

April 2013 Plan Commission Report

The Plan Commission's monthly meeting was cancelled once again due to lack of quorum of membership. This has been an ongoing problem for a number of months due to a combination of lack of volunteers to fill the vacancies on the commission and a lack of availability of the existing members. A CMAP representative had been scheduled to attend the meeting.

Spring Creek Watershed Partnership: Sharon Osterby has been named the new part-time coordinator for the organization. An invoice has also been forwarded to the Village for payment.

Kane County Riverboat Grant Program: Kane County grants funds to public agencies and not-for-profit organizations for education, economic development and environmental projects. The funding comes from profits received by the county from Grand Victoria Casino. I suggest that the Plan Commission should review the grant guidelines and see if the Village has any projects which may qualify for the grant.

CMAP/RTA Merger: There is a current movement to consolidate the RTA into CMAP. In McHenry County, the RTA controls 1% of county sales tax. Upon consolidation, CMAP would control the funds. It is to be expected that CMAP would have an even greater regional role; and therefore that a relationship with CMAP may be even more important than before.

Barrington Open House on Rt 14/EJE Track Grade Separation: Barrington will hold a public meeting to discuss their feasibility study for a proposed grade separation on April 25. A flyer with detailed information is attached.

McHenry County Affordable Housing Initiative: McHenry County Board Representative Nick Chirikos has requested to meet with someone from our Village Board regarding McHenry County's plans.

East Dundee/Auto Auction Matter: This matter was discussed at the February 21 meeting of the McHenry County Plan Commission. Member McCann brought up the issue and asked whether McHenry County had regulations to prevent such a development. Member Chirikos indicated that the county should examine the situation to be sure that the county ordinances for salvage yard conditional uses provide adequate aquifer protection.

Highlights of EMR Accomplishments of Village Board Tenure '05-13

Roads and Bridges Related Work

Founded Private Road Maintenance Summits for Residents

Worked with IDOT to obtain road safety improvements on Rt. 62

Instituted a dedicated fund to collect reserves for the eventual replacement of the Cuba Rd bridge

Commencement of a drainage maintenance program including inspection of all culverts and detention ponds; culvert flushing and repair

Planning Related Work

Review/edit/follow-up at county level on the McHenry County Unified Development Ordinance; restored the deleted estate category of zoning for unincorporated county property

Review/edit/follow-up at county level on the McHenry County 2030 Plan to eliminate language inconsistent with our lifestyle (see below)

Review/edit/follow-up at county level on McHenry County's Green Infrastructure Plan

Member of McHenry County Conservation District Citizens' Advisory Committee

Worked on the establishment of the Spring Creek Watershed Protection Plan

Assigned county responsibilities to Plan Commission to have greater awareness of developments affecting the Village in each of the four counties

Spearheaded application for a grant of planning services under CMAP's Local Technical Assistance Program

General Work

Arrangement of a public forum for residents with McHenry County tax assessment officials

Championed Emergency Service Provider Horse Orientation/Handling Training Session

Attended the Village Board meetings of all of the surrounding towns

Proposed Amendments for the McHenry County 2030 Comprehensive Plan

submitted by Barrington Hills

Section 8, page 134:

Estate – includes existing and proposed areas for single-family residential uses at gross densities of ~~one to five~~ three and a half to twenty acres per dwelling unit. Estate land use is generally designated in areas that are not projected to have access to public sewer and water. Estate development is appropriate in unincorporated areas under county jurisdiction and within municipalities that do not provide public sewer and water services. ~~Where appropriate, conservation design is encouraged in order to cluster lots and maintain common open spaces within Estate developments. Increased estate densities are encouraged where appropriate; however estate development in close proximity to a municipality should take into consideration that municipality's densities.~~ Estate land use includes farmsteads and farmettes suitable for raising of organic specialty crops, domestic livestock and other hobby farming. Zoning to permit residents to have domestic livestock including but not limited to horses, cattle, sheep, alpacas and goats is appropriate within an Estate district.

Section 8, page 140:

4. Encourage compact contiguous development by discouraging premature development ~~and low density development.~~
9. ~~Discourage the approval of rezonings to very low residential densities (i.e. 2-acre or larger lots), except where appropriate to preserve and enhance existing environmental resources.~~
12. ~~Encourage an increase above the existing density in both the incorporated and unincorporated areas of the County in order to reduce the amount of land being consumed by development.~~
15. Support planning initiatives that favor either low density development which preserves the rural character of the county and conserves natural resources; or contiguous, clustered development in accordance with “land first” principles to minimize development of prime agricultural areas.

Section 2, page 23:

Several McHenry County municipalities have very little attached or multifamily housing, including Johnsborg, Prairie Grove, Bull Valley, Barrington Hills, and Spring Grove. **(ADOPTED)**

Section 2, page 23:

~~Pervasive low density development, and the sprawl associated with it, represent a threat to the County's natural environment and valued rural areas.~~

Section 2, page 23:

Residents on these large-acre lots, such as in Bull Valley and Barrington Hills for example, have a connection to the land. **(ADOPTED)**

Section 2, page 26:

~~38. Discourage approval of new E-2, E-3, E-5 rezonings except where appropriate to preserve and enhance existing environmental resources. **(ADOPTED)**~~

~~40. Strive to increase the basic density in areas without public or community sewer systems and previously planned for development with moderate estate densities from 0.6 to 0.7 dwelling units per acre to 1.0 to 1.2 dwelling units per acre. (These densities are consistent with moving from minimum lot sizes of 43,560 sq. ft. to 30,000 sq. ft.) **(ADOPTED)**~~

~~Strive to increase the basic density in areas without public or community sewer systems and previously planned for development with very low estate densities from 0.2 dwelling units per acre to 0.6 dwelling units per acre. (ADOPTED)~~

43. Encourage the demand for new rural housing to be satisfied primarily within unincorporated areas and municipalities with already established low density rural character; including Spring Grove, Johnsbury, Bull Valley, Barrington Hills, Ringwood, the Harmony area in Coral Township, the Cherry Valley area, and the Prairie Grove area in Nunda Township. **(ADOPTED)**

Section 3, page 35:

Land use policies that encourage the preservation of open space and the protection of agricultural areas can help minimize the amount of carbon emitted into the environment. Open space can be preserved as public open space (as in conservation design) or as private open space (as in low density development). **(ADOPTED)**

Section 3, page 38:

9. Recognize and support agriculture as an economic priority throughout the County, including a recognition of the importance of the farmettes and farmsteads of low density areas as a built-in customer base for the larger agricultural properties.

Section 5, page 79:

5. Employ conservation design techniques, including use of low density, to the maximum extent practical, in sensitive recharge areas. **(ADOPTED)**

Section 6, page 94:

Agritourism offers a means of diversifying the County's economic tax base while providing cultural and social amenities for residents and visitors alike. McHenry County has a rich heritage as an equestrian-friendly area, and has been known as one of the counties with the highest population of horses in the state. In keeping with this heritage, the value of equestrian-related activities which attract visitors and potential residents and provide economic vitality to the area including equestrian sports (horse shows, trail riding), equine assisted therapy programs, commercial boarder barns to the county are noted and are to be encouraged. **(ADOPTED)**

Section 7, page 103

Promote and encourage the development of appropriate and adequate facilities (parks, greenways, conservation easements, equestrian trails, bike paths, etc.) for the use of pedestrian, equestrian and non-motorized traffic safety and convenience and for recreational purposes. **(ADOPTED)**

Section 2, page 18:

Within exurban and rural areas, trails should be integrated within the surrounding environment and utilize greenway corridors and utility easements. Dedicated trails for equestrian use and equestrian amenities such as the need for specialized parking areas for horse trailers may be appropriate within the exurban and rural areas. **(ADOPTED)**