

PLAN COMMISSION/HISTORIC PRESERVATION COMMISSION  
WEDNESDAY, AUGUST 24, 2016

The Plan Commission/Historic Preservation Commission met on the above date in the Board Room of the Municipal Building, 138 E. Main Street, Mount Horeb, WI. Chair Randy Littel called the meeting to order at 7:00pm. Present were Commissioners Mark Rooney, Wally Orzechowski, Norb Scribner, Neil Densmore, and Peggy Zalucha. Dave Hoffman attended via phone. Also present were Village Administrator Nic Owen, Village Assistant Administrator Kathy Hagen, Village Planner Mike Slavney, and Office Assistant Chrissy Kahl.

**Consider July 27, 2016 Plan Commission meeting minutes:** Zalucha moved, Scribner seconded to approve the July 27, 2016 minutes. Motion carried.

**Consider recommendation for draft Ordinance 2016-02, "AN ORDINANCE CHANGING THE ZONING CLASSIFICATION OF LOTS 1, 2, AND 3 CARL BOECK'S SURVEY AND PLAT, AND LOT 2 CSM 4705 FROM CB CENTRAL BUSINESS TO PD-1 PLANNED DEVELOPMENT" for proposed apartment building and parking area:** Joe Gallina, owner of Gallina Company, and Craig Enzenroth, President of Gallina Company, presented the project updates. Overall, the Plan Commission board is excited about the "store-front" looking windows and having new residential space in the downtown area. Densmore moved, Rooney seconded to recommend approval to the Village Board to include the Village Planner and Village Engineer comments. Motion carried.

**Consider photometric plan for Mount Horeb Area Historical Society S Second Street project:** Slavney reviewed the outdoor lighting and signage lighting plans and approves. Zalucha moved, Scribner seconded to recommend approval. Motion carried.

**Review/comment on conceptual signage mock-ups for Mount Horeb Area Historical Society S Second Street project:** The sign on the east elevation is not allowed to be perched. The committee suggested suspending the sign from the porch ceiling. Slavney suggested signage on the south elevation. Signage on Main Street or public right of way is done by Public Works. Staff can work with the Historical Society on that type of signage. The committee suggested a blade sign on the southeast upper corner of the building (45 degree angle).

**Consider conceptual design for proposed office building on southeast corner of Front and Second Streets:** Michael Sobczak, an architect with Plunkett Raysich Architects LLP, presented the proposed office building. The proposed building would accommodate 200-250 Duluth employees as their Duluth Headquarters. Overall, the Plan Commission likes the plan.

**Plan Commission Chair Report:** Littel gave the Plan Commission Chair report which included the building inspection report.

**Village Planner report:** Slavney gave the Village Planner report.

**Adjourn:** Rooney moved, Zalucha seconded to adjourn the meeting at 8:14pm. Motion carried.

Minutes by Chrissy Kahl, Office Assistant