

**CITY OF DELAFIELD**  
**500 GENESEE STREET**  
**DELAFIELD WI 53018**  
**262-646-6220**  
**PLAN COMMISSION MEETING AGENDA**  
**October 31, 2007**  
**7:00 PM - COUNCIL CHAMBER**

Public Hearing

Consideration of a Conditional Use Permit to operate a marine sales business at 220 Watertown Plank Road, Nashotah,  
**Tax Key 742.987**

Pledge of Allegiance

Roll Call

1. Approve Plan Commission meeting minutes of September 26, 2007 meeting
2. Delafield citizen's comments pertaining to subjects on this agenda
3. Consent Agenda (Recommended approvals in accordance with the staff report)
  - a. **Tax Key 804.994.019, 2730 Hillside Drive, Delafield.** Applicants: Amy & Nick Williams. Applicants seek approval of an amended business plan of operation for Twist 'n Olive to include serving food. Hours of operation remain the same, weekdays, 4pm – 12am; Saturday, 1pm – 2am; Sunday, 4pm – 2am. 1 full-time and 4 part-time employees.
  - b. **Tax Key 624.001-624.004, 622.999,** Applicant: Jim Siepmann. Applicant seeks final approval of a certified survey map for Nashotah House.
  - c. **Tax Key 798.026.001, 645 Wells Street, Delafield.** Owner: Lang Investments. Applicant: Hawthorne Wealth Management LLC. Applicant seeks approval of a business plan of operation and signage for Hawthorne Wealth Management LLC, a wealth management/financial planning company. Hours of operation are weekdays, 8:30 a.m. – 4:00 p.m. with 1 full-time employees.
  - d. **Tax Key 793.053, 417 Genesee Street, Delafield.** Owner: Lang Investments. Applicant: Jeff Dickrell. Applicant seeks approval of a business plan of operation and signage for Great Lakes Mortgage Corp, a mortgage funding corporation with hours of operation weekdays 8:00 a.m. – 6:00 p.m. with 6 full-time employees.
  - e. **Tax Key 804.994.008, 2820 Heritage Drive, Delafield.** Owner: Kensington Development. Applicant: WGR Sleep Shop and United Sign Co. Applicants seek approval of a business plan of operation and signage for WGR Sleep Shop, a retail bedding store. Hours of operation are weekdays, 10:00 a.m. – 8:00 p.m.; Saturday, 10:00 a.m. – 5:00 p.m.; Sunday, 10:00 a.m. – 4:00 p.m., with 2 part-time and 2 full-time employees.
  - f. **Tax Key 742.991, W215 E. Wisconsin Ave, Nashotah.** Applicant: MSI General. Applicant seeks approval of architectural modifications to the existing building facade.
4. Final Consideration, Approvals, Previous Approval
  - a. Final consideration of 2008 Capital Improvement Budget
  - b. **Tax Key 742.987, 220 Watertown Plank Road, Nashotah.** Owner: Henry Allen. Applicant: Lauderdale Lakes Marina. Applicant seeks approval of a conditional use for marine sales, site plan, architectural modification and a business plan of operation. Hours of operation are weekdays, 10:00 a.m. 6:00 p.m.; Saturday, 9:00 a.m. – 4:00 p.m.; Sunday, 10:00 a.m. – 3:00 p.m., with 3 part-time and 2 full-time employees.
  - c. History of Village Square Development approval.
  - d. **Tax Key 733.990.003, 3100-3158 Village Square Drive, Hartland. Owner: United Properties.** Applicant: Richard Williams, Dunn Brother's Coffee. Applicant seeks approval of a business plan of operation for a coffee shop. Hours of operation are weekdays and Saturday, 6:00 a.m. – 10:00 p.m.; Sunday, 6:00 a.m. – 9:00 p.m., with 15 part-time employees.

- e. **Tax Key 804.999.008, 3272 Golf Road, Delafield.** Applicants: Famous Footware/Jencen Architectural. Owner: Told Development. Applicant seeks determination of a major vs. minor change to the architectural modifications to Famous Footwear at The Shoppes of Nagawaukee.
  - f. **Tax Key 797.979.** Applicant: Trillium Development Applicant seeks consideration of a major or minor determination to Conditional Use Permit.
  - g. Select name of un-named road near Oakwood Church with recommendation to Common Council.
  - h. Dates of November and December Plan Commission Meetings
5. Plans of Operation, Signage and Site Plan
6. Preliminary
- a. **Tax Key 753.999.001, 3115 Highway 83, Hartland.** Applicant: Northpoint Community Church. Pastor Allen Jahneke seeks approval of a preliminary site plan and public hearing for rezoning.
7. Zoning and Ordinance Revision.
- a. Proposed sign ordinance text revisions – status update from Sign Review Committee
8. Hearing Dates
9. Administrator’s Report
- a. Status of lighting at Village Square
10. Building Inspector’s Report
11. Board of Zoning Appeals
- a. Board of Zoning variances granted 9/27/07.
12. Correspondence
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 31, 2007 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.

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