

Members Present

Mr. Vickery, Ms. McBride, Mr. Washington, Dr. Pagast, Mr. Tripp, Mr. Hess, Mr. Stauffenberg, and Ms. Polk

Members Absent

Mr. Flett, Mr. Nixon, Mr. Olthoff, Ms. Bernard, Mr. James, and Mr. Tholen

In Attendance

- **Board Members**

Mr. Bossert and Mr. Arseneau

- **Department Heads**

- **Media**

None

1. Call to Order/Roll Call

The meeting was called to order by the Vice-Chairman, Mr. Vickery, at 9:00 a.m. Quorum present.

2. Public Comment

3. Approval of Minutes –August 29, 2012

**A motion to approve the minutes was made by Mr. Washington and seconded by Mr. Tripp.
Motion carried with a voice vote.**

4. Zoning

- ZBA Case #12-08; Special Use Permit to Section 121-208.b.1 (Resale Shops 121-183.a.63)) in the I1-Light Industrial District and Variances to Sections 121-294 (off-street parking and off-street loading), 121-294.b.7.b (surface), 121-294.b.10 (required parking spaces), on a parcel generally situated in Section 21 of Manteno Township. The petitioner is John Tamblyn, property owner and applicant.

Mr. Skimerhorn stated that this is a request for a special use permit for indoor resale rummage shops on a 2.5 acre parcel located at 8086 N 2000 E Rd in Manteno Township. Accompanying the special use permit is a request for two variances, one being for the surface of the parking lot. They have approximately 29 paved spaces but the ordinance calls for 43 and they are also asking for a variance for the number of parking spaces. There should be one for every 300 sq. ft. of building space. The property is currently zoned I1-Light Industrial and this would be special use permit in that district. The Zoning Board voted 6 to 0 to recommend approval with the following four conditions:

1. The special use permit is granted to John Tamblyn and is not transferable to any other entity.
2. All parking, signage, and vendors must be contained within the subject site and under no circumstances will any parking, signage, or vendors be allowed in the public right-of-way or at offsite locations.
3. Ingress/egress and parking shall be in accordance with the plan submitted by the applicant and no deviation from this plan will be allowed without written permission from the planning director.
4. All sales activity and display of goods will occur inside enclosed buildings on the site.

Mr. Stauffenberg made a motion to approve and Ms. Polk seconded it.

Discussion

Mr. Tripp stated that six people spoke against this. It is kind of unusual to have that many against it, yet there was a unanimous decision to go with it.

Mr. Skimerhorn stated that they did have six people who spoke during the public comment period but they didn't necessarily speak against it. Some of the issues that they brought up had little to do with this piece of property.

Original motion carried with a voice vote.

5. Planning

- **Resolution of Support for K3 River Roundtable Report**

Mr. Van Mill stated that at the last meeting they asked the committee to take another review of this report that was produced about a year ago. It is in final draft and outlines the role of the river roundtable and issues with regard to the river that the river roundtable is focusing on. The river roundtable has broken down the river into four major categories:

1. Agriculture and Environment
2. Economic Development
3. Recreation and Tourism
4. Public Relations

Mr. Van Mill stated that the river roundtable meets on a monthly basis and the committees also meet to advance the goals and objectives that are in the report itself. They realized some time ago that the county had not taken any type of position of support or otherwise with this. As they have been moving forward, they have been asking all local units of government to get behind this project and this report which is where we are today. They are asking for consideration to move this to county board.

Mr. Washington made a motion to approve and Ms. McBride seconded it. Motion carried with a voice vote.

- **K3 County Enterprise Zone Expansion – Village of Hopkins Park**

Mr. Van Mill stated that this is a resolution to approve the extension of K3 County Enterprise Zone to parts of Pembroke Township and the Village of Hopkins Park. Last week they adopted a resolution to add additional properties in the City of Mومence. That reason that that one came before the committee in advance of this one is that there were some eminent projects that were going on and they needed to push that application forward. The existing zone is about 2.19 square miles. They have up to 15 square miles so they are well under that. This addition would only add about 465 acres so with this total expansion the K3 County Enterprise Zone would encompass about 2.91 square miles. They have had two public hearings at the Village of Hopkins Park. At the first public hearing several questions were generated with regard to really looking at the map a little bit closer so they were asked to hold a second public hearing for a better review which they did at the beginning of August. They will be using option #2 which means that they will use the economic conditions of the township and village as the requirements necessary to add a local unit of government and to add the enterprise zone to the area.

Dr. Pagast stated that he has no objection to the expansion of the enterprise zone to Hopkins Park and Pembroke. We invested money in some buildings out there and he was wondering what the long-term plans are for those buildings.

Mr. Van Mill stated that one of the things that they are trying to do is be a catalysis by providing the enterprise zone down there. The township has a very thorough business plan for that park. They had to develop that in order to get the \$2 million that was provided by the federal and state governments to do the major portions of that project. There is a plan in place but he can't say whether they are proceeding or

following that plan right now. He would entertain that they bring in the township supervisor to answer some of those questions. However, his office, KCC, and the state have been working on opportunities and ideas on what to do with that facility and how to put somebody in there but it is not easy. There is a lot going on behind the scenes with the state, KCC, his office. They are hoping that the enterprise zone incentives will be a stimulus for it. They are also including the former prison site as part of the enterprise zone expansion. They are looking at bringing in some other outside expertise to help them figure out an attraction strategy for that facility but it is a challenge and will take a lot of different people and partnerships to get it done.

Ms. McBride made a motion to approve and Mr. Washington seconded it.

Discussion

Mr. Washington asked if all the sites are along County Highway 2 with the exception of the prison site.

Mr. Skimerhorn stated that the abandoned school site sits off of County Highway 2.

Mr. Tripp asked if they are all supposed to be contiguous.

Mr. Tripp stated that they are by the road. There is a three-foot strip that connects all the structures which is acceptable.

The original motion carried with a voice vote.

- **CLG Grant Application – Authorize to Apply for Grant & Authorize Chairman to Sign Grant Agreement**

Ms. Sadler stated that they are asking for a CLG (Certified Local Government) Grant. Certified local governments are entitled through their Historic Preservation for grants from the state. This is a 2013 grant and will go over a two-year period. The reason that they are asking for it today is because the Historic Preservation does not meet until Monday but with the timeline of the grant application they need to get approval before the details are all worked out. They are looking at possibly doing an update of their 1977 survey of historic properties in Kankakee County and possibly some kind of marker for properties that have been designated for land mark status. It is a 70/30 grant; they are anticipating the county portion would not exceed \$4000 which would be cash and in-kind services. They are asking for approval to apply and then for the chairman to sign the agreement once it is approved.

Mr. Tripp made a motion to approve and Mr. Washington seconded it.

Discussion:

Mr. Washington asked what the amount of the grant was.

Ms. Sadler stated that they can ask for any amount. If they go with the \$4000 from the county, it would be approximately \$13,000 total.

Mr. Van Mill stated that they had talked about it from a financial perspective trying to anticipate what next year's budget is going to look like. When Ms. Sadler approached him with this he felt fairly confident that they could probably be able to absorb some number under \$3000. It says \$4000 but there is in-kind that can go against that.

Ms. Sadler stated that it can go over a two-year fiscal period.

Mr. Van Mill stated that he felt fairly comfortable that they could go at least for that amount which is pretty conservative.

Motion carried with a roll call vote of 9 ayes and 0 nays. Voting aye were Mr. Vickery, Ms. McBride, Mr. Washington, Dr. Pagast, Mr. Tripp, Mr. Hess, Mr. Stauffenberg, Mr. Bossert, and Ms. Polk.

6. Transportation

• State Metro/Rural Transportation Planning Contract

Mr. Lammey stated that this is the last piece of the funding for the transportation program this year. He would like to say that they got it in the same year that they started the work in but it is five months late which is kind of frustrating. There is no local share on this contract. There is a change from what is in the packet but it will be corrected for the county board meeting. The committee already approved the two contracts with consultants for the Illiana Study and for the Traffic Safety Audit. This one is for their coordination on the rural areas with the Illiana Study. He is asking that the committee authorize the chairman to sign the document.

Mr. Stauffenberg made a motion to approve and Mr. Hess seconded it. Motion carried with a voice vote.

7. Old Business

8. New Business

9. Adjournment

A motion to adjourn the meeting at 9:20 a.m. was made by Mr. Tripp and seconded by Mr. Washington. Motion carried.

Jim Vickery, Vice-Chairman
Joanne Langlois, Executive Coordinator