

**CHANNAHON VILLAGE BOARD  
COMMITTEE OF THE WHOLE MEETING  
JULY 6, 2020**

VP Moorman Schumacher called the meeting to order at 6:00 p.m. with Trustees Greco, Host, Perinar, McMillin, Scaggs and Slocum present.

Also present were Village Administrator Thomas Durkin, Director of Community Development and Information Systems Mike Petrick, Finance Director Heather Wagonblott, Director of Public Works Ed Dolezal, Chief of Police Shane Casey, Village Attorney David Silverman and Village Clerk Kristin Hall.

**VP Moorman Schumacher informed everyone present that anyone who speaks at the meeting shall be deemed to have given his/her consent to the recording of their likeness and speech. This meeting is being recorded.**

**ADMINISTRATION DEPARTMENT**

Durkin stated he had no formal items for discussion.

**COMMUNITY DEVELOPMENT & INFORMATION SYSTEMS**

**Discussion – An Ordinance Amending Title XV, Chapter 156 “Zoning Regulations” of the Village of Channahon Municipal Code to Create New Residential Zoning Districts and Update Various Sections Throughout – 2nd Read**

Petrick stated the big thing coming out of the first read of this was the discussion of the accessory dwelling units in the proposed RE districts. He stated that after that discussion with the Board, staff went back and looked at it and even if we put a lot of regulations in place as to who would be able to live in that unit, over time the enforcement of that would not likely be possible. He also stated that they have removed the accessory dwelling units from the proposals. He stated we could consider bringing it back as a Special Use, if necessary in the future.

**Discussion – An Ordinance Amending Title IX, Chapter 99 “Backyard Chicken Licensing” of the Village of Channahon, Will and Grundy Counties, State of Illinois - 2<sup>nd</sup> Read**

Petrick stated if the RE1 and RE2 zoning districts are created, backyard chickens would be added.

**FINANCE DEPARTMENT**

**Discussion – PAFR Award**

Wagonblott stated that she distributed a short memo regarding the submittal of the PAFR. She stated that last year the Village created a Popular Annual Financial Report (PAFR) for the first time in conjunction with the April 30, 2019 annual audit. She also stated that the PAFR is a readily accessible and easily understandable document that is available to the general public and other interested parties. She further stated that information is extracted from our Comprehensive Annual Financial Report (CAFR) to produce a high quality, easily understandable annual report to give the residents an opportunity to see what the Village has accomplished this year and what the Village plans to accomplish in future years. She stated that the April 30, 2019 PAFR was submitted in October of 2019 to the Government Finance Officer’s Association for review; the

Village was notified June 17, 2020 that the PAFR review had been completed and the Village was awarded the GOFA Award for Outstanding Achievement in Popular Annual Financial Reporting. She also stated that the Village received the award for the CAFR and has for the last 14-15 years. She further stated that that is something we have been submitting for the award; the PAFR was something new that we did for the first time. She stated that next year it shouldn't be so late; she thinks that COVID delayed the review process. She also stated that the plan is to create this report again with the April 30, 2020 audit; but we will attempt to do that in-house, rather than an outside company. She further stated that they received comments, grading and results and those will all be taken into consideration for the 2020 PAFR.

VP Moorman Schumacher stated that we did receive a lot of good comments regarding the PAFR. She stated it was easy to read, it condensed all of the numbers for the average person. She also stated last year being our first year; it was a trial for us.

### **POLICE DEPARTMENT**

Casey stated he had no formal items for discussion.

### **PUBLIC WORKS DEPARTMENT**

Dolezal stated he had no formal items for discussion.

### **COMMUNICATIONS**

#### **PUBLIC COMMENT**

VP Moorman Schumacher stated that Petrick and Casey have information regarding the topic to be discussed by the upcoming resident. She stated that when Mrs. Spesia is done, for the Board's benefit, they will present that information.

Debbie Spesia, resident of Channahon, stated that she is here in regard to the Blue Rhino plant. She stated this last year it has been causing a lot of problems as far as the noise, smell and the lights. She also stated the business has quadrupled in size and it's really causing problems. She further stated the Village did come out with the sound meter and she also talked to Chief Casey about doing a 24 hour test. She stated that by the time she calls to complain, the problem is usually over but it is a problem 24/7. She also stated that she will wake up to noise at 3 a.m. and she can't open her windows because of the sound. She further stated that she has talked with both neighbors and they are mainly complaining about the smell that comes up when they bleed the tanks. She stated that the Village indicated that there was no sound in excess of the sound limitations. They are located in a residential area that was there before the plant, so they believe they should have some type of homeowner's rights.

VP Moorman Schumacher asked what has changed in the last year.

Mrs. Spesia stated the production has increased. She stated the tanks go all the way back to the bottom of the hill. She also stated that the amount of business has quadrupled in size in the last year. She asked Petrick if he knew when the plant had been built.

Petrick stated he believes it was 2002 or 2003.

Trustee Greco stated this is an on-going problem. He stated he was out there 3-4 years ago. Mrs. Spesia stated he was out there for the lights. She stated within this last year the production, has increased. She also stated that she had to call the Channahon Police out on April 26<sup>th</sup> and Office Chapple experienced the noise. She further stated that one of the things they do is throw the empty tanks and they continuously throw them in the bins. You'll be sitting there all nice and calm and all of the sudden you jump because it is just continuous sound. She stated that the noise and their voices echo up the hills. She also stated that it's a problem and she doesn't know what to do.

Petrick stated he can't address the odor or lighting because that hasn't come to our attention through this current process. He stated as far as the sound readings we are talking about, the Village did not have a sound meter, so we went out and bought one. He also stated it is being used mainly by Code Enforcement and the Police Department; since occurrences are happening overnight. He stated there were 19 readings done in 4 days; from the 26<sup>th</sup> to the 29<sup>th</sup> of June at various times. He stated the maximum reading was 59 decibels and the minimum was 51 decibels. He also stated that we go by the OSHA standards, which have different levels for different frequencies; the low limit levels can be 69, 67 or 62 decibels up to 125 hertz. He further stated that 62 is the low limit that we are seeing and the highest they are at is 52 decibels. He stated that he is not a sound engineer but from what he has read is that 3 decibels is about twice the amount of sound energy. He also stated that is not to say they aren't doing that but the data that has been collected so far has not seen that. He further stated that a 24 hour sound recording could be done, but it would be hard to say that it was Blue Rhino that caused the sound versus a plane or thunderclap.

VP Moorman Schumacher stated can a 24 hour sound reading be done. She asked Mrs. Spesia if there was a certain time or day when it is the worst.

Mrs. Spesia stated it is 24/7, the production is just massive. She stated that you have to really sit there to hear it.

Discussion took place regarding the topic. Board direction was to contact Blue Rhino and contact the local universities to see about recording the sound.

### **EXECUTIVE SESSION**

The Committee of the Whole was adjourned at 6:18 p.m.

**Submitted by  
Kristin Hall  
Village Clerk**

