

**VILLAGE OF HINCKLEY
720 JAMES ST
PLANNING COMMISSION MEETING MINUTES
FEBRUARY 5, 2024**

CALL TO ORDER:

Chairman Pritchard called the meeting to order at 7:00PM

PRESENT:

Chairman Robert Pritchard, Rebecca Von Drasek, Frank Bartels, Steven Kreitzer, Matt Bish, -
Quorum Established.

ABSENT:

Tim Sellers & Sharlene Thomason

ALSO PRESENT:

Trustee, Mike Constant , & Members of the Public.

PLEDGE OF ALLEGIANCE:

The Pledge of allegiance to the flag was recited.

PUBLIC COMMENT:

None.

PREVIOUS MEETING MINUTES PRESENTATION & VOTE:

Approval of the Minutes from the December 4, 2023 Planning Commission Meeting.

Chairman Pritchard asked for a motion to approve the December 4, 2023 minutes; Steven Kreitzer made to the motion to approve as written which was seconded by Matt Bish.

ROLL CALL VOTE:

Robert Pritchard- Aye, Rebecca Von Drasek – Aye, Frank Bartels - Aye, Steven Kreitzer – Aye,
Matt Bish – Aye, motion carried.

NEW BUSINESS:

Presentation & Discussion With The Hinckley Business Assoc. (Stacey Phillips & Beth Schubbe); Hinckley's Past, Present & Future".

Ms. Phillips spoke about the Business Assoc mission statement, the past & current businesses and putting together events that focus on local business and bring people together; ie downtown Trick or Treating, Ice Cream Social, Village Wide Garage Sale.

Ms. Phillips advised the Business Assoc. is looking to partnership with the following:

Village of Hinckley:

To apply for grants ie: main street America grant

Waubensee Community College:

To promote educational programs throughout the year & work with Jerry Foster who works with small towns to receive grants.

Hinckley Festival Assoc:

To assist with the fireworks festival

Hinckley Big Rock School Dist.:

To have the students work on local marketing, career day and student care.

Historical Society & Library:

To bring additional events into town & to build businesses.

Ms. Phillips explained the Business Assoc. Acronym S.W.O.T.

S = Strength

Promoting all businesses, presenting a new vision & experience which is cost effective.

W = Weakness

Multiple websites, participation / collaboration.

O = Opportunity

Partnering with the Village of Hinckley

Speakers & Education so the business owners can better their businesses

T = Threat

Resistance to Change

Member Bartels asked how many members are in the assoc.? Ms. Schubbe advised there are approx. 60 members and they are looking to expand out to Sugar Grove, Waterman & Big Rock.

Chairman Pritchard asked if Business Assoc. members have mentioned the lack of upkeep on the unoccupied main street businesses and the effect that might have on their business. Ms. Phillips advised that members are aware and the presumption is that when people drive downtown it may not be perceived as inviting.

Member Kreitzer asked Ms. Phillips if there are any village ordinances impeding progress?

Ms. Phillips advised that topic has not been addressed by the Assoc.

Member VonDrasek ask how many people attended the business assoc. meeting? Ms. Phillips advised approx. 30 members.

Member Bartels made a general inquiry if the village has ordinances on the books that will allow a lien to be placed upon the unoccupied property; if the owners choose not to address the beautification of their buildings. Member Bartels was advised there is no ordinance.

Ms. Schubbe advised they are not looking to punish the owners they are looking to encourage them, possibly with grant money.

Chairman Pritchard asked Ms. Phillips if the Business Assoc. goals differ from the chamber of commerce. Ms. Phillips advised the goals do not differ, but the Assoc. has reevaluated and analyzed how their time is needed for the Business Assoc.

Trustee Constant applauded Ms. Phillips & Ms. Schubbe on their plan and setting priorities for the Business Assoc.

Ms. Phillips concluded by advising Woodbine, IA. received eight to twelve million dollars in grants to revive their Central Business Dist.

OLD BUSINESS:

Comments About the Comprehensive Plan & Future action:

Chairman Pritchard asked if the Business Assoc. has looked at the Comprehensive Plan. Ms. Phillips advised they just received a copy and will distribute throughout the business and thanked the commission for listing the local businesses.

Chairman Pritchard asked the members if they had any thoughts on the comprehensive plan, the commission advised they should work with the Business Assoc.

Chairman Pritchard asked if the Business Assoc. has reached out to the home-based businesses. Ms. Schubbe advised they have reached out to approx. 25% of the home-based businesses.

Update on Marketing Grant & Future Plans:

Chairman Pritchard advised the Marketing Asst., Rachel Gorsuch-Sorensen, will be resigning March 01, 2024. She has hopes to distribute the pamphlet or refrigerator magnet to promote the Village of Hinckley. Chairman Pritchard advised there is money left in the grant. Ms. Phillips advised the person who constructs her business web site might be interested in helping out with Hinckleyhub site.

Discussion of the Draft Landscape Ordinance:

Chairman Pritchard advised the members he provided them with a modified draft landscape ordinance. Chairman Pritchard stated one of the keys to the landscape ordinance is how does the public become educated on the ordinance. Member Kreitzer advised the education process can begin with a public hearing. Member Von Drasek inquired about the enforcement of the ordinance i.e.: removal of tree stumps. All members agree there should be an enforcement mechanism. Member Von Drasek stated that she would like signs to be adopted into the Landscape ordinance so they will look aesthetically appealing.

The members of the commission would like to review then discuss the landscape ordinance at the next Planning Commission meeting.

PLANNING COMMISSION COMMENTS, PROJECT UPDATES, OTHER INFORMATION:

None

PUBLIC COMMENT:

None

ADJOURNMENT:

Chairman Pritchard asked for a motion to adjourn, Member Von Drasek made the motion to adjourn which was seconded by Member Bish.

ALL IN-FAVOR VOTE:

Chairman Robert Pritchard – Aye, Rebecca Von Drasek – Aye, Frank Bartels – Aye, Steven Kreitzer – Aye, Matt Bish – Aye, Motion Carried - Meeting Adjourned.

Chairman, Robert Pritchard

Deputy Clerk, John P. Weibler