MEETING MINUTES
Village of Palmyra
PLAN COMMISSION
Wednesday October 21, 2026
6:00 p.m.
100 W. Taft St.

The meeting was called to order at 6:00pm by Chairperson Gorsegner. Roll Call: Gorsegner, Ball, Holcomb, Ousley, Scheffner-present.

Approval of Minutes: Holcomb/ Scheffner motion to approve minutes from September 16, 2026 as presented. All ayes-motion carried.

Public Hearing:
The Plan Commission summarized MSA's review of the proposed façade improvements to the American Legion Hall, including exterior siding and replacement windows. Commander Don Rutkowski and Paul Davis contractor, Jeff , addressed concerns regarding the brightness of the selected red color. Don explained there are limited colors for the siding option they are using. It is not as bright as the print-out depicts - Color Name: Red Redwood. Jeff also reviewed the size and placement of the replacement windows in relation to ordinance requirements. He informed the commission that the window dimensions were driven by planned interior cabinetry but are larger than the glass brick window it is replacing. It was also noted that there will be no paint – all vinyl siding, the existing stone could not be replaced and that the white accents would be more of an off-white color.

New Business:

1. Scheffner/ Ball motion to approve the conditional use permit application from Thomas Holcomb Post 304, 115 N. Third Street, for a façade remodel on their building for parcel number 171-0516-2242-013 with determination that red siding is acceptable within color guidelines and waiving the 30% clear glass requirement since the proposed use is not a commercial store.

2. Holcomb/Scheffer motion to approve amending section 17.05(7)(l) regulating Home Businesses-home baked goods stands. The Plan Commission discussed the proposed amendment to Section 17.05(7)(l) regulating home baked goods stands, including when home-based businesses are required to obtain the home-based business permit versus a business license. Commissioners raised questions regarding County kitchen inspections, who is responsible for enforcement / failure to comply, and whether there are enough home baked goods businesses to justify an ordinance change. The decision to approve the change was reached because the commission agreed on the need for consistent permit requirements based on past precedent (e.g. Connie Wilson's baked goods stand).

Ball / Ousley motion to adjourn at 6:39 pm. All ayes-motion carried.

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Respectfully submitted,

Heather Hazlett
Deputy Clerk/Treasurer

Minutes approved with/without corrections November 18, 2026.

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