

This meeting will be taped
Please turn off all electronic communication devices and place cell phones on vibrate

Ogle County Board Meeting Agenda
Tuesday, December 18, 2018 at 5:30 p.m.
Ogle County Boardroom - 3rd Floor - Courthouse

Call to Order:

Roll Call:

Invocation & Pledge of Allegiance: Asp

Presentation – None

Consent Agenda Items – by Roll Call Vote

1. Approval of November 20, 2018 Ogle County Board Meeting Minutes
2. Accept Monthly Reports – Treasurer, County Clerk & Recorder and Circuit Clerk
3. Appointments -
 - Zoning Board of Appeals (Alternate 1) - James Reed - R-2018-1201
4. Resignations -
 - Zoning Board of Appeals (Alternate 2) - James Reed - R-2018-1202
5. Vacancies -
 - Board of Health – 2 Vacancies - 1 applicant must be a dentist
 - Regional Planning Commission - 1 Vacancy - unexpired term
 - Zoning Board of Appeals (Alternate 2) - 1 Vacancy - unexpired term
 - Housing Authority Board - 2 Vacancies
 - Civic Center Authority Board - 3 Vacancies
 - Franklin Grove Fire Protection District -1 Vacancy
 - Mental Health 708 Board- 2 Vacancies

Application and Resumé deadline – Friday, January 4, 2018, at 4:30 p.m. in the County Clerk’s Office located at 105 S. 5th St – Suite 104, Oregon, IL
6. Ogle County Claims –
 - Department Claims - November 2018 – \$36,132.30
 - County Board Payments – \$188,692.88
 - County Highway Fund – \$43,514.20
7. Communications -
 - Sales Tax for September 2018 was \$40,039.30 and \$80,220.05
 - ComEd Vegetation Management

Zoning - Adopting recommendations from Ad Hoc Committee - R-2018-1214

Zoning - Revise Ogle County Zoning Process - O-2018-1201

Zoning - End or Suspend Solar Farm Zoning Moratorium - O-2018-1202

Zoning #6-18SU - Pifkin - O-2018-1203

#6-18 SPECIAL USE - FFP IL Community Solar, LLC, % Sam Youneszadeh, 100 Montgomery St., Ste. 725, San Francisco, CA; and Ronald E. & Carolyn A. Pifkin, 6821 E. Hales Corner Rd., Stillman Valley, IL for a Special Use Permit to allow a solar farm in the AG-1 Agricultural District on property described as follows,

owned by Ronald E. & Carolyn A. Pifkin, and being leased by FFP IL Community Solar, LLC: Part of the East Half (E) of G.L. 2 of the Northeast Fractional Quarter (NE Fr. 1/4) of Section 3; and part of G.L. 1 and G.L. 2 of the Northwest Fractional Quarter (NW Fr. 1/4) of Section 2 Marion Township 24N, R11E of the 4th P.M., Ogle County, IL, 55.3 acres, more or less - P.I.N.(s):10-03-200-012 & 10-02-101-001 - Common Location: 7000 block of E. Hales Corner Rd.

Zoning - #7-18 SU - Terhark - O-2018-1204

FFP IL Community Solar, LLC, % Sam Youneszadeh, 100 Montgomery St., Ste. 725, San Francisco, CA; and Dan Terhark, 3997 N. Pear Rd., 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 Dan Terhark, and being leased by FFP IL Community Solar, LLC: Part of the Southwest Quarter (SW1/4) of Section 27 Marion Township 25N, R11E of the 4th P.M., Ogle County, IL, 52.68 acres, more or less - P.I.N.(s): 05-27-300-011 - Common Location: 8248 N. Kishwaukee Rd.

Zoning - #12-18SU - Stocking - O-2018-1205

#12-18SU - Stillman Valley Solar, LLC by Richard J. Squadron, an authorized party c/o SunEast Development, LLC, 121 W. Miner St., Ste. 1E, West Chester, PA; and Stocking Family Trust #2-96, c/o Ronald Stocking - Trustee, 3749 E. Pine Rock Rd., Oregon, IL for a Special Use Permit to allow a solar farm in the AG-1 Agricultural District on property described as follows, owned by Stocking Family Trust #2-96, and being leased by Stillman Valley Solar, LLC: Part of the Southwest Quarter (SW1/4) of Section 35 Marion Township 25N, R11E of the 4th P.M., Ogle County, IL, 146.78 acres, more or less - P.I.N.: 05-35-300-004 - Common Location: 7000 block of Hales Corner Rd.

Zoning - #15-18SU - Hongsermeier - O-2018-1206.

#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 - P.I.N.: 08-22-4100-017 - Common Location: 3300 to 3500 Block of N. Mt. Morris Rd.

Zoning - #18-18 SU - Bocker - O-2018-1207

#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 - P.I.N.: 08-19-100-007 - Common Location: 8225 to 8500 Block of W. Haldane Rd.

Zoning - #19-18SU - Burandt - O-2018-1208

#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 - P.I.N.: 11-28-300-010 - Common Location: 11,000 block of E. Big Mound Rd.

Zoning - #12-18AM - Huntley - O-2018-1209

#12-18 AMENDMENT - Dallas A. Huntley, Trustee of the Dallas A. Huntley Trust No. 7-02, 1382 N. IL Rte. 2, Oregon, IL for an Amendment to the Zoning District to rezone from B-1 Business District to R-2 Single-Family Residence District on property described as follows and owned by the petitioner: Part of the Northwest Quarter (NW 1/4) of the Southeast Quarter (SE 1/4) of Section 33 Rockvale Township 24N, R10E of the 4th P.M., Ogle County, IL, 3.32 acres, more or less - P.I.N.: Part of 09-33-451-006 Common Location: 1382 N. IL Rte. 2

Zoning - #20-18SU - Bauer - O-2018-1210

#20-18 SPECIAL USE - OneEnergy Development, LLC,%Travis Bryan, Chief Operating Officer, 2003 Western Ave., Ste. 225, Seattle, WA; Bradley J. & Donna S. Bauer, 1357 W. IL Rte. 64, Oregon, IL; and Erik P. Bauer, 1305 W. IL Rte. 64, Oregon, IL for a Special Use Permit to allow a solar farm in the AG-1 Agricultural District on property described as follows, owned by Bradley J. Bauer, Donna S. Bauer, and Erik P. Bauer, and being leased by OneEnergy Development, LLC: Part of G.L.3 and part of of G.L.4 of the Northeast Fractional Quarter (NE Fr. 1/4) Section 5 of Oregon-Nashua Township 23N, R10E of the 4th P.M., Ogle County, IL, 115.29 acres, more or less - P.I.N.: 16-05-200-012 - Common Location: 1226 W. Oregon Trail Rd.

Zoning - #21-18SU - Freeberg - O-218-1211

#21-18 SPECIAL USE - SolarStone Illinois, LLC, %Gordy Simanton, 701 Xenia Ave. South, Ste. 300, Minneapolis, MN; and, Curtis R. Freeberg Trust and Norma L. Freeberg Trust by Curtis R. & Norma L. Freeberg, Co-Trustees, 5754 E. IL Rte. 72, Byron, IL for a Special Use Permit to allow a solar farm in the AG-1 Agricultural District on property described as follows, owned by Curtis R. Freeberg Trust and Norma L. Freeberg Trust, and being leased by SolarStone Illinois, LLC: Part of the Southeast Quarter (SE 1/4) of Section 33; part of the South Half (S) of the Northeast Quarter (NE 1/4) of Section 33; and, part of the Southwest Quarter (SW 1/4) of Section 34, all in Township 25N, R11E of the 4th P.M., Marion Township, Ogle County, IL, 153.76 acres, more or less - P.I.N.(s): 05-33-426-003, 05-34-302-001 and 05-34-376-001 - Common Location: 6400 Block of E. Hales Corner Road

Zoning - #22-18SU - Roberts - O-2018-1212

#22-18 SPECIAL USE - OneEnergy Development, LLC,%Travis Bryan, Chief Operating Officer, 2003 Western Ave., Ste. 225, Seattle, WA; Larry Roberts, 1917 N. Brookville Rd., Polo, IL; Linda Powell, 1333 Long St., Dixon, IL; and Cindy Stauffer, 506 S. Evergreen Rd., 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 Larry Roberts, Linda Powell, and Cindy Stauffer, and being leased by OneEnergy Development, LLC: Part of the East Half (E1/2) of the Northwest Quarter (NW1/4) of Section 22 Buffalo Township 23N, R8E of the 4th P.M., Ogle County, IL, 75.05 acres, more or less - P.I.N.: 14-22-100-006 - Common Location: Southeast corner of W. Judson Rd. & S. Union Rd.

Public Comment –

Reports and Recommendations of Committees

- **Finance:**
 - 2018 Budget Amendment - R-2018-1205
- **Long Range Planning:**
 - Long Range Invoices - R-2018-1206
 - Optimization Contract for HVAC Systems - Alpha Controls - R-2018-1207
 - Capital Improvement Plan - R-2018-1208

- **Road & Bridge**

- 2019 County Maintenance - 19-00000-00-GM - R-2018-1209
- County Engineer's Salary - 19-00000-00-CS - R-2108-1210

- **Executive:**

- Appointment of County Board Members to Committees - R-2018-1211
- Appointment of Interim Ogle County Supervisor of Assessments - R-2018-1212
- Extension of Tower Lease - City of Oregon and County of Ogle - R-2018-1213
- Authorize issuance of General Obligation Bonds not to exceed \$25,000,000 - R-2018-1203
- "County of Ogle, Illinois, General Obligation Bonds (Alternate Revenue Source), Series 2018, Private Placement" - O-2018-1213

Unfinished and New Business:

Chairman Comments:

Vice-Chairman Comments:

Adjournment:

Motion to adjourn until **Tuesday, January 15, 2018**, at 5:30 p.m.
Agenda will be posted at the following locations on Friday after 4:00 p.m.:
105 S. 5th Street, Oregon, IL
www.oglecounty.org