

**MINUTES OF
PLAN COMMISSION MEETING
JUNE 27, 2011**

A public hearing and meeting of the Plan Commission was held at 7:30 p.m. in the Municipal building with the following persons present:

MEMBERS PRESENT

Michael Daugherty
Doyle Beesley
Herman Fogal
Dennis Stubblefield
Ron Loy
Jeff Schlueter

OTHERS PRESENT

Dan Culkin
Russ & Michelle Bryan

Meeting was called to order by Chairman, Michael Daugherty at 7:30 p.m. The first item on the Agenda was approval of the minutes from the October 25, 2010 meeting. Minutes were amended to omit “of” in the third line down of the first paragraph after the section entitled “PUBLIC HEARING TO AMEND...” Motion by Herman Fogal to approve the minutes as amended. Second by Jeff Schlueter. Vote is taken and motion passes unanimously.

PUBLIC HEARING ON REQUEST BY RUSS AND MICHELE BRYAN TO WAIVE FAÇADE REQUIREMENTS ON NEW HOME CONSTRUCTION AT 336 DEERFIELD DRIVE.

The next item on the agenda is a public hearing on a request by Russ and Michele Bryan to waive the façade requirements pursuant to the Community Design Standards as it relates to R-1 Zoning District for their new house being constructed at 336 Deerfield Drive. Dan presents Applicants’ request for the members and states that the original construction plans presented to the Inspection Department showed 100% coverage of vinyl siding on the front façade with no stone or brick. Russ Bryan asks that the Village meet them half way with regards to the façade requirements stating he is willing to have 50% coverage. Mr. Bryan further stated that the house just to the east of theirs was 100% vinyl siding and that there were also other various houses in the subdivision with different types of coverages over the front of them.

There was then quite a bit of discussion on how the ordinance came about and what the goals set forth by this committee when establishing the Ordinance. Jeff Schlueter stated that maybe on existing subdivisions, the ordinance was too restrictive and maybe it (the Ordinance) should be looked at again.

Motion is made by Ron Loy to recommend approval of the request. Seconded by Herman Fogal. Vote is taken with 3 members for (Fogal, Beesley and Loy) and 3 members against (Daugherty, Stubblefield and Schlueter). Motion does not carry. There is no recommendation by this Committee to go to the Village Board.

More discussion is held with regards to the intent for the requirement by the Community Design Standards for R-1 zoned districts. Motion by Jeff Schlueter that the Village Board of Trustees request this Plan Commission revisit the section of the Table XI-1(1) under the Community Design Standards as relates to R-1 Zoning and façade coverage and recommend a change in the requirements. Second by Doyle Beesley. Vote is taken with five members voting for (Daugherty, Fogal, Beesley, Schlueter and Loy) and one member (Stubblefield) voting against. Motion carries.

With there being no further business, meeting is adjourned at 9:10 p.m.