



MINUTES

1. CALL TO ORDER

Kyle Kordell called the meeting to order at 5:30 PM.

2. ROLL CALL

Present: Kyle Kordell, Rick Inman, Tracey Koach, Kristin Lee, Matt Heckenlaible, Adam Wachowski and Pat Klein.

Also Present: Brian Sanders, Michael Ditmer, Jeff Sachse, and Recording Secretary Adam Taylor.

3. ACTION ITEMS

A. Review of Site and Architectural Plan for the construction self-storage units, located at Columbus Street, Parcel No. 202-201-010-9, in Industrial District I-2, submitted by Brian Backler.

This proposal includes the construction of three separate storage unit structures. A conditional use permit was issued in January 2026 for this use. The development meets all applicable zoning requirements. There are also no concerns with the submitted landscape and lighting plans.

Motion made to approve the plans.

Motion made by Wachowski, seconded by Lee.

Roll Call Vote:

Voting Yea: Kordell, Inman, Koach, Lee, Heckenlaible, Wachowski, Klein.

Motion Carried

B. Ordinance to amend Section 10-1-24 C. B-1 Business District, to define setbacks for buildings in the Main Street and waterfront corridor overlay district.

The proposed ordinance amendment includes setback provisions for properties located in the Main Street and Waterfront Corridor Overlay District. The Plan Commission discussed the logistics of the ordinance and are in favor of the mechanics. However, the language of the ordinance needs to be updated slightly before council approval. As submitted, it states provisions for properties zoned "Waterfront Corridor", however this needs to be changed to "Main Street and Waterfront Corridor Overlay District."

Motion made to recommend approval of the ordinance to the City Council with the updated language changes.

Motion made by Kordell, seconded by Klein.

Roll Call Vote:

Voting Yea: Kordell, Inman, Koach, Lee, Heckenlaible, Wachowski, Klein.

Motion Carried

4. PUBLIC INPUT

No input from the public was heard.

5. ADJOURNMENT

Motion to adjourn at 5:50 PM.

Motion made by Kordell, seconded by Klein.

Respectfully submitted, Adam Taylor, Recording Secretary