

McHenry County Zoning Commission

August 22, 2024

9:00 AM

The meeting was called to order by Vice Chair Roger Myers. Other members present were Tom Krumwiede, Joe Weninger, Pat Schaff, Mike Morey and Zoning Administrator Kristine Brummond.

A motion was made by Tom and seconded by Pat to approve the July 25th minutes. Motion carried unanimously.

Ricci Rosencrans, JoAnn Rosencrans, Travis Sauber and Brian Doll joined the meeting.

The public hearing was opened for the conditional use and variance application from JDE Holdings. Travis Sauber with JDE Holdings explained the purpose for the zoning request is to place a data center 50' from the section line in the SE ¼ of Section 24-156-77. The data center would be an un-manned facility, liquid-cooled with a glycol product to reduce noise pollution. There will be a floor drain with a containment unit in case of a leak. The building will have an HVAC system for heat in the winter. Everything has been environmentally approved. JDE Holdings requested a building 50' X 100' with 10 MW of power. Due to Verendrye Electric's capacity, JDE will be limited to 5 MW which will then decrease the size of the building to 50' X 50'. Verendrye Electric Manager, Brian Doll, stated if there were to be a strain on the electrical system, the data center would be the first to be shut down and the last one turned on. Since the access is on the township line between Denbigh and Newport Townships, the road specifications into the site would need to be agreed upon by these townships. A motion was made by Pat and seconded by Joe to recommend to the county commission to approve the variance and CUP. Motion carried unanimously.

The public hearing was opened for a variance application from Alan Effertz to establish a 1,000' x 80' shelterbelt 60' from the center of the section line on the east side of 14th Ave N located in the SW ¼ of Section 11-152-80. Paul Klimpel was in attendance and spoke in opposition of the variance with concerns about it catching snow. Tom will visit with Alan to get more information. A motion was made by Tom and seconded by Pat to table until the next meeting. Motion carried unanimously.

The board reviewed the following applications:

Ron Brossart – storage building

A motion was made by Joe and seconded by Mike to approve the Brossart application. Motion carried unanimously.

At 10:20 AM, a motion was made by Joe and seconded by Tom to adjourn. Motion carried unanimously.

ATTEST:

Darlene Carpenter, Auditor/Treas