



Village of
Glenwillow
Honoring the Past - Welcoming the Future

Planning Commission
May 17, 2023 – 5:30 pm.

Tim Hauptert called the Planning Commission meeting to order at 5:30 PM.

Present: Jeff Adie, Mayor Cegelka, Tim Hauptert

Absent: Neil DeCarlo, Scott McColl

Others Present: Law Director, Mark Marong, Building Official, Braden Thomas via Teams, Engineer, Mike Henry

Jeff Adie, seconded by Tim Hauptert, moved to approve the minutes of the April 19, 2023, Planning Commission meeting.

Roll call on the motion: Yeas: Adie, Hauptert

Abstain: Cegelka

2 Yeas, 0 Nays

Mr. Marong stated that they need at least 3 yeas for the motion to pass. They can submit the minutes for approval at the next meeting.

Citizen comments on agenda items only.

No comments

Old Business

None.

New Business

- 1) Matthew W. Logan, Carole Logan
0 Pettibone Road, Permanent Parcel #991-10-006
Requests approval of site clearing and landscaping for a new single-family home.

Mr. Thomas introduced the application. Site clearing and landscaping are in front of the board. Landscaping has been approved by the Village's landscape architect. Tree removal is on the topo. The home is approximately 2,000 square feet and it is in the Country Home District and meets all the zoning requirements for this district.

Carole Logan, who is building a house for her son, was present at the meeting. They have built other homes and just finished building a home for themselves. They would like to keep as many trees as possible. They will likely add landscaping each year, but the submittal has their starting point.

Mr. Henry stated that the plans have been submitted and seem to be complete. He has a couple of comments that will be addressed with the Logan's engineer.

At 5:37 PM, Mr. DeCarlo joined the meeting. Mr. Hauptert stated that they are on the new business application at this point in the meeting.

Mr. Henry stated that it will be sent back to the engineer approved as noted and he recommends that the commission approve at this meeting. They are in the process of installing the sanitary sewer, there is a contractor in line and it has been approved by the Village. Construction of the sanitary will begin close to the end of June.

Mrs. Logan asked if the Village has special requirements for the water line. There are no special requirements. Mr. Henry stated that the water line is on the same side, so they will not have to bore under the road. He stated that once they have the gas service, Mrs. Logan should coordinate with Mr. Thomas in the building department for the connection. Mr. Henry recommended the application for approval by the commission.

Mr. Hauptert asked Mr. Henry about occupancy and full sanitary being required before occupancy can be issued. Mr. Henry stated that he will have an address tomorrow that will be submitted to the county.

Mr. Marong stated that the motion should state subject to final engineering approval with comments.

Mayor Cegelka stated that they have had issues with the other home being built with contractors parking along the main road; neighbors cannot see when pulling out. Please get stone in as soon as possible for contractor parking. Work with building on permitting and inspections.

Mr. Thomas stated that they will need to keep dirt off of the road to avoid complaints.

Mr. Adie asked if the title has transferred as Laurie Hoover's name was on the application. The title transferred a couple of weeks ago. When the packet was submitted, Ms. Hoover was the owner.

Tim Hauptert, seconded by Jeff Adie, moved to approve the application for site clearing and landscaping for 0 Pettibone Road, PP#991-10-006, for new single-family home, contingent upon final engineering and occupancy subject to sewer installation.

Roll call on the motion: Yeas: Adie, Cegelka, DeCarlo, Hauptert
4 Yeas, 0 Nays
Motion carried.

Miscellaneous


Mr. Thomas stated that the deadline for the June meeting is tomorrow.

Jeff Adie, seconded by Tim Hauptert, made a motion to reconsider the approval of the April 19, 2023, Planning Commission meeting minutes.

Roll call on the motion: Yeas: Adie, Hauptert, DeCarlo
Abstain: Cegelka
3 Yeas, 0 Nay
Motion carried.

Adjournment


There being no further business to come before the Planning Commission, Jeff Adie, seconded by Neil DeCarlo, moved to adjourn the April 19, 2023, Planning Commission meeting. All in favor.
The meeting was adjourned at 5:45 pm.



Planning Commission

7/19/23

Date



Lori Kovach, Planning Commission Secretary