



**SUPERVISOR OF ASSESSMENTS AND
PLANNING & ZONING COMMITTEE
of the
OGLE COUNTY BOARD**

**SUPERVISOR OF ASSESSMENTS AND PLANNING & ZONING COMMITTEE
SPECIAL MEETING AGENDA
THURSDAY, OCTOBER 4, 2018**

A special meeting of the Supervisor of Assessments and Planning & Zoning Committee of the Ogle County Board will be held on Thursday, October 4, 2018 at 6:00 P.M. in the Old Ogle County Courthouse, Third Floor County Board Room #317, 105 S. Fifth St., Oregon, IL.

The Order of Business is as follows:

1. ROLL CALL AND DECLARATION OF A QUORUM
2. PUBLIC COMMENT
3. NEW BUSINESS

Committee discussion regarding regulation of solar farms in unincorporated Ogle County, IL.

4. ADJOURN (Next regular meeting to be October 9, 2018 at 10:00 A.M.)



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of the
OGLE COUNTY BOARD

**SUPERVISOR OF ASSESSMENTS AND
PLANNING & ZONING COMMITTEE AGENDA
OCTOBER 9, 2018**

The regular monthly meeting of the Supervisor of Assessments and Planning & Zoning Committee of the Ogle County Board will be held on Tuesday, October 9, 2018 at 10:00 A.M. in the Old Ogle County Courthouse, Third Floor County Board Room #317, 105 S. Fifth St., Oregon, IL.

The Order of Business is as follows:

1. ROLL CALL AND DECLARATION OF A QUORUM
2. READING AND APPROVAL OF REPORT OF SEPTEMBER 11, 2018 MEETING AS MINUTES
3. REVIEW AND APPROVAL OF CLOSED MINUTES PER 5 ILCS 120/2 © (21) (IF NEEDED)
 - Approval of Closed Minutes (if needed)

SUPERVISOR OF ASSESSMENTS PORTION OF MEETING:

4. CONSIDERATION OF MONTHLY BILLS OF SUPERVISOR OF ASSESSMENTS, AND ACTION
5. OLD BUSINESS
6. NEW BUSINESS

PLANNING & ZONING PORTION OF MEETING:

7. CONSIDERATION OF MONTHLY BILLS OF PLANNING & ZONING DEPARTMENT, AND ACTION
8. OLD BUSINESS
9. NEW BUSINESS
 - A. DECISIONS (CONSIDERATION AND POSSIBLE ACTION)

#10-18 AMENDMENT - Rachel A. Davis Trust, 13779 W. White Oak Rd., Forreston, IL; and John R. & Kayla McKinney, 12521 E. High Rd., Davis Junction, IL for an Amendment to the Zoning District to rezone from AG-1 Agricultural District to R-1 Rural Residence District on property described as follows, owned by both Rachel A. Davis Trust and John R. & Kayla McKinney:

Part of the Northwest Quarter (NW 1/4) of the Northeast Quarter (NE 1/4) of Section 15 Scott Township 42N, R1E of the 3rd P.M., Ogle County, IL, 5.0 acres, more or less
Property Identification Number: Part of 11-15-200-012 & part of 11-15-200-016
Common Location: Adjacent to and easterly of 12521 E. High Rd.

B. MOBILE HOME APPLICATIONS (CONSIDERATION AND POSSIBLE ACTION)

C. SUBDIVISION PLATS (CONSIDERATION AND POSSIBLE ACTION)

10. REFERRAL OF NEW PETITIONS TO THE ZONING BOARD OF APPEALS FOR PUBLIC HEARING

#17-18 SPECIAL USE - Keith A. Kehl, 11890 E. Bethel Rd., Rochelle, IL for a Special Use Permit to allow a contractor shop for a tree service (tree trimming, removal & landscaping) in the AG-1 Agricultural District on property described as follows and owned by the petitioners:

Part of the Southeast Quarter (SE1/4) of the Northeast Quarter (NE1/4) of Section 33 White Rock Township 41N, R1E of the 3rd P.M., Ogle County, IL, 5.0 acres, more or less

Property Identification Number: 18-33-200-006

Common Location: 11890 E. Bethel Rd.

#11-18 AMENDMENT - Thomas & Deanna Hughes, 15603 W. Townline Rd., Forreston, IL for an Amendment to the Zoning District to rezone from AG-1 Agricultural District to R-1 Rural Residence District on property described as follows and owned by the petitioners:

Part of the of North Half (N1/2) of the Southeast Quarter (SE1/4) of Section 12 Brookville Township 24N, R7E of the 4th P.M., Ogle County, IL, 9.89 acres, more or less

Property Identification Number: 06-12-400-003

Common Location: 5500 N. Freeport Rd.

#13-18 SPECIAL USE - FFP IL Community Solar, LLC %Go Mizoguchs, 100 Montgomery St., Ste. 725, San Francisco, CA and BME Ogle Farms, LLC % Michelle Bowers, Manager, 1954 1st Street, #122, Highland Park, IL for a Special Use Permit to allow a solar farm in the AG-1 Agricultural District on property described as follows, owned by BME Ogle Farms, LLC and being leased by FFP IL Community Solar, LLC:

Part of the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) and part of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of Section 18 Scott Township 42 North, Range 1 East of the 3rd P.M., Ogle County, IL; and, part of the Fractional South Half (Fr. S 1/2) of Section 36 Marion Township 25 North, Range 11 East of the 4th P.M., Ogle County, IL, 89.56 Acres, more or less.

Property Identification Numbers: 05-36-300-006 and 11-18-100-003

Common Location: 7000 to 7107 Block of N. Stillman Road and 9000 to 9240 Block of E. Hales Corner Road

#15-18 SPECIAL USE - SV CSG Mt. Morris3, LLC, %Tim Polz, Manager, 25 N. River Lane, Geneva, IL; and Wilma L. Hongsermeier, 3747 W. IL Rte. 64, Mt. Morris, IL for a Special Use Permit to allow a solar farm in the I-1 Industrial District on property described as follows, owned by Wilma L. Hongsermeier, and being leased by SV CSG Mt. Morris3, LLC:

Part of the Southeast Quarter (SE1/4) of Section 22 Mt. Morris Township 24N, R9E of the 4th P.M., Ogle County, IL, 65.78 acres, more or less

Property Identification Number: 08-22-4100-017

Common Location: 3300 to 3500 Block of N. Mt. Morris Rd.

#18-18 SPECIAL USE - DG Illinois Solar, LLC, %Matthew Handel, 700 Universe Blvd., June Beach, FL; and Gary O. Bocker Trust #2-789 by Gary Bocker, Trustee, 10662 W. IL Rte. 64, Polo, IL for a Special Use Permit to allow a solar farm in the AG-1 Agricultural District on property described as follows, owned by Gary O. Bocker Trust #2-789, and being leased by DG Illinois Solar, LLC:

Part of the Northwest Quarter (NW1/4), and the Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4), all in Section 18 Mt. Morris Township 24N, R9E of the 4th P.M., Ogle County, IL, 177.4 acres, more or less

Property Identification Number: 08-19-100-007

Common Location: 8225 to 8500 Block of W. Haldane Rd.

#19-18 SPECIAL USE - SolarStone Illinois, LLC, %Gordon Simanton, 3944 Xerxes Avenue S, Minneapolis, MN; and Burandt Family Trust by Wesley & Kathryn Burandt, Trustees, 3890 Baxter Rd., Rockford, IL for a Special Use Permit to allow a solar farm in the AG-1 Agricultural District on property described as follows, owned by Burandt Family Trust and being leased by SolarStone Illinois, LLC:

Part of the South Half (S1/2) of the Southwest Quarter (SW1/4) of Section 28 Scott Township 42N, R1E of the 3rd P.M., Ogle County, IL, 74.02 acres, more or less

Property Identification Number: 11-28-300-010

Common Location: 11,000 block of E. Big Mound Rd.

11. OTHER BUSINESS (CONSIDERATION AND POSSIBLE ACTION)

Swimming pool barrier requirements - automatic pool covers in lieu of barrier

Solar Farm Moratorium (Ordinance 2018-0808) and **Discussion on Ad Hoc Solar Farm Committee**

12. PUBLIC COMMENT

13. ADJOURN (Next regular meeting to be November 13, 2018 at 10:00 A.M.)