



City of Geneseo, Illinois

- Incorporated February 16, 1865 -

115 S. Oakwood Ave. • Geneseo, Illinois 61254

Phone (309) 944-6419

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Date: January 3, 2017 Time: 5:15 pm

Plan Commission

Members:

Ray Wirth
Chris Barnhart
Larry Meyer
Keith Kennett
Michael A. Smith

Contact Person

Chris Barnhart

Rick Mills
Building Inspector
309-944-6419

Minutes

Call to order /roll call/Quorum check

Meeting called to order by Recording Secretary Loree K Phlypo at 5:15 p.m. Members answering roll call: Meyer, Barnhart, Kennett and Wirth. Smith was absent. Also in attendance was City Administrator Kotter, Building Inspector Mills, Jessica Achenbach and Colleen Jolly.

Pledge of allegiance

Public Comment- *Audience requests are limited to 3 minutes per subject. If additional time would be needed, please contact City Hall to be placed on the Agenda prior to the meeting.*

Colleen Jolly doesn't want commercial up and down North Street, vote as if you would want a business next to your house.

Consent Agenda

- 1) Approval of agenda
- 2) Approval of Minutes from 12/12/16 – Colleen Jolly would like the minutes amended not to read that she “pays commercial taxes on her residential houses”.

Motion by Meyer, second by Wirth to approve the consent agenda with amendment.

All Ayes. 0 Nays. 1 Absent.

Motion Carried.

Case #16-013 – Jessica Achenbach's request for a Conditional Use Permit to operate a Spray Tanning Business out of her home at 402 East North Street.

Discussion was held on the conditional use permit request by Jessica Achenbach. Colleen Jolly was present and reiterated her position of not being in favor of a home business opening on North

Street. Administrator Kotter stated that there are 5 parameters that a home based occupation must be within, they are:

1. Total square footage cannot exceed 25% of the total square footage of the home.
2. It must only use typical household equipment.
3. No alterations to the home
4. Signage no more than 1 square foot in size.
5. Amount of vehicular traffic

If the business meets these parameters then the Plan Commission can render a decision to recommend to Council either for denial or approval. Just because one is approved doesn't mean that all will be approved.

Further discussion was held on parking in that area and Commission members didn't see a problem with it. Inspector Mills stated that area is a mixed zoned area. There was no other correspondence received by the Clerk.

Motion by Meyer, second by Wirth to recommend to City Council to approve this request.

Voice Vote. 4 Ayes. 0 Nays. 1 Absent.

Motion Carried.

This item will come before the City Council on Tuesday, January 10, 2017 for a final decision.

Board Education and Discussion

None

General Comments

Meyer and Wirth will both be gone for the Winter in February and March.

Adjournment

Motion by Wirth, second by Kennett to adjourn the meeting at 5:36 p.m.

All Ayes. 0 Nays. 1 Absent.

Motion Carried.

Respectfully submitted by
Recording Secretary
Loree K. Phlypo