

1. **Call to Order, Roll Call:**  
The meeting was called to order by Dave Dillenburg at 5:33pm. Roll call: Dave Dillenburg, aye; Tammy Zittlow, absent; Steve Riley, aye; Peter Zobro, excused; Rick Nuetzel, excused; Dave Baranczyk, aye; Tom Tengowski, aye.
2. **Verify/Modify/Approve Agenda:**  
Motion by Dave Baranczyk, seconded by Tom Tengowski, to approve the agenda as presented. All in favor. Motion carried.
3. **Approval of Site Review Minutes:**  
No Motion Taken.
4. **Public Comment on Non-Agenda Items:**
  - Ron Hieronimczak, 4941 N. Overland Rd., Hobart, WI 54155
5. **Discussion and action on a new 11,890 square foot commercial building and associated site improvements (3828 Packerland Dr., HB-950-7):**  
Todd Gerbers, Director of Planning & Code Compliance presented updates to the committee, along with Dave O'Brien from Bayland Buildings. Motion made by Tom Tengowski, seconded by Dave Baranczyk to approve as presented with the following conditions:
  1. Screening of any roof mounted HVAC equipment with materials similar to those utilized for the principal building.
  2. Implementation of a total of 5 deciduous trees along the public roadway.
  3. Any proposed signage shall come back to the Committee for approval.
  4. Implementation of landscape plantings in the landscaped area along the front (East) building elevation presented to staff for approval.All in favor. Motion carried.
6. **Discussion and action on a new 25,256 square foot commercial building and associated site improvements (4950 Founders Ter., HB-524-1):**  
Todd Gerbers, Director of Planning & Code Compliance presented updates to the committee, along with Dave O'Brien from Bayland Buildings. Motion made by Dave Baranczyk, seconded by Steve Riley to approve with the following conditions:
  1. Details on construction materials of refuse/recycling enclosure that are compatible with the primary building.
  2. Additional landscape planting around south side of mechanical equipment/generator area and along south and east sides of refuse/recycling enclosure to screen from view from the public roadway.
  3. Maintaining visual site lines for vehicular and pedestrian traffic at driveway accesses along Larsen Orchard Parkway.
  4. Signage details shall be submitted for approval prior to installation.
  5. Any additional mechanical equipment if located on the roof or ground, shall be screened from view by materials compatible with the building or landscaping.
  6. Any future parking lot lighting will be submitted to staff for approval prior to installation.
7. **Meeting Adjournment:**  
Motion made by Tom Tengowski, seconded by Dave Baranczyk, to adjourn at 6:30pm. All in favor. Motion carried.