

MINUTES

PLAN COMMISSION

THURSDAY, APRIL 10, 2025 – 4:30 P.M.

COUNCIL CHAMBERS, MUNICIPAL BUILDING

Members Present: Mayor Katie Berman, Alderperson Robert Warren, Public Works Director Matt Decur, Karen Pluff, and John Berendt.

Members Excused: Doug VanWinkle and Jamie Bayer

Others Attending: Clerk-Treasurer Tammy Kasal, Keith Klimek and Building Inspector Joe Last.

Presiding Officer Mayor Berman called the meeting to order at 4:30 p.m.

Motion by Berendt and seconded by Warren to approve the agenda. Motion carried 5/0.

Minutes:

Motion by Berendt and seconded by Warren to approve the minutes of February 11 & March 18, 2025 as presented. Motion carried 5/0.

Consider changes to the Zoning Code of Ordinances:

Discussion was held on adjusting the restrictions in the Zoning Code. Committee members agreed to change yard sizes by adjusting the minimum setbacks to 25' for front yards, 15' for rear yards, and 10' for side yards. The lot size minimum was adjusted to 800 square feet for a single family and 1200 square feet for a duplex. Maximum height limit was removed. Accessory building setbacks were adjusted to 25' for front yards, 3' for rear yards, 3' for side yards, and 15' yards for alley facing buildings.

Motion by Berendt and seconded by Berman authorizing the City Attorney to draft an ordinance removing building height restrictions and adjust the lot sizes, minimum livable area sizes, and yard sizes as discussed for R-0, R-1, R-2, & R-3 zones to be forwarded to the Common Council. Motion carried 5/0.

Such other Matters:

Discussion on Section 52-829, Accessory uses or structures, will be held at a future meeting.

Motion by Berman and seconded by Pluff to adjourn at 5:30 p.m. Motion carried 5/0.

Tammy Kasal
Clerk-Treasurer