

Lake County Illinois

*Central Permit Facility
500 W Winchester Road
Libertyville, Illinois 60048*



Meeting Minutes - Final

Wednesday, June 26, 2019

8:30 AM

**2nd Floor, Main Conference Room - Central Permit Facility, 500 W
Winchester Road, Libertyville**

Public Works, Planning & Transportation Committee

1. Call to Order

Chair Durkin called the meeting to order at 8:30 a.m.

Present 9 - Chair Durkin, Vice Chair Pedersen, Member Hewitt, Member Vealitzek, Member Taylor, Member Wilke, Member Clark, Member Maine and Member Wasik

Others present:

Barb Babbey, Lake County Resident

Cliff Babbey, Lake County Resident

Krista Barkley-Braun, Planning, Building and Development

Dick Barr, County Board

Steve Carlson, County Board

Alex Carr, Communications

Kevin Carrington, Division of Transportation

Carissa Casbon, Lake County Resident

Michael Costigan, Lake County Resident

Kathleen Dalessandro, Public Works

Adam Didech, County Board

Gary Divito, Lake County Resident

Betsy Duckert, Division of Transportation

Shantel Franklin, Community Development

Larry Friedrichs, FICW

Julie Gray, Public Works

Sandy Hart, County Board Chair

Doretha Johnson, Division of Transportation

Steven Johnson, Lake County Resident

Emily Karry, Division of Transportation

Mike Klemins, Division of Transportation

Barbara Klipp, Lake County Resident/Midwest Sustainability Group

Tom Kolk, Lake County Resident

Terry Kuss, Planning, Building and Development

Justin Macivik, Lake County Resident

Larry Mackey, Health Department

Amy McEwan, County Administrator's Office

Matt Meyers, Planning, Building and Development/County Administrator's Office

Bill Morris, Lake County Resident

Jon Nelson, Division of Transportation

Andrea Norwood, Public Works

Hannah Mulroy, Planning, Building and Development/Sustainability

Lisa Ruti, Lake County Resident

Joel Sensenig, Public Works

Cornelius Shanahan, Lake County Resident

Patrice Sutton, Finance and Administrative Services

Eric Tooke, Planning, Building and Development

Blanca Vela-Schneider, County Board Office
Eric Waggoner, Planning, Building and Development
Mike Warner, Stormwater Management
Rodney Worden, Public Works

2. Pledge of Allegiance

Chair Durkin led the Pledge of Allegiance.

3. Addenda to the Agenda

There were no additions or amendments to the agenda.

4. Public Comment

Lake County Resident Barbara Klipp discussed improvements needed in the Division of Transportation's planning document and its website.

5. Chair's Remarks

Chair Durkin reported that items 7.5, 7.12, and 7.6 will be discussed directly after the Consent Agenda.

6. Old Business

There was no old business to discuss.

7. New Business

CONSENT AGENDA (Item 7.1)

Approval of Minutes

PUBLIC WORKS/DIVISION OF TRANSPORTATION

7.1 [19-1076](#)

Joint resolution authorizing a contract with Landscape Concepts Management, Inc., Grayslake, Illinois, for lawn care and landscape services at 97 Lake County sites for Public Works, Division of Transportation, and Facility Operations, in the estimated amount of \$337,169, per year, with renewal options.

Attachments: [Vendor Disclosure Form](#)
[19109 Award Information](#)
[19109 Bid Tab](#)

A motion was made by Member Maine, seconded by Member Clark, that Consent Agenda item 7.1 be approved and referred on to the Financial and Administrative Committee. Motion carried by voice vote.

Aye: 9 - Chair Durkin, Vice Chair Pedersen, Member Hewitt, Member Vealitzek, Member Taylor, Member Wilke, Member Clark, Member Maine and Member Wasik

REGULAR AGENDA

PLANNING, BUILDING AND DEVELOPMENT

7.5 [19-1086](#)

Committee action authorizing a minor modification to the approved Fairway Estates at Antioch Golf Club Unit Two Planned Unit Development (PUD) to allow for construction of a deck in the existing setback.

Attachments: [#000491-2019 Staff Recommendation Memo](#)
[Maciuk Minor Modification - Lot 2 Presentation](#)

This item was moved up at Chair Durkin's direction.

Eric Tooke and Krista Barkley Braun, Planning, Building and Development, presented a request for a minor modification to the Fairway Estates at Antich Golf Club Unit Two PUD.

(Note... this item, identified as a resolution, only required committee action.)

A motion was made by Member Maine, seconded by Member Hewitt, that this item be approved. The motion carried unanimously.

Aye: 9 - Chair Durkin, Vice Chair Pedersen, Member Hewitt, Member Vealitzek, Member Taylor, Member Wilke, Member Clark, Member Maine and Member Wasik

7.12 [19-1118](#)

Presentation of Lake County Transportation funding.

Attachments: [19-1118 Transportation Funding Presentation, County Option MFT - DRA](#)

(This item was moved up at the request of Chair Durkin.)

Division of Transportation Director Shane Schneider provided an update regarding the state's recent approval to increase the Motor Fuel Tax. He reported that the state also grants authority for Lake County to add an additional four to eight cents to the Motor Fuel Tax for various county highway improvements. Subsequent year increases would be tied to inflation. Discussion ensued regarding the process in which these increases would occur, the strategy in keeping constituents aware of the increases, and how the funds will be utilized. Mr. Schneider reviewed the funds accumulated and expenditures made by Kane, McHenry, and DuPage Counties that were previously granted the authority for a tax increase.

Chair Durkin opened the floor to public comment.

Lake County Residents Lisa Ruti, Bill Morris, Cliff Babbey, and Gary Divito requested the County refrain from implement an additional tax on the Motor Fuel Tax increase. Barbara Klipp, Midwest Sustainabiliy Group, expressed support of an increase based upon vehicle mileage usage.

Chair Durkin closed the floor to public comment. Substantial discussion ensued.

This matter was presented

7.6 [19-1087](#)

Resolution on Zoning Board of Appeals Case Number 000487-2019, on the petition of TLT Financial LLC, record owner, to rezone a parcel from the Residential-One Zoning District to the General Commercial Zoning District.

Attachments: [000487 000488-2019 CUP - Rezoning PBD recommendation \(FINAL\)](#)
[000487 Executive Summary #1](#)
[000487 ZBA Resolution](#)
[site plan - Tobias 000487](#)
[Summary of Testimony \(1\) #000487-2019](#)
[Tobias 06-26-19 PWPT Presentation](#)

Brad Denz and Krista Braun, Planning, Building and Development, presented a request by a resident to rezone a lot from Resident-One to General Commercial zoning. The Zoning Board of Appeals has recommended approval of the rezoning.

Upon inquiry from Member Maine, Planning, Building and Development Director Eric Waggoner explained that the last review of the Comprehensive Plan occurred in 2004 and is not frequently modified. Discussion ensued.

The residential property owner to the south has waived a requirement for significant landscaping between properties. Mr. Tobias, the property owner, reported that the property to the south of his property is a rental property which he is interested in purchasing once the rental unit becomes vacant.

A motion was made by Member Pedersen, seconded by Member Hewitt, that this item be recommended for adoption to the regular agenda. The motion carried unanimously.

Aye: 9 - Chair Durkin, Vice Chair Pedersen, Member Hewitt, Member Vealitzek, Member Taylor, Member Wilke, Member Clark, Member Maine and Member Wasik

PUBLIC WORKS

7.2 [19-0932](#)

Presentation to update the Committee on the progress of the water and sewer rate and connection fees study.

Attachments: [19-0932 Rate Study Update.pdf](#)

Public Works Director Rodney Worden and David McDonnell, Burns and McDonnell, provided a presentation regarding water and sewer rates and the connection fees study. Mr. McDonnell reviewed the financial planning guiding principles. Annual water increases

in the amount of 9.5 percent with a Consumer Price Index (CPI) will help fund vital projects and maintain a healthy fund balance over a 10-year period. The sanitary sewer fund has a healthier fund balance, requiring less significant increases. Discussion ensued regarding rate increase methodology. Mr. McDonnell reviewed proposed rate increases for 2020 for water and sewer and connection fees. Input was sought regarding connection fees to cover reasonable growth. Substantial discussion continued regarding the true costs in recouping connection fees and opportunities to address sanitary sewer infiltration (SSI) by illegal storm connections.

A presentation was provided.

7.3 [19-0060](#)

Director's Report - Public Works.

Public Works Director Rodney Worden reported that the Financial and Administrative Committee will consider a new position for the Public Works Department related to the Lakes Regional Sanitary District consolidation.

PLANNING, BUILDING AND DEVELOPMENT

7.4 [19-1085](#)

Discussion of proposed text amendments to the Unified Development Ordinance (UDO).

Attachments: [PWPT Text Amendment Cover Memo](#)

[Full UDO Text Amendment Packet](#)

[PWPT UDO Text Amendment Presentation](#)

Planning, Building and Development Director Eric Waggoner, Hannah Mulroy and Krista Braun, Planning, Building and Development, presented proposed text amendments to the UDO related to rural business, local food, parking regulations, landscaping, housekeeping, and other substantive topics.

Significant discussion ensued regarding the number of chickens permitted in various zoning districts and the prohibition of owning roosters, the requirements for accessory structures, and hoopouses. Staff will bring forward an ordinance at a future meeting amending the UDO based upon the committee's feedback.

Proposed amendments to the UDO were discussed.

7.7 [19-0059](#)

Director's Report - Planning, Building and Development.

Planning, Building and Development Director had nothing to report.

DIVISION OF TRANSPORTATION

7.8 [19-1064](#)

Joint resolution authorizing a supplemental appropriation of \$120,000 of ¼% Sales Tax for Transportation funds and \$100,000 of Matching Tax funds for fiscal year (FY) 2019 miscellaneous services needed to address items such as soil, environmental, drainage,

bridge, wetland, utilities, easement and right-of-way purchases.

Division of Transportation Director Shane Schneider reported that this supplemental appropriation will be used for miscellaneous services related to soil, environmental, drainage, bridge, wetland, utilities, and easement and right-of-way purchases.

A motion was made by Member Hewitt, seconded by Member Clark, that this resolution be approved and referred on to the Financial and Administrative Committee. Motion carried by voice vote.

Aye: 9 - Chair Durkin, Vice Chair Pedersen, Member Hewitt, Member Vealitzek, Member Taylor, Member Wilke, Member Clark, Member Maine and Member Wasik

7.9 [19-1062](#)

Joint resolution authorizing the disposal of excess property located at the intersection of 8th Street and Sheridan Road in the Village of Winthrop Harbor (Village) via a quitclaim deed, and the execution of an agreement with the Village.

Attachments: [19-1062 8th Street at Sheridan Road Excess Property Agreement Draft](#)

Division of Transportation Shane Schneider reported that there are 40 parcels owned by the county that are not needed. The Village of Winthrop Harbor is requesting use of the property at the intersection of 8th Street and Sheridan Road. This resolution identifies the terms and conditions of a quitclaim deed transfer to the Village of Winthrop Harbor.

A motion was made by Member Hewitt, seconded by Member Taylor, that this item be approved and referred on to the Financial and Administrative Committee. The motion carried unanimously.

Aye: 9 - Chair Durkin, Vice Chair Pedersen, Member Hewitt, Member Vealitzek, Member Taylor, Member Wilke, Member Clark, Member Maine and Member Wasik

7.10 [19-1063](#)

Joint resolution authorizing a contract with Peter Baker & Son Co., Lake Bluff, Illinois, in the amount of \$2,770,861.99 for the resurfacing of Fairfield Road (Nippersink Road to Illinois Route 134); Fairfield Road (Monaville Road to Illinois Route 132); Wilson Road (Illinois Route 60 to Nippersink Road), which will be improved under the Illinois Highway Code for a total of 4.0 miles, and appropriating \$3,325,000 of Motor Fuel Tax funds.

Attachments: [19-1063 Bid Tab. Fairfield and Wilson Road Resurfacing](#)
[19-1063 Fairfield Road Vendor Disclosure - Peter Baker](#)

Division of Transportation Director Shane Schneider reported that this contract with Peter Baker and Son is for the resurfacing of three projects along Fairfield Road and Wilson Road. He indicated that the vendor is local and is extremely competitive in bidding projects which can deter other vendors from bidding.

A motion was made by Member Hewitt, seconded by Member Taylor, that this item be approved and referred on to the Financial and Administrative Committee. The motion carried unanimously.

Aye: 9 - Chair Durkin, Vice Chair Pedersen, Member Hewitt, Member Vealitzek, Member Taylor, Member Wilke, Member Clark, Member Maine and Member Wasik

7.11 [19-1061](#)

Ordinance approving the replacement, in its entirety, of the Lake County Highway Access Regulation Ordinance, Chapter 90, and the Lake County Temporary Highway Closure and Utility and Facility Placement Ordinance, Chapter 91, with the Lake County Highway Access and Use Ordinance along with a companion Technical Reference Manual.

Attachments: [19-1061 Highway Access and Use Ordinance Draft](#)
[19-1061 Highway Access and Use Ordinance Permits Technical Referen](#)

Division of Transportation Director Shane Schneider reported that the replacement of the Highway Access Regulation Ordinance has been a two-year process which included significant public outreach. The new proposed regulations are simpler to understand.

A motion was made by Member Taylor, seconded by Member Clark, that this item be recommended for adoption to the County Board agenda. The motion carried unanimously.

Aye: 8 - Chair Durkin, Vice Chair Pedersen, Member Vealitzek, Member Taylor, Member Wilke, Member Clark, Member Maine and Member Wasik

Nay: 1 - Member Hewitt

7.13 [19-0001](#)

Director's Report - Transportation.

Division of Transportation Director Shane Schneider had nothing to report.

8. **Executive Session**

The Committee did not enter into Executive Session.

9. **County Administrator's Report**

9.1 [19-1119](#)

Discussion of the Draft Lake County Strategic Plan.

Attachments: [Draft - Lake County Strategic Plan 06.2019](#)

Noting that other standing committees have opted to defer discussion regarding the draft strategic plan, the consensus of the Committee was to defer its discussion until the Committee of the Whole meeting.

This Committee deferred discussion of this item until the Committee of the Whole meeting.

10. **Members' Remarks**

Member Maine requested an update from the Division of Transportation regarding the impact of rainfall on road projects. Division of Transportation Director Shane Schneider indicated that the department is working closely with the Stormwater Management

Commission to determine what impact, if any, is occurring.

11. Adjournment

The meeting was adjourned at 11:07 a.m.

A motion was made by Member Clark, seconded by Member Pedersen, to adjourn the meeting. The motion carried unanimously.

Aye: 9 - Chair Durkin, Vice Chair Pedersen, Member Hewitt, Member Vealitzek, Member Taylor, Member Wilke, Member Clark, Member Maine and Member Wasik

Next Meeting: July 31, 2019

Meeting minutes prepared by Blanca Vela-Schneider.

Respectfully submitted,

Chairman

Vice Chairman

Public Works, Planning and Transportation Committee