

CITY OF FRANKLIN
PLAN COMMISSION MEETING*
FRANKLIN CITY HALL COUNCIL CHAMBERS
9229 W. LOOMIS ROAD, FRANKLIN, WISCONSIN
AGENDA
THURSDAY, MARCH 21, 2019, 7:00 P.M.

A. **Call to Order and Roll Call**

B. **Approval of Minutes**

1. Approval of regular meeting of March 7, 2019.

C. **Public Hearing Business Matters** (action may be taken on all matters following the respective Public Hearing thereon)

1. **REPACORP, INC. REMOVAL OF TWO BUILDINGS AND EXPANSION OF EXISTING BUILDING.** Rezoning, Site Plan Amendment and Land Combination applications by Ener-Con Companies Inc., c/o FHCC, LLC, as follows:

Rezoning: to rezone Outlot 2 of Certified Survey Map No. 6595 from R-3 Suburban/Estate Single-Family Residence District to M-1 Limited Industrial District as required by a previous City approval and to ensure that the entire property is zoned M-1 Limited Industrial District;

Site Plan Amendment: for the removal of two smaller existing buildings on the northeastern portion of the Repacorp, Inc. property, and to expand the existing building on the northern portion of the property [the proposed approximately 40,120 square foot building expansion will be located on the east side of the existing building, with proposed site changes including parking lot changes on the south side of the proposed building addition, an access drive along the northeast corner of the subject property, loading docks on the north side of the building addition, and a driveway connection to South 112th Street];

Land Combination: to combine both the parcel to the north (6858 South 112th Street) and the parcel to the south (generally located on the east side of West Forest Home Avenue, approximately 1,200 feet north of the intersection of West Forest Home Avenue and West Rawson Avenue (south of the existing general warehouse building)) with the main parcel (11301 – 11311 West Forest Home Avenue) as required by a previous City approval (Resolution No. 98-4777) and to allow a truck loading dock to cross a property boundary; addresses, zoning and Tax Key Nos. as follows:

Rezoning: generally located on the east side of West Forest Home Avenue, approximately 1,200 feet north of the intersection of West Forest Home Avenue and West Rawson Avenue (south of the existing general warehouse building), R-3 Suburban/Estate Single-Family Residence District, 748-9997-008;

Site Plan Amendment: 11301 West Forest Home Avenue, M-1 Limited Industrial

District, 748-9994-003;
Land Combination: 11301-11311 West Forest Home Avenue, 6858 South 112th Street and generally the east side of West Forest Home Avenue, approximately 1,200 feet north of the intersection of West Forest Home Avenue and West Rawson Avenue (south of the existing general warehouse building), R-3 Suburban/Estate Single-Family Residence District (748-9997-008) and M-1 Limited Industrial District (748-0067-000 and 748-9994-003). **A PUBLIC HEARING IS SCHEDULED FOR THIS MEETING UPON THE REZONING APPLICATION OF THIS MATTER.**

D. **Business Matters** (no Public Hearing is required upon the following matters; action may be taken on all matters)

E. Adjournment

*Supporting documentation and details of these agenda items are available at City hall during normal business hours.

**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 Common Council per *State ex rel. Badke v. Greendale Village Board*, even though the Common Council will not take formal action at this meeting.

[Note: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. For additional information, contact the City Clerk's office at (414) 425-7500.]

REMINDERS:

Next Regular Plan Commission Meeting: April 4, 2019