



**COMMISSION MEMBERS PRESENT:** R. Bhatia, J. Maier, D. Driver, J. Hewitt, J. Kis, T. VanBeckum, F. Leonard

**COMMISSION MEMBERS ABSENT:**

**STAFF:** S. Schultz, R. Palm

**1. Call to Order**

D. Driver called the Plan Commission meeting to order at 1:00 pm.

**2. Roll Call**

S. Schultz performed the roll call.

**3. Meeting Minutes**

**a. June 17, 2020**

J. Hewitt moved to approve the June 17, 2020 meeting minutes as presented. J. Kis seconded the motion. The motion carried with a 7-0-0 voice vote.

**4. Old Business**

**a. None**

**5. New Business**

**a. Consideration of the 9107 Hollyhock Lane Certified Survey Map Application (CSM-12-20)**

The applicant requested permission to split the parcel at 9107 Hollyhock Lane to create Lot 2 and transfer to the owner of Lot 43 of Heartland Village Addition No. 1. R. Bhatia moved to recommend approval of the 9107 Hollyhock Lane Certified Survey Map Application (CSM-12-20) to the Mount Pleasant Village Board. J. Maier seconded the motion. The motion carried with a 7-0-0 voice vote.

**b. Consideration of the 13303 Washington Avenue Certified Survey Map Application (CSM-13-20)**

The applicant requested permission to merge the three existing parcels into one parcel. J. Maier moved to recommend approval of the 13303 Washington Avenue Certified Survey Map Application (CSM-13-20) to the Mount Pleasant Village Board subject to the recommended staff condition. J. Hewitt seconded the motion. The motion carried with a 7-0-0 voice vote.

**c. Consideration of Ordinance 09-2020: An Ordinance to Amend the Zoning Map for the Village of Mount Pleasant Relating to Property Located at 13200 Globe Drive and Having a Parcel Identification Number of 151-03-22-18-020-300 from BP (Business Park) to B-3 (General Business); Zoning Map Amendment ZMA-05-20**

The applicant petitioned the Village to amend the zoning for the property from business park to general business to allow for a broader range of tenants to lease the building. J. Kis moved to recommend approval of Ordinance 09-2020: An Ordinance to Amend the Zoning Map for the Village of Mount Pleasant Relating to Property Located at 13200 Globe Dr. from BP to B-3 to the Mount Pleasant Village Board. J. Maier seconded the motion. The motion carried with a 7-0-0 voice vote.

**d. Consideration of Ordinance 10-2020: An Ordinance to Amend the Zoning Map for the Village of Mount Pleasant Relating to Property Located at 3021 Coolidge Avenue and Having a Parcel Identification Number of 151-03-23-29-484-000 from B-3 (General Business) to RL-2 (Residential Low Density 2); Zoning Map Amendment ZMA-06-20**

The applicant requested permission to rezone the parcel to allow for the construction of a shed on the rear of the property. J. Kis motioned to approve Ordinance 10-2020: An Ordinance to Amend the Zoning Map for the Village of Mount Pleasant Relating to Property Located at 3021



Coolidge Ave from B-3 to RL-2; Zoning Map Amendment ZMA-06-20 to the Mount Pleasant Village Board. F. Leonard seconded the motion. The motion carried with a 7-0-0 voice vote.

**6. Commissioner & Staff Reports**

**a. Robin Palm, Planner II**

**i. Staff approvals**

R. Palm presented six staff approvals.

**ii. Municipal Complaints**

Staff received six municipal complaints and issued several citations.

**b. Samuel Schultz, Community Development Director**

**i. Community Development Department Strategic Plan Goals**

The Village Board set seven goals for the Strategic Plan. Two of the goals were related to Community Development. The highlights of what staff accomplished were the new Zoning Code and increasing opportunities for mixed-use development. Staff is currently researching online permitting solutions to help residents and developers track permits. All of the Strategic Plan Goals will be available online with quarterly reports and the ability to monitor the progress made.

**7. Adjournment**

J. Kis moved to adjourn the Plan Commission meeting at 1:36 pm. J. Hewitt seconded the motion. The motion carried with a 7-0-0 voice vote.