

Special Plan Commission Meeting

Monday, November 8, 2021  
5:00 p.m.

Members Present: Tom Davies, Sherri Galle-Teske, Josh Winter, Al Haga, Al Tessmann, Steve Worzella, Patrick Freund

Others Present: Dan Mahoney, Steve Kunst, Karen Swanson, Dan Ault, Orv Damrau, Gary Wolf, Adam Raabe, Ross Ballard

1. Mr. Davies called the meeting to order at 5:00 p.m.
2. 5:00 P.M. – GO TO PUBLIC HEARING – COVANTAGE CREDIT UNION REQUEST TO REZONE LOT 4 OF CSM #6845-25-68 FROM B-2 (GENERAL BUSINESS DISTRICT) TO PDD (PLANNED DEVELOPMENT DISTRICT) – 2931 POST RD.

The Clerk read, at 5:01 p.m., the public hearing notice for the Covantage Credit union request to rezone Lot 4 of CSM #6845-25-68 from B-2 (General Business District) to PDD (Planned Development District) – 2931 Post Rd.

Mr. Kunst referred to his report, copy attached. He explained that financial institutions are an allowable use in the B-2 district, however, with the property being fronted by right-of-way on all sides, this affects the setbacks. Rezoning to PDD would accommodate the uniqueness of the property. He stated that they will be hooking into the DOT's existing storm sewer system to address drainage.

There was no one present to speak in favor of or against the request.

- ✓ **Mr. Haga moved, at 5:06 p.m., to close the public hearing. Mr. Freund seconded and the motion carried.**

3. POSSIBLE DISCUSSION AND POSSIBLE CONSIDERATION OF THE COVANTAGE CREDIT UNION REQUEST TO REZONE LOT 4 OF CSM #6845-25-68 FROM B-2 (GENERAL BUSINESS DISTRICT) TO PDD (PLANNED DEVELOPMENT DISTRICT) – 2931 POST RD.

- ✓ **RECOMMENDATION TO VILLAGE BOARD: Mr. Haga moved to approve the CoVantage Credit Union request to rezone Lot 4 of CSM #6845-25-68 from B-2 (General Business District) to PDD (Planned Development District) – 2931 Post Rd. Mr. Tessmann seconded and the motion carried.**

4. CERTIFIED SURVEY MAP – COVANTAGE CREDIT UNION – 2931 POST RD.

Mr. Kunst referred to his report, copy attached, and explained that the purpose of the CSM is to combine two existing lots into one.

- ✓ **RECOMMENDATION TO VILLAGE BOARD: Mr. Haga moved to approve the Certified Survey Map for CoVantage Credit Union at 2931 Post Rd. Mr. Freund seconded and the motion carried.**

5. CERTIFIED SURVEY MAP – PETER & LAINA ZAKRZEWSKI JOINT REVOCABLE TRUST – MERIDIAN DR./COMMONS CIR.

Mr. Kunst referred to his report, copy attached, and explained that this is a follow up to the annexation that was approved last week.

- ✓ **RECOMMENDATION TO VILLAGE BOARD: Mr. Freund moved to approve the Certified Survey Map for the Peter & Laina Zakrzewski Joint Revocable Trust – Meridian Dr./Commons Cir. Mr. Worzella seconded and the motion carried.**

6. Mr. Tessmann moved to adjourn at 5:10 p.m. Mr. Winter seconded and the motion carried.

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Karen Swanson, Village Clerk