

MINUTES OF THE BEECHER PLANNING AND ZONING COMMISSION

(THE PZC)

Thursday, April 28, 2022 at 7:00 p.m.

Beecher Village Hall

625 Dixie Highway

At 7:00 p.m., Chairman Phil Serviss called the meeting to order.

All present joined in the pledge to the flag.

ROLL CALL. Members present: Commissioners Bouchard, Hearn, Schuitema, Serviss and Weissbohn.

Members absent: Commissioners Heim and Tatgenhorst.

Staff present: Secretary Patty Meyer, Administrator Bob Barber and Pete Iosue of Teska Associates.

Guests: President Marcy Meyer, Trustee Roger Stacey, Chamber of Commerce President Larry Sanders and Brandy Flores of All Right Signs.

CONSIDER APPROVAL OF THE MINUTES OF THE MARCH 24, 2022 MEETING.

Commissioner Bouchard made a motion to approve the minutes of the March 24, 2022 PZC meeting with one correction: Commissioner Bouchard voted NAY regarding motion of recommendation to the Village Board on an Ordinance amending sections 4.24 and 4.37 of Zoning Ordinance #1046 pertaining to the location and use of storage containers and cargo containers in the Village of Beecher, adding regulations for those instances. Commissioner Schuitema seconded the motion.

AYES: Commissioners Bouchard, Hearn, Schuitema, Serviss and Weissbohn.

NAYS: None

Motion carried.

Commissioner Schuitema made a motion to open a public hearing at 7:01 p.m. to consider a special use permit for an animated LED sign at 625 Dixie Highway: Village of Beecher. Commissioner Weissbohn seconded the motion.

AYES: Commissioners Bouchard, Hearn, Schuitema, Serviss and Weissbohn.

NAYS: None

Motion carried.

PUBLIC HEARING: CONSIDER A SPECIAL USE PERMIT FOR AN ANIMATED LED SIGN AT 625 DIXIE HIGHWAY: VILLAGE OF BEECHER. The Village wishes to install a brick monument two-sided LED reader board sign with full color and day-night settings for promoting community events and Village news. A rendering of the sign was provided in the packet for review. It will sit 3' off the public walk on Dixie Highway and be 2' off the asphalt parking lot. It will replace the existing municipal building sign and flower box. Due notice has been posted and letters were mailed to adjoining property owners.

Administrator Barber explained special use permit and intended use for the sign. Brandy Flores, All Right Signs, provided a presentation regarding proposed sign, explaining sign construction and

maintenance. The Village is looking at 6 mm or 10 mm, which is the pixel pitch of the sign. The lower the pixel pitch, the better quality of the visibility of the sign. Photocells will adjust brightness throughout the day or night. Sign would include time and temperature as well. Programming could be done from anywhere, and software would be cloud-based. "Village of Beecher" will be illuminated.

Administrator Barber asked about masonry work, which would be done by Custom Brick and Masonry.

Commissioner Serviss confirmed that size of proposed monument sign is within Village ordinance and that it meets all applicable Village codes.

Commissioner Weissbohn questioned cloud-based software, and sustainability of the company long-term. Commissioner Weissbohn confirmed that the software was good for the life of the same.

Pete Iosue explained special use permit criteria.

There being no further testimony to be heard, Commissioner Schuitema made a motion to close the public hearing at 7:25 p.m. Commissioner Weissbohn seconded the motion.

AYES: Commissioners Bouchard, Hearn, Schuitema, Serviss and Weissbohn.

NAYS: None

Motion carried.

Commissioner Hearn made a motion to open a public hearing at 7:25 p.m. to consider a special use permit for an animated LED sign at 1201 Dixie Highway: (Beecher Manor Nursing Home) for use by the Beecher Chamber of Commerce. Commissioner Schuitema seconded the motion.

AYES: Commissioners Bouchard, Hearn, Schuitema, Serviss and Weissbohn.

NAYS: None

Motion carried.

PUBLIC HEARING: CONSIDER A SPECIAL USE PERMIT FOR AN ANIMATED LED SIGN AT 1201 DIXIE HIGHWAY: (BEECHER MANOR NURSING HOME) FOR USE BY THE BEECHER CHAMBER OF COMMERCE. The petitioner was represented by Larry Sanders, Beecher Chamber of Commerce President. A copy of the application was provided in the packet for review. Due notice has been posted and letters were mailed to adjoining property owners.

Administrator Barber explained the special use permit application. Larry Sanders, Beecher Chamber of Commerce President, explained the proposed sign. Sign would dim at night time. Chamber of Commerce would be illuminated, and fastened to poles of the existing message board. Funds of approximately \$22,000 have been set aside by the Chamber of Commerce for this project. Rules and regulations for sign usage still need to be determined. Existing sign is beyond repair.

Commissioner Schuitema confirmed that proposed sign meets Village codes.

Pete Iosue restated the special use permit requirements.

There being no further testimony to be heard, Commissioner Bouchard made a motion to close the public hearing at 7:34 p.m. Commissioner Hearn seconded the motion.

AYES: Commissioners Bouchard, Hearn, Schuitema, Serviss and Weissbohn.

NAYS: None
Motion carried.

CONSIDER A RECOMMENDATION TO THE VILLAGE BOARD FOR A SPECIAL USE PERMIT FOR AN ANIMATED LED SIGN AT 625 DIXIE HIGHWAY: VILLAGE OF BEECHER. Commissioner Schuitema made a motion of recommendation to the Village Board for a special use permit for an animated LED sign at 625 Dixie Highway: Village of Beecher.

Commissioner Hearn seconded the motion.

AYES: Commissioners Bouchard, Hearn, Schuitema, Serviss and Weissbohn.

NAYS: None

Motion carried.

CONSIDER A RECOMMENDATION TO THE VILLAGE BOARD FOR A SPECIAL USE PERMIT FOR AN ANIMATED LED SIGN AT 1201 DIXIE HIGHWAY (BEECHER MANOR NURSING HOME): FOR USE BY THE BEECHER CHAMBER OF COMMERCE.

Commissioner Hearn made a motion of recommendation to the Village Board for a special use permit for an animated LED sign at 1201 Dixie Highway: (Beecher Manor Nursing Home) for use by the Beecher Chamber of Commerce. Commissioner Schuitema seconded the motion.

AYES: Commissioners Bouchard, Hearn, Schuitema and Serviss.

NAYS: None

ABSTAIN: Commissioner Weissbohn.

Motion carried.

Administrator Barber reported that two of the three amendments to ordinances from last PZC meeting passed the Village Board. Trailer ordinance is still under consideration. A contractor that requires a trailer in their driveway would need to get permission from the Village Board, and sign-off from the neighbors.

Administrator Barber reported that the bowling alley is awaiting parts for the bowling machines, so they remain closed.

The next regularly scheduled meeting for the PZC is Thursday, May 26, 2022 at 7:00 p.m.

ADJOURNMENT. Commissioner Weissbohn made a motion to adjourn the meeting.

Commissioner Hearn seconded the motion.

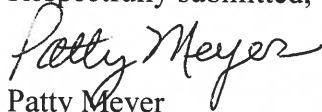
AYES: Commissioners Bouchard, Hearn, Schuitema, Serviss and Weissbohn.

NAYS: None

Motion carried.

Meeting adjourned at 7:41 p.m.

Respectfully submitted,



Patty Meyer
Secretary