

Minutes of the Land Use and Development Committee

The Land Use and Development Committee of the McLean County Board met on Thursday December 9, 2010 at 4:45 p.m. in Room 400, Government Center, 115 E. Washington Street, Bloomington, Illinois.

Members Present: Chairman Gordon, Members, Cavallini, Segobiano and Soeldner, Wendt

Members Absent:

Other Board Members Present:

Staff Present: Mr. Terry Lindberg Assistant County Administrator, Mr. Bill Wasson, Director of Administrative Services and Ms. Diana Hospelhorn Recording Secretary

Department Heads/
Elected Officials
Present:

Mr. Phil Dick, Director, Building and Zoning

Others Present:

Mr. Mike Behary, Building and Zoning Planner, Mr. Michael Brown, Director of the Ecology Action Center, Mr. Anthony Norman, 9644 Ridgewood Ct., Bloomington

Chairman Gordon called the meeting to order at 4:47 p.m.

Chairman Gordon welcomed Mr. George Wendt, County Board District 3 to the Land Use and Development Committee.

Chairman Gordon presented the Minutes of the November 4, 2010 Land Use and Development Meeting to the Committee for approval. Hearing no objections or corrections, Chairman Gordon accepted and placed the minutes on file as submitted.

Chairman Gordon presented the bills from November 30, 2010 which have been reviewed and recommended for transmittal to the Land Use and Development Committee by the County Auditor. The prepaid total and fund total for November 30, 2010 is \$17,707.77 He asked for a motion to approve the bills as presented by the County Auditor.

Motion by Cavallini/Soeldner to recommend approval of the November 30, 2010 bills as presented by the County Auditor.
Motion carried.

Chairman Gordon informed the Committee that the first Item for Action is a Public Hearing; a request by Debbie Mansell and Anthony Norman to vacate a part of the front setback area of Lot 17 in Tanglewood Estates Subdivision which is located in Old Town Township at 9644 Ridgewood Ct., Bloomington, IL, Case Number S-10-15. He asked Mr. Phil Dick, Director of Building and Zoning, to address the Committee.

Mr. Dick advised that this is a Public Hearing at 4:50 p.m. Notice of the hearing was published in the Pantagraph on November 20, 2010 as provided by statute. All notifications of adjacent property owners have been made. He stated that the applicant is requesting to vacate the northerly 10 feet of the 40 foot building setback area to allow for a front porch addition to a single family dwelling. The parcel is .85 acres in area. Lots in Tanglewood Estates subdivision were platted with 40 foot front setbacks.

Mr. Dick noted that according to the Zoning Ordinance, the minimum setback requirement for parcels in the R-2 two family residence districts is 30 feet.

Mr. Dick stated that Mr. Norman, one of the applicants, is present to answer any questions the Committee might have. The County Highway, County Health Department and Staff recommend approval of the application.

Chairman Gordon invited Mr. Norman to the address the Committee.

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Mr. Norman, 9644 Ridgewood Court, Bloomington, IL stated that he is only requesting to add a front porch which will set on a currently landscaped area of gravel.

Mr. Wendt asked if he had any objections from the adjacent property owners. Mr. Norman responded that he has contacted the neighbors and they do not have any concerns with the addition.

Chairman Gordon asked if the Committee of County staff had any further questions for Mr. Norman. He asked if there were any other parties present that wish to make a statement with regards to the request by Debbie Mansell and Anthony Norman to vacate a part of the front setback area of Lot 17 in Tanglewood Estates Subdivision. Hearing none he closed the Public Hearing at 4:55 p.m.

Motion by Segobiano/Soeldner to recommend approval a request by Debbie Mansell and Anthony Norman to vacate a part of the front setback area of Lot 17 in Tanglewood Estates Subdivision which is located in Old Town Township at 9644 Ridgewood Ct., Bloomington, IL, Case Number S-10-15.
Motion carried.

Chairman Gordon stated that, as an Item of Information, immediately following the Land Use and Development Committee Meeting a public hearing for a Pollution Control Facility, as requested by Henson Disposal, will take place by the Pollution Control Site Hearing Committee consisting of the County Land Use and Development Committee and the Chairman of the County Board.

Chairman Gordon stated that the next Land Use and Development Committee meeting will be on Thursday, January 6, 2011.

Chairman Gordon asked if there were other items of information to come before the Committee.

Motion by Segobiano/Cavallini to adjourn the December 9, 2010 Land Use and Development Committee Meeting.
Motion carried.

Respectfully Submitted

Diana Hospelhorn
Recording Secretary