



McHenry County  
Staff Plat Review - Public Meeting  
MINUTES

December 18, 2024, 8:30 AM  
County Board Conference Room  
Administration Building, 667 Ware Rd., Woodstock, IL 60098

Members Present: Adam Wallen, Ray Beets, Patricia Nomm, Renee Hanlon, Steve Gardner,  
Stoyan Kolev

Also present Anna Kurtzman, senior planner of Planning and Development and Kristin Chapman, field staff supervisor of Environmental Health.

1. CALL TO ORDER

Meeting called to order at: 8:33am by Adam Wallen

2. PUBLIC COMMENT

None.

3. DRAFT MINUTES FOR APPROVAL

**Mover:** Patricia Nomm

**Secunder:** Stoyan Kolev

Approve previous minutes

Approved by Voice

4. SITE PLAN REVIEW

4.1 2023-019 Solis - A1-A1C

There was discussion on whether to continue without Mr. Urbano Solis present.

Mr. Solis came in at 8:36am.

Ms. Chapman asked that Mr. Solis make two changes to the site plan: note that the shipping container is for storage of the deicing agent and add a boxed area for the approximate existing seepage area.

**Mover:** Renee Hanlon

**Secunder:** Patricia Nomm

Motion to approve the site plan with the changes noted by Environmental Health

Approved by Voice

**5. SUBDIVISION REVIEW**

Ms. Kurtzman said there is a two lot subdivision and two site plans scheduled for January 15th SPRC.

**6. STATUS UPDATE**

Ms. Kurtzman and Ms. Nomm discussed Deserto. Ms. Nomm confirmed she needs the replacement septic field shown on site plan and she does not need to see it back.

Ms. Kurtzman informed the Committee that they have had about 77 cases this year exceeding the normal average which is just under 50.

**7. MEMBERS' COMMENTS**

Mr. Beets asked for status on the Olivo CUP. Ms. Kurtzman said his public hearing is January 9th and he is currently operating his business in violation. Mr. Beets inquired how he can be kept up to date on when cases are approved. Ms. Kurtzman directed Mr. Beets to the meeting portal for a list of when cases are sent to the County Board. Mr. Beets expressed concern as Mr. Olivo has not made any formal permit submittals with McDOT. Ms. Kurtzman assured him that one of the conditions of this CUP is that they get their commercial building permits. As with any other building permit, they will not be issued until all the other permits, such as McDOT's, are in hand.

**8. ADJOURNMENT**

**Mover:** Stoyan Kolev

**Second:** Patricia Nomm

To adjourn the meeting at 8:48am

**Approved by Voice**