

Fulton County Board Committee Minutes

Fulton County Board Office, 257 West Lincoln Street, Lewistown, IL 61542

Committee: Community Development

Meeting Place: 257 W Lincoln, Lewistown, IL

Time: 5:00 p.m.

Date: March 1, 2022

Call in:

Call in information: 1-425-436-6307

Access code: 835427

1. Call to Order

Time: 5:00pm

Members:

Steve Bohler (present/xxxxxx)

Vicki Hoke (present/xxxxxx) by phone

Donna Hudson (present/xxxxxx) by phone

Daniel Kumer (present/xxxxxx)

BJ McCullum (xxxxxx/absent)

John Taylor (xxxxxx/absent)

Heidi Wilner (present/xxxxxx) by phone

OTHER BOARD MEMBERS:

ELECTED & APPOINTED OFFICIALS: Janice Emmons – Planning and Zoning Director

STAFF: Cindy Simpson – Fulton County Board Administrative Assistant

Guests: Michael Distefano

2. Roll Call

Roll call was taken, quorum was present

3. Call for Additions/Deletions to and Approval of the Agenda

Member Kumer discussed to add to Misc. Taylor Road issue for discussion.

Member Hudson moved to approve the amended agenda with a second from Member Hoke. Motion carried by roll call vote (5-0).

4. Approval of Previous Minutes – February 1, 2022

Member Kumer moved to approve the minutes from February 1, 2022 with a second from Member Bohler. Motion carried by roll call vote (5-0).

5. Announcements, Communications and Correspondence- None

6. Public Comments - None

7. Claims/Financial Report

Member Kumer moved to approve the claims with a second from Member Hoke. Motion carried by roll call vote (5-0).

8. Zoning Office Report

Janice Emmons, Zoning Officer reported for the month of February the Zoning Office collected revenue of \$4,194.40. Five construction applications were received and five preliminary inspections

completed. There were thirteen consultations concerning plats/plat affidavits and nine affidavits recorded. A new subdivision plat will be presented at the Fulton County Board meeting on March 8, 2022. There are two outstanding conditional use permit renewals.

COMPLAINTS

A complaint was received of illegal building in Monterey. The plaintiff failed to respond to the first notice, but has responded to the certified mail notice.

PUBLIC HEARINGS

Nicolas Christy appeared before the Zoning Board of Appeals for a conditional use permit. Mr. Christy is operating an unadvertised repair shop in Bryant, IL. Mr. Christy was granted the approval to continue operating his shop with stipulations administered by the ZBA to keep the operation low impact to the residential neighborhood.

Scott Anderson appeared before the Zoning Board of Appeals to obtain a conditional use permit to operate a self-storage facility on West Hickory, Canton, IL. This was previously owned by Jon Newburn. Conditional use permits are non-transferrable, Mr. Anderson was granted the conditional use permit and allowed to operate under the same conditions as Mr. Newburn.

OTHER

The Zoning Office constructed a series of TIF maps for Fulton County at the request of the Fulton County Assessment office.

9. New Business

a. Discussion/Action: Resolution: Michael Distefano-Woody Road Subdivision
Member Bohler discussed the Woody Road Subdivision is property is off Route 95.
Michael Distefani discussed this is 1.39 acres for a single home located on the property.

Member Kumer moved to approve the resolution with a second from Member Hudson. Motion carried by roll call vote (5-0).

b. Discussion/Action: Resolution: Peoria Area Convention and Visitors Bureau
Member Kumer moved to approve the resolution with a second from Member Hoke. Motion carried by roll call vote (5-0).

10. Old Business

a. Discussion/Action: Advertising/Hiring for Administrative Assistant for Zoning
Member Bohler discussed to advertise the administrative assistant for Zoning job on the Fulton County Website for two months and see if any applications are received.

11. Executive Session – None

12. Misc.

a. Discussion: Taylor Road issue
Member Kumer discussed the Pace property on Taylor Road looks like a storage place but with no buildings. Member Kumer inquired if there is anything in the Zoning Ordinance for residential property that is not zoned for a commercial business. Member Kumer stated he has received numerous complaints from Fulton County citizens regarding the property, and the property being a public safety issue.

Zoning officer Emmons, discussed the residents wanting to file a complaint need to contact the Fulton County Health Department. Emmons stated residents would need to sign a complaint regarding the property and the owner operating a storage facility.

Member Bohler stated the Health department would need to go to the property and issue a fine and continue to fine the resident until it is cleaned up or the proper permits have been obtained. Member Kumer asked if the residents could sign a petition against the improper storage at this property and the Fulton County Board could sign the petition and send the petition to the Fulton County Health Department.

13. Adjournment

Time: 5:20pm

Member Kumer moved to adjourn at 5:20pm with a second from Member Hudson. Motion carried by roll call vote (5-0).

APPROVED APRIL 5, 2022