

**City of Franklin
Plan Commission Meeting
November 3, 2022
Minutes**

**Approved
November 17, 2022**

A. Call to Order and Roll Call

Mayor Steve Olson called the November 3, 2022, regular Plan Commission meeting to order at 7:00 p.m. in the Council Chambers at Franklin City Hall, 9229 West Loomis Road, Franklin, Wisconsin.

Present were Mayor Steve Olson, Alderwoman Shari Hanneman, Commissioners Kevin Haley, Adam Burckhardt and Patricia Hogan and Assistant City Engineer Tyler Beinlich. Excused was Commissioners Patrick Leon. Also present was Principal Planner Regulo Martinez-Montilva and Associate Planner Marion Ecks.

B. Approval of Minutes

- 1. Regular Meeting of October 6, 2022.

Commissioner Hogan moved and Alderwoman Hanneman seconded a motion to approve the October 6, 2022 meeting minutes. On voice vote, all voted ‘aye’; motion carried (5-0-1).

C. Public Hearing Business Matters

- 1. None.

D. Business Matters

1. JUNIPER EVENTS LLC INDOOR RE:CRAFT AND RELIC MARKET, A TICKETED SHOPPING EVENT AT THE MILWAUKEE COUNTY SPORTS COMPLEX. Temporary Use application by Joshua J. Glidden, co-owner of Juniper Events LLC, for a two-day indoor re:craft and Relic ticketed, curated shopping event with over 150 vendors, featuring vintage, handmade and upcycled goods for sale (a juried event, with primary emphasis being placed on the quality and diversity of the products and the aesthetic of the booth displays), and 15 to 20 vendors for food sales (mainly prepackaged products, with 3-4 vendors selling non-prepackaged food), at the Milwaukee County Sports Complex located at 6000 West Ryan Road, for three periods, Fall Market held November 11-13, 2022, Winter Market held January 27-29, 2023 and Spring Market held April 14-16, 2023, from 10:00 a.m. to 4:00 p.m. on Saturdays,

Associate Planner Ecks presented the request by Joshua J. Glidden, co-owner of Juniper Events LLC, for a two-day indoor re:craft and Relic ticketed, curated shopping event with over 150 vendors, featuring vintage, handmade and upcycled goods for sale (a juried event, with primary emphasis being placed on the quality and diversity of the products and the aesthetic of the booth displays), and 15 to 20 vendors for food sales (mainly prepackaged products, with 3-4 vendors selling non-prepackaged food), at the Milwaukee County Sports Complex located at 6000 West Ryan Road, for three periods, Fall Market held November 11-13, 2022, Winter Market held January 27-29, 2023 and Spring Market held April 14-16, 2023, from 10:00 a.m. to 4:00 p.m. on Saturdays, and from 10:00 a.m. to 4:00 p.m. on Sundays (with VIP tickets offering early entrance at 9:00 a.m. on Saturdays) [event staff on-site for each of the three events on Friday, from 6:00 a.m. to 9:00 p.m. (vendor setup from 12:00 p.m. to 8:00 p.m.), Saturday, from 6:30 a.m. to 6:00 p.m., and Sunday, from 8:00 a.m. to 9:00 p.m. (vendor teardown from 4:00 p.m. to 9:00 p.m.)], on property zoned P-1 Park District, FC Floodplain Conservancy District and FW Floodway District; Tax Key Nos. 852-9999-001 and 882-9987-001.

and from 10:00 a.m. to 4:00 p.m. on Sundays (with VIP tickets offering early entrance at 9:00 a.m. on Saturdays) [event staff on-site for each of the three events on Friday, from 6:00 a.m. to 9:00 p.m. (vendor setup from 12:00 p.m. to 8:00 p.m.), Saturday, from 6:30 a.m. to 6:00 p.m., and Sunday, from 8:00 a.m. to 9:00 p.m. (vendor teardown from 4:00 p.m. to 9:00 p.m.)], on property zoned P-1 Park District, FC Floodplain Conservancy District and FW Floodway District; Tax Key Nos. 852-9999-001 and 882-9987-001.

2. PRZYBYLA PROPERTY LOT DIVISION AT 7726 WEST DREXEL AVENUE. Certified Survey Map application by Rick J. Przybyla and Mary A. Przybyla, applicants and property owners, to separate a portion of a parcel of land with frontage on West Drexel Avenue (which includes an existing single-family home with an approximate lot size of 165 feet by 175 feet (28,869 square feet, or 2/3 acre)) from the rear of the parcel which will become an outlot (approximately 69,543 square feet) proposed to be part of a future single-family subdivision plat for Ridgewood Reserve Subdivision, property located at 7726 West Drexel Avenue, zoned R-6 Suburban Single-Family Residence District; Tax Key No. 792-9997-000.

3. PRZYBYLA PROPERTY LOT DIVISION AT 7832 WEST DREXEL AVENUE. Certified Survey Map application by Rick J. Przybyla and Mary A. Przybyla, applicants and property owners, to demolish an existing home on a parcel of land and to divide the parcel into three parcels (2 lots and 1 outlot) (2 of which will front West Drexel Avenue, and one will be part of a future development), Parcel 1 having 105 feet of frontage with square footage of 15,284, Parcel 2 having 109 feet of frontage with square footage of 16,597 and Parcel 3 having 87,736 square

Alderwoman Hanneman moved and Commissioner Hogan seconded a motion to adopt a Resolution imposing conditions and restrictions for the approval of a Temporary Use for a re:craft and Relic market ticketed, curated shopping event for property located at 6000 West Ryan Road (Milwaukee County Sports Complex). On voice vote, all voted ‘aye’. Motion carried (5-0-1).

Associate Planner Ecks presented the request by Rick J. Przybyla and Mary A. Przybyla, applicants and property owners, to separate a portion of a parcel of land with frontage on West Drexel Avenue (which includes an existing single-family home with an approximate lot size of 165 feet by 175 feet (28,869 square feet, or 2/3 acre)) from the rear of the parcel which will become an outlot (approximately 69,543 square feet) proposed to be part of a future single-family subdivision plat for Ridgewood Reserve Subdivision, property located at 7726 West Drexel Avenue, zoned R-6 Suburban Single-Family Residence District; Tax Key No. 792-9997-000.

Alderwoman Hanneman moved and Commissioner Burckhardt seconded a motion to recommend approval of a Resolution conditionally approving a 1 lot and 1 outlot Certified Survey Map, being all that part of the Southeast 1/4 of the Southeast 1/4 of Section 9, Township 5 North, Range 21 East, in the City of Franklin, County of Milwaukee, State of Wisconsin (at 7726 West Drexel Avenue). On voice vote, all voted ‘aye’. Motion carried (5-0-1).

Associate Planner Ecks presented the request by Rick J. Przybyla and Mary A. Przybyla, applicants and property owners, to demolish an existing home on a parcel of land and to divide the parcel into three parcels (2 lots and 1 outlot) (2 of which will front West Drexel Avenue, and one will be part of a future development), Parcel 1 having 105 feet of frontage with square footage of 15,284, Parcel 2 having 109 feet of frontage with square footage of 16,597 and Parcel 3 having 87,736 square footage, property located at 7832 West Drexel Avenue, zoned R-6 Suburban Single-Family Residence District; Tax Key No. 792-9995-001.

Commissioner Hogan moved and Alderwoman Hanneman seconded a motion to recommend approval of a Resolution conditionally approving a 2 lot and 1 outlot Certified Survey

footage, property located at 7832 West Drexel Avenue, zoned R-6 Suburban Single-Family Residence District; Tax Key No. 792-9995- 001.

Map, being all that part of the Southeast 1/4 of the Southeast 1/4 of Section 9, Township 5 North, Range 21 East, in the City of Franklin, County of Milwaukee, State of Wisconsin (at 7832 West Drexel Avenue). On voice vote, all voted ‘aye’. Motion carried (5-0-1).

4. UNIFIED DEVELOPMENT ORDINANCE (UDO) REWRITE TASK FORCE: informative session by City Development Staff re: articles: 5. General Development Standards and 6. Sign Standards.

No action taken.

Adjournment

Commissioner Hogan moved and Commissioner Haley seconded to adjourn the Plan Commission meeting of November 3, 2022 at 8:25 p.m.. On voice vote, all voted ‘aye’; motion carried (5-0-1).