

**VILLAGE OF MOUNT HOREB
VILLAGE BOARD MEETING MINUTES
FEBRUARY 4, 2026**

The Village Board met in regular session in-person on the above date in the 2nd Floor Board Room of the Municipal Building, 138 E Main Street.

Call to Order/Roll Call: Village President Ryan Czyzewski called the meeting to order at 7:00pm. The Pledge of Allegiance was recited. Present were Trustees White, Fendrick, Schellpfeffer, Gauger, and Best. Trustee Jones was absent. Also present were Administrator Nic Owen, Village Clerk Alyssa Gaffney, and Youth-In-Government students Aaron Fendrick and Jenna Jones.

Public Comments on Non-Agenda Items: None

Consent Agenda: Fendrick moved, Gauger seconded to approve the following consent agenda items: January 7, 2026 meeting minutes; Final Energy Plan; and Resolution 2026-02 Green Tier Legacy Community Program. Motion carried by unanimous voice vote.

Consideration of Specific Implementation Plan for JT Klein Senior Affordable and Market Rate Multi-Family Housing, 101 Perimeter Rd: Owen explained this item. JT Klein representatives were present and spoke about the project. The board discussed. Gauger moved, Schellpfeffer seconded to approve the Specific Implementation Plan, with staff notes included. Motion carried by unanimous voice vote.

Consideration of General Development Plan rezoning from A-1 Agricultural to R-3 Multifamily to PD-Planned Development and Certified Survey Map to convert Outlot into Standard lot for cottages at Brookstone Hills Pocket Neighborhood: Owen and Czyzewski explained this item. The board discussed. Schellpfeffer moved, Fendrick seconded to approve the rezone. Motion carried by unanimous voice vote. Best moved, Gauger seconded to approve the Certified Survey Map. Motion carried by unanimous voice vote.

Discussion/Consideration of Nomination for Register of Historic Places for Structures, Sites or Entities: 108 & 110 E Main Street, Vestibule Investments, LLC: Property owner Mark Johnson spoke about the building and its history. White moved, Best seconded to approve the nomination. Motion carried by unanimous voice vote.

Committee reports: All committee reports were given, with no action taken.

Village President's report: Czyzewski spoke about the Energy Plan, Veteran's Memorial signage, Citizen Nomination forms, and the Front Street Station. He also thanked those who attended the joint meeting.

Village Administrator's report: Owen spoke about meeting with Chamber staff, online parking maps, the ribbon cutting for Sugar Troll, and the Lukken Farm RFP.

Village Clerk's report: Gaffney spoke about the Spring Primary election and details on absentee voting times and public testing.

Adjournment: With no further business before the board, Schellpfeffer moved, Best seconded to adjourn @ 8:15pm. Motion carried by unanimous voice vote.

Minutes by Alyssa Gaffney, Village Clerk