

VILLAGE OF HOWARDS GROVE  
PLAN COMMISSION PUBLIC HEARING AND MEETING MINUTES  
TUESDAY, FEBRUARY 10, 2009

Agenda for this meeting was posted at Howards Grove Village Hall, National Exchange Bank, Cleveland State Bank and Kohler Credit Union.

The public hearing was opened by Chairperson, Ken Plummer at 6:30 p.m. Present were Jerry Dempski, Ken Plummer, Kevin Jump, Diane VanMinsel, Mike Jarentowski, Dan Redman, Jim Schuette and Mary Zore. Absent was Jack Bunge. Also present were Lee & Nancy Sixel and Irmie Zerger.

Sixel explained he has been tinkering on tractors in his garage for 20 years. He does not advertise his work and keeps a tidy place. Most people don't even know he is working on tractors. Most of his work comes from the agricultural trade by word of mouth. He repairs 1-2 tractors per week.

Zerger, a neighbor, stated she had no problem with his repair business and is not aware of any noise problems.

Redman asked what had changed that he was seeking the permit. Sixel explained he did not know that repairing was not allowed and is therefore seeking a conditional use permit to continue after a complaint was received by Village Hall that he was repairing in a Residential District.

Plummer read a letter from neighbor, Dorothy Lindstrom, saying she had no problem with the Village giving Sixel a conditional use permit.

Plummer closed the hearing and opened the regular Plan Commission meeting.

Motion Redman, second Dempski and carried 6-0 to approve the November, 2008 Committee meeting minutes.

Motion Redman, second Jarentowski and carried 6-0 to approve the December 2008 Committee meeting minutes.

Motion Redman, second VanMinsel and carried 6-0 to recommend the Village Board approve a conditional use permit for Lee Sixel, 1205 College Ave., to operate a tractor repair business from his detached garage with the following conditions:

1. No outside signs
2. If noise complaints are received, the permit will be reviewed

The Commission discussed the Town & Country Golf Course on Madison. The owner plans to remove the present buildings and build two new buildings – a storage building and a club house. The Commission had no objection to the concept layout of the property but a more detailed site plan is needed. The exterior treatment was discussed and although we do not have an architectural review board, the Commission asked if the Village could suggest a nicer exterior.

Motion Redman, second VanMinsel and carried 6-0 to approve the concept site plan.

Motion Jarentowski, second VanMinsel and carried 7-0 to adjourn at 7:05 p.m.