

MEETING OF THE CITY OF ZILWAUKEE PLANNING COMMISSION

July 20, 2009

The meeting was called to order at 6:00 P.M. by Chairman D. LaBeff.

Roll Call:

Present: Norm Burke, Betty Comstock, Don LaBeff, Rich Metiva and Steve Thayer.

Excused: Dennis Duro, Tim Grueber and Tom Luplow.

Absent: Tim Martin.

Also Present: Building Inspector/Zoning Administrator John Stemple.

The minutes of the June 15, 2009 meeting were considered. A motion was made by R. Metiva, supported by B. Comstock, the minutes be approved as mailed. The motion carried.

Old Business:

D. LaBeff mentioned the poor condition of the parking lot at Aunt Millies warehouse in Bridgeview. The building is owned by John Sawyer, Leasco, and originally Fast-Tech was in the building but they have since gone out of business. The parking lot was to be finished off as part of the original site plan approval in 2006 but John Sawyer has never contacted the City regarding the parking lot improvement. J. Stemple will follow up on this and send another letter to J. Sawyer. TIFA will be notified regarding this parking lot improvement issue.

There was discussion regarding possibly issuing a Business License for Zilwaukee businesses and if this would keep things better controlled.

New Business

D. LaBeff mentioned Kochville is in the process of updating their Master Plan and they have notified Zilwaukee as all adjoining communities must be notified when this is done.

N. Burke questioned the necessary steps needed for rezoning an area. The property in question is at 805 S. Westervelt now zoned B-1 and would possibly like it to be an M-1 area. There was a service station and hardware store in the building several years ago, but at that time zoning was not such an issue. J. Stemple stated he had been in contact with an individual concerning possibly having a body shop there. He advised him to have an architect check out the building and see if it is worth investing in for that purpose before he looks into possible rezoning.

Ordinance Changes:

J. Stemple distributed chapters 12 through 15 for discussion. D. LaBeff suggested the Commission members look over these changes for discussion at the August 17th meeting.

J. Stemple also had information regarding Adult Foster Care Family Homes and Adult Foster Care Large and Small Group Homes.

There was some discussion regarding the responsibilities of the Planning Commission regarding ordinances changes for the future good of our city.

John Stemple Updates:
None.

Audience Participation:
None.

A motion was made by R. Metiva, supported by S. Thayer, to adjourn. The motion carried. Meeting adjourned at 7:45 P.M. The next meeting will be on August 17, 2009.

Respectfully submitted,