

CITY OF FRANKLIN
PLAN COMMISSION MEETING*
FRANKLIN CITY HALL COUNCIL CHAMBERS
9229 W. LOOMIS ROAD, FRANKLIN, WISCONSIN
AGENDA
THURSDAY, JANUARY 9, 2020, 7:00 P.M.

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

B. **Approval of Minutes**

1. Approval of regular meeting of December 5, 2019.

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

1. **INNER WISDOM & WELLNESS, LLC; “AMUSEMENT AND RECREATION SERVICES, NOT ELSEWHERE CLASSIFIED” USE UNIFIED DEVELOPMENT ORDINANCE TEXT AMENDMENT AND SPECIAL USE.** Unified Development Ordinance Text Amendment and Special Use applications by Linda B. Scherrer, RYT200 (Registered Yoga Teacher at the 200 hour level), RMT (Reiki Master Teacher), Certified Essential Oils Coach (Ancient Apothecary & Young Living Oils), owner of Inner Wisdom & Wellness, LLC, (Betty Buss, property owner) to amend the Unified Development Ordinance text at Table 15-3.0603 Standard Industrial Classification Title No. 7999 “Amusement and recreation services, not elsewhere classified” to allow for such Use as a Special Use, City-wide, in the B-2 General Business District, B-3 Community Business District and the B-4 South 27th Street Mixed-Use Commercial District, in conjunction with a Special Use application (which is contingent upon approval of the concurrent Unified Development Ordinance Text Amendment) to allow for the Linda B. Scherrer, Yoga, Reiki and essential oils, meditation and mindfulness instruction studio (Inner Wisdom & Wellness, LLC) use, in the Franklin Village multi-tenant building located at 7127 South 76th Street, property zoned B-3 Community Business District; Tax Key No. 755-0038-001. **A PUBLIC HEARING IS SCHEDULED FOR THIS MEETING UPON THE UNIFIED DEVELOPMENT ORDINANCE TEXT AMENDMENT AND SPECIAL USE APPLICATIONS.**
2. **SPLIT LOT ZONING EXCEPTION UNIFIED DEVELOPMENT ORDINANCE AMENDMENT.** Unified Development Ordinance Text Amendment application by the City of Franklin, to Amend Unified Development Ordinance §15-3.0103.A.3. Split Zoning of Newly Created Lots Not Allowed, to provide for and except certain minor land divisions involving an established residential use not currently intended for redevelopment, such division being for the purpose of providing additional land to an adjoining tax incremental district

mixed-use development including industrial and commercial uses, for such remaining established residential dwelling building use parcel or parcels only. **A PUBLIC HEARING IS SCHEDULED FOR THIS MEETING UPON THIS MATTER.**

3. **NATURAL RESOURCE PROTECTION PLAN AND SITE INTENSITY AND CAPACITY CALCULATION EXCLUSIONS UNIFIED DEVELOPMENT ORDINANCE AMENDMENT.** Unified Development Ordinance Text Amendment application by the City of Franklin, to Amend Unified Development Ordinance §15-3.0501.C. Exclusions (When Natural Resource Protection and Site Intensity and Capacity Calculations Are Not Required), to additionally provide for and except certain minor land divisions involving an established residential use not currently intended for redevelopment, such division being for the purpose of providing additional land to an adjoining tax incremental district mixed-use development including industrial and commercial uses, for such remaining established residential dwelling building use parcel or parcels only. **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. **THE GLEN AT PARK CIRCLE CONDOMINIUM DEVELOPMENT MONUMENT SIGN.** Sign Review and Release of Easement Restriction applications by Park Circle LLC, for a monument sign with a 2 foot 8 inch by 5 foot 6 inch (14.67 square feet) face constructed of cedar, with raised lettering, suspended from an aluminum support and attached to two 8 inch by 8 inch white oak timbers, with an overall height of 5 feet, and to allow for the entrance monument sign within the “30 Foot Landscape Planting Buffer” along the entire 76th Street frontage at 7614 Park Circle Way (the northwest corner of West Park Way Circle and South 76th Street), property zoned R-8 Multiple-Family Residence District; Tax Key No. 896-1001-000.
2. **RYANWOOD MANOR ADDITION NO. 1 (FORMERLY KNOWN AS OAKWOOD AT RYAN CREEK) SINGLE-FAMILY RESIDENTIAL DEVELOPMENT.** Sign Review and Release of Easement Restriction applications by Oakwood at Ryan Creek, LLC, for a monument sign with a 10 foot 9 inch by 3 foot 4 inch (35.83 square feet) face constructed of weathered cedar within a steel frame, supported by steel rails and posts mounted on split-faced granite veneer column and wall, with an overall height of 7 feet and 1 inch, and to allow for the entrance monument sign within the existing stormwater management access easement, generally located at the northwest corner of West

Franklin Plan Commission Agenda

1/9/20

Page 3

Oakwood Road and South 76th Street, specifically within Outlot 2, property zoned R-5 Suburban Single-Family Residence District, bearing Tax Key No. 934-9992-010.

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: January 23, 2020