



Lee County Properties, Planning, and Zoning Committee Meeting Minutes

Lee County, Illinois

Nov 15, 2022 at 9:00 AM CST

Old Lee County Courthouse, Third Floor Boardroom, 112 E 2nd St, Dixon, IL 61021

I. Call to Order

The meeting was called to order at 9:00 a.m., by Chair Tom Wilson.

II. Committee Member Roll Call: Chair Tom Wilson, Vice Chair Dave Bally, Marvin Williams, Rick Humphrey, and Jack Skrogstad

Rick Humphrey was absent. Tom Wilson, Dave Bally, Marvin Williams, and Jack Skrogstad all attended in person.

Also present: Wendy Ryerson (Administrator), Dee Duffy (Zoning Administrator), Alice Henkel (Renewable Energy Coordinator), Nancy Petersen (County Clerk and Recorder), and Becky Brenner (Board Secretary), were all present in person.

III. Public Attendees

Len Saunders (Carpenters Local 790 Representative) attended in person.

IV. Approval of the Minutes from the Previous Meeting - (October 11, 2022)

Minutes from the October 11, 2022, Lee County Properties, Planning, and Zoning Committee Meeting were approved as presented without modification.

V. Animal Control Department

A. Report

Teri Zinke was not able to attend the meeting. No report was available for Animal Control.

VI. LOTS

A. Report

Greg Gates walked the committee through the comprehensive report that he submitted from LOTS. The full report will be included in the November County Board agenda packet.

VII. Maintenance Department

A. Report

There was no report from the Maintenance Department.

B. Facility Improvements Updates

No specific projects were mentioned under facility improvement updates.

C. ACTION ITEMS

1. Work Orders Review and Approval

a. 2022-001 - Public Defender's request for a sink

The committee briefly discussed the Public Defender's request for a sink in their office. Greg Saunders had a contractor look at the area and the estimate to complete the project was roughly \$20,000. Installing the pipes and drains in that area would include core drilling the floor above the space and running sewer lines under a supporting steel beam. The cost of the project was not included in the proposed 2023 budget that is scheduled to be voted on during the November 22, 2022, County Board meeting.

Motion to table the Public Defender's request for a sink. **Moved** by Dave Bally. **Second** by Jack Skrogstad. **Motion** passed unanimously by voice vote.

b. 2022-002 - New Carpet in Judges Hallway, Jury and Conference Rooms

c. 2022-003 - Judges Carpeting and Flooring, JDA Courtroom, Conference Room, and Foyer

The committee discussed new carpeting and flooring in the Judge's area in the New Courts Building.

Motion to approve the work orders for flooring. **Moved** by Dave Bally. **Second** by Marvin Williams. **Motion** approved by voice vote.

VIII. Zoning

A. Procedures, Restructuring, and Enforcement Updates - Board Member Jack Skrogstad

Jack Skrogstad reported that during their recent meeting, Dee Duffy, Alice Henkel, and Wendy Ryerson agreed that the Zoning Department section of the County website needed to be restructured and updated. Wendy took on the time-consuming task of restructuring the information. As a result, Jack reported that the work resulted in a user-friendly format that was much easier to navigate.

B. Report

Dee Duffy walked the committee through the report that she submitted and was present to answer any questions. The full report will be included in the November County Board agenda.

C. ACTION ITEMS

1. Going To The Zoning Board of Appeals

- a. Petition 22-P-1603, for a Special Use outdoor storage of recreational vehicles in Lee Center Township

Motion to move Petition 22-P-1603 to the Executive Committee for inclusion on the full County Board agenda. **Moved** by Jack Skrogstad. **Second** by Dave Bally. **Motion** passed unanimously by voice vote.

2. Coming From The Zoning Board of Appeals

- a. Petition 22-P-1597, Special Use for a community solar project – Franklin Grove Township

Motion to approve Petition 22-P-1597 and move to the Executive Committee for inclusion on the full County Board agenda. **Moved** by Jack Skrogstad. **Second** by Dave Bally. **Motion** passed unanimously by voice vote.

- b. Petition 22-P-1602, Map Amendment from Ag-1 Rural/Agricultural District to I-3 Heavy Industrial District

Motion to approve Petition 22-P-1602 and move to the Executive Committee for inclusion on the full County Board agenda. **Moved** by Marvin Williams. **Second** by Dave Bally. **Motion** passed unanimously by voice vote.

IX. Planning Commission

- A. Coming to the Planning Commission - None
- B. Coming from the Planning Commission - None

There was no discussion or action items going to or coming from the Planning Commission.

X. Renewable Energy

- A. Report

Alice Henkel reported that the Renewable Energy Committee had not met for some time. Meetings will resume once the new Board has been established. The next topic to be discussed will be the battery energy storage system ordinance

that will be drafted for the County. She reiterated what Dee had mentioned in her report, that the proposed Wind and Solar Energy Ordinances that came from the Renewable Energy Committee would be on the agenda for the full County Board Meeting.

XI. Unfinished Business - None

There were no items under unfinished business.

XII. New Business

A. 2023 Zoning Board of Appeals Meeting Date Resolution

Motion to approve the 2023 Zoning Board of Appeals Meeting Dates Resolution and move to the Executive Committee. **Moved** by Dave Bally. **Second** by Jack Skrogstad. **Motion** passed unanimously by voice vote.

XIII. Executive Session

There was no request for an executive session.

Tom Wilson took the time at the end of the meeting to thank Marvin Williams and Dave Bally for their service on the committee.

Wendy Ryerson reminded the committee that there would be a Truth in Taxation Hearing at 5:30 p.m., on Tuesday, November 22, 2022, prior to the 6:00 p.m., full County Board Meeting.

XIV. Adjournment

Motion to adjourn at 9:24 a.m. **Moved** by Jack Skrogstad. **Second** by Dave Bally. **Motion** passed unanimously by voice vote.