



## MEETING MINUTES – SITE REVIEW COMMITTEE

**Date/Time:** Wednesday August 22<sup>nd</sup> 2018 (5:30 P.M.)

**Location:** Village Office

### ROUTINE ITEMS TO BE ACTED UPON:

- 1. Call to order/Roll Call.** Meeting called to order by David Dillenburg at 5:30pm. Roll call taken. Dave Dillenburg (Chairperson), Dave Baranczyk, Rick Nuetzel, Tom Tengowski, Merlin Zimmer were present. Debbie Schumacher and Mike Ambrosius were excused.
- 2. Certification of the open meeting law agenda requirements and approval of the agenda.** Motion made by Tom Tengowski, second by Dave Baranczyk to approve the agenda as presented. The motion passed unanimously.
- 3. Approve Minutes of the April 25<sup>th</sup> 2018 meeting.** Motion made by Rick Nuetzel, second by Merlin Zimmer to approve the minutes as presented. The motion passed. Tom Tengowski abstained as he was not at the April 25<sup>th</sup> meeting.
- 4. Public Comment on Non-Agenda Items.** None

### ACTION ITEMS:

**5. DISCUSSION AND ACTION – KES Excavating:** Staff presented and review the site plan for this development.

#### **Site Plan Discussion:**

- A. Zoning:** The zoning for this parcel is I1- Limited Industrial
- B. Green Space:** There is 90.4% green space after this building.
- C. Parking:** There are 6-spaces proposed for this initial building. The parking areas and entrance will be paved right away and the remainder of the gravel area around the building will be paved after the second building is completed.
- D. Fire Dept and Police Dept:** The plans presented have been reviewed and accepted by the Police Chief and Fire Chief.
- E. Storm Water:** This site drains to the storm pond south of the property. R. E. Lee prepared the stormwater management plan.
- F. Refuse Collection:** There is very little waste generated by this business. If a dumpster is required it will be behind a privacy slatted fenced in area.

#### **Architectural Plan Discussion:**

- A. Exterior Construction Discussion:** This is a wood frame building they will use a dark gray metal with a gray split face block masonry treatment. The percentage of masonry was discussed as the plans did not meet the ordinance requirement. The Committee discussed the alternate overhang/entrance with the Bayland Representative, it was decided to allow the optional entrance that was presented. The entrance area will have two columns and will use the split block on the columns. The split block will be used at the front of the building under the awning area, for the height and width of the structure surrounding the entrance door. The block will continue along the front of the building and wrap around the sides. By using the block under the entrance treatment, the percentage of masonry requirement will be met.

- B. Landscaping Plan:** The plans are showing 2-trees for the frontage, which meets the requirements.
- C. Lighting:** There is no parking lot lighting planned at this time. Wall packs or any future parking lot lighting are required to be full cut off, down lighting.
- D. Signage:** No signage is proposed at this time. Formal signage submittal is required if a decision is made to have a sign.
- E. Driveway-Curb Cut:** The proposed driveway cut will be created during public road construction.

Motion made by Tom Tengowski, second by Dave Baranczyk to approve the plan as submitted with the addition of the alternate entrance treatment provided. The total masonry percentage will be up to the 35% of the front of the building square footage by adding the alternate entrance masonry.

**6. ADJOURN:** Motion made by Tom Tengowski, second by David Dillenburg to adjourn. The motion passed unanimously. The meeting adjourned at 6:25pm.