

TOWN OF RIB MOUNTAIN
PLANNING COMMISSION MEETING
April 9, 2008

Chairman Tom Muellner called the meeting of the Plan Commission to order at 7:00 p.m. Members present included, Chairman Muellner, Tom Steele, Laura McGucken, Kevin Mataczynski and Lee Benes. Barb Bradley and Christine Nykiel were excused. Michelle Peter and William Hebert were also present.

MINUTES: Motion by Mr. Steele, seconded by Ms. Bradley to approve the March 12, 2008 minutes. Motion carried

PUBLIC HEARINGS: *El Tequila Salsa Restaurant, tenant of Lokre Select, LLP & North Mountain LLP, requesting a General Development Plan and Precise Implementation Plan modification to erect a 30 foot tall pylon sign with reader board; 2000 North Mountain Road; Pcl# 34.32807.12.19; Dkt# 08-12.* Dan from Stratford Signs appeared representing El Tequila Salsa Restaurant. Dan stated the owners were seeking more exposure from Interstate 39. They would like to erect the sign between Mount View Mobil and the west side of the Lokre strip mall. The sign request would be 30' high; the El Tequila portion would be 10' x 12' and the reader board sign would be 4' x 8'.

Commission members discussed at length the pros and cons of entertaining a request of this nature. They had concerns of what the additional tenants would want, especially a national known chain. What type of precedence would they be setting if they granted this request because future businesses who were certain footage from a major highway would want the same type of request. The Commission was in agreement that future developments need to provide a whole comprehensive signage plan on their site plans.

No one spoke in favor or against the request.

Motion by Mr. Steele, seconded by Ms. Bradley to recommend denial of the General Development Plan and Precise Implementation Plan modification to erect a 30 foot pylon sign and reader board. Motion carried.

CERTIFIED SURVEY MAP: None

NEW BUSINESS: None

OLD BUSINESS: Commission members agreed to proceed to hearing for the sign code and temporary signs.

CORRESPONDENCE and QUESTIONS: William Hebert presented correspondence on play structures.

AJOURNMENT: Motion to adjourn by Mr. Mataczynski, seconded by Ms. Bradley. Motion carried.

Meeting concluded at 7:40 p.m.

Michelle Peter
Secretary

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