

Regular Plan Commission Meeting

Meeting Minutes

Village of Cross Plains
2417 Brewery Road, PO Box 97
Cross Plains, WI 53528
(608) 798-3241

Monday, June 1, 2015
7:00 pm

I. **Call to Order, Pledge of Allegiance, and Roll Call**

President Andreoni called the regular Plan Commission meeting to order at 7:00 pm.

Present: Commissioners Randy Case, Todd Duquette, Ron Hilmanowski, Mitch Hogan, Judy Ketelboeter, Clifford Zander and President Pat Andreoni.

II. **Public Comment** – None.

III. **General Business**

1. Discussion and action regarding minutes of regular meeting held May 4, 2015 – A motion was made by Commissioner Duquette, seconded by Commissioner Hogan, and unanimously carried by the Plan Commission to approve the regular meeting minutes held May 4, 2015.

2. Consideration of a request from Incredible Cars LLC for a Conditional Use Permit as a Vehicle Sales use located at 2563 Main Street.

a. Public Hearing – A motion was made by Commissioner Ketelboeter, seconded by Commissioner Hogan, and unanimously carried by the Plan Commission to open the Public Hearing at 7:02 pm.

- Jacob Sivertson was present on behalf of Incredible Cars LLC regarding their submittal for a Conditional Use Permit, stating his support for the application, and reviewing the submittal.
- David Morrill was present on behalf of Incredible Cars LLC regarding their submittal for a Conditional Use Permit, stating his support for the application, and reviewing the submittal.
- Matt Schuenke, Zoning Administrator, provided an overview of the Staff Report.

A motion was made by Commissioner Hogan, seconded by Commissioner Ketelboeter, and unanimously carried by the Plan Commission to close the Public Hearing at 7:19 pm.

b. Discussion and action to make a recommendation to the Village Board – Following discussion, a motion was made by Commissioner Ketelboeter, seconded by Commissioner Hilmanowski, for the Plan Commission to recommend approval of a Conditional Use Permit as a Vehicle Sales use located at 2563 Main Street subject to the following conditions:

1. The Conditional Use Permit shall be issued to one or both owners of Incredible Cars LLC;
2. Vehicles shall not be displayed nor parked at any time on property currently used as greenspace;
3. Vehicles may be reconditioned on site but they may not be repaired on site;
4. General outdoor storage of inoperable vehicles, equipment, parts or other items is prohibited with exception to those operable vehicles for sale and the use of the customer/employee parking.
5. Applicant shall meet the requirements of Article VIII of the Zoning Code as it relates to landscaping subject to further negotiations with the prospective landlord.
6. Applicant shall meet the requirements of Section 84.106 of the Zoning Code as it relates to exterior lighting subject to further negotiations with the prospective landlord.
7. The Plan Commission accepts the written report prepared by the Zoning Administrator.

A roll call vote was requested. Yes – Andreoni, Case, DuQuette, Hilmanowski, Hogan, and Ketelboeter. No – None. Abstain – Zander. Motion carried 6 – 0 – 1.

V. Adjournment

A motion was made by Commissioner Hogan, seconded by Commissioner Zander, and unanimously carried by the Plan Commission to adjourn the meeting at 7:30 pm.

Pursuant to law, written notice of this meeting was given to the public and posted on the public bulletin boards in accordance with Open Meetings Law.

Respectfully submitted,

Matthew G. Schuenke
Village Administrator/Clerk-Treasurer