

CITY OF DELAFIELD  
(262) 646-6220

Plan Commission Meeting Agenda  
Wednesday, October 25, 2017  
7:00 p.m.

**AMENDED**

**\*\*CITY HALL COMMON COUNCIL CHAMBERS\*\***  
**500 Genesee Street, Delafield, WI 53018**

Call Plan Commission Meeting to Order.  
Pledge of Allegiance.  
Roll Call.

PUBLIC HEARINGS:

**PUBLIC HEARING #1:** Amended Conditional Use Permit for Architectural Modifications  
**TAX KEY/ADDRESS:** DELC 0753.999.002, 3115 Highway 83, Hartland.  
**OWNER/APPLICANT:** Whitney and Eric Shneyder et al.  
**MATTER:** Applicant seeks preliminary input to build an addition to the event barn and residence at Rustic Manor.

**PUBLIC HEARING #2:** Planned Development General Development Plan  
**TAX KEY/ADDRESS:** DELC 0799.973, 0799.983, 0799.984, 0799.984.001, 0799.984.002, 0799.984.003, 0799.984.004, 0799.984.005. 147, 150, 163, 166, Tomahawk Trail, 740 Indian Spring Drive and 224 Genesee Street, Delafield.  
**OWNER/APPLICANT:** The Prestwick Group  
**MATTER:** Applicant seeks approval of a General Development Plan for a mixed use Planned Development.

**PUBLIC HEARING #3:** Zoning Ordinance Text Amendment  
**OWNER/APPLICANT:** City of Delafield  
**MATTER:** Consideration to repeal and recreate 17.68 Temporary Signs

1. Approve Plan Commission meeting minutes of [September 27, 2017](#) meeting.
2. City of Delafield Citizen's Comments pertaining to subjects on this agenda.
3. Consent Agenda - *Recommended approvals in accordance with the staff report. Items listed under the Consent Agenda are considered in one motion in accordance with the Staff Report unless a Plan Commission member or staff member's request that an item be removed from the Consent Agenda.*
  - a. **DELC 0804.994.017 2720 Heritage Drive, Delafield. Owner: Heritage-Hillside LLC. Applicant: Poblocki Sign Company LLC.** Applicant seeks approval of an amended permanent building sign for Aurora Health Center.
  - b. **DELC 0787.081, 615 Milwaukee Street, Delafield. Owner/Applicant: Harmack 17 LLC.** Applicant seeks approval of a Business Plan of Operation for Hart Hearing Care Centers. Hours of operation are 8:30 A.M. to 4:30 P.M., Monday through Friday with 2 full-time and one part-time employee.
  - c. **DELC 0755.967, 2617 Nagawicka Rd., Delafield. Owner/Applicant: Thomas Beaudry.** ***Discussion and possible action upon recommendation of the Lake Welfare Committee for a boathouse application.***
4. Unfinished Business.
  - a. **DELC 0804.982, 2900 Golf Road, Delafield. Owner: Ramco Delafield II LLC. Applicant: JNB Signs, Inc.** Applicant seeks approval of a permanent building sign for Five Guys.

5. New Business
  - a. **DELC 0753.999.002, 3115 Highway 83, Hartland. Owner/Applicant: Whitney and Eric Shneyder et al.** Applicant seeks an amended Conditional Use Permit to build an addition to the event barn and residence.
  - b. **DELC 0807.978.008, 350 Austin Circle, Delafield. Owner: Purple Dog Real Estate Investments LLC. Applicant: Robert Bleck.** Applicant seeks approval of a Certified Survey Map to consolidate two commercial parcels.
  - c. **DELC 0799.973, 0799.983, 0799.984, 0799.984.001, 0799.984.002, 0799.984.003, 0799.984.004, 0799.984.005. 147, 150, 163, 166, Tomahawk Trail, 740 Indian Spring Drive and 224 Genesee Street, Delafield. Owner/Applicant: The Prestwick Group.** Applicant seeks approval of a General Development Plan for a mixed use Planned Development.
6. Zoning and Ordinance Revision
  - a. Discussion and action regarding proposed text amendments regulating 17.68 Temporary Signs.
7. Reports of City Officials
  - a. Clerk
    1. Plan Commission Meeting Dates & Deadlines  
Plan Commission Meeting – November 29, 2017  
Submittal Deadline – November 14, 2017  
Public Hearing Deadline – November 1, 2017
    2. Correspondence
      - i. LTR from Hendricks re: Prestwick Development
      - ii. LTR from Ed McAleer re: Prestwick Development
      - iii. LTR from Dwayne Hanon re: Prestwick Development
  - b. Planner
  - c. Building Inspector
8. Adjournment

Persons requiring an interpreter or other assistance should contact the City Clerk-Treasurer's office 72 hours prior to the meeting. Notice is hereby given that a majority of the Common Council or any other board, commission or committee may be present at the meeting of the Plan Commission scheduled the last Wednesday of the month, October 25, 2017 to gather information about a subject in which they are interested. This constitutes a meeting of the Common Council and any other board, commission or committee pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis. 2d 553, 494 2d 408 (1993), and must be noticed as such, although said boards, commissions or committees will not take any formal action at this meeting.