

Village of Wonder Lake
Planning & Zoning Commission Meeting Minutes
October 15, 2019

Members Present: Jim Cavanaugh, Bill Arnos, Rayne Gerhardt, Kurt Schweizer/via remote, Diana Bark, Betty Naatz, Anthony Belcore
Also, present: Village planner Bob Ahlberg and interested public.

Chairperson Cavanaugh called the meeting to order at 7:04 pm.
There were no minutes to approve.

Commissioner Bark made a motion seconded by Commissioner Naatz to open the public hearing for an ordinance amending section XV.A. of the VWL Zoning Ordinance to add photovoltaic solar systems as permitted accessory structures. Motion carries on a voice vote. Bob Ahlberg spoke; there have been several versions of the ordinance. For ground coverage, add the area of the solar panel to area coverage. Abandonment of solar panels remains in the ordinance. Bob Ahlberg swore two people in.

Dan Dycus 9411 Creekside Wonder Lake; Include roofs in 8b of the ordinance.
Eric Wilson 1229 Prairie Brook Palatine; Asked about 25% perimeter on roof to provide access to the roof. The Fire Department should weigh in on this and see how the fire code applies.

Commissioner Naatz made a motion seconded by Commissioner Gerhardt to close the public hearing. The motion passes on a roll call vote. Bob Ahlberg will make changes and distribute to the commission.

Commissioner Belcore made a motion seconded by Commissioner Arnos to make a recommendation to the Village Board for ordinance amending section XV.A. of the VWL Zoning Ordinance to add photovoltaic solar systems as permitted accessory structures including changes as amended. Motion pass on a unanimous voice vote.

Old/New Business

Meyers/Sanfilippo remarks: Commissioner Arnos made a motion seconded by Commissioner Belcore to approve recommendation to the Village Board. Motion passes on a unanimous vote.

Parking/Classic & Commercial vehicles: Continue discussion at next meeting

Parking area for trailers: Continue discussion at next meeting.

Conditional use permit for vacation rental coming up; Harmony House Farm wants to annex to the village.

Commissioner Naatz made a motion seconded by Commissioner Arnos to adjourn at 7:54 pm.
Chairperson Cavanaugh declared the motion passed on a unanimous voice vote.

Respectfully submitted,

Sue Draffkorn, Clerk, Village of Wonder Lake Planning & Zoning Commission

By: Jim Cavanaugh
Draft 11/10/2019

