

**PLAN COMMISSION**  
**April 17, 2014**



Greg Schopp called the Plan Commission meeting to order at 5:30 p.m. In attendance: Plan Commissioners Nick Ansay, David Armstrong, Chad Chapman, Carol O'Neil, Greg Schopp, John Swisher and Scott Thomas. Village Trustees in attendance: Tim Semo, Steven Wollin and Kelly Wollschlager. Also in attendance: Village Administrator Mark Johnsrud.

**Statement of Public Notice**

This meeting has been posted and noticed according to law.

**Approve Minutes of March 20, 2014**

An O'Neil/Chapman motion carried unanimously to recommend approving the minutes of the March 20, 2014 Plan Commission.

**Open Conditional Use Public Hearing**

A Thomas/Chapman motion carried on a roll call vote (7-0) to open the public hearing at 5:32 p.m.

Proposed Conditional Use for Gobbler Restaurant, Inc. by Daniel A. Manesis, Manesis & Associates, LLC per Section 250-39(H) requires a conditional use to permit Indoor Commercial Entertainment within Planned Business (PB) Zoning. The property is 9.168 acres, parcel #141-0715-0731-001.

Dan Manesis introduced himself as the developer. The proposed use is to convert the Gobbler to a 400 seat theatre to be used for small bands or comedy acts. Only beer and wine will be served. The building would be used 3 to 4 times per week and would be available for community activity uses.

Dick Schultze complimented the proposed use and encouraged the Plan Commission to approve the conditional use permit.

**Close Public Hearing**

An O'Neil/Armstrong motion carried unanimously to close the public hearing at 5:55 p.m.

**Open Conditional Use Public Hearing**

An Ansay/Thomas motion carried to open the public hearing at 5:55 p.m.

Proposed Conditional Use for Adams Rental Investments, LLC/Jon and Laurie Adams per Section 250-37(G) requires a conditional use to permit clear cutting within General Institutional (GI) Zoning for parcel #141-0715-1821-016.

Laurie Adams indicated that the site will be cleared of trees and brush to plant landscape gardens and green space. The trees to be removed are box elder and "scrub" trees.

**Close Public Hearing**

An Ansay/Armstrong motion carried unanimously to close the public hearing at 5:58 p.m.

**Resolution 34-14 Conditional Use Permit – 350 N. Watertown Street – Gobbler**

An O'Neil/Chapman motion carried on a roll call vote (7-0) to recommend approving Resolution 34-14 Conditional Use Permit at 350 N. Watertown Street – Gobbler - permitting Indoor Commercial Entertainment within Planned Business (PB) Zoning.

**Resolution 35-14 Conditional Use Permit – Adams Rental Investments**

An O’Neil/Thomas motion carried on a roll call vote to recommend approving Resolution 35-14 Conditional Use Permit – Adams Rental Investments to permit clear cutting within General Institutional (GI) Zoning for parcel #141-0715-1821-016.

**Next Meeting – May 15, 2014 – 5:30 p.m.**

**Adjourn**

An Ansay/O’Neil motion carried to adjourn at 6:01 p.m.

Mark Johnsrud  
Village Administrator

Disclaimer: These minutes are uncorrected; any corrections made thereto will be so noted in the proceedings at which these minutes are approved.