



Village of Hobart Site Review Committee Minutes
Hobart Village Office; 2990 S. Pine Tree Rd, Hobart, WI
Wednesday, August 16, 2023 – 5:30 pm

1. Call to Order, Roll Call:

The meeting was called to order by Dave Dillenburg at 5:30 pm. Roll call: Dave Dillenburg, aye; Tammy Zittlow, aye; Steve Riley, aye; Dave Baranczyk, aye; Tom Tengowski, excused; Peter Zobro, excused; Rick Nuetzel, aye.

2. Verify/Modify/Approve Agenda:

Motion by Rick Nuetzel, seconded by Dave Baranczyk, to approve the agenda as presented. All in favor. Motion carried.

3. Approval of Site Review Minutes:

Motion by Dave Baranczyk, seconded by Tammy Zittlow, to approve the (March 15, 2023) minutes as presented. All in favor. Motion carried.

Motion by Dave Dillenburg, seconded by Steve Riley, to approve the (June 28, 2023) minutes as presented. All in favor. Motion carried.

4. Public Comment on Non-Agenda Items:

None.

5. DISCUSSION AND ACTION - Request for a 58,047 sf., school addition and associated site improvements (4193 Hillcrest Dr., HB-712):

Director of Planning & Code Compliance, Todd Gerbers, presented the committee with the addition/remodeling request.

The committee discussed.

Motion by Rick Nuetzel, seconded by Steve Riley, to approve the proposed project as presented subject to the following conditions:

1. Storm water plan shall be approved by the Village Engineer;
2. Screening of any proposed roof mounted HVAC equipment with materials similar to those utilized for the principal building, or landscaping if such equipment is located on the ground;
3. Coordinate with Village Fire Chief regarding the number and location of lock box(s);
4. Any new signage (other than the shown 24" aluminum lettering on the front elevation and any site directional signage) that may be proposed, shall come back to the Committee for approval;
5. Property owner is responsible and shall receive approval and permits on any alterations or relocations to any of the driveway access points along Hillcrest Dr. from Brown County;
6. Property owner is responsible and shall receive approval from American Transmission Company (ATC) for any structure or land disturbing activity within the easement for the overhead transmission lines.

7. Approval of final landscape plan by Village Staff including the number and location of trees planted along Hillcrest Dr. prior to implementation.
8. Approval of vehicular barriers by Village Police Chief for safety reasons between drive/parking areas and both the school and play/gathering areas.
9. Approval of fire lane access/location by Village Fire Chief.

All in favor. Motion carried.

6. DISCUSSION AND ACTION - Request for new ground mount monument sign (2703 S. Pine Tree Rd., HB-83-1; Village of Hobart Fire Department):

Director of Planning & Code Compliance, Todd Gerbers, presented the committee with the signage request.

The committee discussed.

Motion by Tammy Zittlow, seconded by Dave Dillenburg, to approve the proposed project as presented.

All in favor. Motion carried.

7. Adjourn:

Motion by Tammy Zittlow, seconded by Steve Riley, to adjourn. All in favor. Motion carried.

Adjourned at 6:01 pm.