

Chairman John Brewer chaired the meeting and called the Planning and Zoning and Historic Commission meeting to order at 7:01 pm.

Roll: 6 Present (Brewer, Scarpelli, Schock, Steneck, Apke and Berstein). 3 Absent (Holliman, Meyer and Muscat) Also present were Village Engineer Joe Heinz, Deputy Village Administrator/Village Clerk Heather Maieritsch and Deputy Village Clerk/Administrative Asst. Katherine Holt.

APPROVAL OF MINUTES:

1. September 12, 2013

Motion to approve the Planning and Zoning meeting minutes dated September 12, 2013 by Scarpelli/Steneck.

6 Ayes (Brewer, Scarpelli, Schock, Steneck, Apke and Berstein). 3 Absent (Holliman, Meyer and Muscat)

2. Historic Commission October 21, 2013

Motion to approve the Historic Commission meeting minutes dated October 21, 2013 by Scarpelli/Apke.

6 Ayes (Brewer, Scarpelli, Schock, Steneck, Apke and Berstein). 3 Absent (Holliman, Meyer and Muscat)

PUBLIC COMMENT: None

Chairman Brewer took a moment to thank the people who attended the recent seminar held in Carpentersville.

NEW BUSINESS:

1. Public Hearing: Application for a preliminary and final plat of subdivision of PIN's 03-23-321-001 and 03-23-329-053.

Motion to open the public hearing by Scarpelli/Berstein.

6 Ayes (Brewer, Scarpelli, Schock, Steneck, Apke and Berstein). 3 Absent (Holliman, Meyer and Muscat)

Dennis Krieger stated that he owns two vacant lots, one is 15' x 120' and the other is 106' x 120'. He would like to combine the lots and divide them equally into two buildable lots with addresses at 412 and 414 Hill Street. He feels it would likely be one single family dwelling and then the sale of the other lot. Village Engineer Joe Heinz provided a memo that included some recommendations and changes that would need to be made to the preliminary plan bring both lots up to village code. He also mentioned required public improvements, which include adding

water and sewer services as well as a sidewalk. He also recommends that a water main be looped to the dead end main or at the very minimum, a water main easement be provided for future connection. Deputy Village Administrator/Village Clerk Heather Maieritsch stated that the next step would be for Mr. Krieger to address the concerns Mr. Heinz outlined in his memo and come back with a final plat. Final decisions would be made by staff members.

Motion to close the public hearing by Bernstein/Scarpelli.

6 Ayes (Brewer, Scarpelli, Schock, Steneck, Apke and Berstein). 3 Absent (Holliman, Meyer and Muscat)

Motion to approve the preliminary plan for the plat of subdivision for PIN's 03-23-321-001 and 03-23-329-053 subject to East Dundee standard zoning codes and subject to the memorandum provided by Gerald L. Heinz & Associates by Scarpelli/Steneck.

6 Ayes (Brewer, Scarpelli, Schock, Steneck, Apke and Berstein). 3 Absent (Holliman, Meyer and Muscat)

2. Public Hearing: Village Initiated Text Amendments

- a. Section 157.003 of the East Dundee Zoning Chapter be and is hereby amended by adding a new definition as follows:

Tattoo. The insertion of pigment under the surface of the skin of a human being by pricking with a needle or otherwise, so as to produce an indelible mark or figure visible through the skin but shall not include tattooing performed for medical purposes by a person licensed or otherwise authorized by the State to practice medicine or osteopathy.

- b. Section 157.065(A)(1)(f) of the East Dundee Zoning Chapter be and is hereby amended by adding subsection (9) Tattooing to the list of Permitted Uses in the M-1 Manufacturing District and as a Special Use in the M-2 Limited Manufacturing District.

Motion to open the public hearing by Scarpelli/Steneck.

6 Ayes (Brewer, Scarpelli, Schock, Steneck, Apke and Berstein). 3 Absent (Holliman, Meyer and Muscat)

Deputy Village Administrator Heather Maieritsch explained that this item had come before the Commission previously and that it was decided at that time to zone as a permitted use in the M-1 district and a special use in the M-2 district. The Village Board then accepted this recommendation and it has now come back before the Commission for final approval.

Motion to close the public hearing by Scarpelli/Apke.

6 Ayes (Brewer, Scarpelli, Schock, Steneck, Apke and Berstein). 3 Absent (Holliman, Meyer and Muscat)

Motion to approve the text amendments as presented by Scarpelli/Schock.

6 Ayes (Brewer, Scarpelli, Schock, Steneck, Apke and Berstein). 3 Absent (Holliman, Meyer and Muscat)

HISTORIC COMMISSION:

1. Certificate of Appropriateness for 111 Water Street

Jim O'Dea, President/CEO of Leverage Point Media, provided his façade renovation proposal which included painting the exterior and adding more windows and shutters for all windows. He would also like to make the street and parking lot entrances handicap accessible. In addition, he would like to repave the parking lot, extend the brick work across the wall on the east side as well as sprucing up the landscaping. His proposal also included a picture for updated signage. His business currently occupies the entire building. The renovations would likely begin in the spring.

Motion to approve the certificate of appropriateness for 111 Water Street by Scarpelli/Apke.

6 Ayes (Brewer, Scarpelli, Schock, Steneck, Apke and Berstein). 3 Absent (Holliman, Meyer and Muscat)

There was a brief discussion on the handling of the packet distribution via email and hard copy and if a follow up phone call was necessary. The Commission was in agreement that no follow up call is needed for packet pick up. But they would like to receive a call for cancelled meetings or changed meetings.

Also there was a suggestion to consider changing the process of approving a certificate of appropriateness. It was suggested to choose a date that would be considered historical and if the building predates that date, only then would it come before the commission. The idea is to not slow down the process for those wanting to renovate their building and to also not put them through the process if it is not considered a historic building. Chairman Brewer replied that he would like to push for more color control and would like to continue being involved in the decision making process. Consensus of the Commission was to not change the current process.

Motion to close the Planning and Zoning Meeting at 7:39pm by Scarpelli/Apke.

6 Ayes (Brewer, Scarpelli, Schock, Steneck, Apke and Berstein). 3 Absent (Holliman, Meyer and Muscat)