

MINUTES OF THE LIVINGSTON COUNTY  
REGIONAL PLANNING COMMISSION MEETING  
HELD ON JUNE 28, 2021, STARTING AT 7:00 PM  
IN THE LIVINGSTON COUNTY HISTORIC COURTHOUSE  
112 W. MADISON ST. PONTIAC, ILLINOIS

The meeting was called to order at 7:01 p.m..

Roll call was taken.

Those present were: John Slagel, Dee Woodburn, Rudy Piskule, Dean Wahls, Jerry Gaspardo, Michael Haberkorn, Verne Taylor, and Scott Sand

Those absent were: Scott Cranford, Shane Long, Ed Hoerner, and Keith Bahler

APPROVAL OF THE AGENDA:

The agenda to this meeting was mentioned by chairman Haberkorn. With no recommendations for additions or amendments to the agenda for this June 28th, 2021 meeting, Verne Taylor moved, seconded by John Slagel, that the agenda for this meeting be approved as amended. This motion was unanimously approved by roll call vote.

APPROVAL OF MINUTES:

Minutes of the June 7th, 2021 meeting were mentioned by chairman Haberkorn. With one recommendation of amendment noted, Dee Woodburn moved, seconded by Jerry Gaspardo, that these minutes be approved as amended. This motion was unanimously approved by roll call vote.

BUSINESS:

**SU-4-21 – Wishbone Canine Rescue**

The assistant zoning administrator noted that this zoning case has been withdrawn due to the applicants relating that the sellers of the prospective property in Gridley had backed out of the real estate transaction after receiving complaints from residents of the Gridley area after legal notice had been sent out.

**SU-5-21 – FALS, LLC**

This zoning case pertained to the review of a proposed special use permit to allow for the operation of a fairgrounds and private recreational development in an RA, Rural Residence, District.

The assistant zoning administrator presented an overview of the zoning case to commission members.

Matt Curl, owner of the Fairbury American Legion Speedway, was present at the meeting and presented an overview of his professional experience as well as an overview of the history of the

development and growth of the speedway. Mr. Curl explained that the racetrack events have attracted thousands of people from outside of the county and state to the speedway and that their research has concluded that people from 43 different states have visited the track. Mr. Curl further discussed how the speedway provides equipment and services to the Fairbury Fair free of charge. Additionally, Mr. Curl stated that he does not intend to make any major changes to the current racing schedule, but does have ambitions to host a 2-day country music festival on the property at some point in the future. Mr. Curl then went on to explain the need for the new office building which had been the primary reasoning for the special use process. Mr. Curl explained that the speedway is in need of a more professional setting which includes heat, air, and a conference room to be able to conduct meetings regarding operations on the property. Mr. Curl stated that the current office does not have any of that and that the new office would.

The question was then raised by the commission as to why the speedway property has not yet been annexed into the City of Fairbury.

David Slagel, the mayor of the City of Fairbury was present at the meeting who then explained that the construction of the office is sort of an urgent matter to the speedway and that he felt it to be unnecessary to make them wait for annexation to be complete for construction to start. Mayor Slagel explained that annexation in the future is certainly a possibility though.

The question of a Fairbury tourism board was then raised by a commission member. Mayor Slagel stated that the City of Fairbury has a chamber of commerce, but does not have a tourism board of any kind.

There was then a question of what kind of hotels and motels are located in the Fairbury area with the increased attendance at the track for race events and other future events. Mayor Slagel explained that there are many AirBnB's located in Fairbury as well as places to camp, but there are no hotels or motels nearby. Mr. Curl added that anytime he or anyone in the area are asked for hotels nearby, they direct people to hotels in Pontiac since they are the closest and are also in Livingston County. Mr. Curl added that the track's biggest event of the year, the Prairie Dirt Classic, is coming up at the end of July and that the last he had heard, approximately 80% of hotel rooms in Pontiac had been booked for that weekend already.

Brian Meints, 519 S. Third St., Fairbury, was present at the meeting as an interested party in this zoning case. Mr. Meints explained that he lives across the street from the speedway and that he was concerned about the location of the new office building. Mr. Meints was shown an aerial photo of the footprint of the new office and was satisfied with the location. Mr. Meints related that he was under the impression that the new office building was going to be directly across the street from him which seemed like it would be too close to the property lines of that side of the road.

Another gentleman who was present at the meeting as an interested party looked at the same photo that was shown to Mr. Meints and that his questions/concerns were satisfied upon looking at the photo and did not have any further questions or concerns.

With no further questions or concerns noted, John Slagel then moved, seconded by Rudy Piskule, that zoning case SU-5-21 be recommended for approval.

The motion was then approved by roll call vote:

Jerry Gaspardo:	Yes	Dean Wahls:	Yes
Michael Haberkorn:	Yes	Dee Woodburn:	Yes
Shane Long:	Absent – No Vote	Scott Sand:	Yes
Ed Hoerner:	Absent – No Vote	Rudy Piskule:	Yes
Verne Taylor:	Yes	Scott Cranford:	Absent – No Vote
Keith Bahler:	Absent – No Vote	John Slagel:	Yes

### **Comprehensive Plan Discussion:**

The zoning administrator informed members of the commission that his office intends to update the county's comprehensive plan once updated census data & charts are released which should be happening within the next 2-3 months. The zoning administrator urged commission members to submit any recommendations for amendments or additions to the plan they had previously been provided within the next month.

### **OTHER BUSINESS:**

The assistant zoning administrator provided an update on the prospective windfarms that are upcoming in Livingston County. Commission members were informed that notices for EDF renewables which is a wind energy project proposed to extend from the Campus area to the Saunimen area, have been sent out. Additionally, it was related that there are plans for the company to host an open house in Pontiac in August with a projected application submittal to be in September.

In addition, the Heritage Prairie wind energy project extending from Kankakee County, into the Northeast corner of Livingston County was projected to have an application submitted in early 2022. It was noted that the zoning office will not know exact footprints or other details until an application is submitted which hasn't been done by either wind energy project at this time.

**PUBLIC COMMENT:** None

### **ADJOURNMENT:**

Verne Taylor moved, seconded by Scott Sand, that the meeting be adjourned. This motion was unanimously approved by roll call vote.

This meeting was then adjourned at 7:37 p.m.

Respectfully submitted,

Jesse J. King, Assistant Administrator  
Livingston County Regional  
Planning Commission

