

REGULAR MEETING OF THE PLAN COMMISSION
CITY OF HUDSON
Tuesday, March 26, 2019

The Plan Commission meeting was called to order by Chairman O'Connor at 6:03 p.m.

PRESENT. Pat Casanova, Randy Morrisette, Rich O'Connor, Mary Claire Potter (arrived at 6:07 p.m.), Frank Rhoades, Kurt TeWinkel, and Fred Yoerg.

ABSENT. None.

OTHERS PRESENT. Rick Ferraro, Emily Roberts, Emily Sorenson, Tiffany Weiss, and others present.

Discussion and possible action on March 12, 2019 meeting minutes. Motion by Casanova, seconded by TeWinkel to approve the minutes of the March 12, 2019 Plan Commission meeting. All Ayes (6). Motion Carried.

NEW BUSINESS.

Public hearing for a conditional use permit to add additional signage to the freestanding sign at the Plaza 94 shopping center at 1701-1801 Ward Avenue – Kraus Anderson Weiss reviewed the staff report and requested conditional use permit. Rick Ferraro with Spectrum Sign Systems introduced himself and said he was happy to answer any questions the Commission may have. Ferraro noted that the additional sign tile would be manufactured in the same finish as the existing tiles. Morrisette asked how many units are in the building and if more sign area will be requested in the future. Ferraro stated that he was unsure of the amount of lease space in the building and the future sign plans of Kraus Anderson Inc. Rhoades noted that request for one additional tile does not appear to impact visibility, but future sign tiles might. Weiss noted that the current request brings the total sign area close to the allowable 300 ft².

Commission member Potter arrived at 6:07 p.m.

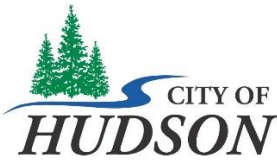
Motion by Morrisette, seconded by Casanova to close the public hearing. All Ayes (7). Motion Carried.

Discussion and Possible Action for a conditional use permit to add additional signage to the freestanding sign at the Plaza 94 shopping center at 1701-1801 Ward Avenue – Kraus Anderson Motion by Yoerg, seconded by Casanova to approve the conditional use permit for additional freestanding sign area with the following condition(s):

1. That the applicant adheres to all state, federal, and local permitting requirements.
2. That any signs in the city right-of-way at Plaza 94 excepting the Farmer's Market sign be removed.

Discussion: Potter inquired on the applicant's plan for additional sign area in the future. TeWinkel reiterated that the sign is reaching the maximum allowable sign area.

All Ayes (7). Motion Carried.



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Eleventh Street Bridge Update

Weiss review the information and improvement options provided by SEH Engineering. Discussion was held regarding Department of Transportation involvement and improvement options. Yoerg stated that reviewing signal timing would be a preferred first option. Morrisette stated that the issue needs to be addressed and inquired upon the consulting firm that compiled the information. Potter suggested having another firm review the issue if a fresh perspective was desired.

UNFINISHED BUSINESS.

Discussion and possible action on recommending the Common Council set a public hearing date for an amendment to Municipal Code, Chapter 255, Zoning to include small animal or reptile education businesses Weiss reviewed the proposed code amendment. Emily Roberts, Snakes Discovery, discussed her proposed business for educational reptile programs and retail sales of pets and supplies. Roberts requested that Section 1(B)(4) be amended to allow first hand exposure to small animals and/or reptiles under trained employee supervision. Discussion was held regarding released or escaped animals. Potter inquired as to why the amendment is not a conditional use permit change of ordinance. Weiss stated that the amendment will create a new land use type for similar businesses. Discussion was held regarding the conditional use permit application requirements. Motion by Casanova, seconded by Yoerg to recommend the Common Council set a public hearing date and approve the code amendment with the amendment to Section 1(B)(4). Ayes (6). Nays (1). Motion Carried. Opposed by Potter.

COMMUNICATIONS AND ITEMS FOR FUTURE AGENDAS.

Potter asked the status of the redevelopment of the buildings at Second Street and Commercial Street. Potter inquired if signage could be added stating that the site will be redeveloped. O'Connor noted that development plans are on hold.

Potter requested an update of the comprehensive plan update progress. Weiss said that proposals are due on April 19, 2019.

Potter asked if the timing of the crosswalk and lights at Second Street and Walnut Street could be reviewed. Morrisette said the item could be brought to the Public Safety Committee.

Yoerg asked for a review of the development of the River City Center Building.

Yoerg inquired as to the status of the review of the paint color of a Third Street building. O'Connor stated that he had inquired with the Committee Chair. Discussion was held regarding enforcement of the Downtown Overlay District requirements.

ADJOURNMENT.

Motion by Potter, seconded by Rhoades to adjourn at 6:42 p.m. All Ayes (7). Motion Carried.

Respectfully submitted,
Emily Sorenson, Acting Secretary