

**Village of Germantown Hills**  
**Planning Commission Meeting Minutes**

**May 21, 2018 6:00 p.m.**

1. **Call to Order/Roll Call/Minutes Approval**-Chairman Jim Willerton called the meeting to order at 6:00 pm and roll call was taken.

<b>Commissioner</b>	<b>Roll Call</b>	<b>1</b>	<b>2</b>	<b>3</b>	<b>4</b>	<b>5</b>	<b>6</b>
Jim Willerton - Chair	Present	Y	Y	Y			
John Taylor	Present	Y	Y	Y			
Bill Waters	Present	Y	Y	Y			
Steve Rudolph	Present	Y	Y	Y			
Scott Kramer	Present	Y	Y	Y			
Sean Mullins	Absent	-	-	-			
Ken Beschorner	Present	Y	Y	Y			

Also in attendance:

Marty Clinch, Village Trustee

Jim O’Laughlin, Village Trustee

2. **Minutes Approval**

- a. **April 16, 2018 Minutes**-A motion was made by Steve Rudolph to approve the April 16, 2018 meeting minutes as amended. The motion was seconded by Jim Willerton.  
**Motion passed #1.**

3. **Discussion and recommendation to the Village Board on the approval of the Abbreviated Procedure for Small Subdivisions-Wettstein Plat**

Ann Sasso explained the Village engineer has reviewed the plat and has sent a letter noting acceptance. The letter states the plat appears to qualify for the abbreviated procedure for small subdivisions which allows the subdivider of any proposed subdivision having four (4) or fewer lots fronting on an existing street complying with the standards imposed by this title may at the discretion of the Planning Commission submit a final plat for direct consideration and approval by the plat officer without following the steps which ordinarily precede the submission of a final plat.

As long as the Planning Commission agrees with the abbreviated procedure the Wettstein Final Plat meets the Village’s regulations.

A motion was made by Bill Waters to recommend to the Village Board the approval of the abbreviated procedure for small subdivisions for the Wettstein Plat. The motion was seconded by John Taylor. **Motion passed #2.**

Ann Sasso noted the final plat approval would on the Special Village Board agenda on May 31<sup>st</sup>.

**4. Discussion and recommendation to the Zoning Board of Appeals on a Solar Ordinance**

Ann Sasso noted the draft solar ordinance includes comments from the last meeting for additional discussion. The Planning Commission had some recommended changes. The draft ordinance will be discussed at the June meeting for a recommendation to the ZBA.

**5. Discussion and recommendation to the Zoning Board of Appeals on a Screening Ordinance**

The Planning Commission discussed the screening ordinance and made some recommended changes. Ann Sasso will send a new draft ordinance for review for the June meeting.

**6. Public Comments/Village Updates and Discussion**

Ann Sasso stated we had a first meeting on the trail from Germantown Hills to Metamora with Tri-County Planning Commission. Ann updated the members on the ITEP grant and Germantown Crossing Village Square Vision.

**7. Adjournment-A motion** was made by Jim Willerton to adjourn the meeting at 7:20 p.m. The motion was seconded by Bill Waters. **Motion passed #3.**

Ann Sasso  
Village Clerk