

**Minutes of Planning Commission
Zoning Board of Appeals**

Village of Mt. Morris, Village Board Room

105 W. Lincoln St.

September 9, 2024

Meeting called to order at 6:45pm by Board Chair, Jeff Bold.

6 members answered present. Chm. Jeff Bold, Sec. Sylvia Saunders,
Kris Wachs, Jon Murray, Melissa Bauer, Salley Wessels

Absent: Sterling Taylor

Minutes: August 5, 2024 Minutes approved with change as follows.

“Village ~~Fire Dept. Chief~~ has conferred with architect...” Kris moved/Melissa 2nd.
Minutes approved as corrected.

ADMINISTRATION:

Medical Clinic. Zoning

Village Clerk received letter requesting confirmation re:Zoning of Medical Clinic
Clinic building is Zoned, R2 2 parcels in front (north) Zoned C2.

N. Hannah Ave. inquiry

Inquiries re: merging the two properties, Village limits?, What are
well and sewer requirements? No further action at this time.

OLD BUSINESS:

1. Storage Buildings in C-2 Zoning, add a **Special Use “self-service storage facilities”** to be allowed by special use permit.
To Attorney to write ordinance
2. Zoning review Commercial C-4 modifications from, C-1 based on June 3rd
discussion, regarding commercial re-zoning in residential areas.
Discussed. Working document sent to Attorney to write ordinance.
3. “Stakeholder “ status in Comprehensive Plan 2023.
On hold.

NEW BUSINESS:

None at this time.

Motion to adjourn. 7:40P Salley Wessels/Kris Wachs, 2nd. Approved.

Next meeting, October 7 ,2024.

Sylvia Saunders, Rec. Sec.

Jeff Bold, Chmn.

Discussion: Questions concerning signage at DLR, Code violations, unlicensed vehicles. Conversation also touched on ongoing legal actions and community concerns about property maintenance and zoning enforcement..