

VILLAGE OF WESTPHALIA
COUNCIL MEETING
March 6, 2023

The meeting of the Westphalia Village Council was called to order by President Tim Fandel at 7:27 p.m. and opened with the Pledge of Allegiance given to the flag.

Council Members in Attendance:

Tim Fandel, President	Tanner Droste, Member	Phil Smith, Member
David Boswell, Clerk	Bill Schmitt, Member	
Jim Pivarnik, Member	Kevin Krzeminski, Member	

Minutes & Agenda: Member Droste made the motion, supported by Member Smith to approve the agenda and the minutes of the February 6, 2023 regular meeting. Motion carried.

Appointments: There were no appointments.

Guests:

Guests in attendance included:

Craig Pohl, Planning Commission/Resident	Dana Platte, Planning Commission/Resident
Alex Hanses, DPW Supervisor	Alex Thelen, DPW
Phil Hanses, Clinton County Drain Commissioner	Jim Foster, Ziemnick Foster Engineering
Kurt Bengel, township resident	Joseph Kolp, township resident

Phil Hanses, Clinton County Drain Commissioner provided the Council and guests with an update from an evaluation of the Thome and Wieber Drain and the potential of flooding of properties in the area of the drain. The Drain Commission recommends that action be taken to alleviate the potential for flooding. Three potential options were discussed. The Village will review the options and schedule a meeting with the Drain Commission to review the options in more detail.

Residents in attendance were present to share and hear information on the review of the Thome and Wieber Drain, changes to the Village's Zoning Ordinance and/or recreational opportunities within the Village and/or at Droste Park. Significant discussions were had on all subjects. Please refer to the section below on Planning Commission and Building and Zoning for updates regarding zoning. Other items were discussed and tabled to allow the gathering of additional information.

Water: Discussions were had regarding next steps in the water system/water main upgrade project. A pre-construction meeting with representatives of the Village, The Village's engineering firm (Fleis & VandenBrink) and Nashville Construction has been scheduled for Wednesday, April 26, 2023.

Sewer: No new business.

Financial: Expenditures made during the previous month were presented and reviewed. A motion to approve all invoices was made by Member Schmitt and supported by Member Krzeminski. Motion carried.

Planning Commission:

The Planning Commission held a public hearing to present and obtain resident feedback on multiple changes to the Village's Zoning Ordinance including changes to sections on:

- Accessory Buildings
- Adult Foster Care Facilities
- Requirements for site plan review

The Planning Commission also addressed the rezoning of several parcels/properties within the village. The properties were:

- 201 School Street, rezoning from R1-B, Single Family Low Density Residential to RM-1, Multi-Family Residential
- parcels in the northeast quadrant of the Village, commonly referred to as Vidua Acres #1, rezoning from R1-A, Rural Residential District to R1-B, Single Family Low Density Residential District.
- Parcels in the northeast quadrant of the Village currently zoned RM-H, Mobile Home district rezoning to R1-B, Single Family Low Density Residential District.

Planning Commission (continued):

After hearing all feedback from the public hearing, the Planning Commission finalized language for the Zoning Ordinance.

The Planning Commission made recommendations to the Village Council to adopt the revisions to the Zoning Ordinance and regarding the rezoning of the properties/parcels in question.

Next Planning Commission meeting will be on Monday, April 3, 2023, at 6:00p.m.

Building & Zoning:

Upon review of the Planning Commission's recommendations, the following recommendations, motions and actions were made and acted on:

- Member Smith made a motion, supported by Member Krzeminski, to approve the changes to the Zoning Ordinance. Motion carried.
- Application #22-014, for rezoning of the property located at 201 School Street, from R1-B, Single Family Low Density Residential to RM-1, Multi-Family Residential was reviewed. A motion to approve the rezoning was made by Member Droste and supported by Member Schmitt. Motion carried.
- Member Droste made a motion, supported by Member Schmitt, to rezone parcels in the northeast quadrant of the Village, commonly referred to as Vidua Acres #1, from R1-A, Rural Residential District to R1-B, Single Family Low Density Residential District. Motion carried.
- Member Droste made a motion, supported by Member Smith to rezone the parcels in the northeast quadrant of the Village currently zoned RM-H, Mobile Home District to R1-B, Single Family Low Density Residential District. Motion carried.
- Application for Plot Plan Approval #23-001 for a deck on the primary structure and an accessory building at 315 N. Chestnut Street was reviewed. Member Droste made a motion, supported by Member Smith, to approve the application contingent on receiving additional information about the design of the accessory building. Motion carried.
- Application for Plot Plan Approval #23-002 for an accessory building at 314 Windward Drive was reviewed. Decision tabled pending clarification of specific items relative to the building and the location of the building on the property.
- Application for Plot Plan Approval #23-004 for a building on the vacant lot on Church Street was presented. Member Droste, made a motion, supported by Member Smith to approve the application. Motion carried

Streets: No new business.

Community Service: No new business.

Parks and Recreation: Residents have requested that the Village consider modification/upgrades to the facilities at Droste Park to incorporate safety measures for baseball games. Information and costs relative to the recommended improvements was presented.

A recommendation was made to obtain material to build new picnic tables and/or to repair picnic tables for use at Droste Park.

A motion was made by Member Smith, supported by Member Pivarnik to approve expenditures for the safety equipment for baseball and the material for picnic tables. Motion carried.

Village and Township residents have expressed interest in additional recreational facilities within the Village. Pickleball courts have been suggested on multiple occasions. Council members will research the opportunity for grants for recreational facilities and will consider the viability of pickleball courts in the Village.

DPW: Effective March 7, 2023, the operating hours for the DPW are 7:00 am until 3:30 pm, Monday through Friday, except holidays.

Administrative Issues: No new business.

Next Council Meeting:

- Regular Meeting: Monday, April 3, 2023, at 7:00 p.m.

Adjournment: Motion made by Member Smith, supported by Member Pivarnik. Motion carried.