

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

NOVEMBER 16, 2016

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

PUBLIC HEARING – 7:00PM

PC 16-12 – Holy Childhood, E. Green vacation b/t N. John and N. Independence

City Manager Cody Hawkins presented report explaining that the applicant Father Paul Wienhoff, Pastor of Holy Childhood Church is requesting the City of Mascoutah vacate E. Green St, between N. John St and N. Independence St. This section of road runs directly in between the School and the Church. The primary reason for this request is for the safety of the students and staff, who cross from the Church, Parish Center, and the Rectory on the south side, to the School on the north side.

Holy Childhood Board Chairman Vincent Pagano was present to answer questions and explain what the Church and School would like to do and the reasons why. Per Father Paul, “Vacating the Street will allow us to eliminate the chance of a tragic accident ever occurring during one of those crossings or while children are playing in our school yard. It was explained that the main part of the vacation will be from N. John St. halfway down Green. The western half of Green would need to remain open for access to their driveways, garages, and parking lot. Permanent plans for large concrete potted plants, barricades, fencing etc, have not been fully decided upon yet.

Lee questioned the parking for elderly and handicap parishioners. Mr. Pagano stated that they were keeping the western half of Green Street open for that reason. Lee also questioned why this needs done if the teachers and staff of the school are watching the children when crossing the street. Mr. Pagano along with Thompson explained that with the traffic on Green the vacation is needed and that the teachers and staff do watch the children but we are trying to keep our kids safe from freak accidents that we have seen happen in surrounding towns. Lee also asked if the parishioners were involved in this decision and Mr. Pagano told the Commission that they would be once the vacation got approved.

Connor along with staff explained that we are here to approve the vacation of the street not to question what the church and school have or have not told their parishioners.

The City will continue to maintain Utilities and an Easement at this location. The legal notice for the public hearing was published and notices were sent to property owners within 250’ of the subject property. As of the date of this report, Staff has received no calls or no opposition to this Street Vacation.

Mark Heizer who is a neighbor asked the Commission and Mr. Pagano to look into the teachers parking on the vacated part of the street that will be open and keep parking off of John Street.

There was no further discussion.

PUBLIC HEARING ADJOURNED at 7:25 PM

PUBLIC HEARING – 7:26PM

PC 16-11 – Condition Use Permit – 100 S Jefferson – Firearms Sales – James Reed.

City Manager Cody Hawkins presented report and explained that the applicant Mr. Benjamin Hippard and Dr. Michelle Hippard, owners of 910 W. South St, are requesting the City of Mascoutah to vacate a grassy alleyway directly behind their house, so they can build a 2 or 3 car garage. This new structure will be used for parking and storage. A portion of this new structure is most likely to creep into this alley. This alley is a grassy patch of land, & vehicles currently do not pass thru there. The alley is on the South side of their house. Their backyard backs up to the new Brickyard Development.

City Staff has confirmed there are no City Utilities at this specific location where structure would be built. Rhutasel and Associates out of Freeburg IL, will be doing the surveying for the Hippards.

The legal notice for the public hearing was published and notices were sent to property owners within 250' of the subject property. As of the date of this report, staff received one call about this request, with no opposition.

It was stated that the neighbors are not being affected by this vacation. Only thing mentioned by staff is that we may see neighbors wanting to do the same thing. The property owner will decide if they want to combine the lots or keep them separate.

There was no further discussion.

PUBLIC HEARING ADJOURNED at 7:34 PM

CALL TO ORDER at 7:35PM

Chairman Ken Zacharski called the meeting to order.

PRESENT

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

ABSENT – None

ALSO PRESENT

Administrative Assistant Melissa Schanz, City Manager Cody Hawkins, Assistant City Manager Mike Bolt, Steve and Mark Heizer and Vincent Pagano.

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

Minutes of the October 19, 2016 Planning Commission Meeting will be presented at the December Meeting.

THE MOTION BY ROLL CALL

None

PC 16-12 – Holy Childhood, E. Green vacation b/t N. John and N. Independence

Discussion was held during the Public Hearing Process. Please see Public Hearing section of these minutes for details.

MOTION:

Thompson moved, seconded by Jung that the Planning Commission recommends approval of the East Green Street vacation.

THE MOTION BY ROLL CALL

Charles Lee naye, Jack Klopmeier aye, Glenn Shelley aye, Rich Thompson aye, Bruce Jung aye, Jim Connor aye and Chairman Ken Zacharski aye
6-ayes, 1-nays

PC 16-13 – 910 W. South Street Alley Vacation

Discussion was held during the Public Hearing Process. Please see Public Hearing section of these minutes for details.

MOTION:

Klopmeier moved, seconded by Connor that the Planning Commission recommends approval of the 910 West South Street Alley Vacation.

THE MOTION BY ROLL CALL

Charles Lee aye, Jack Klopmeier aye, Glenn Shelley aye, Rich Thompson aye, Bruce Jung aye, Jim Connor aye and Chairman Ken Zacharski aye
7-ayes, 0-nays

MISCELLANEOUS – None

ADJOURNMENT

Lee moved, seconded by Klopmeier, to adjourn at 7:37 p.m. All were in favor.