

MINUTES

CITY OF FRANKLIN PLAN COMMISSION MEETING

November 06, 2003
Approved November 20, 2003,
as corrected

CALL TO ORDER

- I. Mayor Klimetz called the regular meeting of the Plan Commission of November 06, 2003, to order at 7:01 p.m. in the Council Chambers of Franklin City Hall, 9229 W. Loomis Road, Franklin, Wisconsin. Also present were Alderman Dorsan, Commissioners Bennett, Knueppel, Ritter, Skowronski & Ziegenhagen and Planning Manager Mary Kay Buratto.

APPROVAL OF MINUTES

II.

Regular Meeting October 09, 2003

A Held over to November 20, 2003.

Special Meeting October 27, 2003

B Commissioner Skowronski moved and Commissioner Bennett seconded a motion to approved the minutes as presented.

BUSINESS

III.

LAND COMBINATION

Priya Corporation
5100-5140 W Ryan Rd

A Commissioner Skowronski moved and Commissioner Ritter seconded a motion to recommend the Land Combination to Common Council as applied for, subject to approval of said resolution as to form by the City Attorney. Upon voice vote, all voted 'aye'. Motion carried.

SITE PLAN

Priya Corporation
5100-5140 W Ryan Rd

B Commissioner Skowronski moved and Alderman Dorsan seconded a motion to recommend the site plan to Common Council subject to meeting all conditions as outlined by the Plan Commission in the resolution presented and contingent on approval of the resolution as to form by the City Attorney. Upon voice vote, all voted 'aye'. Motion carried.

2-PARCEL CERTIFIED SURVEY MAP

Menard Inc
6531 S Lovers Lane Road

C During discussion, Alderman Dorsan asked that the silt fence be relocated to the drip line of the trees on the west side of the second property during construction. Alderman Dorsan moved and Commissioner Skowronski seconded a motion to recommend the 2-parcel Certified Survey Map to Common Council subject to meeting all conditions as outlined by the Plan Commission in the presented resolution and contingent on approval of said resolution as to form by the City Attorney. Upon voice vote, all voted 'aye'. Motion carried.

PRELIMINARY PLAT

MLG Development – Yorkshire Grove
8727 S 27th Street

D During discussion, Alderman Dorsan asked that staff review the calculation of woodlands on the natural resource protection plan. He believes that woodlands within wetlands cannot be counted separately as woodlands. Commissioner Skowronski moved and Commissioner Knueppel seconded a motion to recommend the preliminary plat to Common Council subject to meeting all conditions as outlined by the Plan Commission in the presented resolution and contingent on approval of said resolution as to form by the City Attorney. Upon voice vote Commissioners Knueppel, Skowronski, Ritter, Ziegenhagen & Bennet voted 'aye'. Alderman Dorsan voted 'no.' Motion carried, 5-1.

MINOR PDD #25 AMENDMENT

Franklin Square LLC
Woodland Trails Condominiums
5480 W Ryan Road

E Commissioner Skowronski moved and Commissioner Ritter seconded a motion recommending that the amendment to Planned Development District #25 be considered minor, thus requiring no public hearing. Upon voice vote, all voted 'aye'. Motion carried. Commissioner Skowronski moved and Commissioner Ritter seconded a motion to recommend the amendment to Common Council subject to meeting all conditions as outlined by the Plan Commission in the resolution presented, including a survey of the trees that will be removed to accommodate the relocation of Cobblestone Way, and contingent on approval of the resolution as to form by the City Attorney. Upon voice vote, all voted 'aye'. Motion carried.

CONSULTATION ONLY

Paul Bouraxis – PDD #10 –
Riverwood Village Retail Center
(Building Elevations)

F No action required; none taken.

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PLANNING APPLICATION FEES

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G Staff requested to return to Plan Commission with step fees for site plans.
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**CHANGE PDD ORDINANCE
(area requirements)
UDO 15-3.0402**

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H Held over until changes encompassing the entire ordinance can be presented.
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**CHANGE TEMPORARY USE
REGULATIONS
UDO 15-3.0204.F TO ONLY
REQUIRE PLAN COMMISSION
APPROVAL**

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I Commissioner Skowronski moved and Commissioner Bennett seconded a motion to direct staff to make changes to the memorandum and to prepare an ordinance for review. Public Hearing date is set for December 04, 2003. Upon voice vote, Alderman Dorsan and Commissioners Knueppel, Skowronski, Ritter & Bennett voted 'aye'. Commissioner Ziegenhagen voted 'no'. Motion carried 5-1.
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**NEXT SCHEDULED MEETING
DATES**

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IV. No action required; none taken.
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ADJOURNMENT

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V. Commissioner Ritter moved and Alderman Dorsan seconded a motion to adjourn. Upon voice vote, all voted 'aye'. Motion carried. Meeting adjourned at 8:45 p.m.
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