

**VILLAGE OF WALWORTH
PLAN COMMISSION MEETING
MAY 17, 2021, 6:00 PM**

MINUTES

Call to Order

The meeting was called to order at 6:00 pm by President Czaja.

Roll Call: Present: Louise Czaja, Dan Mizialko, Tom Connelly, Ed Snyder, Bradley Cousins
Also Present: Mark Kolczaski-Baxter & Woodman, Ryan Zoellner-BFHS, Diana James-Big Top
Fireworks, Connor Czarynski-LGRN, Trustee Reiersen

Comments from Citizens Present: Any item presented to the Plan Commission by a citizen will be heard and may be placed on the regular meeting's agenda. None

Approval of Minutes from the April 19, 2021 Regular Meeting

A Snyder/Connelly motion to approve the April 19, 2021 minutes carried by ayes.

The Plan Commission members will discuss, consider and act, if necessary, on the following:

Big Foot High School Application for Construction of an Additional Parking Lot

Czaja went over history beginning with memo from Sigma Tech along with reports from Village engineer and the building inspectors. Ryan Zoellner, from Big Foot High School, reported that current parking is insufficient for weekend events. The plan is to add 50-55 spaces. Engineer Mark Kolczaski indicated that the stormwater issues have been addressed by adding a basin that discharges to system already in place. They need to correct the date on the site plan as well as signed and sealed plan from the state engineer. Czaja read from the planner's report that an amendment to the site plan is needed. Parking should be no closer than 10 feet from any lot line unless approved by the Plan Commission as part of the site plan approval. Cousins asked if handicapped parking would be adjusted for the additional spaces. Zoellner responded yes. A Snyder/Connelly motion to allow Big Foot High School's parking lot expansion subject to the plan date being changed to 2021, signed and sealed documents from a state-licensed engineer and modification to the site and operational plan prior to next month's meeting carried by ayes.

Conditional Use Hearing Scheduled for Diana James, Big Top Fireworks Concession Tent

Czaja informed the commission that the publication deadline was missed, and the hearing rescheduled for 5:45pm on Monday, June 14, 2021, to meet the publication requirements.

Lighting at Big Foot High School's Sports Complex

Village Engineer, Mark Kolczaski, reported that after the initial check of the lights, the high school has adjusted the lights and they are now conform to the plan. A Connelly/Snyder motion accepting the report carried by ayes.

Zoning/Comprehensive Plan Amendment-138 Howard Street R-1 to R-3

Stan Fairchild, 138 Howard Street, applied to rezone his property from R-1 to R-3. However, it was determined at the April meeting that R-2 would be more appropriate. The village planner submitted a report indicating that before the rezone could be completed, an amendment to the comprehensive plan would be necessary. This would require a hearing and 30-day notice. A Connelly/Snyder motion to recommend to the Village Board the rezone of 138 Howard Street from R-1 Single Family Residence to R-2 Two Family Residence subject the application being amended carried by ayes.

Communication Tower at Walworth Prairie-Landscape Plan

Czaja reported that Lucinda Rapata had been at the last Village Board meeting and asked when they would begin landscaping around the tower. They were granted a CUP that required a landscape plan approved by the Plan Commission. Mrs. Rapata also reported that the barbed wire was installed incorrectly. Connelly will contact Jeff Haley about these items.

Walworth Prairie Out Lot 5-Ditch, Pond & Sidewalk

Czaja said she had contacted Kim Trent. Mark Kolczaski provided background on this. The land was dedicated to the public and part of the plan showed the ditch moved closer to the road. The sidewalk was added and with less slope, it is very steep. He feels the current developer, C & C Technologies would still be responsible for fixing this. This will be on the next agenda.

Undercover Canvas Update Nothing to report.

Jordan Johnson, Extraterritorial Zoning CSM

The Plan Commission approved this at the November 18, 2019. The property is on Linn-Walworth Road. This came back to Plan Commission on September 21, 2020. Deputy Clerk Rogers reported that they resubmitted it because the state had found mistakes and then, the Village found additional mistakes and wouldn't reapprove without correction. Czaja said that the planner hadn't been asked to review. Snyder asked if they Town of Walworth approved it. Deputy Clerk Rogers said yes, and the Town had already signed it.

A Snyder/ Connelly motion to postpone and have petitioner sign cost recovery agreement; and provide full details at next meeting carried by ayes.

Revised Beer Garden & Al Fresco Dining Ordinance

Czaja said that Attorney Lochowicz said he had forwarded an ordinance. Connelly said he would check his email and send to Clerk Treasurer Keyes. Trustee Reiersen had provided President Czaja with a timeline of how Pino's was approved.

Items for Next Month

Extraterritorial CSM, Beer Garden and Al Fresco Dining Ordinance, Walworth Prairie Outlot

A Snyder/Connelly motion to adjourn the meeting at 6:50pm carried by ayes.

Respectfully Submitted,

Lisa Rogers, Deputy Clerk Treasurer