

CONSERVATION, PLANNING, AND ZONING COMMITTEE
WOODFORD COUNTY, ILLINOIS
MINUTES
MONDAY, MARCH 11, 2019
6:00 P.M.

1. Roll Call – Andy Rokey, Jason Spence, and Chuck Nagel present. Blake Parsons excused. Justin Faulk absent.
2. Approval of Monthly claims
Motion to approve March claims made by Nagel, seconded by Spence. *Motion passed*
3. Approval of January 7, 2019 and February 19, 2019 minutes

Motion to approve January 7, 2019 minutes and February 19, 2019 minutes made by Parsons, seconded by Nagel. There is a correction to the February 19, 2019 minutes. Under unfinished business it states, “Mr. Jording ...” that should state Mrs. Jording. Motion to make correction to February 19 minutes made by Spence, seconded by Nagel. *Motion passed.* Motion to approve amended February 19 minutes and January 7 minutes made by Spence, seconded by Nagel. *Motion passed.*

4. Public Input
5. Unfinished Business
 - a. Minonk Wind LLC Special Use – Meeting with company, Letter of Credit update

Mr. Spence gave an update on the outcome of the meeting with the Minonk Windfarm. He gave the committee a copy of the updated requirements. There are 9 requirements, that the special use agreement requires, that have to be addressed. The Windfarm LLC will address these issues, and send a report for us to review. We should have that report by May 1st. The company is happy with the outcome of the meeting and wants to be a part of the community. The numbers in Mr. Spence’s handout are 2013 numbers, not 2019 totals. The Patrick Engineering Study did not take into consideration the cost efficiencies. It also added 5 items over the 9 requirements - the substations (if on private property, we cannot demand removal), public road repairs (addressed in the road agreement), crop damage (addressed in the individual farm agreement), and the O & M buildings (on private property). The report states that the step up transformers are on the back of the turbines, and they are actually in the substation, not on the turbines. So these issues have to be taken out of the report. Discussion on where the cost number come from. The numbers used in the handout are numbers that have been compared with decommissioning reports from previous studies. There was a \$21,746 price difference, from what we were asking and what they were offering, but the Wind Farm Company was willing to agree to our number. Mr. Spence is putting an MOU together so there is an understanding between the County and the Wind Farm for future use.

b. Review/recommend changes to Woodford County Zoning Ordinance Section 22 – Signs
This will be discussed next month.

c. Permit Fees discussion
This will be discussed next month.

6. New Business
7. Planning and Zoning Issues
 - a. Changes to text amendment request Section 24, 28 and 30
This will be discussed next month.
 - b. Martin subdivision Plat – Motion to approve and sent to County Board

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Motion to approve Martin Plat made by Nagel, seconded by Spence. There was a question as to what the hash marks with the "to be dedicated" means. It was stated that it looks to be part of the township road. Discussion on right-of-way for road. It was asked if the subdivision would be divided into multiple parcels or one. According to plat it is only 1 parcel. Discussion as to where exactly these plats (both Martin and Frank) are located. *Motion passed.*

c. Frank Subdivision Plat – Motion to approve and sent to County Board
Motion to send preliminary plat for Frank subdivision to the County Board made by Spence, seconded by Nagel. Discussion how Track A and Track B overlap and what that means. *Motion passed.*

8. Other

- a. ZBA Hearing – ZBA hearing March 26

Discussion on who could attend the March 26 meeting. Mr. Parsons and Mr. Nagel are not available on the 26 to attend. Mr. Spence will let Mr. Parsons know if he is available.

- b. Schedule special meetings
c. Floodplain Conference March 13014 – Office closed

Lisa Jording and Julie Plym will be attending a floodplain conference on Wednesday and Thursday in East Peoria.

9. Executive Session

10. Any action coming out of executive session

11. Adjournment

Motion to adjourn made by Spence, seconded by Nagel. *Motion passed.*

Meeting adjourned at 6:30 P.M.

Submitted by: Deb Breyman

Blake Parsons, Chairman
C.P.& Z. Committee