

**KENDALL COUNTY AD HOC ZONING
ORDINANCE COMMITTEE**

*Kendall County Office Building
Rooms 209 & 210
111 W. Fox Street, Yorkville, Illinois
5:00 p.m.
Meeting Minutes of May 24, 2017*

Present: Larry Nelson (Chairman), Bill Ashton, Judy Gilmour, John Shaw and Jeff Wehrli
Others Present: Dave Guritz from the Kendall County Forest Preserve District and Matt Asselmeier, Senior Planner

Chairman Larry Nelson called the meeting to order at 5:03 p.m.

1. **APPROVAL OF AGENDA**

Ms. Gilmour made a motion to approve the agenda. Mr. Wehrli seconded the motion. With a voice vote of five ayes, the motion carried.

2. **APPROVAL OF MINUTES**

Mr. Wehrli made a motion to approve the minutes from the March 22, 2017, meeting. Ms. Gilmour seconded the motion. With a voice vote of five ayes, the motion carried.

3. **HEARING OFFICER/CODE HEARING UNIT**

Staff provided a copy of the ordinance establishing a hearing code unit. Staff also presented a series of questions for guidance related to the hearing code unit. The Committee felt that the Hearing Officer should only hear building and zoning matters, at least initially. The Committee also felt that the Code Hearing Unit should be a part of the PBZ Department. The Committee recommended leaving the subpoena authority as is. The Committee asked Staff to check with DeKalb County to see how long they consider a reasonable time for a decision. The Committee felt that five (5) working days from the closing of the hearing was sufficient. The Committee wanted the Special Use Hearing Officer to be the first choice for hearings. The County could contract with other hearing officers if the Special Use Hearing Officer was unavailable or had a conflict of interest. The debts would be PBZ debts only. Liens would be tracked with the assistance of the State's Attorney's Office. Staff was directed to get copies of the ordinances to the Ad-Hoc Committee and to create a table of fines as currently defined in the ordinances. Waiting until the codification process was completed was suggested as a good course of action.

4. **STORMWATER ORDINANCE AMENDMENT(S) RELATED TO PROJECTS IN PLANO AND FOREST PRESERVE**

Staff reported that the City of Plano is still working on their application. Staff has not received a request for stormwater variance from any business in Plano.

Mr. Guritz provided an update on the work in the Millbrook South Forest Preserve. They are pursuing a grant and are not ready to apply for a stormwater variance, but are aware that a variance will be needed if they advance the project.

Discussion occurred regarding amending the stormwater ordinance instead of issuing variances. The Committee requested that Staff contact Greg Chismark to see if a ratio of impervious surface could be used for trail and service road projects. The calculation would apply to publicly and homeowner's associated trails.

5. **YORKVILLE COMPREHENSIVE PLAN/LAND RESOURCES MANGEMENT PLAN DIFFERENCES**

Staff provided a memo regarding differences between the United City of Yorkville's Future Land Use Map and Kendall County's Land Resource Management Plan. The Committee requested that Scott Koepfel draft a letter to the Staff, City Administrator, Mayor and Aldermen at the United City of Yorkville outlining our concerns and requesting a meeting to resolve the conflicts in proposed land use.

There were no additional comments from the public or press.

Adjournment:

The next meeting will be June 28, 2017. Mr. Wehrli made a motion to adjourn the meeting. Ms. Gilmour seconded the motion. With a voice vote of five ayes, the motion passed unanimously and the meeting adjourned at 6:20 p.m.

Respectfully submitted,
Matthew H. Asselmeier, AICP
Senior Planner