

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

\*Revised

- A. **Call to Order and Roll Call**
- B. **Approval of Minutes**
  - 1. Approval of regular meeting of February 21, 2019.
- C. **Public Hearing Business Matters** (action may be taken on all matters following the respective Public Hearing thereon)
  - 1. **SECTION 15-3.0603 TABLE OF PERMITTED AND SPECIAL USES IN ALL NONRESIDENTIAL ZONING DISTRICTS AMENDMENTS: STANDARD INDUSTRIAL CLASSIFICATION CODE ADDITIONS/CHANGES IN THE M-1 LIMITED INDUSTRIAL DISTRICT [CITY-WIDE].** Unified Development Ordinance Text Amendment application by Kendall G. Breunig, Manager and Owner of Sunset Investors Venture, LLC, to amend Section 15-3.0603 Table of Permitted and Special Uses in all Nonresidential Zoning Districts by adding the following Standard Industrial Classification (SIC) Code Nos. as permitted uses in the M-1 Limited Industrial District: 6162 Mortgage Bankers and Loan Correspondents and 6163 Loan Brokers, and to change the following Standard Industrial Classifications from Special Use to Permitted Use in the M-1 Limited Industrial District: 1521 General Contractors-Single-Family Houses; 1541 General Contractors-Industrial Buildings and Warehouses; 1542 General Contractors-Nonresidential Buildings, Other than Industrial Buildings and Warehouses; 1742 Plastering, Drywall, Acoustical, and Insulation Work; 1743 Terrazzo, Tile, Marble, and Mosaic Work; 1793 Glass and Glazing Work; 1799 Special Trade Contractors, Not Elsewhere Classified and 5145 Confectionary. **A PUBLIC HEARING IS SCHEDULED FOR THIS MEETING UPON THIS MATTER.**
  - 2. **NISENBAUM HOMES & REALTY, INC. TWO-FAMILY RESIDENTIAL STRUCTURE.** Special Use application by Gregory D. Nisenbaum, President of Nisenbaum Homes & Realty, Inc., to allow for a two-family residential side by side ranch townhome use with 1,371 square feet of living space and basement in each ranch unit and a proposed shared driveway entrance off of West Cortez Circle, upon property zoned R-8 Multiple-Family Residence District, located at 10504 West Cortez Circle (northeast corner of the intersection of South Lovers Lane Road and West Cortez Circle); Tax Key No. 747-9979-000. **A PUBLIC HEARING IS SCHEDULED FOR THIS MEETING UPON THIS MATTER.**

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

- \*1. **PARK CIRCLE CONDOMINIUMS/THE GLEN AT PARK CIRCLE CONDOMINIUM PLAT.** Proposed for recommendation to the Common Council: A Resolution to Amend Resolution No. 2017-7291, A Resolution Conditionally Approving a Condominium Plat for Park Circle Condominiums at Approximately 9733 South 76th Street (Neumann Developments, Inc., Applicant), to Include and Depict All Proposed 54 Condominium Units upon the Plat, Including in the Wis. Stat. § 703.26 Expanding Condomi Nunc Pro Tunc the Recording of the Plat on February 21, 2019 as Document # 10849951; to Waive any Prior Regulatory Time Limits for the Recording of the Plat; to Authorize Department of City Development and Engineering Department Staff to Review for Approval All Forthcoming Addendums to the Plat in the Wis. Stat. § 703.26 Expanding Condominiums Areas, and to Rename the Development The Glen at Park Circle Condominium, property zoned R-8 Multiple-Family Residence District; Tax Key No. 896-9999-007.

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: March 21, 2019