

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

Minutes of Thursday, March 4, 2010

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; Randy Donley; Mary Donner; Sue Draffkorn; Marc Munaretto; Lyn Orphal; and Ersel Schuster. Also in attendance: Planning and Development Department staff members; Jim Heisler, County Board member; interested public; and press.

MINUTE APPROVAL: Ms. Donner made a motion, seconded by Ms. Orphal, to recommend approval of the February 18, 2010 minutes of the Planning and Development Committee. The minutes were approved as submitted with all members present voting aye on a voice vote.

PUBLIC COMMENT:

Mr. Bruce Kaplan, of Cary Illinois, stated as a representative of the commercial real estate industry he would like to note that signage is a major component to the business. Many of these signs linger longer due to the huge surpluses of commercial and residential properties. He noted that many communities have implemented a permit process for temporary real estate signs which the industry does not support. The biggest problem or concern is that many signs are placed in a right of way, which is not allowed. He stated that when made aware of this violation, the sign is usually removed and placed in a proper location. He asked that the Committee remember that less government regulation is preferred to more.

Mr. Wayne Kurchina, representing Illinois Realty Inc. addressed the committee and supported statements previously made by Mr. Kaplan.

PRESENTATIONS: None

SUBDIVISIONS: None

NEW BUSINESS:

Public Hearing – Credit Card Acceptance: Chairman Hill opened the Public Health for the acceptance of Credit Card Payments at 8:34 am. She asked if anyone wished to comment. Chairman Hill closed the Public Hearing at 8:36 am with no comments being received.

Resolution authorizing Credit Card Acceptance/Processing for the Department of Planning and Development : Ms. Draffkorn made a motion, seconded by Ms. Orphal to recommend the County Board approve a Resolution authorizing Credit Card Acceptance/Processing for the Department of Planning and Development. The motion carried with a unanimous voice vote of all ayes.

Resolution Honoring Ervin Staveteig: Ms. Donner made a motion, seconded by Mr. Munaretto, to recommend the County Board approve a Resolution honoring Ervin Staveteig. The motion carried with a unanimous voice vote of all ayes.

Ordinance – School Impact Fee: Ms. Donner made a motion, seconded by Mr. Munaretto, to recommend the County Board approve an Ordinance amending Article 10, School Developer donation requirements of the McHenry County Subdivision Ordinance to include the annual CPI adjustment and amending section 1003.1 Fair Market Value. Mr. Sandquist stated that this Ordinance is the required yearly adjustment to the School Impact Fee

which is based on the Consumer Price Index (CPI). The fees as presented have increased 2.5%. After discussion, a voice vote was called. The motion carried with all members voting aye.

OLD BUSINESS:

Sign Ordinance Revisions: The Committee then reviewed a proposed change to the Temporary Sign Section of the Sign Ordinance. The State's Attorney had recommended adding a last sentence to the Section stating, "Temporary signs are intended for a limited period of display." Members commented on the suggesting and after discussion agreed not to make the change as proposed. Members also noted that signs improperly erected in right of ways are sometimes removed by McHenry County Department of Transportation and Road District Commissioners. This item will be on the County Board Agenda for March 16, 2010 for action.

NEW BUSINESS (continued):

Housing Commission Interviews: Prior to interviewing applicants, Ms. Ciampi reviewed the proposed membership on the Housing Commission. She stated that the members would be both voting and non-voting individuals. A total of 13 members is anticipated, with initial members being at least 7 people. Voting members would be County Board member; one township supervisor; one municipal representative; stakeholder representatives; the Continuum of Care (COC) member; a representative from the general public and tenants of affordable house. Non-voting members would be representatives from the COC; McHenry County Housing Authority; local community housing development organizations (CHDOs); non-profit agency; and general public. The Commission will organize, set goals and objectives and develop a work plan during the first two years. The Committee then interviewed the following candidates/applicants for the housing Commission: Evert Evertsen; John Pletz; Gregory Siebold; Mary Anne Weltch; Corey Brackmann; Karen Calendo; and David Alarson. The Committee will meet on Thursday, March 11, 2010 at 8:30 am to continue their interviews.

REPORTS TO COMMITTEE, AS APPLICABLE:

Chicago Metropolitan Agency for Planning: The Housing Sub-Committee of CMAP continues their discussions on technological assistance. It was noted that others are looking at McHenry County as an example of housing programs. The 2030 Plan was delivered to CMAP and they will be providing their comments by Monday 3/8/10.

Community Development Block Grant Commission: There was no quorum present at the last meeting.

Historic Preservation Commission: A cemetery dedication ceremony is planned for next month. Members will be informed as to date and time. The Victory Garden has been tilled and to date 10 employees have expressed an interest in tending the garden.

Neighborhood Stabilization Program (NSP) Special Needs Assessment – Debrief: Faith Taylor provided an update to the debriefing process. The plan was approved and the process is moving forward with some slight changes. There was a misunderstanding with rental rates; however the program can work. The program goes away in four years, but monitoring of the program will continue. It was noted that costs of monitoring can be paid from the HOME Program. Members raised concerns with funding should the HOME program disappear. It was noted that this is one of the oldest of HUD programs and it is not anticipated to disappear.

MISCELLANEOUS: Mr. Sandquist reported that Richard D'Ambrosia has tendered his registration from the Zoning Board of Appeals. An Advertisement has been placed to replace Mr. D'Ambrosia and Mr. Staveteig (Alternate) on the Zoning Board of Appeals. Ms. Schuster requested a transcript of the meetings Mr. D'Ambrosia had attended.

Mr. Munaretto left at 10:30 am

EXECUTIVE SESSION: None

ADJOURNMENT

Ms. Orphal made a motion, seconded by Ms. Schuster, to adjourn at 10:34 a.m. The motion carried with a unanimous voice vote.

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RECOMMENDED FOR BOARD ACTION:

Resolution honoring Ervin Staveteig
Resolution Authorizing Credit Card Acceptance/Processing for the Department of Planning and Development
Ordinance amending Article 10, School Developer donation requirements of the McHenry County Subdivision
Ordinance to include the annual CPI adjustment and amending section 1003.1 Fair Market Value
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