

## **VILLAGE OF SHOREWOOD**

### **PLANNING & ZONING COMMISSION MEETING**

4 February 2009

Chairman Fitzgerald called the meeting to order at 7:02 p.m.

Pledge of Allegiance

#### **Roll Call**

**Present:** Chairman Gary Fitzgerald, Vice Chair Dan Gron, Steve Brockman, Duane Gronwold, Jeff Nagel, Melissa Bradford, Pete Cerve, and James Relyea.

**Absent:** Jim Schlunz and Debbie Olson

Also present were Nancy Roman, Economic Development Director and Karen James, Planner.

#### **ORDER OF BUSINESS**

#### **MINUTES**

Duane Gronwold made a motion to approve the minutes from the 5 November 2008 meeting, seconded by Melissa Bradford. All in favor, none opposed, minutes approved.

#### **PLANNING & ZONING**

1. Consideration of Annual Official 2009 Zoning Map.

Chairman Fitzgerald called for questions or comments. Hearing none, Duane Gronwold made a motion to recommend the Annual Official 2009 Zoning Map to the Village Board, seconded by Melissa Bradford. Roll call vote, all in favor, motion passed.

#### **OTHER**

##### **Green Initiative – Workshop Series**

LEED's – Farnsworth Group

Gary Fitzgerald commented on the series of Green Initiative presentations and LEED's.

Nancy Roman informed the commission that staff is entertaining ways to help introduce green practices to the builders and inform home owners of the tax credits available.

Brian Davie with the Farnsworth group took the floor. Brian introduced Brian Fisher, Troy Strange and Ed Barry.

Mr. Davie began the presentation by giving examples from the town of Normal, Illinois. He explained that the uptown area was rezoned as a B-2 district. B-2 zoning requires LEED certification for buildings with a footprint of 7500 square feet or more.

Gary Fitzgerald asked when this was put into place. Mr. Davie answered it was officially adopted 2001/2002.

Mr. Davie continued by showing slides of various buildings that are LEED's certified.

Dan Gron inquired as to the goal for the Normal area. Brian answered they had a municipal policy on sustainability.

Ed Barry took the floor and addressed Dan Gron's questions. The Normal uptown plan shows where LEED's is heading. He talked about the common approaches to sustainability on a Municipal Level. There are 8 initiatives; green training, green policy manual, green comprehensive plan, green municipal ordinances, green advocacy and grant pursuit, commissioning and certification of existing facilities, commissioning and certification of new facilities, green design for new facilities.

Dan Gron was curious as to how the Village of Shorewood might implement a green comprehensive plan. Mr. Gron wondered if there is a corresponding reduction in water savings or streets that would entail some tax incentives. Mr. Barry answered, yes that you would include that language and offer tax incentives that it would start out voluntary and then would become mandatory.

Jim Relyea talked about the Troy Hofer School and how it is a walking school. The district made a change in policy to allow bike riding. The subdivision has bike paths and connects to other subdivisions. Mr. Relyea mentioned how the commission stumbled on this accidentally but how beneficial it has been.

The presentation continued with a detailed explanation of the 8 initiatives. Mr. Barry gave closing comments mentioning a project called the Sheridan Triangle in Peoria, Illinois. He encouraged the commission to "embrace green".

Mr. Fitzgerald called for questions or comments.

Pete Cerve wondered what the initial reaction is to cost by the clients that come to the Farnsworth Group. Mr. Barry replied that cost is a factor but that people are embracing green more and more. It is considered fashionable or in vogue, a real marketing plus. On the opposite end it is being mandated by many units of government.

There was further discussion on cost and whether it would deter developers or builders.

Mr. Fitzgerald commented our next step should be bringing forth some options.

Nancy Roman commented that we will be having a few variance requests coming forward next month. One is FCA and the other is Fifth Third Bank. Because of the state project on Route 59, they will need to put up new signs and they will have set back issues.

Dan Gron mentioned there is offer to have a discussion on Fleet electric cars.

**ADJOURNMENT**

Jim Relyea made a motion to adjourn at 8:17 p.m., seconded by Steve Brockman. All in favor, none opposed, meeting adjourned.

Next meeting March 4, 2009

Respectfully Submitted,

*Kimberly Sharp*  
Recording Secretary