN THE AMOUNT OF $35,306.22

Item 8.G. Consideration and Action on a Resolution Adopting the Official 2023 Zoning Map for the City of Bloomington, Which Supersedes and Replaces the Official 2022 Zoning Map Adopted by Council on March 27, 2023, as requested by the Economic & Community Development Department. (Recommended Motion: The proposed Resolution be approved.)

RESOLUTION NO. 2024 – 012

A RESOLUTION ADOPTING THE OFFICIAL 2023 ZONING MAP FOR THE CITY OF BLOOMINGTON, WHICH SUPERSEDES AND REPLACES THE OFFICIAL 2022 ZONING MAP ADOPTED BY COUNCIL ON MARCH 27, 2023

Item 8.H. Consideration and Action on Approving a Resolution Waiving the Formal Bidding Requirements and Approving a Contract with Republic Services for Receipt of Construction & Demolition Materials, as requested by the Public Works Department. (Recommended Motion: The proposed Resolution be approved.)

RESOLUTION NO. 2024 – 013

A RESOLUTION WAIVING THE FORMAL BIDDING REQUIREMENTS AND APPROVING A CONTRACT WITH REPUBLIC SERVICES FOR RECEIPT OF CONSTRUCTION & DEMOLITION MATERIALS

Item 8.I. Consideration and Action on an Ordinance Approving a Zoning Map Amendment from the B-1 (General Commercial) District with the S-4 (Historic Preservation District) Overlay, to the B-1 (General Commercial) District without the S-4 Zoning Overlay, for the Property Located at 1002 S. Main Street, as requested by the Economic &

Community Development Department. (Recommended Motion: The proposed Ordinance be approved.)

ORDINANCE NO. 2024 – 013

AN ORDINANCE APPROVING A ZONING MAP AMENDMENT FROM THE B-1 (GENERAL COMMERCIAL) DISTRICT WITH THE S-4 (HISTORIC PRESERVATION DISTRICT) OVERLAY, TO THE B-1 (GENERAL COMMERCIAL) DISTRICT WITHOUT THE S-4 ZONING OVERLAY, FOR THE PROPERTY LOCATED AT 1002 S. MAIN STREET

Item 8.J. Consideration and Action on an Ordinance Approving a Special Use Permit for an Assisted Living Facility in the B-1 (General Commercial) District, for Three Acres of Property Generally Located Immediately South of and Adjacent to the Property Located at 1302 Martin Luther King Drive, as requested by the Economic & Community Development Department. (Recommended Motion: The proposed Ordinance be approved.)

ORDINANCE NO. 2024 – 014

AN ORDINANCE APPROVING A SPECIAL USE PERMIT FOR AN ASSISTED LIVING FACILITY IN THE B-1 (GENERAL COMMERCIAL) DISTRICT, FOR THREE ACRES OF PROPERTY GENERALLY LOCATED IMMEDIATELY SOUTH OF AND ADJACENT TO THE PROPERTY LOCATED AT 1302 MARTIN LUTHER KING DRIVE

Item 8.K. was pulled from the Consent Agenda at the request of the Applicant.

Item 8.L. was pulled from the Consent Agenda by Council Member Kearns.

Item 8.M. Consideration and Action on an Application from Taqueria Porton, Inc., located at 901 N. Main St., Requesting Approval of the Creation of a Class RBS (Restaurant, Beer & Wine Only, and Sunday Sales) Liquor License, as requested by the City Clerk Department. (Recommended Motion: The proposed License Creation be approved.)

Mayor Mwilambwe directed the Clerk to call roll:

AYES: Kearns, Boelen, Montney, Becker, Hendricks, Ward, Lee, Crumpler

Motion carried.

Items Pulled from Consent Agenda

The following item was pulled by Council Member Kearns:

Item 8.L. Consideration and Action on an Ordinance Approving Text Amendments to the Zoning Code of the City of Bloomington (Chapter 44) Relating to Accessory Uses, Fencing Requirements, Parking Requirements, and Definition and Figure Clarifications, and adding to the Schedule of Fees (Chapter 1), as requested by the Economic & Community Development Department.

Council Member Kearns explained that she pulled the Item to recognize the parking minimum adjustments, which had aided in affordable housing measures. She strongly encouraged the elimination of parking minimums.

Melissa Hon, Economic & Community Development Director, shared that staff continued to consider alternative parking regulations and was approving changes at an incremental rate to further evaluate challenges.

Mayor Mwilambwe expressed appreciation staff’s incremental approach.

Council Member Kearns made a motion, seconded by Council Member Boelen, to approve Item 8.L. as presented.

Mayor Mwilambwe directed the Clerk to call roll:

AYES: Kearns, Boelen, Montney, Becker, Hendricks, Ward, Lee, Crumpler

Motion carried.

ORDINANCE NO. 2024 – 015

AN ORDINANCE APPROVING TEXT AMENDMENTS TO THE ZONING CODE OF THE CITY OF BLOOMINGTON (CHAPTER 44) RELATING TO ACCESSORY USES, FENCING REQUIREMENTS, PARKING REQUIREMENTS, AND DEFINITION AND FIGURE CLARIFICATIONS, AND ADDING TO THE SCHEDULE OF FEES (CHAPTER 1)

The following item was pulled at the request of the Applicant:

Item 8.K. Consideration and Action on an Ordinance Approving a Site Plan for Multiple-Family Dwellings in the D-2 (Downtown Transitional) District, for the Properties Known as 408 E. Washington Street and 401 E. Jefferson Street, as requested by the Economic & Community Development Department.

Mayor Mwilambwe noted the Item had been pulled from the Consent Agenda at the request of the Applicant and that it may appear before Council at a later date.

Regular Agenda

The following item was presented:

Item 9.A. Presentation of the Bloomington Parks & Recreation Department's 2024 Summer Offerings and Annual Services, as requested by the Parks & Recreation Department and the Administration Department.

City Manager Gleason introduced the Item and commended Eric Veal, Parks & Recreation Director, and David Lamb, Parks & Recreation Assistant Director, for their diligent efforts over the past few years in revitalizing the Department and fostering successful programs. He then recognized all the staff in attendance from the Parks & Recreation Department. A video was played that provided an overview of the Department, as well as upcoming events.

Mr. Veal and Mr. Lamb went into more detail on each division of their Department, discussing their roles and some of the benefits the Department contributes to the community. They outlined new offerings, project developments, and upcoming projects for each division. Mr. Veal recognized staff's work towards Miller Park Zoo's Association of Zoos & Aquariums (AZA) Accreditation. Mr. Lamb then highlighted that the City had received its 37th Tree City USA designation, as well as the Tree City USA Growth Award, which only 15% of communities nationwide had received. They ended recognizing their staff present.

Council Member Kearns expressed excitement for the update to the O'Neil Aquatics Center and asked for additional information on the Preferred Urban Tree List.

Mr. Lamb and Mayor Mwilambwe discussed why particular trees were on the Preferred Urban Tree List. They discussed how they proved were known to be hearty and able to consistently thrive in urban environments. Mr. Lamb mentioned that they also do not tap into water or sewer systems.

Council Member Montney expressed appreciation for the Department's work in hosting events and continuing community programs.

Council Member Ward echoed appreciation for the O'Neil Aquatics Center. She and Mr. Veal discussed funding assistance available for O'Neil Aquatics Center membership, as well as the splash pad at the Center.

Council Member Ward and Mr. Lamb discussed the City's free mulch program and highlighted that it was for residential use only.

Council Member Lee expressed appreciation for plans to expand the skate park.

Mayor Mwilambwe reiterated thanks to Parks & Recreation staff for their work to enhance and maintain the community for all residents.

Finance Director's Report

City Manager Gleason introduced Scott Rathbun, Finance Director, and asked him to address Council.

Mr. Rathbun reminded the community that the numbers he would be presenting were about two months behind due to reporting. He presented the FY Financial Summary as of February 2024 and highlighted various revenues comparing them to last year's figures. He then discussed year-to-date figures and encumbrances, defining encumbrance for the community. He briefly went over major tax revenues, General Fund Revenues and Expenditures, and Enterprise Funds highlighting the Arena Revenue Fund as it related to the facility and entertainment sides. He concluded his presentation by noting where the community could locate the City's budget materials online.

Council Member Montney and Mr. Rathbun discussed pre-COVID loss of revenue compared to current figures. They then talked about the possibility of similar benchmarks of entertainment venues in other municipalities.

City Manager's Discussion

City Manager Gleason shared a video highlighting upcoming events. He wished the community a blessed Easter.

Mayor's Discussion

No comments were made.

Council Member's Discussion

Council Member Crumpler discussed the McLean County Housing Coalition Update. He expressed concern regarding landlords overcharging and evicting residents especially those associated with the Immigration Project.

Executive Session

No Executive Session was held.

Adjournment

Council Member Boelen made a motion, seconded by Council Member Hendricks, to adjourn the meeting.

Mayor Mwilambwe directed the Clerk to call roll:

Motion carried (viva voce).

The meeting adjourned at 7:42 P.M.

CITY OF BLOOMINGTON

Mboka Mwilambwe

Mboka Mwilambwe, Mayor

ATTEST

Amanda Stutsman

Amanda Stutsman, Deputy City Clerk