

COMMITTEE REPORT

COMMITTEE: Development & Planning (D&P)

CHAIRPERSON: Diane Gallagher, Chairperson

DATE/TIME: July 25, 2023 at 5:30 p.m.

PRESENT:

☒ Diane Gallagher

☐ Steve Endress

☒ John Schultz

☒ Steve McIntyre

☐ Bob Heuerman

☐ LaDon Trost

☒ John Lang

A quorum was established.

Other Board members: None.

Others: Tammy Cahill, David Schmit and Scott Toot.

1. Approval of Minutes –

- a) Review and approve minutes for the May 23, 2023 Development & Planning Committee meeting – John Lang made a motion to approve the minutes for the May 23, 2023 Development & Planning Committee meeting. Seconded by John Schultz and motion passed following a voice vote resulting in all ayes.

2. Citizens' Comments – None.

3. Unfinished Business

- a) Comprehensive Plan update including members of committee & July 25 meeting results – Diane Gallagher commented that this meeting did occur today in Hanover. There were nine people present. MSA had two people there. MSA went over the website that they are in the process of creating. It is planjodaviess.com. It was also agreed that the County IT would have a link to that survey that the website would be offering. When that survey is created there will be several different fields for questions and answers but it's not going to be one that asks for people's names. Nothing will be accumulated other than their answers and their IP address. David Schmit elaborated on the survey and the crowd sourcing map. Gallagher added that we are the representatives for our district and she is really hoping to hear that our committee would take some responsibility to meet with groups. Whether it's making sure that it gets into the newsletter and Flash. Schmit stated they would be doing press releases. MSA has all of the contacts for local print publications. They are creating traditional flyers and handouts. Gallagher can train committee members so if you are out and about you can have materials and if anybody has a problem or recommendation here is the flyer. You can call anybody that's on this small planning committee or the larger steering committee or contact MSA directly to do individual meetings or jump on the website or pull it up on your phone to do it that way. We will be having six organized events and then all these other little pop-up events as a result of committee members taking initiative. The true public meeting locations that they talked about are the Elizabeth Community Building and the East Dubuque Silver Eagle. Every single community has an event planned for it. They are not doing events specifically in the resort communities. Housing is the first chapter of the plan. After that will be transportation. Christine Soat has been tasked with beginning the indexing of property. She started with Jo Daviess and now she has moved down to Carroll and is starting Whiteside County. We needed to identify what parcels are more prime than others for a housing development. At these meetings Northwest will find out what municipalities want to have a conversation about wanting to put in a subdivision. If they do, we have information ready to go for them to look at. There is also going to be contact with the school counselors to send students to the Elizabeth Community Building to get their input.

4. New Business

- a) Discussion and possible action as a result of goal setting during biennial Board Retreat of July 6, 2023 (including strategies for problem solving) – Diane Gallagher reviewed the

goals that were tasked to the committee. Gallagher asked the attendees if we were to increase economic development how they would define that. Steve McIntyre reviewed the nine areas that were identified by the Ad-Hoc Economic Development Committee that we had last year that the County could impact and attract businesses into this area. John Lang and John Schultz added their definitions. There was also a discussion on the economics of Air BnB's. Gallagher discussed other things that might be measureable such as comparison growth in the current business areas within the corporate limit. Gallagher had two sheets at each seat for problems and solutions. We have been identifying a lot of the problems that we have. The solutions aren't always easy. Gallagher asked the committee to take those home as homework for the next committee meeting. We are early in the comprehensive plan stage. When that comes to an end the likelihood is updating ordinances.

b) Building & Zoning

- (i) Monthly Report – Kristina Tranel, Planning & Development Administrator, was not in attendance. Steve McIntyre commented that he thought it was great that she is putting through these numbers; he thinks that is excellent. We as a county have said that we want to encourage solar and wind alternative power. McIntyre is flabbergasted that we actually charge a building permit for someone to just put solar on their roof. We should abate certain things for a certain amount of time.

c) Economic Development

- (i) NW Illinois Economic Development Monthly Report – David Schmit, NW Illinois Economic Development Executive Director, reported they submitted details on the LRA to an Intersect Illinois project as a tech data center. We have not received any follow-ups on the submission. Genz Memorial Investment Fund grant was awarded to Trolley Depot & Tea of Galena had their \$127 check presentation on July 12th which bought them the Corvette of coffee roasters. NWILED did a 243 piece direct mailer to businesses about a USDA REAP program. There are not a lot of grants out there for for-profit businesses. This is an opportunity for small businesses and rural farmers to take advantage of solar. Christine Soat will be attending the Illinois Economic Development Association Basic Economic Development course from October 16 – 19, 2023 at Nicor Gas Headquarters in Naperville. Diane Gallagher is also signed up for this course.

d) Blackhawk Hills Regional Council –

- (i) Diane Gallagher had nothing to report at this time.

5. Citizens' Comments – None.

6. Board Member Concerns – Diane Gallagher commented that for this committee to accomplish some things we will have to do some work. Think about what you can do to help us.

7. Adjourn

The next regular Development & Planning Committee meeting will be Tuesday, August 22, 2023 at 5:30 p.m.

The meeting adjourned at 7:22 p.m. following a motion made by John Lang and seconded by John Schultz. Motion passed following a voice vote resulting in all ayes.