



AGENDA  
LAND USE AND DEVELOPMENT COMMITTEE MEETING  
Thursday, November 1, 2018, 3:30 P.M.  
Room 400, Government Center  
115 East Washington Street, Bloomington, IL

1. Call to Order -- Chair
2. Consideration of October 4, 2018 minutes
3. Recommendation Concerning Bills and Transfers
4. Appearance by Members of the Public
5. ITEM FOR ACTION:
  - A. Request by Amy Brown, for a waiver of preliminary plan requirements and a two-lot subdivision final plat for the Amie Brown Subdivision, File No. S-18-13.
6. ITEMS FOR INFORMATION:
  - A. County "Positions Filled" report from September 26, 2018 to October 23, 2018;
  - B. The next meeting date - 3:30 P.M., December 6, 2018; and
  - C. Other items of information.
7. ADJOURNMENT:

For questions concerning the agenda, please contact the McLean County Department of Building and Zoning at 309-888-5160.

**McLean County Department of Building and Zoning**

**SUBDIVISION STAFF REPORT**  
**LAND USE AND DEVELOPMENT COMMITTEE**

**CASE NUMBER S-18-13**

**1. REFERENCE:**

- a. Meeting date: November 1, 2018
- b. Subdivider's name: Amie Brown
- c. Subdivision name: Amie Brown Subdivision

**2. LOCATION, LAND USE AND REQUEST:**

- a. Property location: 19445 E 2200 North Rd. & 19431 E 2200 North Rd., Towanda, IL 61776.
- b. Township: Money Creek Township.
- c. Parcel number: 08-29-200-023 & 08-29-200-024.
- d. Existing zoning: Agriculture District.
- e. Applicant's requests: A waiver of preliminary plan requirements and approval of a two-lot subdivision final plat for the Amie Brown Subdivision.
- f. Existing land use: Lot 1 and Lot 2 contain single-family residences. There have been two residences on the 20-acre property since 1972. However, the Zoning Ordinance only allows one residence per lot. A special use was approved in case SU-18-12 earlier this year to allow both residences on the 20-acre property with a stipulation that each residence be placed on separate lots. The applicant and her sister-in-law plan to remove the existing residences and replace them with new ones.

**3. DIMENSIONS & REVIEW:**

- a. Size of Lots: Lot 1 is 5.5 acres in area and; Lot 2 is 14.02 acres in area.
- b. County Health Department: The Health Department has a septic permit for the existing residence on Lot 1, but does not have a septic permit for the residence on Lot 2. The Health Department will not sign off on this subdivision unless the the residence on Lot 2 is modified to make it so that it cannot be used as a residence. After this subdivision is recorded, the applicant will provide a new septic system for the new residence that will be built on Lot 2.
- c. County Highway Department: Recommends approval of the request for a waiver of a preliminary plan and approval of the final plat of the Amy Brown Subdivision and has agreed to provide a plat access certificate.

Staff recommends that a waiver of the preliminary plan, and the Amie Brown Subdivision final plat should be approved after the County Health Department signs off on this final plat.

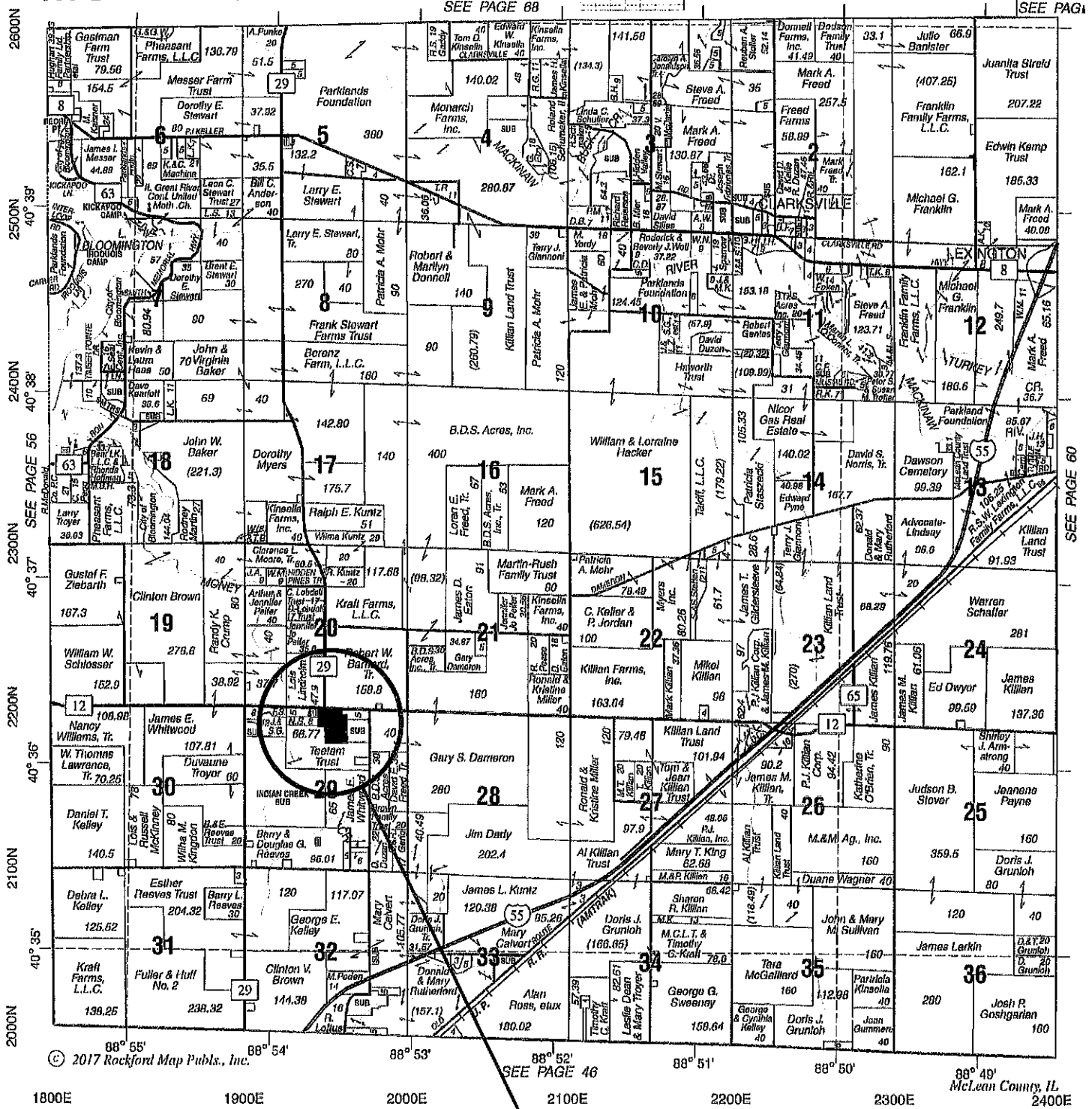
Respectfully submitted,



Philip Dick, AICP, Director

# MONEY CREEK

# T.25N.-R.3E.



Att. 1: Plat Map

Amie Brown Subdivision

Case No.: S-18-13





McLean County

OFFICE OF THE ADMINISTRATOR

(309) 888-5110 FAX: (309) 888-5111

115 E Washington St, Room 401, Bloomington, IL 61701

October 24, 2018

To: Honorable Members of the Executive Committee, Finance Committee, Land Use and Development Committee, Property Committee, Transportation Committee, Justice Committee, and Health Committee

From: Bill Wasson, County Administrator

Re: Positions filled from September 26- October 23, 2018

Department	Oversight Committee	Position	Number of Hires
Health Department	Health Committee	Public Health Nurse	1
Nursing Home	Health Committee	LPN	1
Circuit Clerk	Justice Committee	Office Support Specialist	1
Sheriff	Justice Committee	Corrections Officer	1