

MINUTES OF THE LIVINGSTON COUNTY  
REGIONAL PLANNING COMMISSION MEETING  
HELD ON JUNE 27, 2016, STARTING AT 7:00 PM  
IN THE LIVINGSTON COUNTY HISTORIC COURTHOUSE  
112 W. MADISON ST. PONTIAC, ILLINOIS

The meeting was called to order by Vice-Chairman Jerry Gaspardo in the absence of the Chairman Mike Haberkorn. Roll call was taken.

Those present were: Jerry Gaspardo, Rudy Piskule, Verne Taylor, Keith Bahler, Dean Wahls, Dee Woodburn, Shane Long and Luke Bartlett.

Those absent were: Mike Haberkorn, Eddie Hoerner, Scott Sand and Scott Cranford.

APPROVAL OF THE AGENDA:

With no recommendations for additions or amendments to the agenda for this meeting, Dee Woodburn moved, seconded by Dean Wahls, that the agenda for this meeting be approved as presented. This motion was unanimously approved by voice vote.

APPROVAL OF MINUTES:

Minutes of the June 6, 2016 meeting were mentioned by Vice-Chair Gaspardo. Rudy Piskule then moved, seconded by Verne Taylor that these June 6, 2016 meeting minutes be approved as presented. This motion was unanimously approved by voice vote

BUSINESS:

Case ZT-4-16; Pertains to a request by the County Board of Livingston County for a proposed text amendment for the purpose of amending Chapter 56, Zoning, Article VIII, ADMINISTRATION AND ENFORCEMENT, Sec. 56-940. Violation and Remedy (b), CODE OF ORDINANCES Livingston County, Illinois, to have such section to read as follows: (b) The violation of the terms of this chapter or any amendments thereto after taking of effect shall be deemed a misdemeanor, and shall be punishable by a fine not to exceed \$500, with each week the violation remains uncorrected constituting a separate offense. A report that presented the existing regulations language and the current state statutes relating to fines and violations was reviewed with the regional planning commission members. The intent of this proposed amendment is to have the Livingston County Zoning Regulations correspond with the state regulations. The planning commission members briefly discussed this proposal confirming the reasoning of this proposed text amendment.

At the conclusion of the dialogue regarding this zoning case, Rudy Piskule moved, seconded by Dee Woodburn, that the planning commission recommend the approval of the proposed text amendment. This motion was approved by a unanimous voice vote.



Case ZT-3-16; Pertains to a request by the County Board of Livingston County regarding a review of a proposed zoning text amendment of the County Code of Ordinances, Livingston County, Illinois, Chapter 56, Zoning Article VIII, Wind Energy, Code of Ordinances, Livingston County Illinois. The planning commission members had been previously briefed on this proposed text amendment at their June 6, 2016 meeting, at which copies of reports pertaining to this text amendment were handed out to the planning commission members for their review for this meeting. It was explained to the planning commission members that this wind energy text amendment language, before them for their review, is compromise language that resulted from input from several interested parties over several months. This compromise language would allow for wind energy with more stringent regulations. Being compromise language, no one is entirely pleased with this proposal, as this proposal is one that attempts to take into account input from many. The regional planning commission members then talked about this proposed wind energy regulations text amendment.

The regional planning commission member's discussion focused on setback distances. The planning commission members discussed about considering the measurement of setbacks being to property lines to allow for increased protection of more of the land within the area of proposed wind energy developments. Some of the planning commission members reasoned that if a setback waiver clause would be inserted into the text language wind energy companies would still have the capability to negotiate with land owners about setbacks and property protection on more of an individual basis. Setback regulations in relation to protecting potential use of property were discussed. An example of owning 80 acres with a potential to divide a portion of the 80 acres for a building site was given. In this example a consideration to protect the potential new building site was noted. Therefore, it can be reasoned that measuring from property lines, with waiver options, would provide more protection for all land owners.

A considered referendum relating to wind energy setback distances was mentioned, that could be part of the compromise in addressing the setback issue(s). A setback of 1600 feet with a waiver from a property line and not a residence was then talked over. Within the proposed wind energy text amendment document, though crossed out, Indian Grove Township's proposed exception setback language of ten times the height of the tower of 4000 feet is noted. John Slagel, representing the Indian Grove Township planning commission, explained the reasoning for the proposed Indian Grove Township setback distance language. The proposed 1600 foot setback distance was further debated.

The dialogue then focused more on the measurement distance and from where to measure from. All of the planning commission members present at this meeting were in concurrence of increasing the existing setback distances so that there is protection for all, with what is hoped to be reasonable setbacks. The dialogue then focused more on the measurement distance and where to measure the setback distance from. The members of the planning commission members recommend that the setback distances be measured from property lines, with all the members being in agreement that these setback distances shall be at least 1600 feet, while forthright members of the planning commission expressing their concurrence with the proposed Indian Grove 4000 foot setback distance proposal, with the option for a property owner to waive this setback distance.

The planning commission members also recommended on number (3) on page 8 of the proposed regulations, that the setback distance be measured from the center of the tower structure instead of the edge of the tower structure.

OTHER BUSINESS: None

INFORMATIONAL UPDATE:

The planning commission members present were informed that their next meeting is scheduled for Monday August 1, 2016 at 7:00 pm.

ADJOURNMENT:

Rudy Piskule moved, seconded by Luke Bartlett, that the meeting be adjourned. This motion unanimously approved.

This meeting was then adjourned at 8:20 p.m.