

**Minutes
Lake County Board of Vacations
Public Hearing Conducted on April 21, 2025**

1. Call to Order: Ms. Comer called the hearing to order at 2:00 p.m. for Case No. #001054-2025 and reviewed the petition with those in attendance. Ms. Comer explained that the petition was legally advertised in the Daily Herald on March 27, 2025. The pledge was recited.
2. Roll Call
Board of Vacations representatives:
 Planning, Building and Development: Eric Steffen, Operations Manager, PB&D
 Division of Transportation: Tom Bennecke, Traffic Operations Engineer, LCDOT
 Planning, Building and Development: Tom Chefalo, Principal Planner, PB&D
 Vacation Officer*: Melanie Comer, Planner/Project Manager, PB&D
 State's Attorney's Office*: Dan Brown, Principal Assistant Attorney, SAO
 * Non-voting members
3. Added to the Agenda (none)
4. Deferred Matters (none)
5. Other Business: Request to vacate an unimproved section of an unnamed road adjacent to 38054 & 38078 N Dewey Road and 38081 & 38119 N Lee Avenue, in Spring Grove, Illinois.

Petitioner's Testimony

Gordon Kiesgen, applicant and owner of property adjacent to the proposed vacation, testified to the following: Him and his wife, fellow applicant Nannette Kiesgen, own the property adjacent to the proposed street vacation. Mr. Kiesgen expressed his plan to remove the materials left by neighbors from the property and replant pine trees to provide a visual buffer between his home and the surrounding homes. He stated that neither he nor his neighbors to the north who would acquire the other half of the unimproved road plan to develop the property.

Board Comments/Questions

Member Chefalo raised questions about noted animal pens on the property. Mr. Kiesgen stated that the animal pens, along with other materials on the lot, do not belong to them, but they instead belong to the neighbors to the north and would be removed upon approval of the street vacation. Member Steffen asked about the storm pipe outlet within the unimproved right-of-way near the storm inlet along Lee Avenue and what the neighbors to the north propose to do with the site. Mr. Kiesgen stated that the neighbor does not propose any improvements to the site. Member Steffen stated that depending on how the applicants plan to divide the unimproved section, they should ensure that the storm pipe does not cross property lines. Additionally, Member Steffen inquired as to whether Staff had received correspondence from the Antioch Township Highway Commissioner. Mr. Kiesgen stated that he had spoken with Eric Ring, the Antioch Highway Township Commissioner, and he had stated that he has no objections to the proposed vacation. Member Bennecke asked if any members of the public currently use the right-of-way to cut through. Mr. Kiesgen stated that nobody uses it to cut through as it is too heavily forested.

Public Questions

No public questions.

Public Statements

No public statements.

Lake County Planning, Building and Development Department Statements

No statements from County Staff.

Closing Statement

In closing, Mr. Kiesgan reiterated the request to vacate the subject unimproved right of way.

Board Discussion

No board discussion.

Close of Testimony/Action

A motion to close testimony was made by Member Chefalo and seconded by Member Steffen. The motion passed unanimously.

Melanie Comer requested a motion be made to approve street vacation application #001054-2025; reading the request of the application and the legal description of the subject property. Member Chefalo moved to recommend approval of the petition to vacate the right-of-way, seconded by Member Steffen: Voting "Aye" on this motion, Members Chefalo, Benecke, and Steffen. Voting "Nay" on this motion, none.

The motion to recommend approval of the petition passed by a vote of 3-0 based on the following findings:

1. The vacation request meets the standards of a vacation request because it is not currently being used by the public.
2. Vacating the subject right-of-way will not impact the neighborhood or residents of this area, and it will improve the neighborhood by removing nuisances.

Adjournment

Member Chefalo moved to adjourn the meeting, seconded by Member Bennecke, which passed unanimously. Meeting adjourned at 2:16 p.m.

Street Vacation - PTRL #001054-2025

Antioch Township

Thomas Pennelle
MEMBER

E. D. Hoff
MEMBER

Thomas J. Chelato
MEMBER

Dated this 24 day of April 2025