Chairman Bill Ashton called the meeting to order at 7:00 pm.

ROLL CALL
Members Present: Chair Bill Ashton, Tom Casey, Bill Lavine, Larry Nelson, Vern Poppen, Claire Wilson, Budd Wormley and 1 vacancy (Big Grove)
Others present: Senior Planner Angela Zubko
Members Absent: Tim Sidles and Walter Werderich
In the Audience: Attorney Daniel Kramer, John and Dianne Vann

APPROVAL OF AGENDA
Larry Nelson made a motion to approve the agenda as written. Tom Casey seconded the motion. All were in favor and the agenda was approved.

APPROVAL OF BILLS- No Bills

APPROVAL OF MINUTES
Bill Lavine made a motion to approve the minutes from February 27, 2013 as amended. Larry Nelson seconded the motion. All were in favor and the minutes were approved.

Welcome Vern Poppen- Mr. Poppen introduced himself and told us a little about himself.

PETITIONS
#13-13 Steven & Lori Seeler
Planner Zubko stated the property is located at the southeast corner of Cherry Road and Schlapp Road, about 0.15 miles east of Schlapp Road. The petitioner is looking to rezone about 3 acres of an 11.6 acre property. It is consistent with the Village of Oswego’s and our future land use plan, there are no trails shown on Cherry Road and the reason for rezoning is to build a home on the property. The NaAuSay Township Plan Commission did recommend approval and it was also approved by the Township Board on May 20th. The reason for the weird shape to rezone is because they are just rezoning where they want their house to be built, they would like to use the rest of the land for agricultural uses and there are also a lot of existing trees on the property. During ZPAC, Mr. Klaas knew we could not put conditions on the rezoning but would request a 35′ right-of-way dedication on Cherry Road. Also the NRI report was received
today and the LE score was 98 and the total LESA score was 179. Staff recommended approval.

Mr. Attorney Kramer introduced himself and explained why they are requesting rezoning and not an A-1 building permit. There was much discussion about qualifying for an A-1 building permit but staff is of the opinion it did not qualify which is why they are requesting rezoning. They would like to have some horses which is why a proposed barn is shown on the zoning plat. Mr. Kramer said they wanted to be mindful of the close neighbor and put the barn at least 100’ from the neighbor.

The Vann’s, a neighbor, were in the audience and didn’t have any concerns but wanted to hear the plan for this property. There was a brief discussion on the items left on site and if PBZ staff could do anything. It was determined there was no violation.

With no further suggestions or changes Larry Nelson made a motion, seconded by Budd Wormley to recommend approval and forward the petition onto the Zoning Board of Appeals. All were in favor.

#13-08 ZPAC Definition
Planner Zubko stated this text change is to allow any member of the PBZ Committee attending the meeting instead of just the PBZ Chair. The ZPAC (Zoning, Platting and Advisory Committee) consists of all staff. Mr. Nelson suggested added language to include 1 vote out of the 5 PBZ members for clarification.

With no further suggestions or changes Larry Nelson made a motion, seconded by Bill Lavine to recommend approval and forward the petition onto the Zoning Board of Appeals. All were in favor.

REVIEW OF PETITIONS THAT WENT TO COUNTY BOARD
Still have not heard from 609 Wheeler Road- stopped contact after Plan Commission

CITIZENS TO BE HEARD- No audience members spoke

NEW BUSINESS
Review of Draft Bike Plan- Planner Zubko stated that in the packet is the draft bike plan and it is still being reviewed with the municipalities but would request the Commission to look it over and contact Planner Zubko with any questions or comments. Mr. Ashton asked if any of the bike paths are on the roadway, Planner Zubko stated this has not been discussed to date as being on the roadway. Mr. Wormley feels like this as a taking and to make sure to have plenty of time for the public hearing. Mr. Nelson requested to add some trails in Plano to Abe Street and connect to the regional trail on Frazier Road. Ms. Wilson asked if that enters the Ellis property. Planner Zubko will check and if not add it. Also the same thing for Sa-wee-kee park. Claire also brought up multi-use trails instead of just bike trails.
OLD BUSINESS

Spreadsheet of Septic Complaints- Planner Zubko stated at the last meeting the Plan Commission requested the Health Department to put together a spreadsheet of complaints within the last 10 years with regards to the lot sizes and failures and possible causes. In the packet are the amount of complaints and Planner Zubko has the spreadsheet if anyone is interested and wanted to take a look at it.

Township Update- NaAuSay, have not met with any other townships to date- Planner Zubko stated no other township has invited her to speak yet but there is a joint meeting tonight between Fox, NaAusay and Kendall Township to discuss this issue. Planner Zubko also stated she will send out letters again now that the new clerks and supervisors have all been sworn in.

Planner Zubko stated hopefully at the next meeting we can give Randy his plaque and thank him for his time on the Plan Commission.

ADJOURNMENT

The next meeting will be on June 26, 2013. Larry Nelson made a motion to adjourn the meeting, Claire Wilson seconded the motion. All were in favor and the meeting was adjourned at 8:20 p.m.

Submitted by,
Angela L. Zubko, Senior Planner