

**MCHENRY COUNTY REGIONAL PLANNING COMMISSION
MEETING MINUTES
OCTOBER 9, 2008**

Commissioner's Present: Chairman Charlie Eldredge, Craig Hubert, Ron Bauman, Jerry Davenport, Bill Swenson, Jim McNutt, Jeremy Shaw, Nancy Schietzelt, Mike Rein, John Jung, Dennis Dreher and RB Thompson

Absent: Frank Harrison

Staff Present: Matthew Hansel, Maryanne Wanaski and Cindy Sassaman

Also present: Patricia Kennedy, Ersel Schuster, Kim Willis, Kathy Bergan Schmidt, Tammy Valentine Garza and Mary McCann

The meeting was called to order at 6:08 p.m.

Minute Approval

Motion by Mr. McNutt seconded by Mr. Baumann to accept the September 11, 2008 minutes. All members present voting aye. Motion carried.

Motion by Mr. Bauman seconded by Mr. Hubert to accept the September 25, 2008 minutes. All members present voting aye. Motion carried.

Ms. Schietzelt asked if the water resource map was provided to Houseal and Lavigne. Ms. Wanaski explained that they had received the map in the draft form and very little had changed.

Ms. Wanaski said that Houseal and Lavigne would be here tonight with a few foundation chapters and the vision.

Public Participation

None

Director's Remarks

CAHMCO (Corporation for Affordable Homes) will be attending the next meeting. Mr. Wanaski also announced that the new planner has also put together information about how schools are funded in McHenry County. Ms. Wanaski asked for volunteers to help write the Community Character section. This section is needed for the writers to continue on their mission. Chairman Eldredge requested a motion for volunteers to meet as early as next week to help Mr. Thompson and Ms. Swenson.

Motion by Mr. Hubert seconded by Mr. Davenport to hold one meeting or possibly two meetings to write the Community Character section. All members present voting aye. Motion carried.

Mr. McNutt, Mike Rein and Jerry Davenport also volunteered to meet Thursday, October 16, 2008 to work on the Community Character Section.

Chairman Eldredge attended the fall planning conference of the Illinois Department of Transportation. He noted there was an interesting report from Tom Stanke, a commissioner on the National Surface Transportation Policy and Revenue Study, which was mandated by congress. They were asked to look at the funding of all surface transportation. This includes the funding and process for selecting, approving and building roads. He spoke about the Federal Rail Highway Trust Fund that was bankrupt and was subsequently bailed out. The trust has enough funding to operate until April. Since there has not been a change in funding in the last 20 years the commission looked at ways to change. The commission reported that in the short term 5-7 year period they see no reason to increase the motor fuel tax. In the long term they would like to see a different funding mechanism. The first would rely on a tax on carbon emissions of all types and the second is by vehicle miles traveled tax. There are 6 locations going live in the next couple of months that will try to see if the system is feasible. It is basically a black box installed in your vehicle to report the amount of miles moved and in which jurisdictions. It seems likely the Federal Government will look at something like this within the next 5 years. Another interesting point was that on average it takes 10-12 years before a project is completed in the federal system. About 75% of the cost is delay. The law should be changed substantially to deliver projects in 2-4 years. The report is available on the internet and is approximately 300 pages long.

Presentations

Professor Deal from the University of Illinois was present to discuss the LEAM project. He started by brainstorming for a few minutes with Commissioners. He asked what is the purpose of a plan. After a brief discussion Professor Deal showed the Commissioners how to enter the McHenry County Portal where they all have a password. He told the Commission that he needed to take back information tonight about what the Commission would like to see. He showed 2005 land uses overlaid on the 2008 Google maps. Other scenarios were presented with several optional layers. Mr. Dreher asked LEAM to look over the water resources chapter and add the maps to the layers. Ms. Wanaski said she would forward those maps to LEAM. Professor Deal then asked the Commission what type of information they were looking for regarding the scenarios.

The Commission came up with list items/scenarios as noted below. From the main list they chose 6 major topics to pursue with 3 runner up topics.

Scenarios

***** Long Range Transportation Plan Rt. 53 ext
***** Business park development
RR corridor – new metra stations
***** Agriculture preservation districts
Open space
***** Groundwater
ETJ 1 ½ boundary
Minor league ball
Rt. 23 interchange
Airport
* College campus
Ethanol & EBI

- **** Wind farm policy
- Trail system connections policy
- Woodstock bridge
- * 1.4% -2.4% - 3% growth rates (low med high)
- Within county
- ***** Employment
- FPA
- Energy prices
- *** 1 ½ buffer with preservation areas UGB
- *** Green Inf. Vision

Implications

- nat. archs
- hydric soils
- Ground Water Recharge
- Floodplains
- Wetlands
- gi visions
- Compact development
- ***** Develop strategies LID strategies
- Regional utilities
- TOD
- Airport

Top 6 Topics

1. LRTP
2. Business Park Dev/RR corridors
3. Agriculture Preservation
4. Groundwater
5. Employment
6. Compact dev/LID/TOD

3 Star topics

1. Wind farms
2. Urban Growth Boundaries
3. Green Vision

The Commission asked if they could share the LEAM information publicly. Professor Deal stated that it is still in the development stage and recommended waiting a little longer. Mr. Dreher recommended that any public present at the meeting tonight make comments. It was decided that the existing reference scenario and 2005 map would be linked to the 2030 website so that no login is required.

A consultant from Houseal Lavigne was in attendance at the meeting tonight. He mentioned that the vision statement will be on the agenda for the next Planning Commission meeting and will be sent in advance.

Ag Draft Policies

The ag draft will be placed on the Planning & Development Committee agenda for October 16th. The Ag Policy document was presented for review. Mr. Dreher thought the Commission would hold off on the policies until the Commission had an idea where growth would occur. He did not feel that there was enough information to review this item tonight. He felt the information we would receive from LEAM would help the Commission enormously. He suggested running LEAM first. Ms. Schietzelt suggested going with 80 for the LE score and they can back off later after LEAM scenarios are presented. They will look at a map made by Darrell that shows the LE score of 80. They will change the ag policy paragraph to a score of 80 instead of 85. Motion by Mr. Davenport, seconded by McNutt to forward the Ag Policies to the Planning & Development Committee. All member present voting aye. Changes were made based on discussion by the Commission and will be forwarded to the Planning & Development Commission.

The next meeting's topics will be on affordable housing presented by CAMHCO, Cassandra McKinney to speak about groundwater mapping and Carl Martens from the workforce board.

Mr. Davenport stated that he had his constraint scenario ready and will take about 40 minutes to present. It explains how much a municipalities could take in terms of expansion or growth.

The Farmland Preservation meeting is next Wednesday at 7 p.m.

Public comment

Pat Kennedy voiced her disappointed that the minutes are not posted before approval by the Commission. She would also like to see the maps. She stated that the LE score of 75 keeps getting pushed farther out. As far as agriculture, please check with municipalities as they have agriculture as part of their plans. Maybe MCCG would want to come back and be involved if the Commission would consider municipal plans.

Kim Willis mentioned she would like to become familiar with LEAM so she could understand it. She stated that there are 3 elements for survival; air, water and food. She asked that the Commission make them a top priority.

Motion by Mr. Hubert seconded by Mr. Davenport to adjourn the meeting. All members present voting aye. Motion carried.

Meeting adjourned at 9:35 p.m.