

**PLANNING AND ZONING COMMISSION MEETING  
MINUTES  
MAY 31, 2011**

The regular meeting of the Planning and Zoning commission of the Village of Brooklyn was called to order in the lower level of the Brooklyn Community Building at 6:30pm by Chairperson Nadine Walsten. Commissioners present were Dale Arndt, Mark Bruner, and Dorothy Frandy. Marty Pilger and Nissin Rodriguez had excused absences. Also present was Deputy Clerk Kim Brewer, Rob Roth from General Engineering, Don Lund, Perry Ecton, Chris Harp, Scott Meier, and Hayley Peralta-Pinto.

**Public Hearing** called to order at 6:30pm regarding re-zone of Lot 29 of Brookhaven Estates (Second St) from multi-family residential to PDD (Planned Development District) to allow for a Habitat for Humanity Project. There were no public comments.

**Motion:** Bruner/Frandy to close Public Hearing at 6:32pm. Motion carried unanimously.

**Discussion on Public Hearing:** Don Lund, CEO of Habitat for Humanity – Madison, expressed that they had met with the other adjacent property owners on Second St a few weeks ago and they still had concerns about the parking. A new layout was drawn up to help address those concerns to make the parking less visible from the street and to allow extra parking spaces. The new layout still preserves green space and uses minimal asphalt. The bulk of the driveway is going in with the first duplex to be built in spring of 2012 and the rest in the following year. Questions arose on snow plowing. Habitat stated that these costs were accounted for and included in the max 25% of income. There will be separate sewer lines to each unit with 4 curb stops. Rob Roth of General Engineering questioned the building height. The zoning allows for up to 35 feet. The buildings will be more than 18 feet in height but definitely not 35 feet. It was thought they may be in the mid 20's for height. The driveway width will be 14 feet. Both plans were reviewed by the Plan Commission members. **Motion:** Bruner/Arndt to recommend to the Village Board the approval of the re-zoning of Lot 29 of Brookhaven Estates (Second St) from multi-family residential to PDD (Planned Development District) along with drawing A1.2 (site plan), drawing A3B (elevation plan) and GDP (general development plan) dated May 9<sup>th</sup>, 2011 to allow for Habitat for Humanity project. Motion carried unanimously.

**Minutes:** Motion Bruner/Frandy to approve the minutes from 4/25/11.

**Continuation of Comprehensive Plan revision discussion led by Rob Roth:** This was not discussed for sake of time. Will discuss at next meeting.

**Approval of ETJ Land Division application for 17800 Block W Holt Rd, Bank of Monticello:** Motion: Bruner/Frandy to approve this. Motion carried unanimously.

**Discuss recodification of Ch. 31-Mobil Homes, Ch. 50-Annexed Territory and Comprehensive Plan Ordinance:** Was not discussed due to lack of time. Will discuss at next meeting.

**Chapter 48 Zoning Ordinance revisions:** Did not get a chance to discuss this. Will be on next agenda.

**Motion:** Bruner/Arndt to adjourn at 7:14pm. Motion carried unanimously.