



City Council Meeting Agenda

1. Call To Order, Pledge To Flag, Pastoral Prayer, Roll Call

The City of Monticello does not endorse religious faith. The prayer is intended to lend solemnity to the public meeting and invite an attitude of respect and consideration.

2. Public Participation

This is an opportunity for the public to provide public comment to the Presiding Officer. Those wishing to speak are required to sign in prior to commencement of the meeting and must address the Council from the seat and table provided. The public comments must comply with Ordinance 2014-02 and be limited to 5 minutes or less.

3. Consent Agenda - Approval Of Documents And Action Items As Listed:

3.1. Claims Report - Claims Dated August 9, 2016 Through August 22, 2016

Documents:

[CLAIMS REPORT 8.9.16 THROUGH 8.22.16.PDF](#)

4. Mayor's Report

5. Old Business

6. New Business

6.1. Mayoral Appointment - Fire Department New Volunteer Firefighter Appointments

City Council Will Consider filling two current vacancies on the city fire department.

6.2. Ordinance 2016-51 An Ordinance Granting A Variance To 816 E. High Street

This ordinance would grant a variance to the distance separation requirement for a main building and an accessory building.

Documents:

[2016-51 MEMO AND SUPPORTING DOCS.PDF](#)
[2016-51.PDF](#)

6.3. Ordinance 2016-52 An Ordinance Granting A Variance To 119 E. Bond Street

This ordinance would grant a variance to the maximum height for a fence located within a front-yard setback.

Documents:

[2016-52 MEMO AND SUPPORTING DOCS.PDF](#)
[2016-52.PDF](#)

6.4. Ordinance 2016-53 An Ordinance Concerning Liquor Licenses

This ordinance would create an additional Class C Liquor license for Pizza Hut of Monticello.

Documents:

[2016-53 MEMO.PDF](#)
[2016-53.PDF](#)

6.5. Ordinance 2016-54 Libation Area For East End Tavern

This ordinance creates the libation area and defines logistics, and the indemnity/hold harmless will be separate.

Documents:

[2016-54 MEMO.PDF](#)
[2016-54.PDF](#)

6.6. Resolution 2016-55 Indemnity And Hold Harmless Agreement For East End Tavern LLC

This resolution allows the city to enter into an indemnity and hold harmless agreement for the libation area that East End Tavern LLC has requested on public property.

Documents:

[2016-55 MEMO.PDF](#)
[2016-55.PDF](#)

6.7. Resolution 2016-56 A Resolution Approving A Contract For Cured In Place Sewer Lining Improvements

Documents:

[CC MEMORANDUM 2016-56.PDF](#)
[RESOLUTION 2016-56 SEWER LINING PROJECT 4851-3941-8935.PDF](#)

6.8. Ordinance 2016-57 An Ordinance Adopting A Master Design And Plan For Nick's Community Park

This ordinance approved the final master plan design for redevelopment and improvement of Nick's Community Park.

Documents:

[2016-57 MEMO.PDF](#)
[2016-57.PDF](#)

7. Aldermen's Report

8. Police Chief's Report

9. City Administrator's Report

10. City Council Meeting Adjournment

Report Criteria:

Invoices with totals above \$0.00 included.
Paid and unpaid invoices included.

Vendor Name	Description	Net Invoice Amount	Amount Paid	GL Account Number
GENERAL FUND				
ADMINISTRATION				
CINTAS	UNIFORMS	91.28	.00	01-51134-00
BATTERY SOLUTIONS	BATTERY RECYCLING	74.95	.00	01-51164-00
CARDMEMBER SERVICE	MISC SUPPLIES	44.70-	.00	01-51164-00
NIEMANN FOODS INC	MISC SUPPLIES	35.16	.00	01-51164-00
STEPHENS, KATHERINE	OFFICE CLEANING	325.00	.00	01-51164-00
CINTAS	SUPPLIES	157.16	.00	01-51171-01
INTEGRATED PEST MANAGEMENT	PEST CONTROL/MUN.BLDG	40.00	.00	01-51171-01
AREA-WIDE TECHNOLOGIES	MONTHLY MAINTENANCE	175.00	.00	01-51171-03
AREA-WIDE TECHNOLOGIES	MONTHLY MAINTENANCE	892.90	.00	01-51171-03
CARDMEMBER SERVICE	MISC SUPPLIES	75.98	.00	01-51171-05
ARAMARK UNIFORM & CAREER APPAREL	MATS L C	67.80	.00	01-51171-07
INTEGRATED PEST MANAGEMENT	PEST CONTROL LC	65.00	.00	01-51171-07
NEWS GAZETTE	LEGAL NOTICE	101.43	.00	01-51172-01
FARNSWORTH GROUP INC	TRACT 8 ENGINEERING	736.25	.00	01-51172-03
FARNSWORTH GROUP INC	TRANSFER STATION	38.75	.00	01-51172-03
BENEFIT PLANNING CONSULTANTS	HRA/COBRA SERVICES	182.60	.00	01-51172-04
FRONTIER	TELEPHONE	112.01	.00	01-51173-00
FRONTIER	FAX LINE	7.32	.00	01-51173-00
TOUCHTONE COMMUNICATIONS	LONG DISTANCE	3.82	.00	01-51173-00
AMEREN IP	ELECTRIC/GAS	412.59	.00	01-51175-00
AMEREN IP	ELECTRIC/GAS	582.58	.00	01-51175-00
MONTICELLO CITY UTILITY SERV	WATER	77.45	.00	01-51175-00
AMEREN IP	ELECTRIC/GAS	265.98	.00	01-51175-01
CARDMEMBER SERVICE	SYMPOSIUM CONF JP MM	299.99	.00	01-51176-00
NIEMANN FOODS INC	MISC SUPPLIES	47.03	.00	01-51176-00
AMERICAN PLANNING ASSOC	ANNUAL DUES	238.00	.00	01-51177-00
Total ADMINISTRATION:		5,061.33	.00	
POLICE				
GALLS	UNIFORMS	27.94	.00	01-51334-00
CARDMEMBER SERVICE	MISC SUPPLIES	287.82	.00	01-51364-00
GENERAL FENCE CO	IMPOUND LOT FENCING	559.65	.00	01-51371-01
INTEGRATED PEST MANAGEMENT	PEST CONTROL POLICE	40.00	.00	01-51371-01
AREA-WIDE TECHNOLOGIES	COMPUTER SUPPORT	300.00	.00	01-51371-03
CARDMEMBER SERVICE	MISC SUPPLIES	61.59	.00	01-51371-03
PROGRESSIVE MICROTECHNOLOGY, INC	EVIDENCE TRACKER SUPPORT	495.00	.00	01-51371-03
MONTICELLO CAR WASH	CAR TOKENS	100.00	.00	01-51371-05
FOLTZ & RUIPIER	LEGALS FEES	350.02	.00	01-51372-01
MEYER CAPEL	UNION NEGOTIATIONS	664.80	.00	01-51372-01
L.A.W. PUBLICATIONS	RENEWAL	229.00	.00	01-51372-05
ANIMAL HOSPITAL OF MONTICELLO	KENNEL FEES	2,444.84	.00	01-51372-07
FRONTIER	TELEPHONE	56.26	.00	01-51373-00
TOUCHTONE COMMUNICATIONS	LONG DISTANCE	3.82	.00	01-51373-00
AMEREN IP	ELECTRIC/GAS	638.58	.00	01-51375-00
CARDMEMBER SERVICE	MISC SUPPLIES	31.84	.00	01-51377-00
HOLY FAMILY MEDICAL CENTER	NARCAN	62.00	.00	01-51377-00
Total POLICE:		6,353.16	.00	
FIRE				
FRONTIER	TELEPHONE	1.72	.00	01-51473-00

Vendor Name	Description	Net Invoice Amount	Amount Paid	GL Account Number
Total FIRE:		1.72	.00	
PUBLIC WORKS				
CINTAS	UNIFORMS	421.36	.00	01-51534-00
ILLINI CONTRACTORS SUPPLY INC	SUPPLIES	48.86	.00	01-51543-00
PIATT COUNTY SERVICE CO	FUEL	90.81	.00	01-51561-00
CARDMEMBER SERVICE	MISC SUPPLIES	53.98	.00	01-51564-00
NIEMANN FOODS INC	MISC SUPPLIES	13.06	.00	01-51564-00
PIATT COUNTY SERVICE CO	MISC SUPPLIES	181.75	.00	01-51564-00
KAREN GENTRY	MILEAGE/BEAUTIFICATION	180.36	.00	01-51564-08
NIEMANN FOODS INC	MISC SUPPLIES	29.94	.00	01-51564-08
PRAIRIE MATERIAL	MISC SUPPLIES	371.70	.00	01-51564-08
CINTAS	SUPPLIES	115.36	.00	01-51571-01
CARDMEMBER SERVICE	MISC SUPPLIES	74.49	.00	01-51571-02
DOBSON AUTOMOTIVE INC	VEHC MAINT	30.00	.00	01-51571-02
HOGAN GRAIN INC	SPRAYER PARTS	163.75	.00	01-51571-02
PIATT COUNTY SERVICE CO	VEH MAINT	443.60	.00	01-51571-02
RICK RIDINGS FORD MERCURY	VEHC MAINT	70.17	.00	01-51571-02
GERDAU	MISC SUPPLIES	718.50	.00	01-51571-06
ICD IRONHORSE INC	CONCRETE DISPOSAL	260.00	.00	01-51571-06
PRAIRIE MATERIAL	MISC SUPPLIES	477.90	.00	01-51571-06
PRAIRIE MATERIAL	MISC SUPPLIES	532.15	.00	01-51571-06
PDC/AREA COMPANIES	MUNICIPAL WASTE	602.76	.00	01-51572-07
FRONTIER	TELEPHONE	69.71	.00	01-51573-00
TOUCHTONE COMMUNICATIONS	LONG DISTANCE	3.82	.00	01-51573-00
AMEREN IP	ELECTRIC/GAS	650.98	.00	01-51575-00
MONTICELLO CITY UTILITY SERV	WATER/PW	21.74	.00	01-51575-00
MONTICELLO CITY UTILITY SERV	WATER/PW	79.10	.00	01-51575-00
AMEREN IP	ELECTRIC/GAS	7,276.99	.00	01-51575-02
AMEREN IP	ELECTRIC/GAS	109.06	.00	01-51575-03
Total PUBLIC WORKS:		13,091.90	.00	
RECREATION				
CINTAS	UNIFORMS	17.92	.00	01-51634-00
HOSS SALES AND SERVICE	TIRE REPAIR	16.00	.00	01-51671-02
FRONTIER	TELEPHONE	76.58	.00	01-51673-02
FRONTIER	TELEPHONE	76.54	.00	01-51673-03
AMEREN IP	ELECTRIC/GAS	64.17	.00	01-51675-01
MONTICELLO CITY UTILITY SERV	WATER DOG PARK	11.37	.00	01-51675-01
AMEREN IP	ELECTRIC/GAS	322.05	.00	01-51675-02
MONTICELLO CITY UTILITY SERV	WATER BALL PARK	46.11	.00	01-51675-02
AMEREN IP	ELECTRIC/GAS	163.58	.00	01-51675-03
MONTICELLO CITY UTILITY SERV	WATER/RANGE	141.07	.00	01-51675-03
AMEREN IP	ELECTRIC/GAS	168.41	.00	01-51675-04
MONTICELLO CITY UTILITY SERV	WATER	256.73	.00	01-51675-04
MONTICELLO CITY UTILITY SERV	WATER	34.82	.00	01-51675-04
CARDMEMBER SERVICE	MISC SUPPLIES	1,256.00	.00	01-51678-03
B & A SCREEN PRINTING	TSHIRTS	130.45	.00	01-51678-11
BSN SPORTS	BALL SUPPLIES	2,115.23	.00	01-51678-11
Total RECREATION:		4,897.03	.00	
AQUATIC CENTER/POOL				
NIEMANN FOODS INC	CONCESSIONS	95.55	.00	01-51765-00
SAM'S CLUB	CONCESSIONS	634.13	.00	01-51765-00
SCHWAN'S HOME SERVICE	CONCESSIONS	302.89	.00	01-51765-00

Vendor Name	Description	Net Invoice Amount	Amount Paid	GL Account Number
FRONTIER	TELEPHONE	1.82	.00	01-51773-00
AMEREN IP	ELECTRIC/GAS	1,350.05	.00	01-51775-00
MONTICELLO CITY UTILITY SERV	WATER/POOL	771.82	.00	01-51775-00
MONTICELLO CITY UTILITY SERV	WATER/POOL	241.98	.00	01-51775-00
CARDMEMBER SERVICE	POOL SUPPLIES	350.00	.00	01-51778-01
MENARDS-CHAMPAIGN	POOL SUPPLIES	27.16	.00	01-51778-01
Total AQUATIC CENTER/POOL:		3,775.40	.00	
CAPITAL IMPROVEMENTS DEPT				
FARNSWORTH GROUP INC	NICKS PARK ENGINEERING	2,848.00	.00	01-51880-33
Total CAPITAL IMPROVEMENTS DEPT:		2,848.00	.00	
Total GENERAL FUND:		36,028.54	.00	
WATER WORKS				
WATER WORKS				
CINTAS	UNIFORMS	79.72	.00	02-52134-00
COMPASS MINERALS AMERICA	SOFTENER SALT	2,645.52	.00	02-52162-02
WATER SOLUTIONS UNLIMITED	PHOSPHATE	2,114.00	.00	02-52162-04
IMCO UTILITY SUPPLY CO	WATER PARTS	150.00	.00	02-52164-00
IMCO UTILITY SUPPLY CO	WATER PARTS	45.45	.00	02-52164-00
MYRL S CHAPLIN	TESTING	75.00	.00	02-52164-00
NIEMANN FOODS INC	MISC SUPPLIES	40.71	.00	02-52164-00
EASYPERMIT POSTAGE	POSTAGE	561.19	.00	02-52164-01
BILL ABBOTT INC	CAR MAINT	69.89	.00	02-52171-02
PIATT COUNTY SERVICE CO	VEH MAINT	187.58	.00	02-52171-02
AREA-WIDE TECHNOLOGIES	COMPUTER SUPPORT	50.00	.00	02-52171-04
U S A BLUE BOOK	WATER SUPPLIES	138.35	.00	02-52171-05
FASPRINT	SHIPPING	16.66	.00	02-52172-05
FASPRINT	SHIPPING	16.74	.00	02-52172-05
FASPRINT	SHIPPING	124.01	.00	02-52172-05
FASPRINT	SHIPPING	16.66	.00	02-52172-05
P D C LABORATORIES INC	TESTING	229.00	.00	02-52172-05
FRONTIER	TELEPHONE	1.94	.00	02-52173-00
AMEREN IP	ELECTRIC/GAS	2,280.00	.00	02-52175-00
AMEREN IP	ELECTRIC/GAS	107.20	.00	02-52175-00
CARDMEMBER SERVICE	SYMPOSIUM CONF BC	99.99	.00	02-52177-00
MIDWEST METER INC	NEW METER.	891.00	.00	02-52180-03
ESCA CONSULTANTS INC	STODDARD CT WATERMAIN PRJ	172.00	.00	02-52180-16
ESCA CONSULTANTS INC	CFH ALLEY	703.00	.00	02-52180-17
FEHR GRAHAM	WTP STORAGE TANK REPLACEMENT	1,554.00	.00	02-52180-18
Total WATER WORKS:		12,369.61	.00	
Total WATER WORKS:		12,369.61	.00	
SANITATION				
SANITATION				
CINTAS	UNIFORMS	137.92	.00	04-54734-00
ILLINI CONTRACTORS SUPPLY INC	SUPPLIES	79.00	.00	04-54743-00
HAWKINS INC	PLANT CHEMICALS	829.41	.00	04-54762-00
NIEMANN FOODS INC	MISC SUPPLIES	109.49	.00	04-54764-00
EASYPERMIT POSTAGE	POSTAGE	561.19	.00	04-54764-07
CINTAS	SUPPLIES	34.92	.00	04-54771-01
MOTION INDUSTRIES	EQUIPT MAINT	146.09	.00	04-54771-01
PIATT COUNTY SERVICE CO	VEH MAINT	221.80	.00	04-54771-02

Vendor Name	Description	Net Invoice Amount	Amount Paid	GL Account Number
CONTINENTAL RESEARCH CORP	BACTO DOSE	516.98	.00	04-54771-03
FRONTIER	TELEPHONE	374.12	.00	04-54773-00
TOUCHTONE COMMUNICATIONS	LONG DISTANCE	3.82	.00	04-54773-00
AMEREN IP	ELECTRIC/GAS	3,858.12	.00	04-54775-00
MONTICELLO CITY UTILITY SERV	WATER/WWTP	113.59	.00	04-54775-00
PDC/AREA COMPANIES	SLUDGE	33.63	.00	04-54778-01
FEHR GRAHAM	QUALITY CONTROL REVIEW SLIP LINING BI	544.00	.00	04-54780-01
NORFOLK SOUTHERN RAILWAY CO	LAND LEASE	54.00	.00	04-54780-01
MIDWEST METER INC	NEW METER.	891.00	.00	04-54780-02
ESCA CONSULTANTS INC	CFH ALLEY	703.00	.00	04-54780-17
Total SANITATION:		9,212.08	.00	
Total SANITATION:		9,212.08	.00	
MOTOR FUEL TAX EXPENDITURES				
ESCA CONSULTANTS INC	MFT ENG	972.00	.00	05-55173-02
ESCA CONSULTANTS INC	INDEPENDENCE MFT	1,080.00	.00	05-55173-03
Total EXPENDITURES:		2,052.00	.00	
Total MOTOR FUEL TAX:		2,052.00	.00	
WORKING CASH ACCOUNT				
FEHR GRAHAM	WWTP PROJECT ENGINEERING	29,854.75	.00	06-46080-00
Total :		29,854.75	.00	
Total WORKING CASH ACCOUNT:		29,854.75	.00	
TIF I & TIF II EXPENDITURES				
CARDMEMBER SERVICE	ITIA MEM REGISTRATION	550.00	.00	07-57280-72
Total EXPENDITURES:		550.00	.00	
Total TIF I & TIF II:		550.00	.00	
Grand Totals:		90,066.98	.00	

Vendor Name	Description	Net Invoice Amount	Amount Paid	GL Account Number
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Dated: _____

Mayor: _____

City Council: _____

City Recorder: _____

Report Criteria:

Invoices with totals above \$0.00 included.

Paid and unpaid invoices included.



CITY COUNCIL MEETING MEMORANDUM

ITEM: Ordinance 2016-51; Variance Request – 816 E. High Street	DEPARTMENT: City Administration
AGENDA SECTION: New Business	SUBMITTED BY: Callie Jo McFarland, Community Development Director
ATTACHMENTS: (X) Ordinance (X) OTHER SUPPORTING DOCUMENTS	DATE: August 19, 2016

BACKGROUND:

William Summers has plans to construct a single family residence on the property at 816 E. High Street. The property already has an existing detached garage, which Mr. Summers would like to leave intact. Mr. Summers wishes to construct the residence in accordance with plans submitted. The plans for the residence have a covered porch on the north side/rear of the property, which would make the distance separating the residence and the garage 3’6”.

The City of Monticello Zoning Ordinance states a detached accessory building shall not be located within 10 feet of the main building (§153.020(B)(4), City of Monticello Municipal Code, Zoning Regulations). In order to comply with the Municipal Code and be able to construct the proposed residence, Mr. Summers is seeking a variance to reduce the necessary distance between a main building and an accessory building from 10’ to 3’6”.

Public notices were published in both the News Gazette and the Piatt County Journal Republican, and certified mailings were sent to all adjacent property owners as required by state Statute. A public hearing was held at the Planning and Zoning Board meeting on August 15th, 2016, with no public comment made. The Planning & Zoning Board voted to recommend approval 5 yes, 0 no, 1 abstain, 1 absent.

RECOMMENDED ACTION:

It is recommended that the City Council discuss and vote on whether to approve or deny this and variance request.

MOTION FOR MONTICELLO PLANNING & ZONING BOARD
Mr. William Summers (owner) - 816 E. High Street

WHEREAS, the City of Monticello, pursuant to the authority conferred by the Statutes of the State of Illinois, has established certain standards and procedures for zoning and the use of land within the Corporate Limits of the City of Monticello; and,

WHEREAS, William Summers, owner of property legally described as:

Block 18, west 50 feet of Lot 7, Keenan's East Addition to Monticello, Section 52, Township 9, Range 56. Property commonly known as 816 E. High Street, Monticello, Piatt County, Illinois.

Is seeking a variance to the regulations for an accessory building in an Urban Residential- RD zoned district.

WHEREAS, the variation required is as follows:

A variance to distance requirements for an accessory building to a main building, reducing the distance from 10' to 3'6";

WHEREAS, the City of Monticello Zoning Administrator has reviewed the petitioner's request for a variance and has submitted the petition and supporting documents to the Planning & Zoning Board; and

WHEREAS, the Planning & Zoning Board has held a public hearing on August 15th, 2016 concerning this matter and comment from the public was solicited and received; and

WHEREAS, the Planning & Zoning Board has reviewed the evidence submitted, including the Application for Variance and other supporting documents, and has considered all the available testimony and facts regarding the subject request.

BE IT THEREFORE RESOLVED this 15th day of August, 2016 that the City of Monticello Planning & Zoning Board makes the following recommendation to the City Council of the City of Monticello:

(Approval) (Denial) of the variation, as follows, to the accessory building requirements in an RD district;

A variance to distance requirements for an accessory building to a main building, reducing the distance from 10' to 3'6";

The Planning & Zoning Board does further set forth the following findings of facts concerning the request variance:

1. All procedural matters have been properly complied with.
2. The City of Monticello Zoning Administrator has prepared and submitted background information relevant to this case.
3. That special circumstances or conditions apply to the land for which a variation is

sought.

4. Any special circumstances have not resulted from an act of the applicant subsequent to the adoption of the Zoning Ordinance.

5. Special circumstances do exist such that a strict application of the provisions of the Zoning Ordinance would deprive the applicant of reasonable use of his or her land.

6. The variations requested are necessary for a reasonable use of the land for the desired purpose.

7. The variations requested are in general harmony with the general purposes of intent of the Zoning Ordinance.

8. The variations granted will not be injurious to the neighborhood, detrimental to the public welfare, or in conflict with other City ordinances or codes.

A handwritten signature in cursive script, appearing to read "Marilyn R. Austin", written over a horizontal line.

Chairman, Planning & Zoning Board
City of Monticello

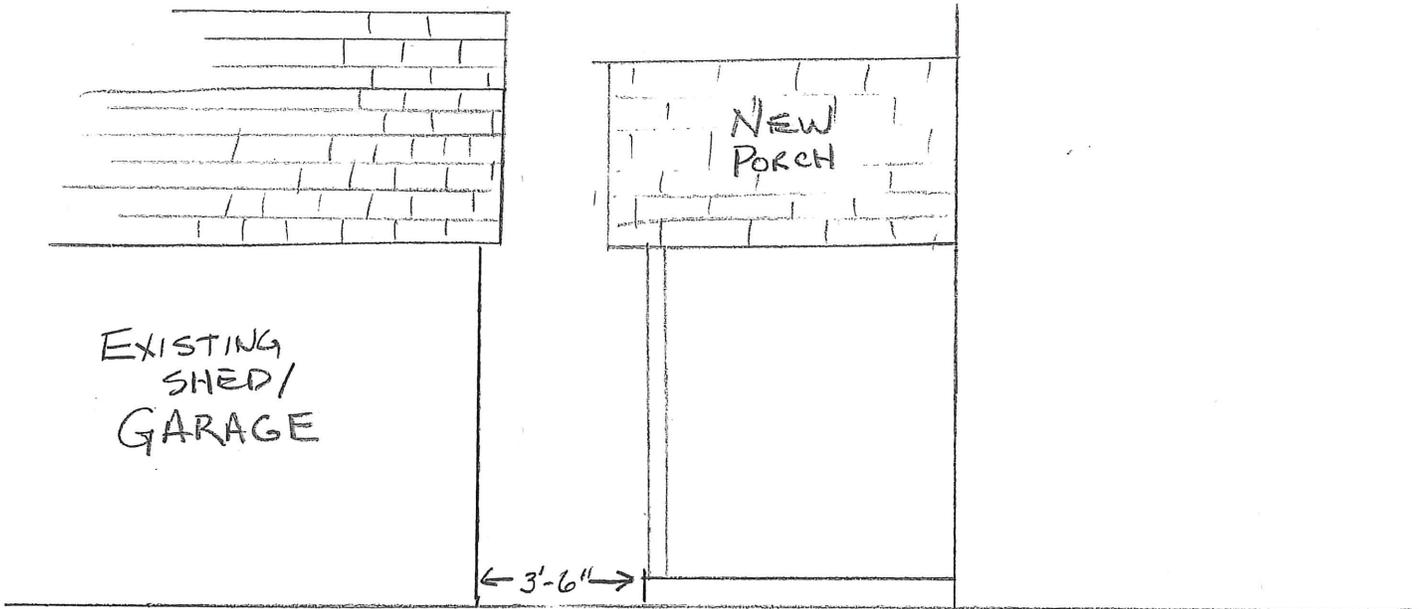
Aerial Image. Please note; trailer on image has been removed.



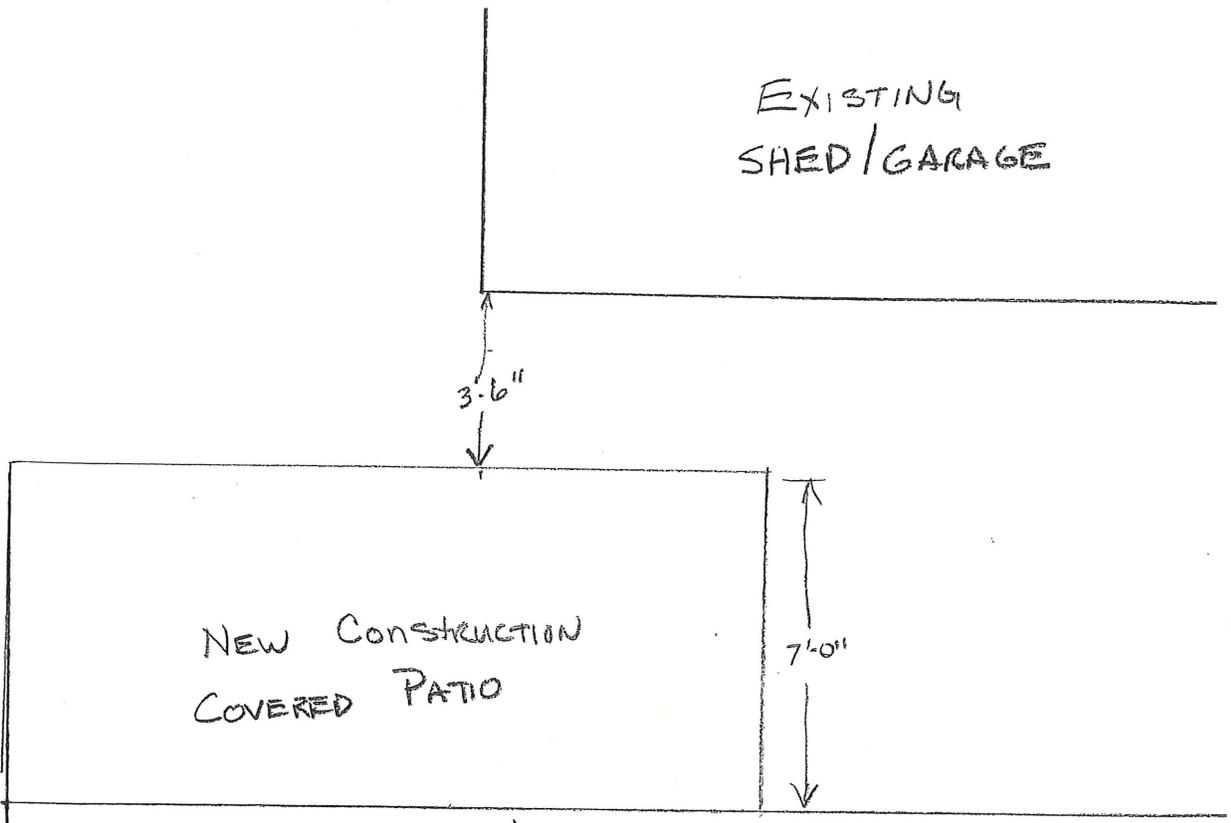
Streetview image.



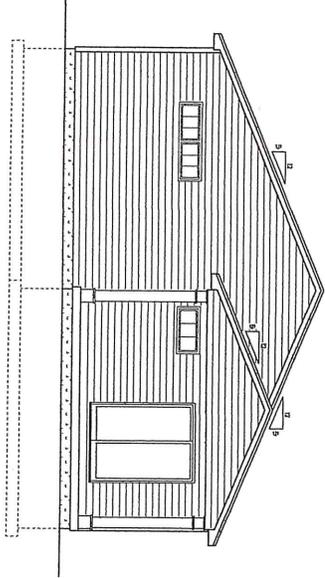
ELEVATION



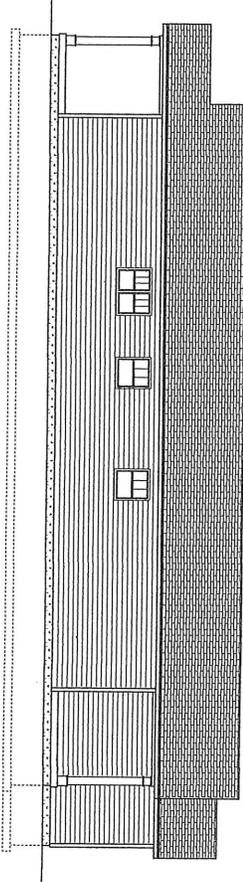
FLOOR PLAN



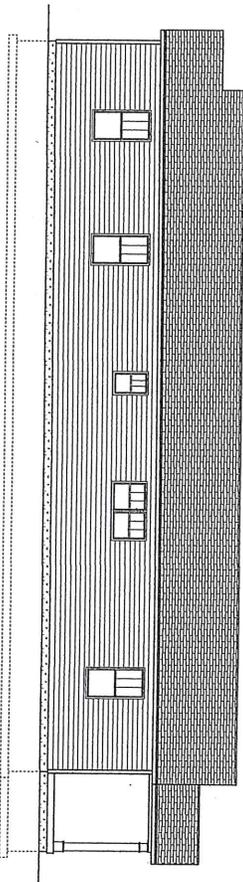
REAR ELEVATION
SCALE: 1/4" = 1'-0"



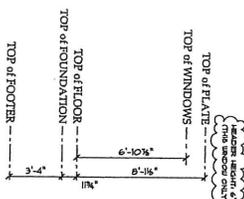
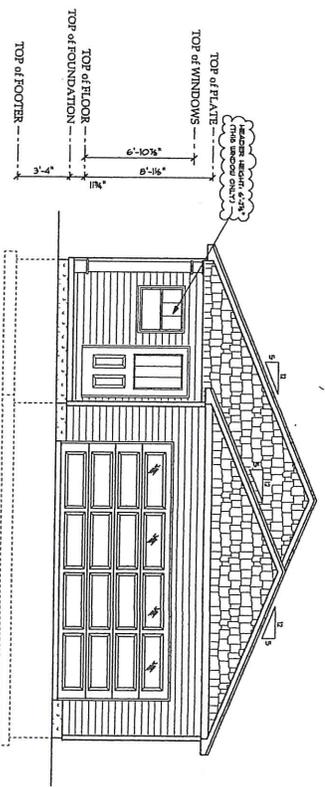
LEFT ELEVATION
SCALE: 3/16" = 1'-0"



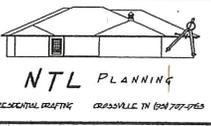
RIGHT ELEVATION
SCALE: 3/16" = 1'-0"



FRONT ELEVATION
SCALE: 1/4" = 1'-0"



FINAL REVISED DRAWINGS
per JOE WIRTH 5/16/16



WIRTH CONST. INC.
SUMMERS RESIDENCE
LOT 816 E. HIGH STREET
MONTICELLO, ILLINOIS

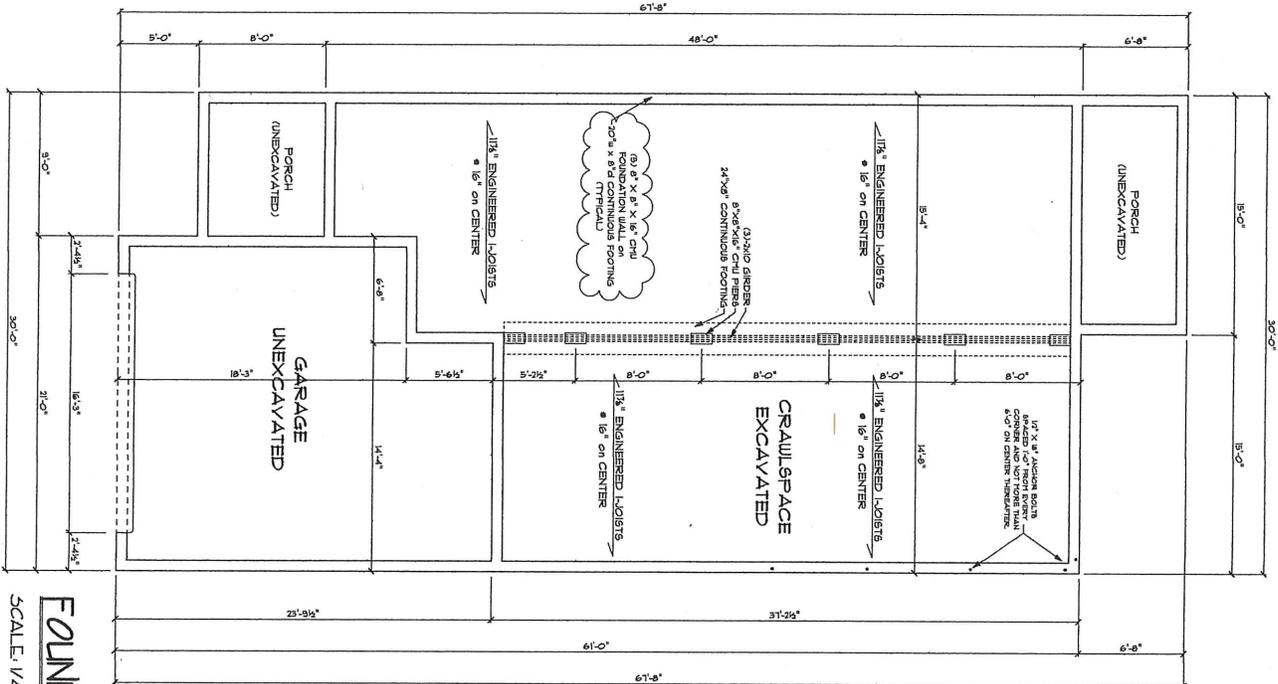
ELEVATIONS

FIRST FLOOR AREA:	1,233 SQFT
SECOND FLOOR AREA:	NA
TOTAL LIVING AREA:	1,233 SQFT
GARAGE AREA:	480 SQFT
COVERED PORCH(es) AREA:	172 SQFT
FINISHED BASEMENT AREA:	NA
UNFINISHED BASEMENT AREA:	NA

THESE GENERAL DRAWINGS ARE NOT PRODUCED BY AN ARCHITECT OR ENGINEERING FIRM. BEFORE CONSTRUCTION CUSTOMER SHOULD CONSULT A CONTRACTOR OR AN ARCHITECT TO DETERMINE IF THESE DRAWINGS NEED TO BE CHANGED TO SATISFY: 1) STATE OR LOCAL BUILDING CODES/REGULATIONS 2) THE PROJECT'S STRUCTURAL REQUIREMENTS OR 3) EXISTING CONDITIONS SPECIFIC TO THIS SITE. NTL Planning ASSUMES NO RESPONSIBILITY FOR CLAIMS OR DAMAGES ARISING FROM ERRORS, OMISSIONS, DEFICIENCIES, OR DEFECTS OF THE DRAWINGS. ALL WRITTEN CONTRACTS & SPECIFICATIONS OVERRIDE THESE DRAWINGS.

DATE:	MAY 2016
DRAWN BY:	DLS
SCALE:	AS NOTED
REVISED:	
REVISED:	

SHEET
1
of 5 SHEETS



FOUNDATION PLAN
SCALE: 1/4" = 1'-0"

5-BLOCK CRAWL

GENERAL NOTES:

1. ALL FOUNDATION WALLS TO BE 8" X 8" CMU, 4" THICK, WITH 1/2" REINFORCING BARS AT 16" ON CENTER. ALL FOUNDATION WALLS TO BE 30" X 8" REINFORCED CONCRETE, MINIMUM 3000 PSI STRENGTH. ALL FOUNDATION WALLS TO BE 4" THICK. ALL FOUNDATION WALLS TO BE 4" THICK. ALL FOUNDATION WALLS TO BE 4" THICK.

2. ALL FOUNDATION WALLS TO BE 4" THICK. ALL FOUNDATION WALLS TO BE 4" THICK. ALL FOUNDATION WALLS TO BE 4" THICK.

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6. ALL FOUNDATION WALLS TO BE 4" THICK. ALL FOUNDATION WALLS TO BE 4" THICK. ALL FOUNDATION WALLS TO BE 4" THICK.

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8. ALL FOUNDATION WALLS TO BE 4" THICK. ALL FOUNDATION WALLS TO BE 4" THICK. ALL FOUNDATION WALLS TO BE 4" THICK.

9. ALL FOUNDATION WALLS TO BE 4" THICK. ALL FOUNDATION WALLS TO BE 4" THICK. ALL FOUNDATION WALLS TO BE 4" THICK.

10. ALL FOUNDATION WALLS TO BE 4" THICK. ALL FOUNDATION WALLS TO BE 4" THICK. ALL FOUNDATION WALLS TO BE 4" THICK.

FINAL REVISED DRAWINGS
per JOE WIRTH 5/16/16



WIRTH CONST. INC.

SUMMERS RESIDENCE
LOT 816 E. HIGH STREET
MONTICELLO, ILLINOIS

FOUNDATION PLAN

FIRST FLOOR AREA:	1,233 SQFT
SECOND FLOOR AREA:	NA
TOTAL LIVING AREA:	1,233 SQFT
GARAGE AREA:	480 SQFT
COVERED PORCH(es) AREA:	172 SQFT
FINISHED BASEMENT AREA:	NA
UNFINISHED BASEMENT AREA:	NA

THESE GENERAL DRAWINGS ARE NOT PRODUCED BY AN ARCHITECT OR ENGINEER UNLESS SPECIFICALLY NOTED OTHERWISE. THE ARCHITECT OR ENGINEER ASSUMES NO RESPONSIBILITY FOR CLAIMS OR DAMAGES ARISING FROM ERRORS, OMISSIONS, DEFICIENCIES, OR DEFECTS OF THE DRAWINGS. ALL WRITTEN CONTRACTS & SPECIFICATIONS OVERRIDE THESE DRAWINGS.

DATE: MAY 2016
DRAWN BY: DLS
SCALE: AS NOTED
REVISED:
REVISED:

SHEET
3
of 4 SHEETS

ORDINANCE: 2016-51
An Ordinance Granting a Variance
William Summers (Owner) – 816 E. High Street

Whereas, on August 15, 2016, the Planning & Zoning Board of the City of Monticello, Illinois held and conducted a public hearing in the City Council Chambers in connection with an Application for Variance filed William Summers, owner of the following described property:

Block 18, west 50 feet of Lot 7, Keenan's East Addition to Monticello. Said property commonly known as 816 E. High Street, Monticello, Illinois. Property commonly known as 816 E. High Street, Monticello, Piatt County, Illinois.

Is seeking a variance to the separation distance between a main structure and an accessory structure;

WHEREAS, the variation required is as follows:

A variance reducing the minimum distance between a main structure and an accessory structure from 10' to 3' 6", to allow for construction of a single family residence in accordance with plans submitted;

Whereas, public notice of the aforesaid meeting of the Planning & Zoning Board was duly given as required by law; and

Whereas, the Planning & Zoning Board voted for approval of said Application, and

Whereas, the City Council of the City of Monticello has received and considered the summary of testimony and findings of the Planning & Zoning Board, a copy of which is attached hereto, and the recommendations of the Zoning Administrator, and the City Council believes that sufficient circumstances exist to warrant the granting of such variation, and that the granting of such variation is in the best interest of the City.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MONTICELLO, PIATT COUNTY, ILLINOIS, as follows:

1. That the recitals set forth hereinabove are incorporated in this paragraph as if set forth in haec verba.
2. That the requested variance is hereby granted
3. That except as hereby provided, all ordinances of the City of Monticello shall apply to the aforesaid real estate and its use by applicants, their successors and assigns.
4. That pursuant to Section 6-1020(e) of the City's Zoning regulations; the City Council makes the following findings in connection with the granting of this variation, to wit:
 - a. That special circumstances or conditions apply with respect to the said real estate for which the variation is sought and that those circumstance or conditions do not apply generally in the district;

- b. That the special circumstances or conditions have not resulted from any acts of the applicants;
 - c. That the strict application of the provisions of the City's Zoning Regulations would deprive the applicants of the reasonable, beneficial use of their land;
 - d. That the variation requested is the minimum adjustment necessary for the reasonable use of the land; and
 - e. That the granting of the variation is in harmony with the general purposes and intent of the City's Zoning regulations and will not be injurious to the neighborhood, detrimental to the public health or in conflict with the City.
5. That this Ordinance shall be effective forthwith upon its passage and approval by the City Council and its publication in pamphlet form, as required by law.

Adopted this 22nd day of August, 2016, by the following roll-call vote:

AYES:

NAYS:

ABSENT:

Clerk of the City of Monticello
Piatt County, Illinois

Approved by the Mayor of the City of Monticello, Piatt County, Illinois this 22nd day of August, 2016.

Mayor of the City of Monticello
Piatt County, Illinois

ATTEST:

Clerk of the City of Monticello,
Piatt County, Illinois

CERTIFICATE OF PUBLICATION

I, _____, City Clerk of the City of Monticello, Piatt County, Illinois do hereby certify that the foregoing and attached “AN ORDINANCE GRANTING A VARIANCE TO WILLIAM SUMMERS (owner) – 816 E. High Street” is a true and correct copy of said Ordinance duly adopted and enacted by the City Council of Monticello, Illinois, at its regular meeting on the 22nd of August, 2016, by the following roll-call vote: ayes ; nays ; absent ; and that the same was published by publication in pamphlet form on the 23rd day of August, 2016.

City Clerk of the City of Monticello
Piatt County, Illinois



**CITY COUNCIL
MEETING
MEMORANDUM**

ITEM: 2016-52; Ordinance Variance Request – 119 E. Bond Street	DEPARTMENT: City Administration
AGENDA SECTION: New Business	SUBMITTED BY: Callie Jo McFarland, Community Development Director
ATTACHMENTS: (X) ORDINANCE (X) OTHER SUPPORTING DOCUMENTS	DATE: August 19, 2016

BACKGROUND:

Jennifer and Chris Sturner recently purchased the single family residence at 119 E. Bond Street. The property is a corner lot therefore has 2 front yards. The owners wish to install a privacy fence to enclose the yard for their dogs and child’s play area. The fence would be made of cedar and professionally painted. Because of the proximity to the schools and the activity associated with the schools and school events, the owners would like the fence to be 6’ in height. Based upon the conceptual images provided by the owners and in this packet, the proposed location of the fence would be located within the front yard setback (Independence Street).

The City of Monticello Zoning Ordinance states a fence shall not exceed 4 feet in front yards (153.038 (1)(a), City of Monticello Municipal Code Zoning Regulations). In order to comply with the Municipal Code and be able to construct the proposed residence, the property owners are seeking a variance to the 4 foot maximum, to allow the 6 foot fence within a front yard setback.

Public notices were published in both the News Gazette and the Piatt County Journal Republican, and certified mailings were sent to all adjacent property owners as required by state statute. A public hearing was held at the Planning & Zoning Board meeting on August 15th, 2016, with one individual commenting on the good character of the petitioners. The Planning & Zoning Board voted to recommend approval, 6 yes, 0 n, 1 absent.

RECOMMENDED ACTION:

It is recommended that the City Council discuss and vote on whether to approve or deny this and variance request.

MOTION FOR MONTICELLO PLANNING & ZONING BOARD
Jennifer & Chris Sturner (owners) - 119 E. Bond Street

WHEREAS, the City of Monticello, pursuant to the authority conferred by the Statues of the State of Illinois, has established certain standards and procedures for zoning and the use of land within the Corporate Limits of the City of Monticello; and,

WHEREAS, William Summers, owner of property legally described as:

70' off the East end of the North ½ of Block 2 in Piatt's South Addition to Monticello. Said property commonly known as 119 E. Bond Street, Monticello, Illinois;

Is seeking a variance to the height regulations for a fence located in a front yard in an Urban Residential- RD zoned district.

WHEREAS, the variation required is as follows:

A variance to height requirement for a fence located in a front yard, increasing the maximum height from 4' to 6';

WHEREAS, the City of Monticello Zoning Administrator has reviewed the petitioner's request for a variance and has submitted the petition and supporting documents to the Planning & Zoning Board; and

WHEREAS, the Planning & Zoning Board has held a public hearing on August 15th, 2016 concerning this matter and comment from the public was solicited and received; and

WHEREAS, the Planning & Zoning Board has reviewed the evidence submitted, including the Application for Variance and other supporting documents, and has considered all the available testimony and facts regarding the subject request.

BE IT THEREFORE RESOLVED this 15th day of August, 2016 that the City of Monticello Planning & Zoning Board makes the following recommendation to the City Council of the City of Monticello:

(Approval) (Denial) of the variation, as follows, to height regulations for a fence located in a front yard in an Urban Residential- RD zoned district;

A variance to height requirement for a fence located in a front yard, increasing the maximum height from 4' to 6';

The Planning & Zoning Board does further set forth the following findings of facts concerning the request variance:

1. All procedural matters have been properly complied with.
2. The City of Monticello Zoning Administrator has prepared and submitted background information relevant to this case.
3. That special circumstances or conditions apply to the land for which a variation is

sought.

4. Any special circumstances have not resulted from an act of the applicant subsequent to the adoption of the Zoning Ordinance.

5. Special circumstances do exist such that a strict application of the provisions of the Zoning Ordinance would deprive the applicant of reasonable use of his or her land.

6. The variations requested are necessary for a reasonable use of the land for the desired purpose.

7. The variations requested are in general harmony with the general purposes of intent of the Zoning Ordinance.

8. The variations granted will not be injurious to the neighborhood, detrimental to the public welfare, or in conflict with other City ordinances or codes.



Chairman, Planning & Zoning Board
City of Monticello

GIS Webmap Public Interface Piatt County, Illinois



This map application was prepared with Piatt County Geographic Information system (GIS) data. Piatt County does not warrant or guarantee the accuracy or suitability of GIS data for any purpose. The GIS data within this application is intended to be used as a general index to spatial information and not intended for detailed, site-specific analysis or resolution of legal matters. Users assume all risk arising from the use or misuse of this application and information contained herein. The use of this application constitutes acknowledgment of this disclaimer.







This is a view from the corner of Bond and Independence Street. As you can see, the fence would be far enough back that it would not block the view of any drivers.



ORDINANCE: 2016-52
An Ordinance Granting a Variance
Chris & Jennifer Sturner (Owner) – 119 E. Bond Street

Whereas, on August 15, 2016, the Planning & Zoning Board of the City of Monticello, Illinois held and conducted a public hearing in the City Council Chambers in connection with an Application for Variance filed by Chris and Jennifer Sturner, owners of the following described property:

70' off the East end of the North ½ of Block 2 in Piatt's South Addition to Monticello. Said property commonly known as 119 E. Bond Street, Monticello, Illinois.

Is seeking a variance to the maximum height for a fence located within a front-yard setback;

WHEREAS, the variation required is as follows:

A variance increasing the maximum height of a fence located in a front yard setback from 4' to 6', for the purpose of constructing a 6' fence within the east front yard setback, in accordance with plans submitted;

Whereas, public notice of the aforesaid meeting of the Planning & Zoning Board was duly given as required by law; and

Whereas, the Planning & Zoning Board voted for approval of said Application, and

Whereas, the City Council of the City of Monticello has received and considered the summary of testimony and findings of the Planning & Zoning Board, a copy of which is attached hereto, and the recommendations of the Zoning Administrator, and the City Council believes that sufficient circumstances exist to warrant the granting of such variation, and that the granting of such variation is in the best interest of the City.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MONTICELLO, PIATT COUNTY, ILLINOIS, as follows:

1. That the recitals set forth hereinabove are incorporated in this paragraph as if set forth in haec verba.
2. That the requested variance is hereby granted
3. That except as hereby provided, all ordinances of the City of Monticello shall apply to the aforesaid real estate and its use by applicants, their successors and assigns.
4. That pursuant to Section 6-1020(e) of the City's Zoning regulations; the City Council makes the following findings in connection with the granting of this variation, to wit:
 - a. That special circumstances or conditions apply with respect to the said real estate for which the variation is sought and that those circumstance or conditions do not apply generally in the district;
 - b. That the special circumstances or conditions have not resulted from any acts of the

applicants;

c. That the strict application of the provisions of the City's Zoning Regulations would deprive the applicants of the reasonable, beneficial use of their land;

d. That the variation requested is the minimum adjustment necessary for the reasonable use of the land; and

e. That the granting of the variation is in harmony with the general purposes and intent of the City's Zoning regulations and will not be injurious to the neighborhood, detrimental to the public health or in conflict with the City.

5. That this Ordinance shall be effective forthwith upon its passage and approval by the City Council and its publication in pamphlet form, as required by law.

Adopted this 22nd day of August, 2016, by the following roll-call vote:

AYES:

NAYS:

ABSENT:

Clerk of the City of Monticello
Piatt County, Illinois

Approved by the Mayor of the City of Monticello, Piatt County, Illinois this 22nd day of August, 2016.

Mayor of the City of Monticello
Piatt County, Illinois

ATTEST:

Clerk of the City of Monticello,
Piatt County, Illinois

CERTIFICATE OF PUBLICATION

I, _____, City Clerk of the City of Monticello, Piatt County, Illinois do hereby certify that the foregoing and attached “AN ORDINANCE GRANTING A VARIANCE TO CHRIS AND JENNIFER STURNER (owners) – 119 E. BOND STREET” is a true and correct copy of said Ordinance duly adopted and enacted by the City Council of Monticello, Illinois, at its regular meeting on the 22nd of August, 2016, by the following roll-call vote: ayes ; nays ; absent ; and that the same was published by publication in pamphlet form on the 23rd day of August, 2016.

City Clerk of the City of Monticello
Piatt County, Illinois



CITY COUNCIL MEETING MEMORANDUM

ITEM: Ordinance 2016-53: Liquor Ordinance Amendment, creation of Additional Class C License	DEPARTMENT: City Administration
AGENDA SECTION: New Business	SUBMITTED BY: Callie Jo McFarland, Community Development Director
ATTACHMENTS: (X) ORDINANCE () RESOLUTION () OTHER SUPPORTING DOCUMENTS	DATE: August 19, 2016

BACKGROUND:

A few years ago, Illinois Pizza Company Inc. (Pizza Hut of Monticello) chose not to renew their liquor license during the renewal period. They have recently expressed an interest in selling alcoholic beverages again and have applied for a Class C liquor license.

A Class C liquor license allows for sale of alcohol by the drink, not in package form, in establishments where 70% or more of sales are from food. The City allows for 4 Class C licenses, all currently held by Los Toros #2, Filippo's Pizza, El Rodeo Azteca, and Monical's Pizza. The applicant is requesting the creation of an additional Class C license so they may be allowed to sell alcoholic beverages.

RECOMMENDED ACTION:

It is recommended that the City Council discuss and vote on this ordinance.

CITY OF MONTICELLO
PIATT COUNTY, ILLINOIS

ORDINANCE NO. 2016-53

“AN ORDINANCE AMENDING
TITLE XI, CHAPTER 111 OF THE MONTICELLO CITY CODE
OF ORDINANCES CONCERNING CLASS C LIQUOR LICENSES”

ADOPTED BY THE
CITY COUNCIL
CITY OF MONTICELLO
THIS 22nd DAY OF AUGUST, 2016

Published in pamphlet form by authority of the City Council of the City of Monticello, Piatt County, Illinois, this 23rd day of August, 2016.

**CITY OF MONTICELLO
PIATT COUNTY, ILLINOIS**

ORDINANCE NO. 2016-53

**AN ORDINANCE AMENDING
TITLE XI, CHAPTER 111 OF THE MONTICELLO CITY CODE
OF ORDINANCES CONCERNING CLASS C LIQUOR LICENSES**

WHEREAS, the City of Monticello, County of Piatt, State of Illinois has the authority to adopt ordinances and to promulgate rules and regulations that pertain to its government and affairs and to protect the public health, safety, and welfare of its citizens; and

WHEREAS, the Illinois Liquor Control Act of 1934 (235 ILCS 5/4-1, *et seq.*) authorizes the City Council to determine the number, kind, and classification of liquor licenses available in the City; and

WHEREAS, the City Code of Ordinances currently provides for up to 4 Class C liquor licenses; and

WHEREAS, all 4 Class C liquor licenses have been issued; and

WHEREAS, the City wishes to increase the number of Class C liquor licenses so an additional license may be issued to Illinois Pizza Company, Inc., dba "Pizza Hut."

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF MONTICELLO, PIATT COUNTY, ILLINOIS, AS FOLLOWS:

SECTION ONE: The facts and statements contained in the preambles to this Ordinance are found to be true and correct and are hereby adopted as part of this Ordinance.

SECTION TWO: The City Code of Ordinances, Title XI, Chapter 111, *ALCOHOL*; Section 111.031, Paragraph (B) is hereby amended as follows (additions underlined and deletions noted with ~~striketrough~~ text):

§ 111.031 CLASSES OF LICENSE.

The Local Liquor Control Commissioner shall issue no class of license or permit other than the following:

[. . .]

(C) *Class C License*. A Class C license shall permit the licensee to sell any and all alcoholic liquor at retail by the drink, and not in package, for consumption only on the premises where it is sold. A Class C licensee may not sell any alcoholic liquor in package or for consumption off the premises of the licensee. Class C licenses may be issued only to the operator of a restaurant, as defined in § [111.003](#), and for which restaurant the sale of nonalcoholic items represents 70% or more of the total sales of the restaurant. Not more than 4 5 such licenses may be issued. Each holder of a Class C license shall provide to the Liquor Commissioner copies of the licensee's sales tax returns at the same time that the returns are provided to the Illinois Department of Revenue. Failure to provide these returns in a timely manner may be grounds for the revocation of the license.

SECTION THREE: If any section, subsection, sentence, clause, phrase or portion of this Ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct, and independent provision and such holding shall not affect the validity of the remaining portions hereof.

SECTION FOUR: All prior Ordinances and Resolutions in conflict or inconsistent herewith are hereby expressly repealed only to the extent of such conflict or inconsistency.

SECTION FIVE: **Effective Date.** That this Ordinance shall be effective forthwith upon its passage and its approval, and a copy hereof shall be published in pamphlet form by the City Clerk.

Passed by the City Council of the City of Monticello, Piatt County, this 22nd day of August, 2016, by the following roll-call vote:

AYES:

NAYS:

ABSENT:

Pamela Harlan, City Clerk
City of Monticello, Piatt County, Illinois

Approved by the City of Monticello this 22nd day of August, 2016.

Larry Stoner, Mayor
City of Monticello, Piatt County, Illinois

ATTEST:

Pamela Harlan, City Clerk
City of Monticello, Piatt County, Illinois

CERTIFICATE OF PUBLICATION

I, Pamela Harlan, City Clerk of the City of Monticello, Piatt County, Illinois, do hereby certify that the foregoing and attached AN ORDINANCE CONCERNING LIQUOR LICENSES is a true and correct copy of said Ordinance duly adopted and enacted by the City Council of Monticello, Illinois, at its regular meeting on the 22nd day of August, 2016, by the following roll-call vote: ayes: ; nays: ; absent: ; and that the same was published by publication in pamphlet form on the 23rd day of August, 2016..

Pamela Harlan, City Clerk
City of Monticello, Piatt County, Illinois



CITY COUNCIL MEETING MEMORANDUM

ITEM: Ordinance 2016-54 Libation Area, East End Tavern	DEPARTMENT: City Administration
AGENDA SECTION: New Business	SUBMITTED BY: Callie Jo McFarland, Community Development Director
ATTACHMENTS: (X) ORDINANCE () RESOLUTION () OTHER SUPPORTING DOCUMENTS	DATE: August 19, 2016

BACKGROUND:

Pete McPheeters, owner of the East End Tavern, is asking for council consideration to allow for a libation area on public property for an overflow area during the evening of the Monticellobration. Mr. McPheeters will have a band indoors during the evening of the Monticellobration event, which has always been one of his busiest nights. He would like an area where patrons can come outside to an overflow area with their beverages.

The libation area, which is illustrated in “Exhibit A” of the ordinance, is proposed to be on E. Washington Street in front of his establishment and the adjacent building to the west. The East End Tavern will provide the appropriate security, insurance, cleanup and other regulatory requirements outlined in the ordinance. Mr. McPheeters has requested the duration of time for the libation area to be 7:00pm to 1:00am, and entry only allowed for individuals 21 and older. He would like the ability to sell alcoholic beverages outside in the libation area, but if the council is not comfortable with this, he would like to still have the libation area for patrons to utilize, with sales remaining indoors. The neighboring stores will be closed during those hours, and the setup will not interfere with the Monticellobration.

Chief Carter has provided feedback regarding this request and has expressed no concerns. The City Council has authorized libation areas for private businesses in the past, include These Four Walls and The Main Street Pub.

RECOMMENDED ACTION:

It is recommended that the City Council discuss and vote on this ordinance.

CITY OF MONTICELLO
PIATT COUNTY, ILLINOIS

ORDINANCE NO. 2016-54

“AN ORDINANCE GRANTING AUTHORITY FOR THE EXTENSION OF AN EXISTING LIQUOR LICENSE TO TEMPORARILY INCLUDE SPECIFIC PUBLIC PROPERTY FOR A SPECIFIC DURATION (EAST END TAVERN, SEPTEMBER 17, 2016)”

PASSED BY THE
CITY COUNCIL
CITY OF MONTICELLO
THIS 22nd DAY OF AUGUST, 2016

Published in pamphlet form by authority of the City Council of the City of Monticello, Piatt County, Illinois, this 23rd day of August, 2016.

**CITY OF MONTICELLO
PIATT COUNTY, ILLINOIS**

ORDINANCE NO. 2016-54

AN ORDINANCE GRANTING AUTHORITY FOR THE EXTENSION OF AN EXISTING LIQUOR LICENSE TO TEMPORARILY INCLUDE SPECIFIC PUBLIC PROPERTY FOR A SPECIFIC DURATION (EAST END TAVERN, SEPTEMBER 17, 2016)”

WHEREAS, the City of Monticello (“City”) is an Illinois Municipal Corporation organized and operating under the Illinois Municipal Code, 65 ILCS 5/1-1-1, *et seq.*, and all laws supplemental thereto; and

WHEREAS, the Liquor Control Act of 1934, 235 ILCS 5/1-1 *et seq.*, gives the City authority to regulate the provision and consumption of liquor within its borders, and the City has heretofore enacted such regulations, codified in Title XI, Chapter 111 of its City Code; and

WHEREAS, Title XI, Chapter 111, Section 111.048 of the City Code provides that the City Council may, by Ordinance, extend an existing liquor license to temporarily include public property, in accordance with terms of the City Council stated in such Ordinance; and

WHEREAS, the City Council has considered a request by the East End Tavern, LLC., an existing license holder located at 116 E. Washington Street in Monticello, to temporarily extend its license outside to the portion of Washington Street and its sidewalks between Independence Street and State Street (as generally depicted on Exhibit A hereto) for a special event on September 17, 2016, between the hours of 6:00PM and 1:00AM; and

WHEREAS, the City Council considers this event to be in the public interest and is willing to authorize the temporary extension of the East End Tavern’s liquor license, subject to certain limitations, restrictions and requirements stated herein.

NOW THEREFORE, be it ordained by the City Council of the City of Monticello, Piatt County, Illinois as follows.

1. **Recitals and Severability.** The Mayor and Alderman hereby find that the foregoing recitals are a full, complete and accurate representation of the purpose and intent of this Ordinance, direct that the Ordinance be liberally construed to accomplish the purpose and intent herein described, and incorporate the recitals the same as though fully set forth herein. In the event that any provision or application of this Ordinance is found invalid or unenforceable, it is the desire of the Mayor and Alderman for the court making such finding to treat the remaining provisions and alternate applications as severable from the invalidity or unenforceability and to remain in full force and effect to the maximum extent permitted by law.

2. **Temporary Extension of Liquor License.** The liquor license held by the East End Tavern, LLC. (“Licenses”), located at 118 ½ E. Washington Street in Monticello, is to temporarily extend its license outside to the portion of Washington Street and its sidewalks between Independence Street and State Street (as generally depicted on Exhibit A hereto) for a special event on September 17, 2016, between the hours of 6:00PM and 1:00AM (the “Special Event”), is subject to the following limitations, restrictions and requirements:

(a) Beverage service at the Special Event conducted by Licensee shall start not earlier than 7:00 PM on September 17th, 2016, nor last later than 1:00 AM on September 18th, 2016. This authorization does not extend beyond this period, beyond the limits of the Libation Area, to any other use besides the Special Event, nor to the benefit of anyone other than the Licensee.

(b) The Licensee shall, within eight (8.0) hours after the time when alcohol service and consumption must end, in accordance with subsection (a) above, remove all refuse, litter, debris, garbage and the like from the Libation Area and the area immediately surrounding the Libation Area to the extent that any refuse, litter, debris or garbage is present outside of the Libation Area as a result of the Special Event. In the event that Licensee does not remove all refuse, litter, debris, garbage and the like within this eight (8) hour period, the City may, without further notice to the Licensee, remove all refuse, litter, debris, garbage and the like from the Libation Area and area immediately surrounding it, and invoice the Licensee for the costs.

(c) Licensee is solely responsible for access to, supervision of and security for the Special Event within the Libation Area. No minors shall be allowed within the Libation Area, and identifications shall be checked by servers, as appropriate, to ensure that there is no such service. Signs shall be posted at the entrances to and exists from the Libation Area, advising guests that alcoholic liquors may not be removed from the

Libation Area and minors are not allowed within the Libation Area, and the Licensee shall monitor and enforce such restriction.

(d) Licensee shall procure and maintain, during the entire Special Event, liability insurance against property damage and personal injury naming the City of Monticello, its elected and appointed officials, employees, agents and volunteers as additional insureds, in coverage amounts acceptable to the City Administrator. The Licensee must also procure and maintain dram shop liability coverage with a limit of not less than \$1,000,000 per occurrence, also naming the City of Monticello, its elected and appointed officials, employees, agents and volunteers as additional insureds. The Licensee shall provide the City Administrator certificate(s) of such insurance prior to beginning setup for the Special Event, and the Special Event is contingent upon such provision. The property identified as the Libation Area herein must fall within the policy terms as stated on the certificate(s) of insurance. Any outside vendors must also provide a certificate of insurance allowing an off-premises event and naming the City of Monticello, its elected and appointed officials, employees, agents and volunteers as additional insureds.

(e) The Licensee must sign an indemnification and hold harmless agreement, providing that the Licensee agrees to indemnify, defend and hold the City, its officers, employees, agents and volunteers harmless from any loss, damage, expense, claim and cost of every nature and kind whatsoever, including attorney's fees, arising out of or in connection with the Licensee's use of the City's property at, during, or in conjunction with the Special Event.

(f) Any violations of this Ordinance shall be punishable by a fine of not less than \$50.00, nor more than \$500.00. A separate offense shall be deemed committed on each day, or part thereof, on which a violation continues. Any violation of this Ordinance shall also be grounds for the revocation of the original license held by the Licensee.

3. **Effective Date.** That this Ordinance shall be effective forthwith upon its passage and approval, and its publication in pamphlet form, as may be required by law.

Passed by the City Council of the City of Monticello, Piatt County, Illinois, this 22nd day of August, 2016, by the following roll-call vote:

AYES:

NAYS:

ABSENT:

Pamela Harlan, City Clerk of the City of
Monticello, Piatt County, Illinois

Approved by the Mayor of the City of Monticello this 22nd day of August, 2016.

Larry Stoner, Mayor of the City of
Monticello, Piatt County, Illinois

ATTEST:

Pamela Harlan, City Clerk of the City of
Monticello, Piatt County, Illinois

CERTIFICATE

I, Pamela Harlan, City Clerk of the City of Monticello, Piatt County, Illinois, do hereby certify that the foregoing and attached “AN ORDINANCE GRANTING AUTHORITY FOR THE EXTENSION OF AN EXISTING LIQUOR LICENSE TO TEMPORARILY INCLUDE SPECIFIC PUBLIC PROPERTY FOR A SPECIFIC DURATION (EAST END TAVERN, SEPTEMBER 17, 2016)” is a true and correct copy of said Ordinance duly adopted and enacted by the City Council of the City of Monticello at its regular meeting on the 22nd day of August, 2016, by the following roll-call vote: ayes ; nays ; absent ; and that the same was published by publication in pamphlet form on the 23rd day of August, 2016.

Dated this 22nd day of August, 2016.

Pamela Harlan, City Clerk of the City of
Monticello, Piatt County, Illinois

“Exhibit A”

The screenshot displays the Piatt County GIS Webmap interface. The main map area shows an aerial view of a residential neighborhood with property boundaries and parcel numbers. A specific parcel, 390-009, is highlighted with a pink border. The map includes street names such as N STATE, S STATE, E WASHINGTON, and MONTICELLO. The information panel on the right provides details for the selected parcel, including tax payer information, assessed value, and property information.

STATE OF ILLINOIS
PIATT COUNTY
in the heart of agricultural America

Interactive Public Map Log In

Base Maps | Imagery | Additional Layers | Search/Identify | Draw/Measure | Print/Upload

Click Arrow to Minimize Information Window

Base Maps and Imagery
 Additional Overlay Layers
 Search and Identify
 Drawing and Measuring Tools
 Print and Upload Tools
 Results

PIN: 05-00-54-000-015-00 **Map No: 10-07-390-009**

Tax Payer Information

Property Owner	Mail To
Mcpheeters Thomas J & Diana J 116 E Washington Monticello Il 618960000	Mcpheeters Thomas J & Diana J 306 N Buchanan Monticello Il 618960000

Assessed Value

Land	Building	Farm Land	Farm Bldg
\$5448.00	\$46325.00	\$0.00	\$0.00
Total Assessed Value - RY 2016			\$51773.00
Total Taxes Billed - RY 2015			\$3246.46

Values not final. May be subject to change.
[County Assessment Office](#)

Property Information

Blk 2 Original Town Lot 10 52 13 15

State Plane US Survey Foot Coordinates X: 92786 Y: 1223162 Scale = 1:500 New Features | Disclaimer | Send Feedback

Show desktop 2:11 PM 8/17/2016

4827-7619-0519, v. 1



CITY COUNCIL MEETING MEMORANDUM

ITEM: Ordinance 2016-55 Indemnification and Hold Harmless Agreement	DEPARTMENT: City Administration
AGENDA SECTION: New Business	SUBMITTED BY: Callie Jo McFarland, Community Development Director
ATTACHMENTS: () ORDINANCE (X) RESOLUTION () OTHER SUPPORTING DOCUMENTS	DATE: August 19, 2016

BACKGROUND:

A requirement for the libation ordinance is that the licensee must complete and both parties agree to an agreement indemnifying and holding the City of Monticello and representatives harmless. This protects the city from future claims that the city was not authorized into the agreement. Mr. McPheeters will likely be signing the agreement prior to the Council consideration of this resolution.

RECOMMENDED ACTION:

It is recommended that the City Council discuss and vote on this resolution.

CITY OF MONTICELLO
PIATT COUNTY, ILLINOIS

RESOLUTION NO. 2016-55

A RESOLUTION APPROVING AN INDEMNIFICATION AND HOLD HARMLESS
AGREEMENT WITH EAST END TAVERN, LLC.

ADOPTED BY THE
CITY COUNCIL
CITY OF MONTICELLO
THIS 22ND DAY OF AUGUST, 2016

Published in pamphlet form by authority of the City Council of the City of Monticello, Piatt County, Illinois, this 23rd day of August, 2016.

**CITY OF MONTICELLO
PIATT COUNTY, ILLINOIS**

RESOLUTION NO. 2016-55

**A RESOLUTION APPROVING AN INDEMNIFICATION AND HOLD HARMLESS
AGREEMENT WITH EAST END TAVERN, LLC.**

WHEREAS, the City of Monticello is an Illinois municipal corporation operating pursuant to and in accordance with the Constitution of the State of Illinois and the Illinois Municipal Code (65 ILCS 5/1-1-1, *et seq.*); and

WHEREAS, on August 22, 2016, the City Council approved Ordinance 2016-54 (the “Ordinance”) authorizing East End Tavern, LLC. (“East End”) to conduct a special event on certain publicly owned property; and

WHEREAS, the Ordinance required East End to enter into an Indemnification and Hold Harmless Agreement, which is attached as Exhibit A to this Resolution (the “Agreement”); and

WHEREAS, the City Council of the City of Monticello has reviewed the Agreement, concurs with its terms, finds that it is in the best interests of the City to enter into the agreement, and wishes to enter into the same;

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Monticello, Piatt County, Illinois, as follows:

1. The Indemnification and Hold Harmless Agreement attached hereto as Exhibit A is hereby approved and the Mayor is hereby authorized and directed to execute, and the Clerk to attest, said Agreement.

2. **Effective Date.** This Resolution shall be effective forthwith upon its passage and its approval, and a copy hereof shall be published in pamphlet form by the City Clerk.

Passed by the City Council of the City of Monticello, Piatt County, this 22nd day of August, 2016, by the following roll-call vote:

AYES:

NAYS:

ABSENT:

Approved by the City of Monticello this 22nd day of August, 2016.

Larry Stoner, Mayor

ATTEST:

Pamela Harlan, City Clerk
City of Monticello, Piatt County, Illinois

EXHIBIT A

**INDEMNIFICATION AND HOLD HARMLESS AGREEMENT
[attached]**

INDEMNIFICATION AND HOLD HARMLESS AGREEMENT

THIS AGREEMENT (the “Agreement”) is entered into this 22nd day of August, 2016 (the “Effective Date”) between the City of Monticello, an Illinois municipal corporation organized and operating under the laws and Constitution of the State of Illinois (the “City”), and East End Tavern, LLC., an Illinois corporation with offices at 306 N. Buchanan Street, Monticello, Illinois (the “Licensee”).

WITNESSETH THAT:

WHEREAS, Licensee operates a business known as East End Tavern on the property commonly known as 116 East Washington Street, Monticello, Illinois (the “Licensee’s Property”); and

WHEREAS, Licensee proposes to temporarily use the portion of the Washington Street Right of Way depicted on Exhibit A (the “License Area”) for a special event beginning at 6:00 p.m. on September 17, 2016 and concluding at 1:00 a.m. on September 18, 2016 (the “Special Event”); and

WHEREAS, alcoholic liquor will be sold and consumed at the Special Event; and

WHEREAS, City of Monticello City Code Section 111.048 authorizes the City Council to approve Licensee’s Special Event request; and

WHEREAS, on August 22, 2016, the City Council approved Ordinance 2016-54 approving the Licensee’s Special Event request (the “Ordinance”); and

WHEREAS, Ordinance Section 2(e) requires the Licensee to sign this indemnification and hold harmless agreement, consideration for which is hereby acknowledged by the Licensee and the City; and

NOW, THEREFORE, in consideration of and subject to the mutual covenants and agreements contained herein, the parties hereto agree as follows:

1. Recitals Incorporated. The foregoing Recitals are hereby incorporated herein and made part hereof as though fully set forth herein.
2. As Is Condition. Licensee accepts License Area in its present condition.
3. Restoration. Licensee shall, upon completion of Special Event and at Licensee’s sole cost, restore the License Area to the same or better condition than that which existed prior to the beginning of Special Event, ordinary wear and tear excepted.
4. Damage or Destruction of Encroachment(s). The City shall not be responsible for any costs incurred by Licensee to repair or replace the License Area (if replacement is permitted hereunder).
5. Defense and Indemnification. Licensee assumes all liability and shall defend, indemnify, hold harmless, and compensate the City, and its officials, officers, agents, employees, and volunteers for any injury or damage to person or property occasioned by or arising in connection with the use of the License Area or the Special Event, excepting matters caused by willful and wanton misconduct of the City or its officers and employees. Licensee further agrees to defend, indemnify, and hold harmless the City, its officials, officers, agents, employees, and volunteers against (i) any action pertaining to repair of the License Area as provided herein, and against any other action which may be brought against the City, its officials, officers, agents, employees, and volunteers arising out of the Special Event, the Licensee’s business, the condition of License Area, or any act or omission of Licensee, Licensee's agents or assigns, or any independent contractor acting on Licensee's behalf; (ii) any claim or expenses, including reasonable attorneys' fees, incurred by the City in enforcing the terms and provisions of this Agreement, the Ordinance, or the City of Monticello City Code; and (iii) for any damage to License Area alleged to have been caused by the City or its employees, franchisees, contractors, or consultants for work performed associated with License Area or the Special Event. The City shall have the right to approve legal counsel selected to represent it (or its officers, agents, and employees) which approval shall not be unreasonably withheld.

6. Binding Effect. The provisions and conditions of this License Agreement shall bind and inure to the benefit of the legal representatives, successors and assigns of the respective parties hereto.
7. Entirety of Agreement. This Agreement sets forth all of the agreements, conditions, covenants, representations, warranties and understandings between the parties with respect to the subject matter hereof. No subsequent amendment, modification or waiver of any of the provisions of this Agreement shall be effective unless in writing and executed by the parties hereto.
8. Choice of Law and Venue. The laws of the State of Illinois shall govern the terms of this Agreement both as to interpretation and performance. Venue for any action arising out of the terms or conditions of this Agreement shall be in the Sixth Judicial Circuit Court of Illinois, Piatt County.
9. Ambiguity. If any term of this Agreement is ambiguous, it shall not be construed for or against any party on the basis that the party did or did not draft it. Any caption or title herein shall have no substantive effect.
10. Authorization. The undersigned warrant and represent that they are authorized to execute this Agreement. Licensee warrants, represents and affirms that it has received all necessary consents and permission to enter into this Agreement from all necessary parties, including the owner of the Licensee's Property.
11. Severability. If any section, paragraph, or provision of this Agreement shall be held to be invalid or unenforceable for any reason, the invalidity or unenforceability of such section, paragraph, or provision shall not affect any of the remaining provisions of this Agreement.
12. Survival. The following provisions shall survive the voluntary or involuntary termination of this Agreement: Sections 3, 4, 5, 9, 11, and 12

IN WITNESS WHEREOF, the parties hereto have executed this Agreement as of Effective Date set forth on Page 1.

[SIGNATURE PAGE FOLLOWS]

CITY OF MONTICELLO,
an Illinois municipal corporation

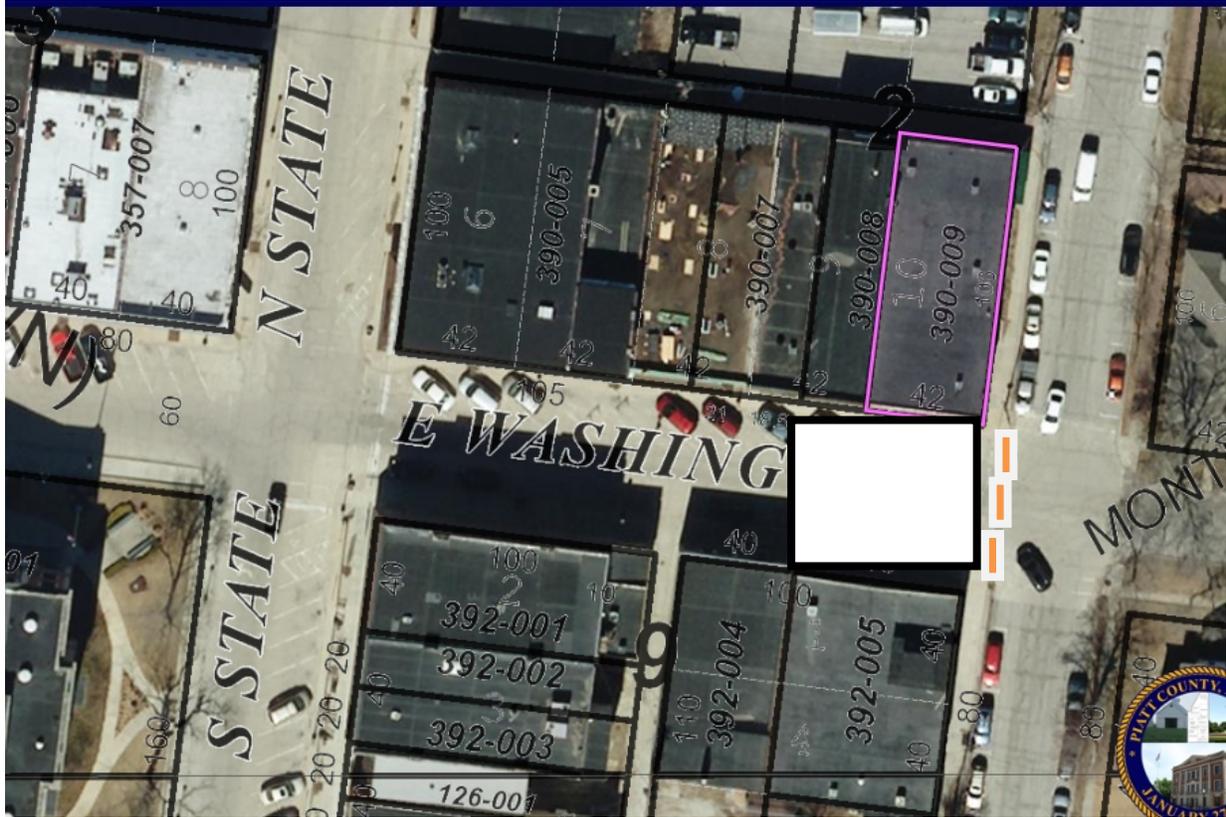
EAST END TAVERN, LLC.
an Illinois corporation

By: _____
Larry Stoner, Mayor

By: _____

Attest: _____
Pamela Harlan, City Clerk

Attest: _____





CITY COUNCIL MEMORANDUM

<p>ITEM: Resolution 2016-56 Acceptance of Proposal to furnish materials and install Cured in place plastic pipe and Approval of Award. General Fund (Cured in Place Pipe)</p>	<p>DEPARTMENT: Department of Public Works</p>
<p>AGENDA SECTION: New Business</p>	<p>SUBMITTED BY: Jim Grabarczyk, Director of Public Works</p>
<p>ATTACHMENTS: <input type="checkbox"/> ORDINANCE <input checked="" type="checkbox"/> RESOLUTION <input checked="" type="checkbox"/> OTHER SUPPORTING DOCUMENTS</p>	<p>DATE: August 22, 2016</p>

BACKGROUND:

City staff has identified the Burgess addition as an area were sewer lining would need to be completed by using a method called cured in place pipe (CIPP). The CIPP will be installed to reduce infiltration issues affecting this area of town.

The City Council approved \$150,000 for maintenance of the Collection system (04-54780-01), as part of General Fund Expenditures Budget. The City of Monticello received (enter number of bids) bid proposals for this project and conducted a bid opening at 10:00 a.m. on Monday August 22, 2016. Please refer to the attached Tabulation of Bids form.

The Mayor and City Clerk will need to sign the Contract Bond for execution of the Contract. The Contractor has supplied all supporting contract documents including Certificate of Liability Insurance to the City.

A map of the sewers being lined are attached for your use as well.

RECOMMENDED ACTION:

It is recommended that the City Council review and approve Resolution 2016-56, “Resolution for Acceptance of Proposal to Acceptance of Proposal to furnish materials and install Cured in place plastic pipe” to (enter name of company) Company.

CITY OF MONTICELLO
PIATT COUNTY, ILLINOIS

RESOLUTION NO. 2016-56

A RESOLUTION APPROVING A CONTRACT FOR CURED IN PLACE
SEWER LINING IMPROVEMENTS

ADOPTED BY THE
CITY COUNCIL
CITY OF MONTICELLO
THIS 22nd DAY OF AUGUST, 2016

Published in pamphlet form by authority of the City Council of the City of Monticello, Piatt County, Illinois, this 23rd day of August, 2016.

**CITY OF MONTICELLO
PIATT COUNTY, ILLINOIS**

RESOLUTION NO. 2016-56

**A RESOLUTION APPROVING A CONTRACT FOR CURED IN PLACE
SEWER LINING IMPROVEMENTS**

WHEREAS, the City of Monticello maintains a municipal sewer collection and treatment system; and

WHEREAS, in its duly adopted budget, the City Council approved an appropriation of \$150,000.00 for maintenance of the collection system; and

WHEREAS, the City duly solicited bids for cured in place sewer lining work for the Burgess addition (the "Project"); and

WHEREAS, after the bid opening, the City has determined that the lowest responsive and responsible bid for the Project was received from _____ for an amount not to exceed \$ _____ ; and

WHEREAS, the City Council desires to award the contract to \$ _____ for an amount not to exceed \$ _____.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Monticello, Piatt County, Illinois, as follows:

1. The City hereby accepts the bid of _____ for the Burgess Addition Sewer Lining Project for an amount not to exceed \$ _____ and the Mayor is hereby authorized and directed to execute, and the Clerk to attest, the contract with _____ for the Project.

2. **Effective Date.** This Resolution shall be effective forthwith upon its passage and its approval, and a copy hereof shall be published in pamphlet form by the City Clerk.

Passed by the City Council of the City of Monticello, Piatt County, this 11th day of July, 2016, by the following roll-call vote:

AYES:

NAYS:

ABSENT:

Approved by the City of Monticello this 22nd day of August, 2016.

Larry Stoner, Mayor

ATTEST:

Pamela Harlan, City Clerk
City of Monticello, Piatt County, Illinois

CERTIFICATE OF PUBLICATION

I, Pamela Harlan, City Clerk of the City of Monticello, Piatt County, Illinois, do hereby certify that the foregoing and attached RESOLUTION is a true and correct copy of said Ordinance duly adopted and enacted by the City Council of Monticello, Illinois, at its regular meeting on the 22nd day of August 2016, by the following roll-call vote: ayes: ____; nays: ____; absent: ____; and that the same was published by publication in pamphlet form on the 23rd day of August. 2016.

Pamela Harlan, City Clerk
City of Monticello, Piatt County, Illinois



CITY COUNCIL MEETING MEMORANDUM

ITEM: Ordinance 2016-57 Nick's Community Park Master Plan	DEPARTMENT: City Administration
AGENDA SECTION: New Business	SUBMITTED BY: Callie Jo McFarland, Community Development Director
ATTACHMENTS: (X) ORDINANCE () RESOLUTION	DATE: August 19, 2016

BACKGROUND:

City Staff have been working towards a replacement plan for Nick's Community park, due to the age and deterioration of the wooden playground structures over time, as well as updated safety regulations that the City must adhere to because it is a public park. At the August 1st Study Session, City Staff reviewed the final two design options based upon public input, and the City Council majority decided to move forward with formal consideration of Option 2, if presented with a phased approach.

City Staff has broken the implementation of the project down over a 5-year period, addressing the most urgent components of the park in FY2017. Please note, there was an error on the initial cost estimates presented at the study session, making the actual project estimate about \$114,000 less than initially prepared, for an estimated total (over 5 years) of just over \$616,000 (includes a 10% contingency). FY2017 includes demolition of the existing playground, as well as site drainage work and construction of a new playground area; Construction of a new fence and sidewalk surrounding the playground area; and construction of the southwest corner and garden with Gabby's Gazebo (privately funded). FY 2018 allows for construction of privately funded components of playground expansion (giant treehouse and ADA-accessible swings), which have already tentatively been pledged for. FY2019 includes the construction of the plaza area and picnic area to the south of the existing gazebo. FY2020 includes the removal of the gold storage shed and parking lot, construction of Hamilton Street parking, and construction of the open lawn area. Finally, FY2021 incorporates the construction of the bicycle trail way connection, and integration of railroad-themed elements. Additional things to consider; MHS students have constructed 2 railroad-themed bicycle racks that will be added into this plan, and components such as the synthetic ice rink (~\$25,000), additional playhouse features (train-themed structures) have not been included in this estimate and could be privately funded.

City Staff would like to reiterate that consideration towards reuse of as much of the existing components as possible will be given. Additionally, several individuals and organizations have already expressed a desire to support both financially and/or voluntarily the development of this park. If approved at this meeting, City Staff will work towards a more detailed schedule for budget attention, with construction to begin next year. As per resolution 2014-10 passed in 2014, the Council has obligated revenues received from video gaming machines to be used towards park and equipment repair and replacement. To date, the sum balance of this revenue stream is \$43,640, with the last of the 3 years of dedicated funds for Habitat being paid earlier this year. Projections for revenues from this source are conservatively \$45,000 annually.

RECOMMENDED ACTION:

It is recommended that the City Council discuss and vote on this ordinance.

CITY OF MONTICELLO
PIATT COUNTY, ILLINOIS

ORDINANCE 2016-57

“AN ORDINANCE ADOPTING A MASTER DESIGN AND PLAN FOR NICK’S
COMMUNITY PARK”

ADOPTED BY THE
CITY COUNCIL
CITY OF MONTICELLO
THIS 22ND DAY OF AUGUST, 2016

**CITY OF MONTICELLO
PIATT COUNTY, ILLINOIS**

RESOLUTION NO. 2016-57

**“AN ORDINANCE ADOPTING A MASTER DESIGN AND PLAN FOR NICK’S
COMMUNITY PARK”**

WHEREAS, the City of Monticello (“City”) is an Illinois non-home rule municipality organized and operating under the Illinois Municipal Code; and

WHEREAS, parks and recreation facilities and opportunities are among the core services delivered by the City to the people of Monticello; and

WHEREAS, in order to plan for the needed redevelopment, upgrade and care of Nick’s Community Park facility, the City commissioned Farnsworth Group to engage the Monticello community and prepare a Master Plan; and

WHEREAS, multiple organizations and individuals within the community have pledged to assist both in voluntary and monetary support to help with the improvements of Nick’s Park; and

WHEREAS, Farnsworth Group prepared and revised the Master Plan and has delivered a final draft, in the form attached hereto as Exhibit A, and City Staff are recommending the adoption and phased implementation of the Master Plan by the City; and

WHEREAS, the Mayor and City Council find that it is in the best interests of the City to adopt the Master Plan in the form attached hereto as Exhibit A.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and City Council of the City of Monticello, Piatt County, Illinois, as follows:

Section 1. RECITALS. The foregoing recitals are incorporated as though fully set forth herein.

Section 2. APPROVAL AND ADOPTION. The Nick's Community Park Master Plan, in the form attached hereto as Exhibit A, is hereby approved and adopted.

Section 3. EFFECTIVE DATE. This Ordinance shall be in full force and effect from and after its passage, approval and publication as provided by law. All prior Ordinances and Resolutions are hereby repealed to the extent that they are inconsistent with this Ordinance.

Passed by the City Council of the City of Monticello, Piatt County, Illinois, this 22nd day of August, 2016, by the following roll-call vote:

AYES:

NAYS:

Absent:

Pamela Harlan, City Clerk

City of Monticello, Piatt County, Illinois

Approved by the Mayor of the City of Monticello this 22nd day of August, 2016.

Larry Stoner, Mayor

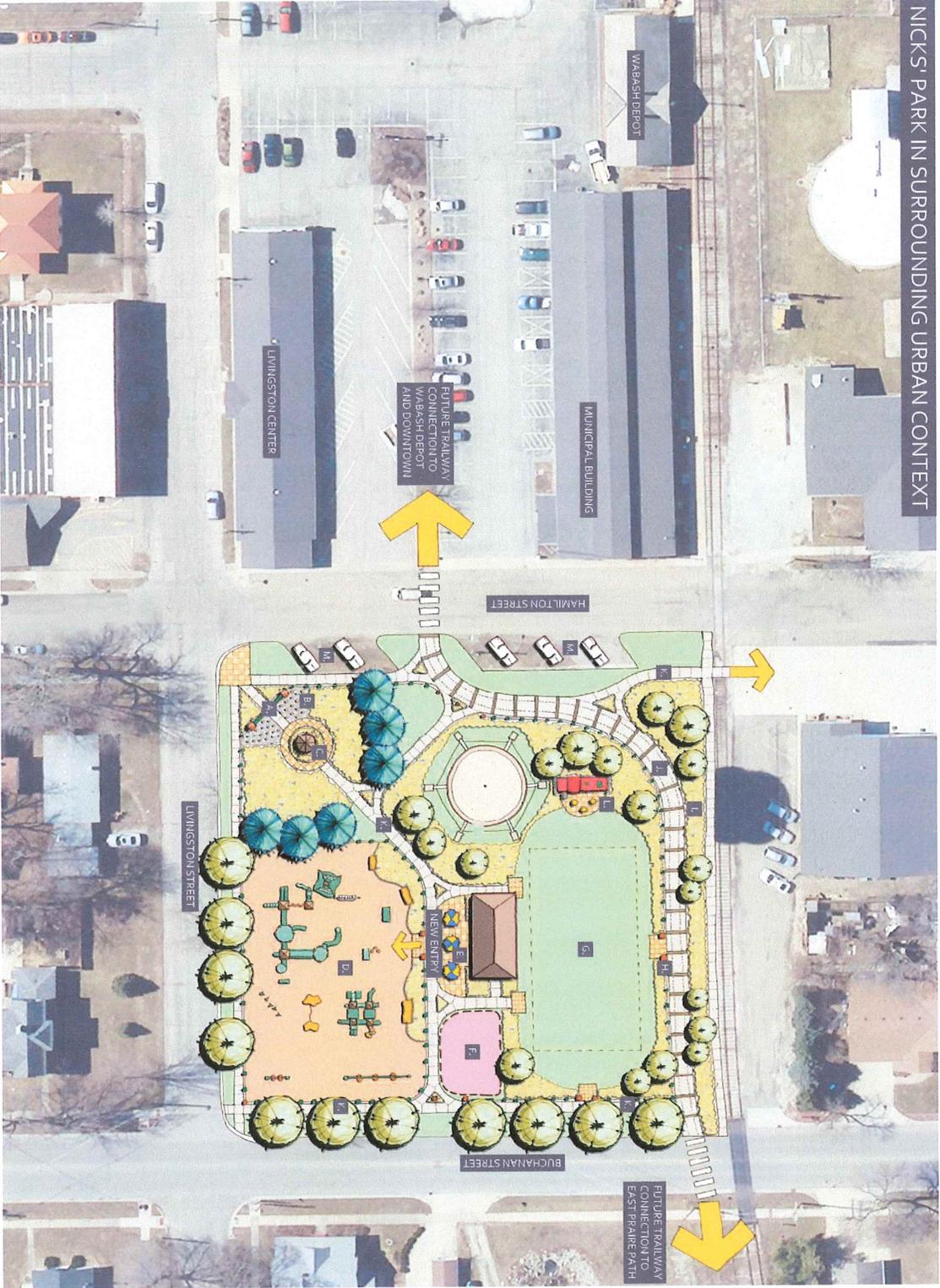
ATTEST:

Pamela Harlan, City Clerk

City of Monticello, Piatt County, Illinois

“EXHIBIT A”
(FOLLOWING)

NICKS' PARK IN SURROUNDING URBAN CONTEXT



LEGEND

- A ENTRY ARCHWAY (NICKS' PARK)
- B HELPING HANDS MEMORIAL
- C GABBY'S GAZEBO
- D NEW PLAYGROUND
- E PLAYGROUND TERRACE
- F PLAYGROUND EXPANSION
- G GREAT LAWN (SEASONAL PROGRAMMING)
- H WIG WAG HISTORIC RAILROAD SIGNAL
- I NATIVE LOW PROFILE PRAIRIE
- J CITYWIDE BICYCLE TRAILWAY
- K 5' WIDE PEDESTRIAN WALKWAYS
- L CABOOSE PLAYHOUSE
- M ON STREET PARKING



SYNTHETIC RINK FOR GREAT LAWN



RAILROAD THEMED BICYCLE TRAILWAY



WIG WAG HISTORIC RAILROAD SIGNAL



CABOOSE PLAYHOUSE

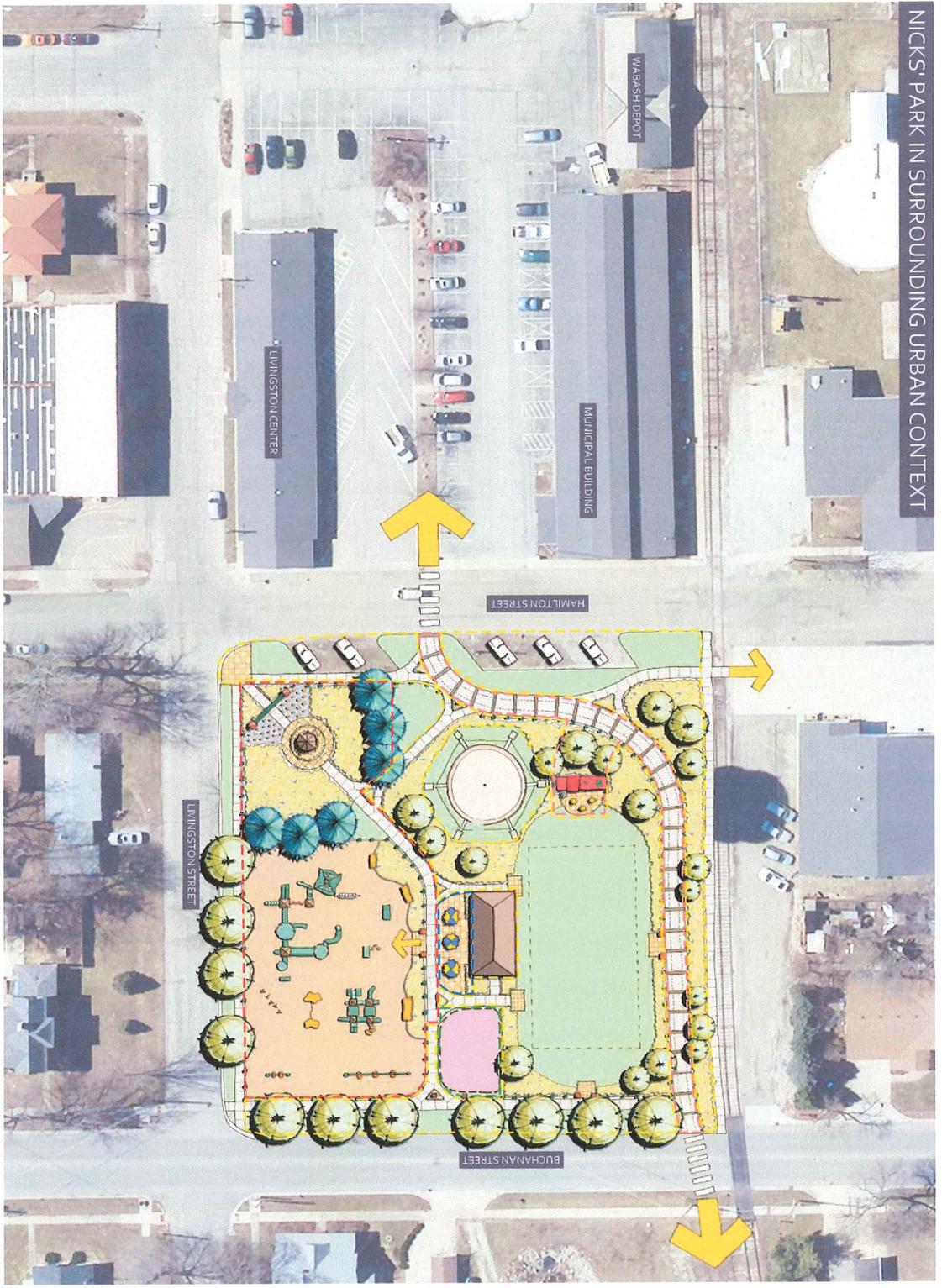


NICKS' PARK
FINAL MASTER PLAN
MONTICELLO, IL | 16 AUGUST 2016

CITY OF MONTICELLO



NICKS' PARK IN SURROUNDING URBAN CONTEXT



- PHASING
- 2017 IMPROVEMENTS
 - 2018 IMPROVEMENTS
 - 2019 IMPROVEMENTS
 - 2020 IMPROVEMENTS
 - 2021 IMPROVEMENTS



NICK'S PARK

FINAL MASTER PLAN - PHASING DIAGRAM
 MONTICELLO, IL | 16 AUGUST 2016

CITY OF MONTICELLO

Farnsworth GROUP

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Landscape Improvements
Opinion of Probable Construction Cost*

Project: Monticello Nick's Park - Option 2 - **FISCAL YEAR 2017** Estimator: J. Martin Design Phase: Preliminary
 Job No.: 0151425.00 Date: 8/15/2016 CHK'D BY: J. Martin

ITEM NO.	DESCRIPTION	QTY	UNIT	UNIT PRICE	COST
1	Gabby's Gazebo	1	Lump Sum	\$ 25,000.00	\$ 25,000
2	Relocate Helping Hands Steppers	1	Lump Sum	\$ 2,500.00	\$ 2,500.00
3	Arch Gateway	1	Lump Sum	\$ 10,000.00	\$ 10,000.00
4	New Drinking Fountain	1	Lump Sum	\$ 2,500.00	\$ 2,500.00
5	5' Concrete Sidewalk	1,000	S.F.	\$ 7.00	\$ 7,000.00
6	Pavers	500	S.F.	\$ 15.00	\$ 7,500.00
7	Ornamental Aluminum Fence - 42" Height	420	L.F.	\$ 60.00	\$ 25,200.00
8	New Plantings - Includes Shrubs and Perennials	2,335	S.F.	\$ 5.00	\$ 11,675.00
9	Stone Bench - 5' length, Anamasa Limestone, sawn top & bottom, split-face all sides	3	Each	\$ 1,200.00	\$ 3,600.00
10	Decorative Stone - 2" depth around Helping Hands Steppers	2.5	Tons	\$ 500.00	\$ 1,250.00
11	Playground Equipment & Play Surfacing w/underdrain system - excludes installation	1	Lump Sum	\$ 219,644.00	\$ 219,644.00

Subtotal =	\$ 315,869.00
10% Contingency =	\$ 31,586.90
Total =	\$ 347,455.90

* Cost opinions are derived from the Conceptual Master Plan - Option 2, dated 21 July 2016. Final costs subject to change as more detailed

LANDSCAPE
ARCHITECTS
SURVEYORS
ENGINEERS



Farnsworth
GROUP

LandscAPE Improvements
Opinion of Probable Construction Cost*

Project: Monticello Nick's Park - Option 2 - **FISCAL YEAR 2018** Estimator: J. Martin Design Phase: Preliminary
 Job No.: 0151425.00 Date: 8/15/2016 CHK'D BY: J. Martin

ITEM NO.	DESCRIPTION	QTY	UNIT	UNIT PRICE	COST
1	Playground expansion / future treehouse (private funding)	1	Lump Sum	\$ -	\$ -
				Subtotal =	\$ -
				10% Contingency =	\$ -
				Total =	\$ -

* Cost opinions are derived from the Conceptual Master Plan - Option 2, dated 21 July 2016. Final costs subject to change as more detailed

LANDSCAPE ARCHITECTS
SURVEYORS
SCIENTISTS



Farnsworth
GROUP

Opinion of Probable Construction Cost*

Project: Monticello Nick's Park - Option 2 - **FISCAL YEAR 2019** **Estimator:** J. Martin **Design Phase:** Preliminary

Job No.: 0151425.00 **Date:** 8/15/2016 **CHK'D BY:** J. Martin

ITEM NO.	DESCRIPTION	QTY	UNIT	UNIT PRICE	COST
1	Pavers	800	S.F.	\$ 15.00	\$ 12,000.00
2	Site Furnishings - Includes (3) tables with 4 chairs each	1	Lump Sum	\$ 10,000.00	\$ 10,000.00
				Subtotal =	\$ 22,000.00
				10% Contingency =	\$ 2,200.00
				Total =	\$ 24,200.00

* Cost opinions are derived from the Conceptual Master Plan - Option 2, dated 21 July 2016. Final costs subject to change as more detailed



Landscapes Improvements
Opinion of Probable Construction Cost*

Project: Monticello Nick's Park - Option 2 - **FISCAL YEAR 2020** Estimator: A. Wilson Design Phase: Preliminary
 Job No.: 0151425.00 Date: 7/21/2016 CHK'D BY: J. Martin

ITEM NO.	DESCRIPTION	QTY	UNIT	UNIT PRICE	COST
1	Site Lighting	1	Lump Sum	10,000.00	\$ 10,000.00
2	5' Concrete Sidewalk	2,960	S.F.	7.00	\$ 20,650.00
3	Pavers	400	S.F.	15.00	\$ 6,000.00
4	Ornamental Aluminum Fence - 42" Height	505	L.F.	60.00	\$ 30,300.00
5	New Plantings - Includes Shrubs and Perennials	2,335	S.F.	5.00	\$ 11,675.00
6	Lawn - Fine Grade and Seed	1,070	S.Y.	1.25	\$ 1,337.50
7	Native Prairie Seed Mix	930	S.Y.	1.75	\$ 1,627.50
8	Asphalt Pavement - (11) angled parking spaces, no curb	250	S.Y.	45.00	\$ 11,250.00
9	30' x 90' Shed Removal	1	Lump Sum	20,000.00	\$ 20,000.00
10	Pavement & Aggregate Sub-base Removal - approx. 3" of asphalt and 3" of aggregate	1,730	S.Y.	10.00	\$ 17,300.00
11	Topsoil, Furnish & Place - 6" depth	1,730	S.Y.	13.00	\$ 22,490.00
12	Shade Trees, 2.5" caliper	12	Each	500.00	\$ 6,000.00
				Subtotal =	\$ 158,630.00
				10% Contingency =	\$ 15,863.00
				Total =	\$ 174,493.00

* Cost opinions are derived from the Conceptual Master Plan - Option 2, dated 21 July 2016. Final costs subject to change as more detailed

ENGINEERS
ARCHITECTS
SURVEYORS
SCIENTISTS



Farnsworth
GROUP

Landscaping Improvements
Opinion of Probable Construction Cost*

Project: Monticello Nick's Park - Option 2 - **FISCAL YEAR 2021** Estimator: A. Wilson Design Phase: Preliminary
Job No.: 0151425.00 Date: 7/21/2016 CHK'D BY: J. Martin

ITEM NO.	DESCRIPTION	QTY	UNIT	UNIT PRICE	COST
1	Caboose Playhouse Conversion (Assumes Caboose is Donated)	1	Lump Sum	\$ 30,000.00	\$ 30,000.00
2	Site Lighting	1	Lump Sum	\$ 10,000.00	\$ 10,000.00
3	10' Bike Trail - Decorative Train Track Print	325	L.F.	\$ 25.00	\$ 8,125.00
4	Pavers	300	S.F.	\$ 15.00	\$ 4,500.00
5	Site Furnishings - Includes (3) bistro tables with 2 chairs each	1	Lump Sum	\$ 5,000.00	\$ 5,000.00
6	Shade Trees, 2.5" caliper	12	Each	\$ 500.00	\$ 6,000.00

Subtotal = \$ 63,625.00
10% Contingency = \$ 6,362.50
Total = \$ 69,987.50

* Cost opinions are derived from the Conceptual Master Plan - Option 2, dated 21 July 2016. Final costs subject to change as more detailed