

Minutes of the Land Use and Development Committee

The Land Use and Development Committee of the McLean County Board met on Thursday, October 2, 2008 at 4:45 p.m. in Room 400, Government Center, 115 E. Washington Street, Bloomington, Illinois.

Members Present: Chairman Gordon, Members Caisley, Wendt, and Segobiano

Members Absent: Members Ahart and Baggett

Other Board Members Present: None

Staff Present: Mr. John Zeunik, County Administrator, Mr. Bill Wasson, Director of Administrative Services, Ms. Diana Hospelhorn, Recording Secretary, County Administrator's Office

Department Heads/
Elected Officials
Present:

Mr. Phil Dick, Director, Building and Zoning

Others Present:

Mr. Michael Brown, Director, Ecology Action Center

Chairman Gordon called the meeting to order at 4:45 p.m. Chairman Gordon stated that the first order of business is consideration of the September 4, 2008 minutes. He asked if there were any additions or corrections to the minutes.

Motion by Caisley / Segobiano to recommend approval of the September 4, 2008 Minutes of the Land Use and Development Committee.
Motion Carried.

Chairman Gordon presented the bills from September, 2008 which have been reviewed and recommended for transmittal to the Land Use and Development Committee by the County Auditor. The prepaid total and the fund total is \$27,794.30. He asked for a motion to approve the bills as presented by the County Auditor.

Motion by Segobiano /Caisley to recommend approval of the September 4, 2008 bills as presented by the County Auditor.
Motion carried.

Chairman Gordon requested that the Committee proceed to Item 5-A of the Agenda, Item for Information, the Ecology Action Center Quarterly Solid Waste Report before the items for action. He invited Mr. Michael Brown, Director, Ecology Action Center to address the Committee.

Mr. Brown reviewed the Ecology Action Center Second Quarter Solid Waste Report. He stated that the report details efforts by the Ecology Action Center to provide solid waste and waste reduction services to residents of McLean County, the City of Bloomington and the Town of Normal from April 1, 2008 through June 30, 2008. The activities include educational programs, public presentations, small grant programs through the Solid Waste Technical Committee, operation of the information center 40 hours a week, and promotion of recycling programs throughout the county.

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Chairman Gordon asked for questions or comments concerning the report.

Mr. Segobiano suggested a Holiday Recycling Program. Mr. Brown asked Mr. Segobiano to contact him to discuss the idea in more detail.

Mr. Caisley asked for an explanation of worm composting. Mr. Brown responded that worm composting is much like composting its self only on a smaller scale and utilizing a small species of worm to do the composting for you. He stated that on the west cost, worm composting is currently being promoted for restaurants.

Motion by Segobiano / Caisley to receive
and place the Ecology Action Center
Second Quarter Report on file.
Motion Carried.

Chairman Gordon thanked Mr. Brown and the Ecology Action Center.

Chairman Gordon stated that the first action item for the Committee's consideration is review of the Fiscal Year 2009 Recommended Budget for the Department of Building and Zoning. He referred the Committee to the enclosed highlights of the Fiscal Year 2009 Recommended Budget.

Motion by Segobiano / Wendt to Recommend
tentative approval of the FY'2009 Recommended
Budget for the Department of Building and Zoning.

Chairman Gordon asked the Committee for questions, comments or discussion.

Mr. Caisley asked if the local Government Health Plan has been considered as a possible less expensive option. Mr. John Zeunik, County Administrator, answered that the County has looked at the plan available through the State of Illinois. He stated that at this point in time, in terms of cost and the mix of benefits available to our group, it would not be advisable as an option for the County.

Mr. Wasson, Director of Administrative Services, noted that the rate the State receives is not the same rate available to the County. Based upon previous information received, the Health Alliance program is more beneficial to both the County and its employees.

Mr. Zeunik stated that one of the difficulties encountered is that medical cost in Bloomington – Normal, compared with medical cost in Peoria, Champaign – Urban and Springfield, are higher than in any community in Central Illinois. Specialists, in particular, have a strong group and negotiate very aggressively to protect their interest. This is one of the disincentives that works against us when you look at the State Plan. Health Alliance has provided the County with comparative data showing the higher medical cost in McLean County, putting us at a definite disadvantage.

Mr. Caisley asked if the County employees are generally content with the Health Alliance plan. Mr. Wasson answered that the County has been able to minimize the higher medical rates for the employees. He stated that the current benefit summary has been posted and is available to employees. The department has not received any negative feedback. Mr. Wasson informed the Committee the County has an Employee Benefit Committee, responsible for reviewing the recommendations and proposals for the current year's benefit plan. The response from the Committee was very positive since we were able to hold costs to a minimum for this years benefit plan.

Mr. Zeunik noted that the County Health Care Benefit plan is an employee contribution plan with rates based on four tiers:

1. Single employees, with no dependants and not married
2. Married, husband and wife with no dependants
3. Family
4. Single parent with dependants

Mr. Wasson informed the Committee the rate structure for the current year has a single employee with no dependants and not married paying \$66.00 a month. The County's monthly cost for a single employee with no dependants and married is \$400.00. For family coverage the County's share of the cost is an estimated \$1020.00. The employee's cost for family coverage is slightly over \$400.00 a month.

Mr. Zeunik stated that based on percentage, for a single individual with no dependants and no family coverage, an employee pays between 17% -18% of the total cost. On the family dependant coverage the employee's share jumps to 40%.

Mr. Caisley asked what is the percentage of County employees enrolled in the benefits plan. Mr. Wasson replied that there are between 500 and 550 employees currently enrolled in the benefits plan. He stated that there are slightly over 800 full time employees in the County.

Mr. Caisley asked if Building and Zoning had considered using The Normalite for publication notices as a possible means of saving money. Mr. Dick, Director of Building and Zoning, replied that state law requires publications be in a newspaper where there is general distribution in the townships. The Normalite is not distributed in most townships. Mr. Dick stated that Building and Zoning does not pay for zoning cases. The only time Building and Zoning pays for the publication fee is if a zoning case is sent to the County Board and the County Board sends it back to the Zoning Board for a further hearing. It is then the responsibility of the County to pay for the publication. County Ordinance state that publication fees are paid for by the applicant of the zoning case.

Mr. Caisley asked how many expert witness fees the County has paid. Mr. Dick replied that Building and Zoning has not hired an expert witness in 10 years. He stated that he would like to have that option in case they needed to hire an expert witness for several contested zoning cases that are anticipated in the next year.

Chairman Gordon asked what was anticipated in costs associated in the new line item accounts:

- 705.0001 Consultants
- 719.0015 Notary Bond
- 726.0002 Expert Witness Fee

Mr. Dick stated that line item account 719.0015 is money to replace the Notary that Building and Zoning's office is losing in May, 2008. Mr. Dick explained that line item account 705.0001 and line item account 726.0002 are replacing funds dropped when the department was asked to reduce the budget by 10% a few years ago. With the possibility of future complicated zoning cases, Mr. Dick advised the Committee that he would like to have the option to call on an independent witness.

Chairman Gordon reminded the Committee that there is a motion and a second to recommend tentative approval of the FY'2009 Recommended Budget.

Motion Carried.

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Chairman Gordon stated that the next action item for the Committee's consideration is review of the Fiscal Year 2009 Recommended Budget for the Solid Waste Management Program.

Motion by Segobiano / Caisley to Recommend
tentative approval of the FY'2009 Recommended Budget
for the Solid Waste Management Program.

Chairman Gordon asked the Committee for questions, comments or discussion.

Mr. Segobiano stated that it is important for the County to get more people to recycle. More people recycling would extend the life of our landfill and save the taxpayers money.

Mr. Caisley asked how solid the revenue is. Mr. Zeunik answered that since the County changed from a Tipping fee to a Host fee agreement, the revenue has been very good. He stated that to date the County has received \$172,195 for this year. There is another \$172,195 captured in the General Fund as a part of that host fee. The Host Fee has made a significant difference in the income coming into the County.

Mr. Segobiano asked, based on the action taken to extend the elevation of the landfill, where are we now in terms of the life expectancy of the landfill. Mr. Zeunik replied that, according to the last report received from the State of Illinois, 7 years is the life expectancy of the landfill. The reason for that is there is still a large amount of landfill capacity in Central Illinois, giving the waste carriers other options to move the waste stream to other locations. As a result there have been times when the landfill operator used their transfer station to move waste to a landfill in Tazewell County, or another location rather than taking it all to the landfill in McLean County.

Mr. Segobiano noted that as a growing county, this is good news for McLean County.

Chairman Gordon asked for further discussion. Hearing none he asked for a vote on the motions to recommend tentative approval of the FY'2009 Recommended Budget for the Solid Waste Management Program.

Motion Carried.

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Chairman Gordon informed the Committee that the next meeting of the Land Use and Development Committee is November 6, 2008. He asked if there were any other items of information to come before the Committee at this time. Hearing none, he adjourned the meeting at 5:20 pm.

Respectfully Submitted

Diana Hospelhorn
Recording Secretary