

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

Minutes of Thursday, July 7, 2005

Ann Gilman, Chairman	
Jim Heisler	Ann Kate
Barbara Wheeler	Peter Merkel
Marc Munaretto	Virginia Peschke

Chairman Gilman called the Planning and Development Committee to order at 8:15 a.m. The following members were present: Ann Gilman, Ann Kate, Barbara Wheeler and Jim Heisler. Pete Merkel and Virginia Peschke were absent. Also in attendance: Planning and Development staff and Peter Austin, County Administrator.

MINUTE APPROVAL

Mr. Heisler made a motion, seconded by Ms. Wheeler to approve the regular session minutes of the Planning and Development Committee meeting of June 16, 2005. The minutes were approved as presented on a unanimous voice vote.

PUBLIC PARTICIPATION

None

PRESENTATION

None

SUBDIVISIONS

Millstream Estates- Tentative Plat: The project consists of 29 lots zoned E-3 Estate District on 99.4 acres. The property is currently farmed agricultural land with 1.42 acres of wetland area and flood hazard area which lie along the bank of the Kishwaukee River. This area will remain free from development and will have a 100 foot buffer for the environmentally sensitive area. The development has one primary road with two future connections. Since there will not be a disturbance to the wetland area, the Department of Natural Resources will not require a permit. The McHenry County Department of Health and the township road commissioner have accepted that tentative plat. Ms. Wheeler voiced concerns over the wetland areas and if the Committee could request changes. Ms. Ehardt noted that as presented the proposed development meets all requirements. Ms. Wheeler made a motion, seconded by Ms. Kate to accept the Tentative Plat of Millstream Estates. The motion carried with a unanimous voice vote.

OLD BUSINESS

None

NEW BUSINESS

CDBG Transfer of Project Request – Matt Hansel explained that Salvation Army has requested that funding for the HMIS (Provider Communication Network) is transferred to the Pioneer Center. The HMIS system is a system for tracking the homeless and users of various service agencies to help identify any gaps in service delivery network. Pioneer Center has offered to maintain and upgrade McHenry County's HMIS system. No additional expenditures will be required as a result of this request. A motion was made by Mr. Heisler, seconded by Ms. Kate to approve the transfer of funds from Salvation Army to Pioneer Center for the Homeless Management Information System. The motion carried with a unanimous voice vote.

New Commissioners Approval- This item was tabled and will be discussed at a future date.

HOME Program Income Request - Mr. Hansel explained that \$9,728.50 in HOME funds have been returned to the County from the McHenry County Housing Authority from the owner occupied residence rehabilitation program. A resolution is submitted for reallocation of the returned funds which will allow the additional monies to be used by McHenry County Housing Authority to rehabilitate more owner occupied residences under the HOME program. Mr. Heisler made a motion, seconded by Ms. Wheeler to approve the resolution. The motion carried with a unanimous voice vote.

STORMWATER – Ms. Ehardt noted that she has a list and will be meeting with Mr. Koehler. There will be a report at the next meeting.

NIPC – Chairman Gilman announced that the Wonder Lake FPA went to the full Board and was passed.

PLANNING COMMISSION – Ms. Ehardt reported that staff is nearing completion of the modification to the Land Use Plan and maps. Today staff will be meeting with TESKA and Associates to fix the major mapping flaws. Next week will be final completion of text. The Planning Commission will meet on July 28th and receive the final draft and have a presentation. The regular meeting in August will address any comments and questions.

ADJOURNMENT

Ms. Heisler made a motion, seconded by Ms. Kate to adjourn at 8:30 a.m. The motion carried with a unanimous voice vote.

RECOMMENDED FOR BOARD ACTION:

Approve resolution Reallocation of Home Program Funds

Approve Resolution Authorizing the transfer of Community Development Funds Between the Salvation Army and the Pioneer Center of McHenry County