

Lake County Illinois

*Lake County Courthouse and Administrative Complex
18 N. County Street
Waukegan, IL 60085-4351*



Minutes Report

Tuesday, September 30, 2014

8:30 AM

Assembly Room

Planning, Building and Zoning Committee

1. CALL TO ORDER

Vice-Chair Weber called the meeting to order at 8:33 a.m.

Present 7 - Chair Thomson-Carter, Vice Chair Weber, Member Hart, Member Hewitt, Member Pedersen, Member Taylor and Member Wilke

Others present:

Aaron Lawlor - County Board Chairman

Steve Carlson - County Board Member

Barry Burton - County Administrator

Gary Gordon - Director, Finance and Administration

Amy McEwan - Deputy County Administrator

Ryan Waller - Assistant County Administrator

Adam Lehmann - Assistant to the County Administrator

Mike Warner - Executive Director, Stormwater Management Commission

Paula Trigg - Lake County Division of Transportation

Jim Anderson - Lake County Forest Preserve District

Eric Waggoner - Director, Planning, Building and Development Department

Steve Crivello - Planning, Building and Development Department

Brittany Albrecht-Sloan - Planning, Building and Development Department

Matt Meyers - Planning, Building and Development Department

Kathryn Doyle - Sustainability Manager

Pat Tierney - Planning, Building and Development Department

Larry Mackey - Lake County Health Department

Mike Adam - Lake County Health Department

Anita Patel - Finance and Administration

Megan Krueger - Planning, Building and Development Department

Kristin Inchuk - Chicago Metropolitan Agency for Planning

2. PLEDGE OF ALLEGIANCE

Vice-Chair Weber asked Member Pedersen to lead the group in the Pledge of Allegiance. The Pledge of Allegiance was recited.

Chair Thomson-Carter entered the meeting at 8:34 a.m.

3. APPROVAL OF MINUTES

3.1 [14-0979](#)

Minutes from September 2, 2014.

The minutes from September 2, 2014, were circulated to the PB&Z Committee for the Member's signatures.

A motion was made by Member Hewitt, seconded by Member Pedersen, that the minutes be approved. The motion carried by the following vote:

Aye: 7 - Chair Thomson-Carter, Vice Chair Weber, Member Hart, Member Hewitt, Member Pedersen, Member Taylor and Member Wilke

4. **ADDED TO AGENDA**

There were no items added to the agenda.

5. **PUBLIC COMMENT**

There was no public comment.

6. **OLD BUSINESS**

There was no old business to conduct.

7. **NEW BUSINESS**

UNIFIED DEVELOPMENT ORDINANCE

7.1 **14-0977**

Resolution authorizing the Planning, Building and Development Director to sign annual agreements with affected school districts indemnifying the County for its confirmation of timely school impact fee payment to such districts.

- Article 11 of the Unified Development Ordinance provides standards for the dedication of land or, in lieu of land, a cash contribution to schools within unincorporated Lake County when the Regional Superintendent of Schools determines there is a projected need for school lands to accommodate additional student population generated from approved subdivisions.
- For the majority of unincorporated subdivisions requiring the payment of school contributions, developers opt out of the County's Unified Development Ordinance-based formula and instead enter into private agreements for school contributions with the affected school districts.
- Cash contributions to the school district can either be collected by the school district prior to final plat approval, or they can be delayed until a lot is developed after the final plat is approved and recorded.
- For Private Agreement-Based School Contributions, the County will assist a school district in assuring cash contributions are paid, provided the school district agrees to indemnify the County from all liability for enforcing the collection of the impact fee. The indemnification agreement is a form agreement, set forth in Appendix P of the UDO, signed by both the County and the school district and is renewed annually for those school districts that wish to participate in the indemnification process. As Article 11 provides a form agreement, signing of such on behalf of the County is essentially a ministerial process.
- This action would authorize the Planning, Building and Development Director to carry out this routine, ministerial action.

Presented by Pat Tierney, Planning, Building and Development Department.

A motion was made by Member Hart, seconded by Vice-Chair Weber, that this item be recommended for adoption as amended to the regular agenda . The motion carried by the following vote:

Aye: 7 - Chair Thomson-Carter, Vice Chair Weber, Member Hart, Member Hewitt, Member Pedersen, Member Taylor and Member Wilke

PLANNING

7.2 **14-0978**

Resolution adopting the Lake County Sustainability Chapter to the Regional Framework Plan.

- Through a Local Technical Assistance grant, the Chicago Metropolitan Agency for Planning (CMAP) has assisted in the development of the Lake County Sustainability Chapter update to the Regional Framework Plan. The chapter supports the Lake County Strategic Plan goal to “promote a sustainable environment” and builds on the Department’s previous “Promoting Sustainable Development Best Practices Report”.
- The purpose of this chapter is to set goals and measure progress. To that end, some goals are for Lake County government and other goals encompass the entire Lake County community, including: cities, villages, businesses, citizens and special interest groups.
- The Lake County Regional Planning Commission reviewed and recommended approval of the Sustainability Chapter; the chapter has also been presented for review and comments at municipal and public open houses both prior to and following the Regional Planning Commission’s review.
- In the first installment of a two-part presentation on the chapter, the following topics will be covered:
 - Open Space: Support and preserve open space for community enjoyment and environmental benefit
 - Transportation and Mobility: Reduce fuel consumption by providing transportation choice and system connectivity
 - Water Resources: Enhance water quality and reduce stormwater runoff volume

Presented by Brittany Albrecht Sloan, Zoning Administrator, Planning, Building and Development Department. Ms. Albrecht Sloan explained that the Sustainability Chapter was a collaboration between several Lake County departments, many of whom were present. Ms. Albrecht Sloan then introduced Kathryn Doyle, Lake County Sustainability Manager, who provided opening comments on the Sustainability Chapter.

Ms. Albrecht Sloan then provided a summary of the sections on Open Space, Transportation and Water Resources.

Chair Thomson-Carter stated that she would like the County to consider assigning funds to improve parking and stations along the Metra lines.

County Board Chairman Aaron Lawlor shared with Committee that Metra has allocated some funds to invest in local stations; a local match is still required.

Member Hart requested comparison data between Lake County and the other collar counties with respect to the statistics shared about local job access.

This matter was presented.

DIRECTOR'S REPORT

There was no Director's Report.

8. EXECUTIVE SESSION

There was no executive session.

9. COUNTY ADMINISTRATOR'S REPORT

Barry Burton, County Administrator, provided a summary of the meeting that occurred between the Lake County Planning, Building and Development Department and the Fox

Waterway Agency to resolve a violation issue on a County-owned property located on Rena Avenue in Antioch Township.

10. ADJOURNMENT

Chair Thomson-Carter adjourned the meeting at 9:27 a.m.

Minutes prepared by Megan Krueger.

Respectfully submitted,

Chair

Vice-Chair

Planning, Building & Zoning Committee