

City of Franklin
Plan Commission Meeting Agenda *
Franklin City Hall Council Chambers
9229 West Loomis Road – Franklin, Wisconsin
7:00 PM, Thursday, September 7, 2006

I. Call to Order & Roll Call

II. Approval of Minutes

A. Regular Meeting Thursday, August 17, 2006

III. Public Hearings & Business Items (Action may be taken on any item)

A. James Fiene (Open Pantry Food Marts of Wisconsin)

Property: Approximately 7610 West Rawson Avenue; Tax Key Number 744-8998-002

Zoning: B-3 Community Business District

Regarding: 1. A Special Use Amendment to make changes to the exterior of an existing building and minor changes to the existing site. PUBLIC HEARING.

B. Milwaukee County Department of Parks, Recreation and Culture (Oak Leaf Trail Extension Phase III)

Property: Approximately South 68th Street and West Loomis Road; Tax Key Number 742-9995-000

Zoning: A-1 Agricultural District, FC Floodplain Conservancy District, FW Floodway District, Planned Development District #15

Regarding: 1. A Site Plan Amendment for an extension of the Oak Leaf Trail northward from the existing parking lot on South 68th Street.

2. A Natural Resource Special Exception to allow filling of a wetland and wetland buffer, and associated mitigation, for the extension of the Oak Leaf Trail. PUBLIC HEARING.

C. Edward Person

Property: Approximately 8044 South 43rd Street; Tax Key Number 807-0082-000.

Zoning: R-5 Suburban Single-Family Residence District

Regarding: 1. An Area Exception to exceed the 20% maximum lot coverage by 307 square feet. PUBLIC HEARING.

D. MSI General Corporation (Central Aquatics)

Property: Approximately 9675 South 60th Street; Tax Key Number 898-9997-023

Zoning: M-1 Limited Industrial District

Regarding: 1. A Site Plan Amendment to make minor changes to the exterior of an existing building and to the existing site.

E. Carleton Creek Development, LLC (Carleton Creek Condominiums) (50 units)

Property: Approximately 6737 South Lovers Lane Road; Tax Key Numbers 747-9981-005, 748-9961-002, 747-9981-006 & 747-9981-007

Zoning: R-3 Suburban/Estate Single-Family Residence District

Regarding: 1. An ordinance to amend the Unified Development Ordinance (Zoning Map) to rezone a certain parcel of land from R-3 Suburban/Estate Single-Family Residence District to R-8 Multiple-Family Residence District.

2. A Certified Survey Map to create right-of-way for a proposed public street and to create two lots.

3. A Special Use to allow a condominium development which consists of a total of 50 condominiums in 11 buildings.

4. An Area Exception to allow for a reduction of 6 feet from the required 30 foot setback to a 24 foot setback for the front yard setback to the proposed South Carleton Creek Drive and West Cortez Road, and likewise a reduction of 6 feet from the required 30 foot setback to a 24 foot setback for the rear yard setback to the Menard's property to the North.

5. A Condominium Plat which contains 50 condominium units.

F. Michael & Barbara Hannagan

Property: Approximately 9705 South 76th Street; Tax Key Number 896-9999-004

Zoning: R-8 Multiple-Family Residence District

Regarding: 1. A Special Use Extension for a building addition.

G. Next Regular Meeting scheduled for Thursday, September 21, 2006

IV. Adjournment

**Notice is given that a majority of the Common Council may attend this meeting to gather information about an Agenda item over which they have decision making responsibility. This may constitute a meeting of the Council per State ex rel. Badke v. Greendale Village Board even though the Council will not take formal action at this meeting.*