

**Village of Sturtevant**  
Planning Commission Meeting Minutes  
*Thursday, November 14, 2013*

**Regular Meeting**

**Members present:** Tim Hastings, Bernetta Hutchinson, Steve Jansen, Daryl Lynaugh, Jason Matelski, Mark Soine. Absent: Gary Johnson. Also attending: Mary Cole, Village Administrator.

Meeting called to order by Steve Jansen at 6:00 p.m.

- **Public Comments**

No public comments.

- **Acceptance of Prior Meeting Minutes**

Motion Daryl Lynaugh, Second Bernetta Hutchinson to accept the minutes for the regular meeting of the Planning Commission from October 10, 2013. No questions or comments. All ayes. Motion carried.

- **Tree of Life – 10101 Durand Avenue**

**- Conditional Use Permit to Operate a Community Based Residential Facility - Conceptual / Preliminary /**

**Possible Final Approval**

Tree of Life is seeking approval to operate as a senior center/housing with capacity of eight residents, operating three shifts around the clock with 7 to 8 experienced licensed/certified personnel during all shifts. Their plan is to enable seniors to live in an independent living arrangement appropriate for their daily needs for as long as possible. The center will offer opportunities in social and educational areas by providing training, health services, meals and exercise classes as well as crafts, games, bus trips and other activities.

They have been before the DRC and have covered all issues with their plan, including parking. It was noted this business is a good fit for the property. The expectation is to open as a Class C facility 45 days from the state application.

Motion Daryl Lynaugh, Second Bernetta Hutchinson to grant conditional use to Tree of Life for operating a community based residential facility at 10101 Durand Avenue per the Terms & Conditions of Conditional Use. All ayes. Motion carried.

- **Boucher Kia – 9601 Washington Avenue**

**- Sign Permit – Conceptual / Preliminary, Possible Final Approval**

Boucher Imports, Inc. is requesting an exception to Section 19.09 of the Village sign ordinance with the installation of a new KIA sign on the same spot as a previous Chrysler sign. The new design will place the bottom of the sign at 16.6 feet from the established grade of the adjacent Washington Avenue versus the 15 ft. max dimension called for in the ordinance, but with the new sign being smaller in size, the total height will be 2 feet lower than the original Chrysler sign that is being replaced.

Motion Daryl Lynaugh, Second Bernetta Hutchinson to grant approval to Boucher Kia to erect a sign as proposed, granting the height exception to Section 19.09 of the Village sign ordinance. All ayes. Motion carried.

- **Future Meetings / Referrals from the Village Board**

The Plan Commission and Village Board will now have a chance to review and comment on the ordinance update and then adopt a resolution to set a public hearing.

**Adjournment** – Motion Daryl Lynaugh, Second Jason Matelski to adjourn. All ayes. Motion carried. Meeting adjourned at 6:22 p.m.

Respectfully submitted,

*Mark Soine*

Mark Soine

Secretary - Planning Commission