

**City of Franklin
Plan Commission Meeting
November 5, 2009
Minutes**

Approved
November 19, 2009

CALL TO ORDER

- I. Mayor Taylor called the November 5, 2009 regular Plan Commission meeting to order at 7:03 pm in the Council Chambers at the Franklin City Hall, 9229 West Loomis Road, Franklin, Wisconsin.

Present were Alderman Skowronski, Commissioners Kosovich, and Ritter. Excused were Commissioners Bennett, Fowler, and Haley. Also present were Planning Manager Dietl, Planner II Fuchs, Assistant City Engineer Romeis and City Attorney Wesolowski.

MINUTES

Special Meeting October 21, 2009

- II.
A. Alderman Skowronski moved and Commissioner Kosovich seconded approval of the October 21, 2009 minutes of the Special Meeting of the Plan Commission. Upon voice vote, all voted 'aye'. Motion carried.

Regular Meeting October 22, 2009

Alderman Skowronski moved and Commissioner Kosovich seconded approval of the October 22, 2009 minutes of the Regular Meeting of the Plan Commission. Upon voice vote, all voted 'aye'. Motion carried.

PUBLIC HEARINGS and BUSINESS ITEMS

**Sacred Heart at Monastery Lake, Inc.
(Proposed Senior Housing and Priests of the Sacred Heart Retirement Housing Development)
Property:** 7330 South Lovers Lane Road;
Primary Tax Key No. 752-9999-001
Zoning: I-1 Institutional District
Regarding: 1. (PDD Planned Development District) AN ORDINANCE TO CREATE SECTION 15-3.0440 OF THE FRANKLIN UNIFIED DEVELOPMENT ORDINANCE ESTABLISHING PLANNED DEVELOPMENT DISTRICT NO. 35 (SACRED HEART AT MONASTERY LAKE) AND TO REZONE A CERTAIN PARCEL OF LAND FROM I-1 INSTITUTIONAL DISTRICT TO PLANNED DEVELOPMENT DISTRICT NO. 35

- III.
A. Alderman Skowronski moved and Commissioner Ritter seconded a motion to recommend approval to the Common Council of an ordinance to create Section 15-3.0440 of the Franklin Unified Development Ordinance establishing Planned Development District No. 35 (Sacred Heart at Monastery Lake) and to rezone a certain parcel of land from I-1 Institutional District to Planned Development District No. 35 located at 7330 South Lovers Lane Road.

Upon voice vote, all voted 'aye'. Motion carried.

Alderman Skowronski moved and Commissioner Ritter seconded a motion to recommend approval to the Common Council of a resolution conditionally approving a 1-lot Certified Survey Map, being a division of a part of the Northeast 1/4 and Southeast 1/4 of the Northwest 1/4 of Section 8, Township 5 North, Range 21 East, in the City of Franklin, Milwaukee County, Wisconsin for the purpose of combining one lot and a purchased right-of-way into one larger lot for Sacred Heart at Monastery Lake, Inc.

2. (Certified Survey Map) A RESOLUTION CONDITIONALLY APPROVING A 1 LOT CERTIFIED SURVEY MAP, BEING A DIVISION OF A PART OF THE NORTHEAST 1/4 AND SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 5 NORTH, RANGE 21 EAST, IN THE CITY OF FRANKLIN, MILWAUKEE COUNTY, WISCONSIN for the purpose of combining one lot and a purchased right-of-way into one larger lot

Upon voice vote, all voted 'aye'. Motion carried.

Two Brothers Property Holdings, LLC (Two Brothers Restaurant)
Property: 9405 South 27th Street;
Tax Key No. 879-9994-000
Zoning: B-4 South 27th Street Mixed-Use Commercial District
Regarding: 1. (Site Plan Amendment) A RESOLUTION AMENDING THE SITE PLAN FOR RUBEN HERRARA TO ALLOW FOR TWO BROTHERS RESTAURANT BUILDING EXTERIOR ALTERATIONS AND BUILDING SITE CHANGES

Brian J. Haese and Angela R. Haese (Accessory Building Move and Placement)
Property: 9130 South 41st Street;
Tax Key No. 880-0139-000
Zoning: R-6 Suburban Single-Family Residence District
Regarding: 1. (Building Move) A RESOLUTION CONDITIONALLY APPROVING A BUILDING MOVE

City of Franklin (Milwaukee County Sports Complex Use Review)
Property: 6000 West Ryan Road;
Tax Key Nos. 852-9999-001 and 882-9987-001
Zoning: A-1 Agricultural District
Regarding: 1. Terms and processes of City reviews of Sports Complex uses/events

City of Franklin (Franklin Trails Committee)
Property: City-wide
Zoning: City-wide
Regarding: 1. Status report

ADJOURNMENT

B. Commissioner Kosovich moved and Commissioner Ritter seconded a motion to approve a resolution amending the site plan for Ruben Herrera to allow for the Two Brothers Restaurant building exterior alterations and building site changes at 9405 South 27th Street, with the provision of installing a fence up to 10 feet in height along the west property line, and to revise Condition No. 4 to include illustrating the dumpster location on the landscape plan.

Upon voice vote, all voted 'aye'. Motion carried.

C. Commissioner Kosovich moved and Commissioner Ritter seconded a motion to approve a resolution conditionally approving a building move and placement for Brian J. Haese and Angela R. Haese, located at 9130 South 41st Street.

Upon voice vote, all voted 'aye'. Motion carried.

D. Commissioner Ritter moved and Commissioner Kosovich seconded a motion for staff to continue to work with Milwaukee County on drafting an amendment to the Milwaukee County Sports Complex Special Use reflecting the full range of issues discussed by the Plan Commission this evening, leaving the parking lot as a separate issue, and subject to agreement with Milwaukee County.

Upon voice vote, all voted 'aye'. Motion carried.

E. Planner II Fuchs informed the Plan Commission of the progress of the Franklin Trails Committee. No action needed. None taken.

IV. Commissioner Ritter moved and Alderman Skowronski seconded a motion to adjourn the November 5, 2009 regular Plan Commission meeting.

Upon voice vote, all voted 'aye'. Motion carried. The meeting adjourned at 9:21 pm.