

PLANNING AND DEVELOPMENT COMMITTEE
McHenry County Government Center – Administration Building
667 Ware Road – Conference Room A
Woodstock, IL 60098

Minutes of Thursday, November 19, 2009

	Tina Hill, Chairman	
Randy Donley		Mary L. Donner
Sue Draffkorn		Marc Munaretto
Lyn Orphal		Ersel Schuster

Chairman Hill called the Planning and Development Committee meeting to order at 8:30 am. The following members were present: Tina Hill; Mary Donner; Sue Draffkorn; Marc Munaretto; and Ersel Schuster. Randy Donley and Lyn Orphal were absent. Also in attendance: Planning and Development Department staff members (Dennis Sandquist, Sarah Ciampi, Maryann Wanaski, Matt Hansel) ; Jim Heisler, County Board member; Regional Planning Commission Representatives (Charles Eldredge and Dennis Dreher); Peter Austin, County Administrator; Jason Osborn, Department of Transportation; interested public; and press.

MINUTE APPROVAL: Mr. Munaretto made a motion, seconded by Ms. Donner, to approve the Planning and Development minutes of November 5, 2009 and November 12, 2009. The minutes were approved as submitted with a unanimous voice vote of all ayes.

PUBLIC COMMENT: Ms. Donner introduced Mr. and Mrs. Fassmacht, explaining that they have a concern with a permit process they have been going through. Mr. and Mrs. Fassmacht, of McHenry Illinois joined the Committee to provide an overview to what they have encountered in trying to build a loft in their garage. They stated the process began 9 years ago when they submitted an application to for a permit to do alternations to an existing garage. The situation has been ongoing. The garage is a 40 year old structure. There are no grading or run-off changes, all work is inside the garage with the building of a loft. They have continuously received mixed signals and have paid several fines. They are still in litigation with a court date scheduled in December. They would like this issue resolved and have tried to address all issues that have been raised. They are on their third attorney. Chairman Hill stated she would talk with the State's Attorney. Members noted that things have changed over the last several years and hopefully the concerns raised will be properly addressed.

Kim Willis addressed the Committee and thanked members for scheduling evening meetings for the review of the proposed 2030 plan.

Noting no others wishing to speak, Chairman Hill closed this portion of the meeting.

PRESENTATIONS: None

SUBDIVISIONS: None

NEW BUSINESS: *Housing commission – Adoption Ordinance, Bylaws, Procedures:* Mr. Sandquist reported that the proposed Ordinance is the next step in the implementation of a housing commission. Mr. Munaretto made a motion, seconded by Ms. Donner, to recommend the County Board adopt the Ordinance as submitted. Mr. Munaretto asked for some clarification on how the proposed Housing Commission would fit with the work currently being done by the McHenry County Housing Authority and Corporation for Affordable Homes of McHenry County (CAHMCO). Ms. Sarah Ciampi stated that the Housing Commission will be appointed by the County Board to engage in the promotion, education and development of responsible housing. The Commission will work with municipalities as a tool to help achieve mixed income housing and responsible development. Their work will support the 2030 plan. The Commission will be supported through HUD funding. After discussion a roll call vote on the motion was called. The motion carried with four ayes (Munaretto, Donner, Draffkorn and Hill) and one nay (Schuster).

Approved: 12/3/09

OLD BUSINESS: *Review of RPC recommended 2030 Comprehensive Plan (continued):* Chairman Hill commented that the Infrastructure Section beginning on Page 103 would be reviewed today. Mr. Eldredge and Mr. Dreher provided opening comments. Mr. Sandquist stated that Mr. Osborn is here to provide suggestions from the McHenry County Department of Transportation (McDOT) regarding the 2020 Transportation Plan. Mr. Osborn commented that the 2030 Plan should reference the 2020 Transportation Plan as approved by the County Board in 2005 (not 2006 was noted on page 108); the Transit Plan; and the Bicycle Plan (which was endorsed by the County Board in 1996). The Committee felt these should be included as an information box on Page 103. Mr. Dreher and Mr. Eldredge agreed.
There were no additional changes to Page 103.

No changes to pages, 104 and 105.

Page 106 – revise population number to coincide with the Committee's previous recommendation. The population number will be revised throughout the document.

Page 108 – change the year to 2005 in the first paragraph. Mr. Osborn will draft an additional paragraph addressing the Transit Pilot Program.

Page 109 – 2nd column, last paragraph....the Plan, will be changed to the Pace Plan.

Page 110 – no changes.

Page 112 – reference to a reliever airport will also be included in the policy statement on Page 98 as #12.

Pages 113, 114 and 115 – no changes

Page 116 – Committee discussed the reference to ethanol as a component of bio energy and agreed no re-wording would be necessary. They also asked that the last sentence in the second column needs to be corrected.

Page 117 – Compressed Air Energy will be removed.

Members were also asked to give any word corrections to staff so they can be appropriately corrected.

Page 118 – major roads need to be added.

Page 119 – The three plans previously discussed will be referenced. Members asked that when a policy or plan is included, the correct titles be used and properly referenced.

Page 120 - They also asked that the 2020 Transportation Plan be reviewed to make sure all 18 points noted on page 120 are consistent.

Page 121 – no changes

REPORTS TO COMMITTEE, AS APPLICABLE:

Regional Planning Commission: None.

Chicago Metropolitan Agency for Planning: None

Community Development Block Grant Commission: None.

Historic Preservation Commission (HPC): None

MISCELLANEOUS: The Committee will continue their review of the 2030 Plan on Monday. The Section on Water and if time allows, the Section Land Use will be reviewed at that time.

EXECUTIVE SESSION: None

ADJOURNMENT

Ms. Donner made a motion, seconded by Ms. Draffkorn, to adjourn at 10:04 a.m. The motion carried with a unanimous voice vote.

* * * * *

RECOMMENDED FOR BOARD ACTION: