

Minutes of the Land Use and Development Committee Meeting

The Land Use and Development Committee of the McLean County Board met on Thursday May 5, 2016 at 3:30 p.m. in Room 400, Government Center, 115 E. Washington Street, Bloomington, Illinois.

Members Present: Chairman Soeldner, Members Erickson, Buchanan, Harris, Johnson, Wendt and Murphy

Members Absent: None

Other Board Members Present:

Staff Present: Mr. Bill Wasson, County Administrator, Ms. Hannah Eisner, Assistant County Administrator, Ms. Jessica Woods, Assistant State's Attorney Civil, Ms. Diana Hospelhorn, Recording Secretary

Department Heads/
Elected Officials
Present: Mr. Phil Dick, Director of Building and Zoning,

Others Present: Ms. Hira Aamir, Planner, Building and Zoning

Chairman Gordon called the meeting of the Land Use and Development Committee to order at 3:32 p.m. He presented the minutes from the January 19, February 16 and April 7, 2016 Land Use and Development Committee meeting.

Ms. Harris amended the minutes for the January 19, 2016 meeting stating she was in attendance. The minutes will be amended.

Motion by Wendt/Harris to recommend approval of the January 19, 2016 as amended, February 16, 2016 and the April 7, 2016 Land Use and Development Committee minutes.

Motion carried.

Chairman Gordon presented the bills from April 30, 2016 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 April 30, 2016 is \$803.86. He asked for any objections to the bills.

MCLEAN COUNTY BOARD COMMITTEE REPORT

PAGE 1 OF 2

AS OF 4/29/2016

EXPENDITURE SUMMARY BY FUND

Land Use Committee

FUND	FUND TITLE	PENDING TOTAL	PREPAID TOTAL	FUND TOTAL
0001	GENERAL FUND		\$803.86	\$803.86
			<hr/>	
			\$803.86	\$803.86



COMMITTEE CHAIRMAN

Motion by Harris/Murphy to recommend approval of the April 30, 2016 Land Use and Development Committee bills.
Motion carried.

Chairman Gordon informed the Committee that the first item for action on the agenda is a Public Hearing for the request by David Feese to vacate the north 46 feet of the south 86 feet of the front setback area of Lot 5 together with the north 30 feet of the south 70 feet of the west 30 feet of the front setback area of Lot 4 in Indian Springs Subdivision, File No. S-16-05.

Mr. Phil Dick, Director of Building and Zoning, presented an aerial pictorial of the .97 acre parcel located at 37344 Comanche Drive, Saybrook, IL in Cheney's Grove Township. The parcel is zoned single family residence. The applicant recently purchased the west 30 feet of Lot 4. With the additional lot width, the applicant is allowed to vacate a portion of the recorded front setback area of his property since the lot is triangular in shape and the lot width is 150 at the setback line.

Mr. Dick advised that the County Health Department, County Highway Department and Staff recommend approval of the request for the setback vacation of Lot 5 and the west 30 feet of Lot 4 in Indian Springs Subdivision. Mr. Feese is present to answer any questions the Committee may have.

Chairman Gordon asked Mr. Fees if he had any comments. Mr. Feese advised that the application is to allow for the addition of a garage.

Chairman Gordon asked for questions or comments from the Committee.

Minutes of the Land Use and Development Committee Meeting

May 5, 2016

Page 3 of 3

Ms. Harris asked the necessity of approval from the Health Department. Mr. Dick responded that a recommendation from the Health Department is required on any subdivision matters due to possible septic or water well issues.

Mr. Wendt asked if a house could now be constructed on the reduced lot. Mr. Dick responded that a house could not be built on Lot 4 before Mr. Feese purchased part of the parcel.

Chairman Gordon closed the Public Hearing.

Motion by Wendt/Johnson to recommend approval of the request by David Feese to vacate the north 46 feet of the south 86 feet of the front setback area of Lot 5 together with the north 30 feet of the south 70 feet of the west 30 feet of the front setback area of Lot 4 in Indian Springs Subdivision, File No. S-16-05.

Motion carried.

Chairman Gordon noted that the next meeting of the Land Use and Development Committee Meeting is scheduled for Thursday, June 2, 2016. He asked the Committee if there would be any objection to postponing the June 2nd meeting until June 9th. Three members are unable to attend on June 2nd.

It was the consensus of the Committee to move the Land Use and Development Committee Meeting to June 9, 2016.

Chairman Gordon asked if there was any other information to come before the Committee. Hearing none, he adjourned the Land Use and Development Committee Meeting at 3:45 p.m.

Respectfully Submitted,



Diana Hospelhorn
Recording Secretary