

**AGENDA
REGULAR SESSION
HIGHLAND CITY COUNCIL
CITY HALL, 1115 BROADWAY
MONDAY, DECEMBER 16, 2024
6:30 PM**

NOTE: This is an in person meeting. However, anyone wishing to monitor the meeting via phone may do so by following the instructions on page 4 of this agenda.

CALL TO ORDER / ROLL CALL / PLEDGE OF ALLEGIANCE:

MINUTES:

- A. **MOTION** – Approve Minutes of December 2, 2024 Regular Session (attached)

SWEARING IN:

Mayor Hemann will administer the official oath to probationary Patrol Officer Enna Turan

PUBLIC FORUM:

- A. Citizens' Requests and Comments:

Anyone wishing to address the Council on any subject may do so at this time. Please come forward to the podium and state your name. Per Ordinance No. 3299, please limit your comments to 4 minutes or less.

- B. Requests of Council:

- C. Staff Reports:

NEW BUSINESS:

- A. **MOTION** – Approve Schedule of 2025 Meeting Dates for Council, Boards, and Commissions (attached)
- B. **MOTION** – Bill #24-123/RESOLUTION Approving Application and Awarding Certain Financial Incentives Under the City of Highland Façade Improvement Program to Corranmore Holdings LLC for 818 Main Street, Highland, Illinois (attached)
- C. **MOTION** – Bill #24-124/RESOLUTION Approving Application and Awarding Certain Financial Incentives Under the City of Highland Façade Improvement Program to Roy Wells for 821-825 Main Street, Highland, Illinois (attached)
- D. **MOTION** – Bill #24-125/RESOLUTION Approving Application and Awarding Certain Financial Incentives Under the City of Highland Façade Improvement Program to Corranmore Holdings LLC for 1011 Washington Street, Highland, Illinois (attached)
- E. **MOTION** – Bill #24-126/RESOLUTION Approving Application and Awarding Certain Financial Incentives Under the City of Highland Façade Improvement Program to Kevin Dewaele for 1005 Washington Street, Highland, Illinois (attached)

Continued

- F. **MOTION** – Bill #24-127/ORDINANCE Approving Real Estate Rezoning for Property Located at PIN: 01-1-24-07-00-000-002, PIN: 01-1-24-06-00-000-025.002, and PIN: 01-1-24-06-00-000-020, Highland, Illinois, From “R-1-C” Single Family Residence to “I” Industrial (attached)
- G. **MOTION** – Bill #24-128/RESOLUTION Making Separate Statement of Findings of Fact in Connection With Ordinance Granting Special Use Permit for a Solar Farm Within the “I” Zoning District at PIN: 01-1-24-07-00-000-002, PIN: 01-1-24-06-00-000-025.002, and PIN: 01-1-24-06-00-000-020, Highland, Illinois (attached)
- H. **MOTION** – Bill #24-129/ORDINANCE Granting a Special Use Permit to Highland Affordable Solar, LLC, for a Solar Farm Within the “I” Zoning District at PIN: 01-1-24-07-00-000-002, PIN: 01-1-24-06-00-000-025.002, and PIN: 01-1-24-06-00-000-020, Highland, Illinois (attached)
- I. **MOTION** – Bill #24-130/ORDINANCE Amending City Code, Chapter 90 – Zoning, Article III – Districts and Zoning Map, Division 11 – Permitted Uses, Section 90-201. – Permitted and Accessory Use Table, Table 3.1.B – Principal Non-Residential Uses, Use 43 – Parking Garage or Lot (Private or Public), to Require Special Use Permits for Properties Zoned “R3” and “C2” (attached)
- J. **MOTION** – Bill #24-131/RESOLUTION Making Separate Statement of Findings of Fact in Connection With Ordinance Granting Special Use Permit for a Parking Lot Within the “C-2” Zoning District at 516 9th Street, Highland, Illinois, PIN: 01-2-24-05-06-101-012 (attached)
- K. **MOTION** – Bill #24-132/ORDINANCE Granting a Special Use Permit to City on Behalf of Family Bible Church, Inc., for a Parking Lot Within the “C-2” Zoning District at 516 9th Street, Highland, Illinois, PIN: 01-2-24-05-06-101-012 (attached)
- L. **MOTION** – Bill #24-133/ORDINANCE Authorizing the Sale of City Owned Surplus Real Estate to Family Bible Church Pursuant to Conditional Real Estate Sales Contract As Attached (attached)
- M. **MOTION** – Bill #24-134/ORDINANCE Amending the City Code Chapter 66 – Land Development Code, Article V – Design and Improvement Standards, Division 4 – Lots, Section 66-5-4. Standards for Lots and Blocks; Division 6 – Street Design Standards, Section 66-5-6. Street Design Standards; Division 7 – Street Construction, Section 66-5-7. Street Construction Standards; Division 8 – Storm Water, Section 66-5-8. Storm Water Management Requirements; Division 9 – Water, Section 66-5-9. Standard for Water Services; and Division 10 – Sanitary Sewer, Section 66-5-10. Specific Standards for Public Sanitary Sewers (attached)

- N. **MOTION** – Bill #24-135/ORDINANCE Amending the City Code Chapter 78 – Utilities, Article IV – Water Service, Section 78-466. Meters; Section 78-467. Service Pipes; Section 78-469. Water Service Connection; Application; Section 78-470. Fire Service Requires, Standards; and Section 78-473. Main Extension Specifications (attached)
- O. **MOTION** – Bill #24-136/ORDINANCE Amending the City Code Chapter 78 – Utilities, Article III – Sewers and Sewage Disposal, Division 3 – Building Sewers and Permits, Section 78-282. Material Standards; Section 78-283. Size, Slope, Riser, And Maintenance; Section 78-287. Sewer Service Laterals; Section 78-288-78-310. Reserved (attached)
- P. **MOTION** – Bill #24-137/RESOLUTION Approving a Collective Bargaining Agreement Between The City of Highland and the International Association of Fire Fighters, Local 3672, on Behalf of the Emergency Medical Technicians (attached)
- Q. **MOTION** – Bill #24-138/ORDINANCE Amending Ordinance 3334 of the City of Highland, Illinois, Passed on April 15, 2024, Adopting the Financial Budget of the City of Highland, Illinois for the Fiscal Year 2024-2025 (attached)
- R. **MOTION** – Bill #24-139/ORDINANCE for the Levy, Assessment and Collection of 2024 Taxes to be Payable in 2025 (attached)

REPORTS:

- A. **MOTION** – Accepting Expenditures Report #1280 for Nov. 30, 2024 through Dec. 13, 2024 (attached)

EXECUTIVE SESSION:

The City Council may conduct an Executive Session pursuant to the Illinois Open Meetings Act, only after citing exemptions allowing such meeting.

ADJOURNMENT:

Continued



Anyone requiring accommodations, provided for in the Americans with Disabilities Act (ADA), to attend this public meeting, please contact Jackie Heimbürger, ADA Coordinator, by 9:00 AM on Monday, December 16, 2024.

BE ADVISED this is a public meeting conducted in accordance with Illinois state law and may be recorded for audio and video content. City reserves the right to broadcast or re-broadcast the content of this meeting at City's sole discretion. City is not responsible for the content, video quality, or audio quality of any City meeting broadcast or re-broadcast.

Directions for Public Monitoring of Highland City Council Meetings:

The City of Highland is providing the following phone number for use by citizens to call in just before the start of this meeting:

618-882-5625

Once connected, you will be prompted to enter a conference ID number.

Conference ID #: 867900

This will allow a member of the public to hear the city council meeting.

Note: This is for audio monitoring of the meeting, only. Anyone dialing in will not be able make comments.

Anyone wishing to address the city council on any subject during the Public Forum portion of the meeting may submit their questions/comments in advance via email to lhediger@highlandil.gov or, by using the citizens' portal on the city's website found here: https://www.highlandil.gov/citizen_request_center_app/index.php.

Any comments received prior to 3:00 PM on the day of the meeting, will be read into the record.