

CITY OF FRANKLIN  
PLAN COMMISSION MEETING\*  
FRANKLIN CITY HALL COUNCIL CHAMBERS  
9229 W. LOOMIS ROAD, FRANKLIN, WISCONSIN  
AGENDA  
THURSDAY, MAY 7, 2015, 7:00 P.M.

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

B. **Approval of Minutes**

1. Approval of regular meeting of April 23, 2015.

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

1. **KAYLA'S PLAYGROUND AT FRANKLIN WOODS NATURE CENTER SPECIAL PARK.** Natural Resource Special Exception and Site Plan Amendment applications by the City of Franklin, to allow for the installation of new playground equipment, a poured in place playground surface, restroom facilities and a parking lot expansion for Kayla's Playground at Franklin Woods Nature Center Special Park, for property zoned P-1 Park District, located at 3723 West Puetz Road; Tax Key No. 854-9936-000. **A PUBLIC HEARING IS SCHEDULED FOR THIS MEETING UPON THE NATURAL RESOURCE SPECIAL EXCEPTION APPLICATION OF THIS MATTER.**
2. **UNIFIED DEVELOPMENT ORDINANCE TEXT AMENDMENT TO ALLOW FOR THE CREATION OF NEW LOTS OF RECORD FOR EXISTING ONE-FAMILY DETACHED DWELLINGS AND TWO-FAMILY ATTACHED DWELLINGS UPON PROPERTY IN THE B-4 SOUTH 27TH STREET MIXED-USE COMMERCIAL DISTRICT.** Unified Development Ordinance Text Amendment application by Adam C. Murphy and Tanya M. Murphy, to amend §15-3.0304A.2. of the Unified Development Ordinance which requires that no new lots of record for One-family detached dwellings and Two-family attached dwellings be created after the effective date of the Ordinance (June 17, 2005), to allow for the creation of new lots of record for such uses if the use was existing on the effective date of the Ordinance. **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. **EXISTING DUPLEX CONVERSION INTO 2 CONDOMINIUM UNITS.** Declaration of Condominium Plat application by Erik R. Beste, to change the existing structure from a 2 unit duplex building to 2 condominium units, for property zoned R-7

Two-Family Residence District (Option 1), located at 8986 and 8988 South Cordgrass Circle East, Lot 47 in Prairie Grass Preserve Subdivision; Tax Key No. 847-0086-001.

2. **GUS'S MEXICAN CANTINA SEASONAL, WEEKLY CAR SHOW.** Temporary Use application by Gus's Mexican Cantina, LLC, to host weekly car shows on the northern half of the Garden Plaza Shopping Center parking lot, adjacent to Gus's Mexican Cantina located at approximately 6514 South Lovers Lane Road; Tax Key No. 705-8997-004.
3. **3 LOT CERTIFIED SURVEY MAP.** Certified Survey Map application by MC Home Builders, LLC, for division of an existing lot into 3 lots, for property zoned R-3 Suburban/Estate Single-Family Residence District located at 7979 South 68th Street; Tax Key No. 804-9991-000.

#### 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 and the Parks Commission 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 and the Parks Commission per *State ex rel. Badke v. Greendale Village Board*, even though the Common Council and the Parks Commission 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: May 21, 2015