

MINUTES OF COMMITTEE MEETING

January 12, 2009

7:00 P.M.

DEVELOPMENT, PLANNING AND ZONING COMMITTEE (DP&Z)

- RE: 1) Prospect Avenue SSA and City Boundaries (Proposed Sewer and Water Improvements)
Continued discussion
2) Other Business

Committee Members Present: Rose, Leader, Gutenkauf

City Staff Present: Said, Assistant City Attorney Spiroff

Chairman Rose called the meeting to order at 7:03 p.m. and introductions were made.

The Prospect Avenue annexation was reviewed by Spiroff who stated there has been no change in the Hoekstra's status; they do not wish to be annexed into Elmhurst. He asked that the Development, Planning and Zoning Committee consider recommending forcible annexation of the Hoekstra property. Of the other two properties in question, one owner (Mendel residence) is agreeable and the other one is an estate in flux right now that may need to be forcibly annexed as well. Annexation needs to come first before the special service area can be established to extend sewer and water. Spiroff and the Committee noted that these kinds of issues (resistance to an SSA) are common. However, to prevent a scenario like spot zoning, annexation and SSA for all properties are needed. The City has tried several ways and several times to work with the Hoekstras to no avail.

After discussion, the Committee recommends providing another informative letter to the Hoekstras with clear deadlines with the hope that they may finally agree to annex. A report to be placed on the Consent Agenda will be issued to City Council for the meeting on January 20, 2009.

Under Other Business, Spiroff brought up the topic of the Canadian National Railroad (CN) installing a radio interoperability tower in the York/Vallette area. The tower will be approximately 130' tall and he stated that in this case our zoning is pre-empted by federal law. The City will ask that CN notify the neighbors and respond to any questions neighbors may have.

The meeting was adjourned at 7:41 p.m.

Submitted by: John D. Said, Director of Planning, Zoning and Economic Development