

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

Minutes of Thursday, November 6, 2008

Barbara Wheeler, Chairman  
Randy Donley                      Mary L. Donner  
Jim Heisler                         Peter Merkel  
Marc Munaretto                    Virginia Peschke

Chairman Wheeler called the Planning and Development Committee meeting to order at 8:30 a.m. The following members were present: Barbara Wheeler; Mary Donner; Jim Heisler; Virginia Peschke; Randy Donley; Peter Merkel; and Marc Munaretto. Also in attendance: Planning and Development Department staff members (Mary Ann Wanaski, Matt Hansel, Faith Taylor and Mark Phipps); Peter Austin, County Administrator; Mary McCann, Tina Hill and James Kennedy, County Board Members; interested public; and the press

MINUTE APPROVAL

Mr. Munaretto made a motion, seconded by Mr. Heisler, to approve the regular session minutes of the October 16, 2008 Planning and Development Committee meeting. The minutes were approved as submitted with a unanimous voice vote.

PUBLIC COMMENT: None

PRESENTATIONS: None

SUBDIVISIONS:

*Buck's Run – Final Plat:* Ms. Wanaski reviewed the proposed Final Plat for Buck's Run Subdivision located in Hebron Township. The subdivision will consist of two lots on four acres all to be zoned E-2. The Final Plat meets all requirements of the E-2 zoning. No new roads will be created, both lots will have access off Hickory Lane. There are no pipelines located within the development. The Final Plat has been accepted by the Staff Plat Review Committee and approval of said plat has been recommended. Ms. Donner made a motion, seconded by Mr. Heisler, to recommend approval of the Final Plat for Buck's Run and forward same to the County Board for final approval. The motion carried with all members present voting aye.

OLD BUSINESS: None

NEW BUSINESS:

*McHenry County Stormwater Management Commission – Bylaw Amendment:* Mr. Phipps reviewed the proposed amendment to the Bylaws which will allow an alternate member to vote on issues/items. Ms. Peschke made a motion, seconded by Mr. Merkel, to recommend the County Board approve a Resolution adopting the amended bylaws of the McHenry County Stormwater Management Commission. Mr. Phipps added that a Technological Advisory Committee (TAC) had been formed and appointments to this Commission have been made by the Chairman of the Stormwater Management Commission. The appointees will serve a two year term beginning in January of 2009. Meetings of the TAC will be held at 7:30 am on the fourth Thursday of every other month. With no further discussion, a voice vote on the motion was called. The motion carried with all members present voting aye.

*HUD Action Plan Amendment:* Mr. Heisler reported that the Community Block Grant Commission (CDBG) has recommended approval of a Resolution to amend the HUD Action Plan. He stated that the County is now eligible to receive 3 million dollars in National Stabilization Program (NSP) funds to be used to purchase and redevelop foreclosed homes and residential vacant properties, blighted structures and to redevelop demolished or vacant properties. To receive the funds, the Action Plan must be amended. Mr. Munaretto made a motion, seconded by Ms. Donner, to recommend the County Board approve a Resolution adopting the Community Development Block

Grant Action Plan for Program year 2009 as amended. Ms. Peschke recused herself from voting as her work in consumer credit counseling is mentioned as part of the program. Ms. Hill stated that the program does not prevent foreclosure, but will allow the County to purchase a foreclosed vacant property and rehabilitate the home to allow for the resell and rental of the property. After discussion and roll call vote was called. The motion carried with six ayes (Donner, Merkel, Heisler, Donley, Munaretto and Wheeler) and one abstaining (Peschke).

*TechSolve Proposal for permitting process:* Mr. Austin reported that staff has been reviewing various procedures in the Planning and Development Department and it has been determined that the permitting process could be streamlined with the use of technology. He asked that members review materials submitted for possible consideration of a Resolution at the next meeting. The firm recommended would begin their work in January and will be on-site for three days conducting discussions and reviewing current permitting procedures. Members questioned if travel would be included in the price. Mr. Austin stated the final Resolution would be "tightened up" and include an amount not to exceed for this project. The consensus of the Committee was to move forward with this proposal.

Mr. Austin provided an update on the Planning Director position. He noted that the post deprivation hearings are coming to a close and the hearing officer will be rendering a decision by the end of this month. Once this process is complete, action on a replacement will move forward.

REPORTS TO COMMITTEE, AS APPLICABLE:

*Stormwater:* Members are conducting performance evaluations for the certified communities with seven remaining to be completed.

*CMAQ:* The water study is moving along with a final report due in March.

*MCCD:* The Trail of History was a success. The Board is beginning their budget work and land acquisitions are continuing. The Executive Director, Elizabeth Kessler, has received national recognition for her work.

*Planning Commission:* A representative from CMAQ will be at the November 13<sup>th</sup> meeting.

*Planning Director search status:*

MISCELLANEOUS: None

EXECUTIVE SESSION: None

ADJOURNMENT

Mr. Heisler made a motion, seconded by Ms. Peschke, to adjourn at 8:55 a.m. The motion carried with a unanimous voice vote.

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**RECOMMENDED FOR BOARD ACTION:**

Resolution amending the McHenry County Stormwater Management Commission Bylaws  
Resolution adopting the HUD Action Plan Amendment

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