

**Hearing Minutes
Village of Spring Green Plan Commission
Wednesday, January 15, 2025
Held at Spring Green Village Office
154 N. Lexington Street
7:00 p.m.**

Hearing held in-person and virtually via Zoom & Teleconference

1. Prem called the Hearing to order at 7:01 p.m. as a Hearing of the Spring Green Plan Commission. Members present: In-Person – Greg Prem, Robin Reid, Kevin Zimmer, Ed Lilla, David Saperstein, and Michael Broh. Virtually – Brad Hutnik. Others present: In-Person – Wendy Crary, Shawn Kuhse, John Houck, Nate Robson, Fred Iausly, and Jason Falteisek. Virtually – Michelle Brokish.
2. Crary appointed minute taker.
3. Motion by Saperstein, second by Zimmer, to approve agenda. Motion passed with all in favor.
4. Consideration of a request by John Houck for a conditional use permit for Motor Vehicle Sales on parcel #182-0875-00000, Lot 15 Sunrise Drive, Village of Spring Green. Kuhse expressed his concerns regarding used car sales. Kuhse acknowledged that used car sales is not Houck's intention but should the property be sold after the conditional use is granted it could become an issue. Houck explained to all in attendance that his intent is to store his collector cars and he may occasionally sell a car. Houck continued by saying, "I'll mostly be fixing and tinkering on my own vehicles." Saperstein inquired about vehicles parked outside. Houck replied, "Only possibly when washing them." Brokish asked about the building and outside lighting. Houck showed everyone the building plans and stated, "Minimal lighting for safety, I want dark sky lighting, this is more for private use." Prem asked about signage. Houck replied that there would be no signage and explained that there would be minimal pavement for parking in front and green space in the back. There were no additional comments regarding this item.
5. General Public Comment: There was no general public comment at this time.
6. Adjourn. Motion by Reid, second by Broh, to adjourn at 7:13 p.m. Motion passed with all in favor.