

City of Oregon Planning Commission Meeting

The Planning Commission met Tuesday March 21st, 2023, at 5:30 pm.

Members Present: Rachel Brunner, Roger Cain, Randy Cropp, Jeff Hallock, Mark Herman, Rick Ryland, Karly Spell, and Commissioner Kurt Wilson.

Also, Present: City Administrator Darin DeHaan, Will Gardner, City Clerk Cheryl Hilton, Gary Lenhart, John Raum, Bronwyn Sill, and Mayor Ken Williams.

Chairman Mark Herman called the meeting to order.

Chairman Mark Herman opened the public hearing at 5:37 pm to discuss a Short-Term Rental application submitted by Bronwyn Sill for the property located at 511 N. 5th Street, Oregon, IL Pin #16-03-110-003. Mailing and public notice requirements were met according to statute.

Will Gardner said they truly care and are vested in the community. They hope to bring tourists to the area.

Rachel Brunner moved to close the public hearing at 5:43 pm, Seconded by Mark Herman.

Motion carried. No Nays.

Jeff Hallock moved to approve the February 21st, 2023, minutes, Seconded by Randy Cropp.

Motion carried. No Nays.

Mark Herman moved to approve the Short-Term Rental submitted by Bronwyn Sill for the property located at 511 N. 5th Street, Oregon, IL Pin #16-03-110-003, Seconded by Karly Spell.

Discussion: City Administrator Darin DeHaan said the Air B&B website currently lists eleven Short-Term Rentals located within the City of Oregon. He said there are a couple that have not completed the application process. Code Enforcement Officer Randy Cropp will be reviewing these locations and reaching out to the owners. Rick Ryland asked if the city has a limit on the amount of Air B&Bs allowed. City Administrator Darin DeHaan said not currently, most of the locations are spread out within the city. He said there seems to be a good balance for now. Short-Term rentals do provide housing for tourists who visit the area. The Planning Committee recommendation will move to the City Council for review and approval next week.

Motion carried. No Nays.

The Planning Commission discussed Ordinance 2023-006 Authorizing and Regulations of Solar Energy Systems. City Administrator Darin DeHaan said the ordinance the Planning Commission is reviewing was passed by the City of Byron. Ground solar would be allowed in any zone but would need to meet height restrictions and setbacks. A fee schedule would need to be put in place that would still encourage solar in residential areas. Larger solar fields would pay accordingly.

They discussed aesthetics of solar in the downtown area, decommissioning procedures and requirements, and abandonment. City Administrator Darin DeHaan said he would like to set a date for public feedback and input. A public hearing will be set for a future Planning Commission meeting.

Roger Cain moved to approve the Zoning Map with Proposed Changes, Seconded by Karly Spell.

Discussion: City Administrator Darin DeHaan submitted recommended changes to the Planning Commission regarding the city Zoning Map. With help from members of the Planning Commission, mislabeled properties were identified. This new zoning map will be the official zoning map for the city and an overly will be on the GIS.

Motion carried. No Nays.

Rachel Brunner moved to adjourn the meeting at 6:20 pm, Seconded by Kurt Wilson.

Motion carried. No Nays.

Cheryl Hilton, City Clerk