

**Minutes**  
**Meeting of the Village of Spring Green Plan Commission**  
**Wednesday, January 20, 2016**  
**Held at Village Office**  
**154 N. Lexington Street**  
**7:00 p.m.**

1. Marcus called meeting to order at 7:00 p.m. as a Meeting of the Spring Green Plan Commission. Members present: Joel Marcus, Dan Vernon, Eugene Hausner, and Greg Prem. Bob Tennant, Brad Hutnik, and Michael Broh were absent. Others present: Wendy Crary, Ed Lilla, LeRoy Huffman, and Shawn Kuhse.
2. Crary appointed minute taker.
3. Motion by Prem, second by Hausner, to approve meeting agenda. Motion passed with all in favor.
4. Approve minutes from the December 9, 2015 Plan Commission, Downtown Design Committee, and Joint Extraterritorial Zoning Committee Meeting. Motion by Hausner, second by Prem, to approve minutes. Motion passed.
5. Preliminary consultation with Darlene & LeRoy Huffman for a Certified Survey Map (CSM) to adjust the lot line between parcel #182-0342 & #182-0340 located at 307 E. Hoxie Street, Village of Spring Green. Huffman explained that he has an interested buyer for the vacant parcel and that the buyer is interested in splitting the parcel into two single family lots. In addition, Huffman would like to shift the lot line between the two parcels in order to retain more property with the parcel his house and garage are on. The Plan Commission discussed the lot size requirements for Small Lot Residential Zoning District with Huffman. Driveway access was also discussed and the Plan Commission would prefer to see access on Hoxie instead of Winsted Street. The Plan Commission explained the CSM timeline and consensus was that the CSM would work as long as the lot sizes conform with the Small Lot Residential District. Crary gave Huffman the Zoning Permit Application that will need to be completed and submitted with the CSM once it is ready. No action necessary regarding this matter.
6. General Public Comment: There was no general public comment at this time.
7. Adjourn. Motion by Vernon, second by Prem, to adjourn at 7:22 p.m. Motion passed with all in favor.