

**City of Franklin
Plan Commission Meeting
January 18, 2018
Minutes**

Approved
February 8, 2018

A. Call to Order and Roll Call

Mayor Steve Olson called the January 18, 2018 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 was Commissioners, Adam Burckhardt, Kevin Haley, City Engineer Glen Morrow and Alderman Dandrea. Excused was Commissioner David Fowler and Patricia Hogan. Also present was Planning Manager Joel Dietl.

B. Approval of Minutes

1. Regular Meeting of January 4, 2018.

Commissioner Haley moved and Alderman Dandrea seconded approval of the January 4, 2018 minutes of the regular meeting of the Plan Commission. On voice vote, all voted 'aye'. Motion carried (4-0-2).

D. Business Matters

1. EVERGREEN PARK ESTATES RESIDENTIAL LOTS DEVELOPMENT. Preliminary Plat application by Rick J. Przybyla, President of Creative Homes, Inc., to subdivide the existing 32.67 acre property at approximately 7501 South 49th Street, to create five R-6 Suburban Single-Family Residence District lots, including three lots north of West Evergreen Street (Lots 1, 2 and 3), one lot south of West Evergreen Street (Lot 4) and one large remnant lot north of Lots 1, 2 and 3 (Lot 5) for future residential development, lot sizes ranging in size from 22,102 square feet to 43,504 square feet (excluding Lot 5), also including three outlots which are reserved for future use by the developer and/or consist of protected natural resource features, property zoned R-6 Suburban Single-Family Residence District, FC Floodplain Conservancy District and FW Floodway District.

Planning Manager Joel Dietl presented the request by Rick J. Przybyla, President of Creative Homes, Inc., to subdivide the existing 32.67 acre property at approximately 7501 South 49th Street, to create five R-6 Suburban Single-Family Residence District lots, including three lots north of West Evergreen Street (Lots 1, 2 and 3), one lot south of West Evergreen Street (Lot 4) and one large remnant lot north of Lots 1, 2 and 3 (Lot 5) for future residential development, lot sizes ranging in size from 22,102 square feet to 43,504 square feet (excluding Lot 5), also including three outlots which are reserved for future use by the developer and/or consist of protected natural resource features, property zoned R-6 Suburban Single-Family Residence District, FC Floodplain Conservancy District and FW Floodway District.

Alderman Dandrea moved and City Engineer Morrow seconded a motion to recommend approval of a Resolution conditionally approving a Preliminary Plat for Evergreen Park Estates Subdivision (at approximately 7501 South 49th Street). On voice vote, all voted 'aye'. Motion carried (4-0-2). Please note that the vote was unanimous.

E. Adjournment

Commissioner Haley moved and Alderman Dandrea seconded to adjourn the Plan Commission meeting of January 18, 2018 at 7:28 p.m. All voted 'aye'; motion carried. (4-0-2).