

## **Plan Commission Meeting – May 6, 2010**

The following media were noticed relative to this meeting per the Open Meetings Law of the State of Wisconsin: The Ozaukee Press, Port Washington, WI; The Milwaukee Journal-Sentinel (Ozaukee-Washington Desk), Milwaukee, WI; The Sheboygan Press, Sheboygan, WI. In addition, a copy of the agenda was also posted at the following locations within the Village of Belgium: Belgium Village Hall, Belgium Post Office, Port Washington State Bank (Belgium Office), Harris Bank, N.A. (Belgium Office), and Belgium Hardware and Beverage.

### **Call to Order, Roll Call, Establishment of a Quorum:**

The meeting was called to order at 5:00 p.m. by Kevin Kowalkowski. In attendance was James Sprader, Patrick Birenbaum, Rosemary Bruss, Ronald Weyker, Bryan Lund, and Clem Gottsacker. Also in attendance was Carol Pomaday – the Ozaukee Press, Tom and Freddy Gill – Mobile, Scott Faegnez – Kilian Mgt. Services, Dawn Boueseau – McDonald's, Roger Ostermann – RLO Sign Inc., Calvin Hopp and Sherry Mulloy – How Dea's, Steve Jeske – Haag Mueller, Inc., and Scott Stangel – Quality State Oil Co.

### **Open Meeting Law Compliance Check**

This meeting is in compliance.

### **Pledge to Flag, Moment of Silence**

### **Approval of Minutes of Previous Meeting(s):**

None

### **Architectural Review Board Hearings:**

The following actions will be discussed and possible action take:

- 106 N Royal Avenue – Sign Permit for sign reconfiguration – Discussion took place about the size of the sign. A motion was made by Patrick Birenbaum and seconded by Bryan Lund to approve the 106 N. Royal Ave sign as presented. The Plan Commission was polled; ayes – Kowalkowski, Sprader, Birenbaum, Bruss, Weyker, Lund, and Gottsacker; noes – none; abstain – none. Motion carried.
- 107 Lakeview Drive – A motion was made by Bryan Lund and seconded by Ronald Weyker to approve the 107 Lakeview Drive sign as presented. The Plan Commission was polled; ayes – Kowalkowski, Sprader, Birenbaum, Bruss, Weyker, Lund, and Gottsacker; noes – none; abstain – none. Motion carried.
  - McDonald's Sign Permits (RLO Signs):
    - Directional Signs – A motion was made by Ron Weyker and seconded by Bryan Lund to approve the directional signs as presented. The Plan Commission was polled; ayes – Kowalkowski, Sprader, Birenbaum, Bruss, Weyker, Lund and Gottsacker; noes – none; abstain – none. Motion carried.
    - Window Position Sign – A motion was made by Ronald Weyker and seconded by Clem Gottsacker to approve the window position sign as presented. The Plan Commission was polled; ayes – Kowalkowski, Sprader, Birenbaum, Bruss, Weyker, Lund and Gottsacker; noes – none; abstain – none. Motion carried.

- Menu Board – A motion was made by Patrick Birenbaum and seconded by Bryan Lund to approve the menu board as presented. The Plan Commission was polled; ayes – Kowalkowski, Sprader, Birenbaum, Bruss, Weyker, Lund, and Gottsacker; noes – none; abstain – none. Motion carried.
- 42” Building Arch Logo Signs – A motion was made by Patrick Birenbaum and seconded by Bryan Lund to approve the arch logo signs as presented. The Plan Commission was polled; ayes – Kowalkowski, Sprader, Birenbaum, Bruss, Weyker, Lund and Gottsacker; noes – none; abstain – none. Motion carried.
- Fascia wall Signs – A motion was made by Ronald Weyker and seconded by Patrick Birenbaum to approve the fascia wall signs as presented. The Plan Commission was polled; ayes – Kowalkowski, Sprader, Birenbaum, Bruss, Weyker, Lund and Gottsacker, noes – none; abstain – none. Motion carried.
- Faces for pylan on southwest corner signs – A motion was made by Patrick Birenbaum and seconded by Ronald Weyker to approve the faces for pylan on southwest corner signs as presented. The Plan Commission was polled; ayes – Kowalkowski, Sprader, Birenbaum, Bruss, Weyker, Lund, and Gottsacker; noes – none; abstain – none. Motion carried.
- Faces for pylan on northeast corner signs – A motion was made by Patrick Birenbaum and seconded by Ronald Weyker to approve the faces for pylan on northeast corner signs with a conditional sign permit for the changeable sign as presented. The Plan Commission was polled; ayes – Kowalkowski, Sprader, Birenbaum, Bruss, Weyker, Lund and Gottsacker; noes – none; abstain – none. Motion carried.

It was noted that RLO Signs is to provide the square footage of all signs prior to issuance of Building Permits for signs to ensure that they meet the Village’s Sign Ordinance.

- Shed location; site plan – The shed will be permanently located east of the trash enclosures, the shed will be landscaped, one of the parking spaces will be eliminated for the shed. Kevin Kowalkowski stated that he is concerned about the stacking at the car wash. Sherry Mulloy said that once all of the construction is done at the location she was going to resurface the lot. Kevin had a question on where the fuel tanker trucks fill at. Sherry said that the trucks unload near where the shed will be located and she can regulate the time that the drivers come to make deliveries. Rosemary Bruss wanted to know how often the McDonald’s truck comes for deliveries. The truck will be in the back for deliveries or if the deliveries takes place early in the mornings it can be parked by the car wash. Kevin wanted to know if the drive thru area was curbed. Sherry said that it has a rolled curb for easier plowing. Kevin stated that the car wash has stacking problems now, sometimes on a nice day there are cars parked almost to LL. Sherry can remedy that by not having the drive by in the back of the building. Patrick Birenbaum was concerned about the parking and the traffic on LL. Kevin wants to bring up the traffic situation to the Ozaukee County and perhaps change the speed limit to 25 when you reach the stop sign on LL. Clem asked if there would be

yellow lines to direct the traffic flow. Scott stated that the drive thru will be stripped. Sherry states that if traffic flow became an issue she would be willing to try different options. Kevin asked Sherry if speed bumps would be an answer to the problem. Sherry didn't think that speed bumps would help but was willing to try it if the traffic flow became a problem. Kevin was personally satisfied with all of the information provided. A motion was made by Bryan Lund and seconded by Clem Gottsacker to approve the shed location. The Plan Commission was polled: ayes – Kowalkowski, Sprader, Birenbaum, Bruss, Weyker, Lund and Gottsacker; noes – none; abstain – none. Motion carried. A motion was made by Bryan Lund and seconded by Ronald Weyker to approve the site plan as proposed. The Plan Commission was polled; ayes – Kowalkowski, Bruss, Weyker, Lund, and Gottsacker; noes – Birenbaum and Sprader; abstain – none. Motion carried.

**Announcements/Input::**

The following announcements and input will be discussed and possible action taken:  
None

**Action Items:**

None

**Miscellaneous Matters:**

The following actions will be discussed and possible action taken:  
None

**Adjourn:**

A motion to adjourn at 5:56 p.m. was made by James Sprader and seconded by Patrick Birenbaum. The Plan Commission was polled; ayes – Kowalkowski, Sprader, Birenbaum, Bruss, Weyker, Lund and Gottsacker; noes – none; abstain – none. Motion carried.

Respectfully submitted,

Lila M. Mueller, CMC  
Village Clerk/Deputy Treasurer

sae/lmm