

PLAN COMMISSION/HISTORIC PRESERVATION COMMISSION
WEDNESDAY, NOVEMBER 28, 2018

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 Norb Scribner, Destinee Udelhoven, Wally Orzechowski, and Dave Hoffman. Peggy Zalucha and Brenda Monroe were absent. Also present were Village Administrator Nic Owen, Assistant Village Administrator Kathy Hagen, and Deputy Clerk Chrissy Kahl. Kaitlyn Aney from the Youth in Government program arrived at 7:13pm.

Consider October 24, 2018 Plan Commission meeting minutes: Scribner moved, Hoffman seconded to approve the October 24, 2018 minutes. Motion carried by voice vote.

PUBLIC HEARING: For proposed zoning change from R-2 Two-Family Residential to R-1 Single Family Residential for First Addition to Steiner Plat Lot 10: The public hearing opened at 7:01pm. No one spoke. The public hearing closed at 7:02pm.

Consider recommendation for Ordinance 2018-14, "AN ORDINANCE CHANGING THE ZONING CLASSIFICATION FROM R-2 TWO FAMILY RESIDENTIAL TO R-1 SINGLE FAMILY RESIDENTIAL FOR FIRST ADDITION TO STEINER PLAT LOT 10": Hoffman moved, Scribner seconded to recommend Ordinance 2018-14 for approval. Motion carried by unanimous voice vote.

PUBLIC HEARING: For proposed zoning change from R-3 Multi-Family Residential to PD-1 Planned Development for proposed six-unit multi-family project on Lot 25 Stone Haven Estates No. 2 Subdivision: The public hearing opened at 7:03pm. Brian Durtschi asked if additional parking will be provided for guests and/or extra tenant vehicles. The public hearing closed at 7:06pm.

Consider recommendation for Ordinance 2018-15, "AN ORDINANCE CHANGING THE ZONING CLASSIFICATION OF LOT 25 STONE HAVEN ESTATES NO. 2 SUBDIVISION, PARCEL 0607-072-6875-9 FROM R-3 MULTI-FAMILY RESIDENTIAL TO PD-1 PLANNED DEVELOPMENT": The owners of the property, Shane and Cynthia Swart, addressed the parking concern. Swart said guests will park on the street. The development meets required resident parking criteria. Udelhoven moved, Orzechowski seconded to recommend approval to include Slavney's recommendations from his report dated November 16, 2018. Motion carried by unanimous voice vote.

PUBLIC HEARING: For proposed amendment to Zoning Code Chapter 17.14 Design Review relating to the use of metal walls and metal roofs: The public hearing opened at 7:15pm. No one spoke. The public hearing closed at 7:16pm.

Consider recommendation for Ordinance 2018-13, "AN ORDINANCE TO AMEND CHAPTER 17.14 OF THE ZONING CODE OF ORDINANCES REGARDING DESIGN REVIEW": Scribner moved, Orzechowski seconded to recommend approval. Motion carried by unanimous voice vote.

Consider clarification on proposed project in North Cape Commons PD-1 Planned Development: John Bieno from TJK Design Build, gave an overview of the proposed project. The building would have two tenants, both being restaurants. Slavney has parking concerns. They have no new parking stall plans and would use what's already there, with the exception of adding two handicap stalls. Slavney recommends the process of a Conditional Use Permit. Hoffman moved, Scribner seconded to require a Conditional Use Permit. Motion carried by unanimous voice vote.

Plan Commission Chair Report: Littel gave the Plan Commission Chair report which included the Building Inspector's report.

Village Planner report: No report given.

Adjourn: Udelhoven moved, Hoffman seconded to adjourn the meeting at 7:26pm. Motion carried by unanimous voice vote.

Minutes by Chrissy Kahl, Village Deputy Clerk