

CITY OF DELAFIELD
500 GENESEE STREET
DELAFIELD WI 53018
262-646-6220
PLAN COMMISSION MEETING AGENDA
August 30, 2006
7:00 PM - COUNCIL CHAMBERS

Public Hearings

1. Consideration of an amendment to an existing Conditional Use Permit to modify the existing wireless telecommunications facility, **Tax Key 781.990, 1605 Highway 83, Hartland.**

Pledge of Allegiance

Roll Call

1. Approve Plan Commission meeting minutes of July 26, 2006 meeting
2. Delafield citizen's comments pertaining to subjects on this agenda
3. Consent Agenda: approvals per staff recommendations
 - a. **Tax Key 803.988.004, 2566 Sun Valley Drive, Delafield.** Owner: Gary Storts Applicant: Richard Laatsch. Applicant seeks approval of a business plan of operation for Apron Annie's Deli, catering and dining. Hours of operation are weekdays, Saturday and Sunday, 9:00 a.m. – 9:00 p.m. Six full-time and 4 part-time employees
 - b. **Tax Key 793.995, 6 West Main St, Delafield.** Owner: Ron Bethia. Applicant: Paul Kiedrowski. Applicant seeks approval of a business plan of operation for a lawn maintenance, landscaping, snow removal business. Hours of operation are weekdays 7:00 a.m. – 7:00 p.m.; Saturday, 8:00 a.m. – 5:00 p.m. with 9 full-time employees.
 - c. **Tax Key 793.989.007, 405 Genesee Street, Delafield.** Owner: Lang Investments. Applicant: Christine Welsh. Applicant seeks approval of a business plan of operation for Elation Dance Center, LLC, a dance school. Hours of operation are weekdays, 10:00 a.m. – 9:30 p.m. Saturday, 10:00 a.m. – 2:00 p.m. One full-time and 1 part-time employee.
 - d. **Tax Key 798.013.001, 611 Main Street, Delafield.** Owner: Rick Lieblang. Applicant: Betsy Redell. Applicant seeks approval of a business plan of operation for Party Land, a retail party supplies store. Hours of operation are weekdays, 9:00 a.m. – 8:00 p.m.; Saturday, 9:00 a.m. – 5:00 p.m.; Sunday, 11:00 a.m. – 3:00 p.m.; 6 part-time and 1 full-time employees.
 - e. **Tax Key 807.982.001, 3586 Hillside Road, Delafield.** Applicant: Michael Landry. Applicant seeks approval of a temporary business plan of operation and signage for Area Rental for a tent display from October 7 – October 29, 2006.
 - f. **Tax Key 787.075, 810 Genesee Street, Delafield.** Owner: Martina Verre. Applicant: Jenny Allen. Applicant seeks approval of a business plan of operation for Bark River Kids, children's gift, clothing and classes. Hours of operation are weekdays and Saturdays, 10:00 a.m. – 7:00 p.m.; Sunday, 12 noon – 7:00 p.m. Three part-time and 1 full-time employee.
4. Final Consideration, Approvals, Previous Approvals
 - a. City of Delafield 2007-2011 Capital Improvements Plan/Budget consideration.
 - b. **Tax Key 781.990, 1605 Highway 83, Hartland.** Owner: Joe and Maralyn Geason. Applicant: Bob Covelli, U.S. Cellular. Applicant seeks approval of a Conditional Use Permit and site plan for a telecommunications facility.
 - c. **Tax Key Tax Key 782.029, 2016 Bay Point Lane, Hartland;** Applicants Steve and Pamela Bergum. Applicants seek approval of SIP for architecture of a house, site plan and architecture for a boathouse and landscaping.
 - d. **Tax Key 756.996.002, Highway 83 and Oakwood Road, Hartland.** Applicant: Kettle Moraine Free Evangelical Church. Applicant seeks approval of SIP for color modification of the building and determination of a minor or major change to the Conditional Use Permit.
 - e. Recommendation to adopt Resolution PC2006-05 – A Resolution to Amend the Comprehensive Plan (Master Plan) City of Delafield, Wisconsin Concerning Development in Northwest Delafield.

5. Plans of Operation, Signage and Site Plan
 - a. **Tax Key 733.990.003, 2961 Village Square Drive, Hartland,** Owner: United Properties. Applicants: John O’Polka, Tumbleweed Southwest Grill, dba DiamondBack Management, Inc. Applicant seeks approval of an amended business plan of operation and signage for Tumbleweed Restaurant at Village Square, a restaurant and bar. Hours of operation for inside dining are weekdays and Sundays, 11:00 a.m. – 11:00 p.m.; Fridays and Saturdays, 11:00 a.m. – 12:00 a.m. Hours of operation for outside dining are weekdays and Sundays, 11:00 a.m. – 10:00 p.m.; Fridays and Saturdays, 11:00 a.m. – 11:00 p.m. Four full-time and 60 part-time employees
 - b. **Tax Key 803.994, 2675 Sun Valley Drive, Delafield WI.** Owner: Open Pantry Food Marts of WI. Applicant: James Fiene. Applicant seeks approval of signage and outdoor storage for Open Pantry, a convenience store/gasoline station and determination of a minor or major change to the Conditional Use Permit.
 - c. **Tax Key 798.002, 608 Milwaukee Street, Delafield.** Owner: Leslie Nepper. Applicant: Mary Cunningham. Applicant seeks approval of a business plan of operation and signage for The Knitch, a retail yarn shop. Hours of operation are weekdays, 10:00 a.m. – 5:00 p.m. (closed Mon); Saturday, 10:00 a.m. – 4:00 p.m.; Sunday, 11:00 a.m. to 3:00 p.m.
 - d. **Tax Key 793.022, 514 Wells Street, Delafield.** Applicant: Rob Gerbitz. Applicant seeks approval of signage and architectural modification for the Madison Building and determination whether a minor or major change to the Conditional Use Permit.
 - e. **Tax Key 793.021.001, 705 Genesee Street, Delafield.** Applicant: Gary Nuernberger. Applicant seeks approval of architectural modifications for Delafield Convenience and determination whether a minor or major change to the Conditional Use Permit.
 - f. **Tax Key 804.995, 2725 Heritage Drive, Delafield.** Applicant: Hans Perlich. Applicant seeks approval of a landscape plan at BurgerKing and determination of minor or major change to the Conditional Use Permit.
 - g. **Tax Key 807.977, 3960 Hillside Drive, Delafield.** Applicant: Matt Ottusch. Applicant seeks approval of a business plan of operation for UBS, a financial services company and signage. Hours of operation are weekdays, 8:00 a.m. – 5:00 p.m. Thirteen full time employees.
6. Preliminary
 - a. **Tax Key 794.015 and 794.016, Lot 3 & 4, Cushing Park Business Center, Delafield** Applicant seeks approval of a Certified Survey Map.
7. Zoning and Ordinance Revision
 - a. Discussion regarding zoning text amendment 17.39(18)(k)c and 17.39(19)k3 to eliminate height limitations of three stories.
8. Hearing Dates
9. Administrator’s Report
10. Building Inspector’s Report
11. Board of Zoning Appeals
 - a. Board of Zoning reports for August, 2006
12. Correspondence
 - a. Memo from Lt. Chuck Moranchek, City of Delafield, regarding the Hartland Sportsman’s Gun Club.

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 August 30, 2006 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 Ws. 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.

Clerk Treasurer, City of Delafield	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	Posted: _____ Front Door City Hall 1st and 2nd Floor Bulletin Boards Faxed to Newspapers Website
Deputy Clerk/Admin. Assistant		