

**CITY OF MASCOUTAH  
PLANNING COMMISSION  
#3 WEST MAIN STREET  
MASCOUTAH, IL 62258-2030**

**SEPTEMBER 16, 2015**

The minutes of the Regular Meeting of the Planning Commission of the City of Mascoutah.

**CALL TO ORDER at 7:00PM**

Chairman Ken Zacharski called the meeting to order.

**PRESENT**

Commission members Charles Lee, Glenn Shelley, Rich Thompson, Bruce Jung, Jim Connor and Chairman Ken Zacharski were present.

**ABSENT** – Jack Klopmeier

**ALSO PRESENT**

Administrative Assistant Melissa Schanz, City Manager Cody Hawkins, Danny Schrempp & Project Engineer.

**ESTABLISHMENT OF A QUORUM**

A quorum of Planning Commission members was present.

**GENERAL PUBLIC COMMENT**

None

**AMEND AGENDA**

There was no need to amend Agenda.

**MINUTES**

Lee moved, seconded by Shelley, to approve the minutes of the July 15, 2015 Planning Commission Meeting.

**THE MOTION BY ROLL CALL**

Charles Lee aye, Glenn Shelly aye, Rich Thompson aye, Bruce Jung aye, Jim Connor aye and Chairman Ken Zacharski aye  
6ayes, 0-nays

**PC 15-08 – Site Plan and Architectural Review of Office/Warehouse Project for Hayden Properties at IL Route 4 and Beller Drive.**

City Manager Cody Hawkins reviewed the Project for Hayden Properties explaining utilities, code requirements & property access along with landscape requirements. Commission then had questions about parking, roof elevation, dumpster locations, and building phases. The Planning Commission decided to amend the Conditions of Approval after some discussion on curb appeal. They feel it is necessary to flip the phase III building so it will face south. This will give the whole project a nicer look.

**MOTION**

Thompson moved, seconded by Lee that the Planning Commission recommend approve of the Site Plan and Architectural Elevations for the proposed office/warehouse project at IL Route 4 and Beller Drive, subject to the attached Findings and Conditions of Approval as amended.

**THE MOTION BY ROLL CALL**

Charles Lee aye, Glenn Shelly aye, Rich Thompson aye, Bruce Jung aye, Jim Connor aye and Chairman Ken Zacharski aye  
6-ayes, 0-nay

**MISCELLANEOUS**

- Head count for Citizen Planners Workshop on Tuesday Sept. 29, 2015 6:30-9:00

**ADJOURNMENT**

Lee moved, seconded by Conner, to adjourn at 7:25 p.m.  
All were in favor.