

Village of Waterford
Joint Village Board and Plan Commission Official Minutes
January 18th, 2023
Held at Village Hall, 123 N River Street

Meeting was called to order by President Houston at 6:01 pm.

Trustees Present: President Don Houston, Trustees Tamara Pollnow, Troy McReynolds, Adam Jaskie

Trustees Excused: Pat Goldammer, Andy Ewert, Bob Nash

Plan Commissioners Present: Chair Don Houston, Bil Luth, Brent Hess, Diane Lemanczyk, Howard Bryant, Eric Halbur

Excused Plan Commission: Bob Nash

Others Present: Rachel Ladewig, Zeke Jackson, Brett Biver, Matthew Allen, Karen Allen, Kyle Foat, Garrett Foat

Minutes: Motion by Luth to approve the 11/16/22 Plan Commission Minutes. Second by Bryant. All aye. Motion carried.

New Business:

1. Plan Commission discussed the Foat Apartment Project on S. 7th St. **Motion by Halbur**, second by Luth to approve the project, subject to Board review and approval, recording of a **cul-de-sac at the termination of 7t St., and a stipulation that a "not less than a sum of " \$75,000.00** transfer trigger agreement be included in any development agreement for a 30' utility and access easement to the Simmons Parcel to the West across the full East-West length of the Northern most end of the Foat property. All Aye. Motion carried.

Village Board reviewed the project. Motion by McReynolds, second by Jaskie, to table until engineering matters could be resolved. All aye. Motion carried.

2. Review and discussion on a proposed restaurant and CSM in the Mercury Business Park (Spanky's). Motion by Plan Commissioner, Eric Halbur to approve the proposed CSM, seconded by Lemanczyk. All Aye. Motion carried. Motion by Halbur approve the site plan, second by Bryant. All aye. Motion Carried.

Motion by Village Trustee Pollnow to adopt Resolution 986-011823 - Approving the Sale Lot 1 in the Mercury Business Park to Matt and Karen Allen (Spanky's), second by Jaskie, by roll call vote; Pollnow - Aye, Houston - Aye, McReynolds - Aye, Jaskie - Aye. All aye. Motion carried.

Motion by Village Trustee McReynolds to adopt the plans for Spanky's, second by Jaskie. All aye. Motion Carried.

Motion by Village Trustee Jaskie to adopt the Development Agreement for Spanky's, second by Pollnow. All Aye. Motion carried.

3. Review and Discussion on a proposed garage and building expansion for Ideal Process Process Solutions at 820 Ela Ave. Motion by Halbur to table the proposed garage and building expansion at Ideal Process Solutions until they come forward with the plans. Second by Luth. All aye. Motion carried.

Motion by McReynolds to adjourn the meeting at 6:55 pm, second by Bryant. All aye. Motion carried.

Respectfully submitted by,
Rachel Ladewig, Clerk