

CITY OF DELAFIELD
500 GENESEE STREET
DELAFIELD WI 53018
262-646-6220
PLAN COMMISSION AGENDA
October 30, 2002
7:00 PM - COUNCIL CHAMBER

Public Hearings

1. Conditional Use Permit - Planned Development – General Development Plan for MJ & J Enterprises, LLC
2. An Ordinance to amend and to create the definition of Flag Lot of the Municipal Code of the City of Delafield.

Call meeting to order

Pledge of Allegiance

Roll Call

1. Approve minutes of September 25, 2002.
2. Delafield citizen's comments pertaining to subjects on this agenda.
3. Consent Agenda
 - a. **Tax Key 803.988.001, 394 Williamstowne, Suite B.** Owner: William Toson. Applicant: Sandra Falatyk. Applicant seeks approval of a Business Plan of Operation for *Northwind Technical Services, Inc.* Hours of operation: Weekdays: 7:00 a.m. to 6:00 p.m. Occasional weekend and evening hours. 8 full-time and 2 part-time employees.
 - b. **Tax Key 804.994.016, 2725 Hillside Drive, #C.** Owner: Robert S. Doody. Applicant: Michael Tran. Applicant seeks approval of an amended Business Plan of Operation for *Cheri Nails II.* Hours of operation: Weekdays 9:00 a.m. to 7:00 p.m.; Saturday 9:00 a.m. to 6:00 p.m. 2 full-time and 1 part-time employees.
 - c. **Tax Key 800.003.000, 2410 Milwaukee Street.** Owner: John Shuder. Applicant: William Schultheis. Applicant seeks approval of a Business Plan of Operation for *Waukesha Physical Therapy Clinic.* Hours of operation: Weekdays 8:30 a.m. to 5:30 p.m. 3 part-time employees.
4. Plans of Operation, Signage and Site Plan:
 - a. **Tax Key 807.985.006, 3697 Kettle Court East.** Owner: Bob Scherer and Michael Dowling. Applicant: Bob Scherer. Applicant seeks approval of an amended Business Plan of Operation for *CL&D Digital.* Hours of operation: 5:00 a.m. to 11:00 p.m. weekdays. 13 full-time employees.
 - b. **Tax Key 804.994.01, 2780 Heritage Drive.** Owner: Jim Flanagan. Applicant: Timothy Finke. Applicant seeks approval of a Business Plan of Operation and Sign Permit for *Petco Animal Supplies, Inc.* Hours of operation: 9:00 a.m. to 9:00 p.m. weekdays and Saturdays; 10:00 a.m. to 6:00 p.m. Sundays. 10 full-time and 15 part-time employees
 - c. **Tax Key 804.996.001, 2750 Golf Road.** Owner: Lake Country Real Estate. Applicant: Mike Schuchardt. Applicant seeks approval of signage for *Lasting Skin Solutions.*
 - d. **Tax Key 804.996.001, 2750 Golf Road.** Owner: Lake Country Real Estate. Applicant: James Emden. Applicant seeks approval of signage for *First Weber Group Realtors.*
 - e. Signage for recycling for *Department of Public Works.*
5. Final Consideration, Approvals, Previous Approvals
 - a. **Tax Key 804.994.013 and part of 804.999.014, Hwy 83 and Hillside Drive.** Owner/Applicant: General Capital Group, Marcus Corporation. Applicant seeks final approval of a Certified Survey Map.
 - b. **Tax Key 786.999, CTH "C" and North Westshore Drive.** Owner: Gerald and Dianne Jens, Applicant: **MLG Development** (Ryan Schultz). Applicant seeks final consideration of General Development Plan for the *Carriage Hills* Subdivision.
 - c. **Tax Key 733.933.002, 4615 Vettelson Road (Redi-Gas).** Owner/Applicant: MJ & J Enterprises, LLC, Jim Jendusa. Applicant seeks preliminary consideration for a Conditional Use Permit - Planned Development – General Development Plan
 - d. **Tax Key 733-990-003 and 773-998.** SW corner of STH 16 and STH 83. Owner/Applicant: Michael Schutte and Jonathan Spheeris. Referred back to Plan Commission from Common Council Meeting. – *Village Square.*
6. Preliminary Consideration

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7. Zoning and Ordinance Revisions
 - a. Zoning text – Flag lot
8. Hearing Dates
9. Administrator’s Report
10. Building Inspector’s Report
11. Board of Zoning Appeals
12. Correspondence
 - a. Letter from Wisconsin Department of Administration regarding Ruff’s Preserve (dated October 7, 2002)
 - b. Letter from Schober, Schober & Mitchell regarding Village Square (dated September 25, 2002)
 - c. Letter from Welch Hansen regarding Westbrook Church (dated September 25, 2002)
 - d. Letter from Wisconsin Department of Administration regarding Waterleaf Subdivision (dated September 17, 2002)
 - e. Letter from Jeff & Leslie Nepper and Jeff Lieblang re. Genesee Reconstruction Project (dated October 17, 2002)
13. 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 30, 2002 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.