

VILLAGE OF AVISTON
MINUTES OF THE ZONING BOARD MEETING HELD ON
Tuesday, March 25, 2025

The regular monthly meeting of the Aviston Zoning Board was called to order at 7:00 p.m. on March 25, 2025, at the Village Hall by Mike Engel. In attendance were Mike Engel, Clayton Renth, Amelia Morgan, Terry Tebbe, Rick Zobrist, and Zachary Meyer Village Administrator Dave Trame and Irma Deimeke. Pledge of Allegiance was recited by all.

1. GUESTS: Jeff Woltering

2. AGENDA: A motion to approve the agenda was made by Amelia Morgan and seconded by Zachary Meyer. Motion carried.

3. MINUTES:

The minutes of the February 2025 meeting were available for all to review. A motion to approve the minutes was made by Zachary Meyer and seconded by Terry Tebbe. Motion carried.

4. NEW BUSINESS: Jeff Woltering was in attendance and showed the Board preliminary plans for his 2-acre lot north of Dollar General. It is a 6-7,000 sq. ft. open floor plan designed for tenants to build to suit. He has one tenant already that wants approximately ½ of the space and there could be 1-2 more units depending on what kind of business would decide to move in. He will present this plan to the Village Board at their April meeting. He wants to get started on the build in 2-3 months.

Questions were raised regarding how the Village would treat a multi-business building (Mini Strip Mall).

What sealed drawings would be needed if the building is constructed but the inside was build-to-suit later?

- What Zoning Code would be applicable?

We will need to study this and make recommendations.

5. OLD BUSINESS:

a) March 2025 Permits: 2 – miscellaneous, 1 – new home, 1 – accessory use. TOTAL permits for the year are 1 – new home, 2 - accessory use, 4 - miscellaneous.

b) Recap of Village Board Meeting: Nothing for the Village Board.

6. A motion to adjourn the meeting at 8:00 p.m. was made by Amelia Morgan and seconded by Clayton Renth. Motion carried.

Irma Deimeke