

Village of Holland  
Plan Commission Meeting  
April 9, 2024

Chairman Bob Bethel called the regular scheduled meeting of April 9, 2024, to order at 6:21pm with Commission members Mayor Spangler, Councilman Nate Gaubert, Keith Simpson, and Craig Fischer in attendance. Zoning Administrator Leslie Ferman was also in attendance. Luanne Kaiser was unable to attend the meeting.

Mr. Gaubert made a motion to approve March 12, 2024, meeting minutes with Mayor Spangler second. Roll call carried 4-0.

**1010 Clark Street**

Gary and Donna Orner were in attendance to update the Commission on the rehab project of the former sheep barn. Mr. Orner advises that he has moved a lot of the block, purchased the lumber and siding and is waiting on the weather to break. Mayor Spangler asked whether the deadline of August 3, 2024, for completion would be met, Mr. Orner stated he would beat the deadline. Discussion on the agreement drafted by Paul Skaff outlining the requirements of the agreement to be completed by August 3, 2024, with periodic updates by the Orners at Plan Commission meetings and should the project fail to be completed by August 3, 2024, that Mr. Orner would demolish the structure at his expense. Mr. Orner objected to some language regarding not complying with violation notices. Mr. Bethel suggested that the Orners be provided a draft copy of the agreement and to advise the Village of any other language objections before sending back to Mr. Skaff for revision. No formal action taken.

**Digital Billboard Signs**

Mr. Kreg Culler was in attendance to discuss placing digital billboard sign on property along Angola Road. There are several locations under consideration by Mr. Culler and his partners. The application and approval process was discussed. Mr. Culler to work on providing a site plan for their chosen location for Plan Commission review before submitting formal applications. No formal action was taken.

**916 Clarion Avenue**

Mrs. Ferman had issued a violation of the exterior property maintenance code for this property regarding the two storage structures in the rear yard that are in danger of collapsing. Kevin Hartman, property owner, was unable to attend this meeting but has been cooperative in clearing items from the structures in preparation for demolition. Mr. Hartman has requested additional time to comply. Mrs. Ferman and Mr. Bethel to arrange meeting with Mr. Hartman to obtain permission to enter property for inspection purposes and to advise that the final deadline for compliance be August 3, 2024. No formal action was taken,

There being no further business, the meeting adjourned at 6:51pm.

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Robert Bethel, Chairman

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Craig Fischer, Secretary