

PUBLIC HEALTH, SOLID WASTE & ZONING COMMITTEE  
MINUTES  
SEPTEMBER 20, 2018  
5:40 PM

PRESENT: Abe Forsyth, Annette Fulgenzi, Craig Hall, Lisa Hills, Jason Ratts, Rose Ruzic, Mike Sullivan and Linda Douglas-Williams.

ABSENT: Linda Fulgenzi, Dave Mendenhall, Sam Snell & Greg Stumpf

OTHERS: Trustin Harrison, Dwayne Gab, Molly Berns, Jim Stone, Jessica Scaife, Steve Keenan, Emily Prather, Ethan Hendricks, Joe Zeibert, Cathy Scaife and Mary Carter (secretary).

In the absence of the Chairman & Vice Chairman, Craig Hall called the meeting to order at 5:42 pm. He asked for a motion to approve the minutes from August 16th. **Ruzic made a motion and Douglas-Williams seconded. Motion carried (8-0)**

**Ethan Hendricks/Joe Zeibert-RPC:**

- Resolution of final plat for Schwab Farms County Minor Subdivision. **Ratts made a motion to approve & Hills seconded. Motion carried (8-0)**
- Resolution approval for the Balder County Minor Subdivision. **Douglas-Williams made a motion to approve & Fulgenzi seconded. Motion carried (8-0)**

**Public Health:**

- Approval of Public Health Requisitions **Hills made a motion to approve and Ratts seconded. Motion carried (8-0)**
- Approval to hire a Clerk Typist I at an annual salary of \$26,345.68 effective 10/21/18. Previous employee left the payroll on 9/21/18.
- Approval to hire an RN/Case Manager –Clinic Services at an annual salary of \$49,430.03 effective 10/7/18. Previous employee left the position on 9/7/18.
- **Hills made a motion to approve both approvals to hire & Sullivan seconded. Motion carried (8-0)**
- Recommendation of Solid Waste Plan 5 Year Update. **Hills made a motion to approve & Ruzic seconded. Motion carried (8-0) Annette told Jim & the committee that she would like to see a large item pickup program like the City does. She believes that would help with fly-dumping.**

**Steve Kennan/Trustin Harrison**

- **ZONING BOARD OF APPEALS AGENDA**

**2018-039** Jacob Godar  
County Board Member: Lori Williams, District #8

Address: 3204 Bissell Road, Springfield, IL 62707  
Tax ID # 15-18.0-100-026 Township: Clear Lake  
Petitioner requests a Conditional Permitted Use for a landscaping company with a greenhouse (approximately 400 square feet), a variance to allow the parking to remain unpaved (rock) instead of the required bituminous seal coat, and a variance to allow the side yard setback to be zero (0) feet instead of the required ten (10) feet. **Staff recommended approval.**

**2018-040** Scott Franklin  
County Board Member: Tom Fraase, Jr., District #1  
Address: 6107 Franklin Street, Pleasant Plains, IL 62677  
Tax ID # 05-29.0-451-012 Township: Gardner  
Petitioner requests a rezoning from "A" Agricultural District to "R-1" Single-Family Residence District. **Staff recommended approval. The LESA score of 174 indicates the property is marginal requiring mitigating factors for non-agricultural development.**

**2018-041** Erik Karhliker  
County Board Member: Tom Madonia, Jr., District #9  
Address: 2623 Hilltop Road, Springfield, IL 62707  
Tax ID # 23-07.0-200-056 Township: Rochester  
Petitioner requests a variance to allow the front yard setback to be approximately seven (7) feet instead of the required thirty (30) feet and a variance to allow a parcel without public road frontage. **Staff recommended approval.**

**2018-042** 450 Partners INC.  
County Board Member: Clyde Bunch, District #21  
Address: 450 North Street, Springfield, IL 62704  
Tax ID # 22-09.0-179-061 Township: Woodside  
Petitioner requests a variance to allow multiple uses on one (1) parcel, and a variance to allow a "B-3" General Business District Conditional Permitted Use (CPU) for a tavern (limited to 540 square feet) in an "I-1" Restricted Industrial District. **Staff recommended approval.**

**2018-043** Patrick O'Dell  
County Board Member: Tom Madonia, Jr., District #9  
Address: 526 Cravens Road, Springfield, IL 62712  
Tax ID # 15-32.0-300-006 Township: Clear Lake  
Petitioner requests a rezoning from "A" Agricultural District to "R-1" Single-Family Residence District, a variance to allow an accessory structure to be approximately twenty-four (24) feet instead of the maximum height of eighteen (18) feet allowed in the "R-1" Single-Family Residence District, and a variance to allow the front yard setback to be approximately twelve (12) feet instead of the required thirty (30) feet allowed for the existing accessory

structure in the "R-1" Single-Family Residence District. **Staff recommended approval.**

- 2018-044** Monica Lee  
County Board Member: Abe Forsyth, District #27  
Address: 4927 Margaret Avenue, Springfield, IL 62711  
Tax ID # 13-35.0-351-003 Township: Gardner  
Petitioner requests a rezoning from "A" Agricultural District to "B-2" Retail Business District; a variance to allow three (3) uses on one (1) parcel: Single-Family Residence District, a variance to allow an accessory structure to be approximately twenty-four (24) feet instead of the maximum height of eighteen (18) feet allowed in the "R-1" Single-Family Residence District, and a variance to allow the front yard setback to be approximately twelve (12) feet instead of the required thirty (30) feet allowed for the existing accessory structure in the "R-1" Single-Family Residence District. **Staff recommended denial. Granting B-2 zoning would be considered spot zoning.**
- 2018-045** Innovative Power Systems, Inc.  
County Board Member: Tom Madonia, Jr., District #9  
Address: 6300 Block of E. Walnut Road, Springfield, IL 62707  
Tax ID # 23-03.0-100-015 Township: Rochester  
Petitioner requests a Conditional Permitted Use for a Solar Farm Energy System (SFES). **Staff recommended approval.**
- 2018-046** Innovative Power Systems, Inc.  
County Board Member: Craig Hall, District #7  
Address: 5800 Block of Old Rte. 54, New Berlin, IL 62670  
Tax ID # 21-15.0-300-012 & 21-22.0-100-002 Township: Curran  
Petitioner requests a Conditional Permitted Use for a Solar Farm Energy System (SFES) and a variance to allow principal structures on parcels without public road frontage. **Staff recommended approval.**
- 2018-047** Innovative Power Systems, Inc.  
County Board Member: Tom Madonia, Jr., District #9  
Address: 700 Block of Main Street, Rochester, IL 62563  
Tax ID # 23-16.0-351-005 Township: Rochester  
Petitioner requests a Conditional Permitted Use for a Solar Farm Energy System (SFES) and a variance to allow the west side yard setback to be zero (0) feet instead of the required fifty (50) feet side yard setback. **Staff recommended denial because this would be contrary to the Village's Comprehensive Plan.**

**Cases 45, 46 & 47 have asked Trustin to be moved to next month.**

**Zoning:- Trustin Harrison**

- Approval of Zoning Requisitions *Douglas-Williams made a motion to approve & Sullivan seconded. Motion carried (8-0)*

**\* Temporary Use Permit:**

Abraham Lincoln Memorial Garden

2301 E. Lake Shore Drive

Springfield, IL 62712

Event: Indian Summer Festival

Dates: October 6-7, 2018.

Hours: 10a-4p

- *Forsyth made a motion to approve & Douglas-Williams seconded. Motion carried (8-0)*

**Molly Berns -RPC- no update (steering committee did not meet this month)**

**Old Business: none**

***Ruzic made a motion to adjourn and Douglas-Williams seconded. Motion carried (8-0) and the meeting adjourned at 6:10pm.***

**APPROVED**