

# Lake County Illinois

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



## Meeting Minutes

Tuesday, August 2, 2011

8:30 AM

Assembly Room

**Planning, Building and Zoning Committee**

**1. Call to Order**

*Chair Thomson-Carter called the meeting to order at 8:30 a.m.*

**Present** 6 - Member Hewitt, Vice Chair Mountsier, Chair Thomson-Carter, Member Carlson, Member Pedersen and Member Carey

**Absent** 1 - Member Gravenhorst

*Others present:*

*David Stolman - Lake County Board Chair*

*Barry Burton - County Administrator*

*Amy McEwan - County Administrator's Office*

*Ryan Waller - County Administrator's Office*

*Eric Waggoner - Planning, Building and Development*

*Steve Crivello - Planning, Building and Development*

*Matt Meyers - Planning, Building and Development*

*Pat Tierney - Planning, Building and Development*

*David Husemoller - Planning, Building and Development*

*Megan Krueger - Planning, Building and Development*

*Ramon Hernandez - Applicant*

*Ramon Hernandez, Jr. - Applicant*

*Jim Bakk - Special Assistant to State's Attorney's Office*

**2. Pledge of Allegiance**

*Chair Thomson-Carter asked Member Pedersen to lead the group in the Pledge of Allegiance. The Pledge of Allegiance was recited.*

**3. Approval of Minutes**

**3.1 [11-0718](#)**

*Minutes from June 28, 2011.*

**A motion was made by Member Carlson, seconded by Vice-Chair Mountsier, that the minutes be approved. Motion carried unanimously.**

**Aye:** 6 - Member Hewitt, Vice Chair Mountsier, Chair Thomson-Carter, Member Carlson, Member Pedersen and Member Carey

**Not Present:** 1 - Member Gravenhorst

**4. Public Comment**

*There were no public comments.*

*Member Carey briefly discussed a local food policy development project led by the Chicago Metropolitan Agency for Planning, the Liberty Prairie Conservancy and the College of Lake County.*

**5. Added to Agenda**

*There were no items added to the agenda.*

6. **Old Business**

*There was no old business to conduct.*

7. **New Business**

**Subdivisions**

7.1 **11-0736**

Committee action on a variance request from Article 10 of the Unified Development Ordinance to extend the performance period beyond the three-year time limit for Sunset Estates Subdivision.

*Presented by Pat Tierney, Principal Planner, Planning, Building and Development Department.*

**A motion was made by Vice-Chair Mountsier, seconded by Member Carey, that this committee action item be approved. The motion carried unanimously.**

**Aye:** 6 - Member Hewitt, Vice Chair Mountsier, Chair Thomson-Carter, Member Carlson, Member Pedersen and Member Carey

**Not Present:** 1 - Member Gravenhorst

**Zoning**

7.2 **11-0735**

Resolution approving the rezoning of the property located at 14805 W. Illinois Route 173 from Rural Estate (RE) to Agricultural (AG)

*Presented by Pat Tierney, Principal Planner, Planning, Building and Development Department.*

*Chair Thomson-Carter asked the applicant whether landscape waste composting would occur on the property.*

*Ramon Hernandez of Wadsworth, Il., applicant for the rezoning, stated that the material remains on-site for a few days until a full truck load is collected. The landscape waste is then taken to a local recycling center. No composting or recycling is done on the site.*

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

**Aye:** 6 - Member Hewitt, Vice Chair Mountsier, Chair Thomson-Carter, Member Carlson, Member Pedersen and Member Carey

**Not Present:** 1 - Member Gravenhorst

**Permits and Enforcement**

7.3 **11-0791**

Joint resolution authorizing the Lake County State's Attorney and Planning, Building and Development (PBD) Department to commence the necessary actions to demolish certain properties containing dangerous and unsafe structures.

*Presented by Steve Crivello, Planning, Building and Development Department.*

**A motion was made by Member Carey, seconded by Vice-Chair Mountsier, that this be approved and referred on to Financial and Administrative Committee. The motion carried unanimously.**

**8. Director's Report**

*David Husemoller, Planning, Building and Development Department, presented a status report to the Committee on the Sustainable Building and Development Practices report currently under review by the Regional Planning Commission.*

*Eric Waggoner, Director of the Planning, Building and Development Department, discussed a request by the Lake County Bee-Keeper's Association to address the Committee on updating the Unified Development Ordinance standards on bee-keeping later this year. Mr. Waggoner was directed to provide an information packet on the practice of bee-keeping in advance of the bee keeper's presentation.*

**9. Executive Session**

*There was no executive session.*

**10. County Administrator's Report**

*Amy McEwan, Deputy County Administrator, and Matt Meyers, Principal Engineer, Planning, Building and Development Department, presented the overview and status of the Administrative Adjudication Research Project for Lake County.*

*At Member Pedersen's request, Mr. Waggoner updated to the Committee on the status of a current violation case in her District, as the property owner frequently attends County Board meetings and speaks about the case during Public Comment.*

*Barry Burton, County Administrator, reported that Amy McEwan and Ryan Waller will be switching committee responsibilities in the near future, so both will be attending all upcoming committee meetings.*

**11. Adjournment**

*There being no further business to conduct, Chair Thomson-Carter adjourned the meeting at 9:36 a.m.*

*Minutes prepared by Megan Krueger.*

*Respectfully submitted,*

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*Chair*

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*Vice-Chair*

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*Planning, Building & Zoning Committee*