

Riley Township Planning Commission

Regular Meeting Minutes

Meeting Details

Date: February 15, 2021

Time: 7:00 p.m.

Location: Riley Township via online Zoom – Conference Call

Open

- Called to order at 7:00 p.m.
- Pledge of Allegiance

Roll Call

Present: Doug Pratt, Duane Hagle, Michele Daly-Brown, Jerry Filion, Dave Rushing, Dawn Behem

Agenda

- Changes to agenda: Dawn Behem requested a change to include Sec 1119 Home Occupation to agenda item 12(B)
- *Motion made to accept agenda with changes by Dave Rushing, seconded by Duane Hagle. Roll Call: DP: Yes, DH: Yes, DB: Yes, DR: Yes, MDB: Yes, JF: Yes, motion approved.*

Regular Meeting Minutes – November 16th, 2020

- Changes made to Regular Meeting Minutes: None
- *Motion made to accept minutes as presented by Dave Rushing, seconded by Duane Hagle. Roll Call: DH: Yes, DB: Yes, MDB: Yes, JF: Yes, DR: Yes, DP: Yes, motion approved.*

Public Comments on Agenda Items

Dawn Behem reported receiving an email on 2/15/2021 from Suzanne and Richard Povinelli 2167 Braidwood Rd, wishing to speak on agenda item 12(B). Consensus agreed to hold comments until agenda item is discussed.

Public Hearing – None scheduled

Guest Speaker – None presented

Trustee Report

Duane Hagle reported Township Board approved Memphis Fire Contract; adopted COVID plan; adopted marihuana moratorium; posted Ordinance Enforcement Officer position; reappointed all acting Board of Review members; and approved Limestone haul for 2021 season for 97 loads at a cost of \$106,540.92.

Parks & Recreation Report

Duane Hagle reported no meeting was held.

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Board of Appeals Report – No meeting scheduled

New Business

- A. Planning Commission Officer Election:** Dave Rushing nominated Doug Pratt for Chairperson, Duane Hagle seconded; Duane Hagle nominated Dave Rushing for Vice-Chairperson, seconded by Doug Pratt; Dave Rushing nominated Dawn Behem for Secretary, Duane Hagle Seconded.
- *Motion made to accept Planning Commission Officer positions as nominated for Chairperson: Doug Pratt, Vice-Chairperson: Dave Rushing and Secretary: Dawn Behem, by Dave Rushing, seconded by Duane Hagle. Discussion: None. Roll Call: DH: Yes, DB: Yes, JF: Yes, DR: Yes, DP: Yes, MDB: Yes, motion approved.*
- B. 2021 Meeting Schedule:** Schedule reviewed.
- *Motion made approve the Planning Commission 2021 Schedule of Regular Meetings, as presented, held every third Monday of each month, except December, located at Riley Township Hall at 7:00 p.m. by Dave Rushing, seconded by Duane Hagle. Discussion: None. Roll Call: DP: Yes, DH: Yes, DB: Yes, DR: Yes, MDB: Yes, JF: Yes, motion approved.*
- C. Annual Summary Report for 2020:** Report reviewed. Changes to be made: Duane Hagle to be added under Trainings / Conference section for attending MTA: Meetings Misconception Webcast on October 20, 2020.
- *Motion made to approve Annual Summary Report for 2020 as presented with addition under Trainings / Conference section by Dave Rushing, seconded by Duane Hagle. Discussion: None. Roll Call: MDB: Yes, JF: Yes, DP: Yes, DH: Yes, DR: Yes, DB: Yes, motion approved.*

Old Business

- A. Outdoor Storage Containers:** Brief discussion held – Tabled
- *Motion made to table item by Dave Rushing, seconded by Duane Hagle. Discussion: Dawn Behem commented need to further discuss this item at the next regular meeting. Roll Call: DP: Yes, DH: Yes, DR: Yes, DB: Yes, MDB: Yes, JF: Yes, motion approved.*
- B. Sec 1119 Home Occupations – Medical Marijuana Ordinance:** Received a draft ordinance and document packet from attorney Gregory Stremers at the direction of Riley Township Board. Discussion held regarding enforcement concerns; consensus as a stand-alone special use ordinance instead of part of Home Occupations ordinance; concerns over home occupation inspections, open burn, odor control plan, property tax basis and ordinance enforcement; and possible annual renewal permit. Recommended holding a special meeting to review ordinance more in-depth and to invite Gregory Stremers to answer questions from the commission. Duane Hagle will contact the attorney for his availability.

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Suzanne and Richard Povinelli, 2167 Braidwood Road, commented their concerns regarding property, 30x100 pole barn, 600-amp service and flood lights located at 12111 Griffin Road and marihuana grow operations that are sneaking into our neighborhood; concerns over increased crime with these grow operations and decreased property values within the township because of them.

- *Motion made to schedule a Special Meeting with attorney Gregory Stremers attendance availability to be held via online Zoom - Conference Call on Monday, February 22nd at time TBD, by Dave Rushing, seconded by Duane Hagle. Discussion: None. Roll Call: DH: Yes, DR: Yes, MDB: Yes, JF: Yes, DP: Yes, DB: Yes, motion approved.*

C. Review of Ordinance #33: Tabled

- *Motion made to table item until open in-person meeting held by Dave Rushing, seconded by Jerry Filion. Discussion: None. Roll Call: MDB: Yes, DP: Yes, DR: Yes, JF: Yes, DH: Yes, DB: Yes, motion approved.*

Committee Reports – None

Communications Received

2/15/2021 Email received from Suzanne and Richard Povinelli requesting to speak on agenda item 12(B)

Comments from the Public

Jim Golembiewski commented he had been contacted by Charles Blankenship regarding putting in a private airstrip on Braidwood between Hill and Dunn Roads.

Charles Blankenship acknowledged his online Zoom presence and requested clarification from the Planning Commissioners on Zoning Ordinance Section 1137 regarding setbacks for a possible airstrip on his 40-acre property located at 2320 Braidwood. Confirmed ordinance setbacks were correct as written and directed him to the Township's ZBA to request for a possible variance.

Comments from Planning Commission Members

Jerry Filion commented that he is unable to print or open the emailed documents to him because they are too large and asked Dawn Behem to mail today's and future meeting packets to him at his Florida address.

Next Regular Meeting

Date: March 15th, 2021

Time: 7:00 p.m.

Location: Riley Township via online Zoom - Conference Call

Adjournment

- *Motion by Dave Rushing, seconded by Duane Hagle at 8:13 p.m. Roll Call: DP: Yes, MDB: Yes, DH: Yes, DR: Yes, JF: Yes, DB: Yes, motion approved.*

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Respectfully submitted by,

Dawn Behem, Recording Secretary

Doug Pratt, Chairperson

DRAFT