

**VILLAGE OF MANTENO**  
**PLANNING COMMISSION MEETING**  
April 9, 2019

The meeting was called to order at 6:00 p.m.

Roll Call: Present: Todd Creek, Dan McGowan, George Weiland, Jerry Dole, Emily Fisher-Gentry; Sherri Crawford; and Francis Smith  
Absent:

Attendance: Chris LaRocque, Village Administrator; Trustee Diane Dole (6:07 pm)

Pledge of Allegiance – Chairman Smith

MOTION: A motion by Creek, second by Dole, to waive the reading and approve the meeting minutes of March 12, 2019 as presented with no corrections or deletions. Motion approved 7-0.

Chairman Smith opened the Public Hearing portion of the meeting.

**PUBLIC HEARINGS:**

**PC-TEX 18-01** - A Public Hearing is being held to consider a request from the Village of Manteno for a Text Amendment to the Village Code, Section 9-16-3 (A,B,C,D,E,F) Photovoltaic Systems, Uses, to allow additional permitted uses, and modify certain requirements in the requirement for Photovoltaic systems.

Mr. LaRocque stated that the village code currently requires a Special Use Permit for any Photovoltaic System. The technology has changed and also there are more incentives to install this type of systems. The Village is receiving more requests for this type of systems, so the Village looks at procedures and whether it is best to change the requirement of a special use permit. The proposal would be to change the code whereas if the standard photovoltaic system is being installed a building permit would only be required and approved by the Building Official. There would not be a Special Use Permit required. The Village Attorney has stated that other villages are also seeing this same issue.

Chairman Smith stated that after last month's meeting the Plan Commission would be okay to have the Building Department issue a permit for the installation of a standard photovoltaic system as long as there are no controversial issues.

Commissioner Dole spoke with Mr. Marion in the Building Department concerning any fire department issues. Mr. LaRocque stated that the Fire Department would be notified of any systems being installed.

The Village Board will also be discussing the proposed change at the next Planning and Zoning Committee meeting.

There were no further comments from the commission, public or staff.

Chairman Smith closed the public hearing.

**NEW BUSINESS:**

MOTION: A motion by Crawford, second by Weiland, to approve Plan Commission Recommendation 18-05, A Recommendation approving a Text Amendment to the Village of Manteno Code, Sections 9-16-3 (A,B,C,D,E,F) Photovoltaic Systems, Uses, to allow additional permitted uses, and modify certain requirements in the requirement for Photovoltaic Systems. Motion approved 7-0.

Comments:

Mr. LaRocque stated that the building at 315 N. Locust is close to being demolished. The Village does have an interested party in purchasing the vacant lot. The proposal will be discussed at the Finance Committee meeting.

MOTION: A motion by Creek, seconded by McGowan, to adjourn the meeting at 6:08 p.m. Voice vote: all ayes.

*Minutes respectfully submitted by Darla Hurley, Deputy Village Clerk*