

Planning & Development Committee Minutes
January 11, 2023

The meeting was called to order at 4:30 p.m. by Chairperson Lynn Sutton in room 103J of the Henry County Courthouse with members Tim Yager, Dan Crippen, and Joseph Garrity present. Patrick Koga was absent. Zoning/Building Manager Kyle Stromquist was also present.

Approval of Agenda: Tim Yager made a motion to approve the agenda. Dan Crippen seconded. All were in favor and motion carried.

I. Public comment: None.

II. Approval of December 14, 2022 Planning & Development Committee meeting minutes: Dan Crippen made a motion to approve the December 14, 2022 minutes as printed. Tim Yager seconded. All were in favor and motion carried.

III. County Board Zoning Agenda:

A. 23-01 MA-Taets Family L.P., 19235 Glenwood Road, Coal Valley, IL 61240- represented by Edward Zurcher/Dennis Jensen from Ames Law Offices-Map amendment requesting Article 8 AG-1 Agriculture to Article 12 R-1 Residential Zoning Map Amendment which will allow construction of 1 house

Lynn Sutton presented the map amendment from Taets Family L.P. for the construction of 1 house. The committee reviewed the application.

Lynn Sutton noted the nearby subdivisions and Coal Valley Village limits.

Tim Yager made a motion to approve 23-01 MA. Dan Crippen seconded. All were in favor and motion carried.

B. 23-02 SU-EnPower Real Estate, LLC-requesting Article 8 AG-1 Agriculture Section 8.3 Special Use Permit for Solar Farm Energy System

Lynn Sutton present the special use permit from EnPower Real Estate for a solar farm energy system.

Lynn Sutton noted the farm ground is already in CRP which indicates it is not good farm ground.

The Department noted the CRP contract was able to be terminated and not required for the new owner of the property.

Joseph Garrity made a motion to approve 23-02 SU. Dan Crippen seconded. All were in favor and motion carried.

IV. Monthly Income Summary and Expenses:

- A. Zoning/Building
- B. Solid Waste Management

Income and expenses were reviewed for the Zoning/Building Department and Solid Waste Management Department.

V. Old Business: None

VI. New Business- None

VII. Next regular scheduled meeting date/time/location: TENTATIVE Wednesday, February 15, 2023 at 4:30 p.m. in Courtroom 103J, Judicial Wing, Henry County Courthouse.

VIII. With no further business, Tim Yager moved to adjourn. Dan Crippen seconded. Motion carried. The meeting adjourned at 5:00 p.m.

Respectively,

Kyle Stromquist,
Zoning/Building Manager