

**City of Franklin
Plan Commission Meeting
November 9, 2017
Minutes**

Approved
December 7, 2017

A. Call to Order and Roll Call

Mayor Steve Olson called the November 9, 2017 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 Kevin Haley, David Fowler, Patricia Hogan, Adam Burckhardt, Alderman Mark Dandrea and City Engineer Glen Morrow. Also present was Planning Manager Joel Dietl and Principal Planner Nick Fuchs.

B. Approval of Minutes

1. Regular Meeting of October 19, 2017.

Commissioner Fowler moved and Commissioner Haley seconded approval of the October 19, 2017 minutes of the regular meeting of the Plan Commission. On voice vote, all voted 'aye'. Motion carried (6-0-0).

C. Public Hearing Business Matters

2. FABU EYES EYELASH EXTENSION SERVICE BUSINESS USE. Special Use application by Yulia Da Silva, owner, Fabu LLC, d/b/a Fabu Eyes, to operate an eyelash extension service business with hours of operation from 9:00 a.m. to 7:00 p.m., Monday through Friday, and 9:00 a.m. to 2:00 p.m., Saturday and Sunday, upon property zoned M-1 Limited Industrial District and C-1 Conservancy District, located at 11113 West Forest Home Avenue, Suite 240; Tax Key No. 704-9978-002.

Planning Manager Joel Dietl presented the request by Yulia Da Silva, owner, Fabu LLC, d/b/a Fabu Eyes, to operate an eyelash extension service business with hours of operation from 9:00 a.m. to 7:00 p.m., Monday through Friday, and 9:00 a.m. to 2:00 p.m., Saturday and Sunday, upon property zoned M-1 Limited Industrial District and C-1 Conservancy District.

The Official Notice of Public Hearing was read in to the record by Principal Planner Fuchs and the Public Hearing was opened at 7:05.

Commissioner Hogan moved and Commissioner Fowler seconded a motion to postpone and continue the subject matter and public hearing to the December 7, 2017 Plan Commission meeting. On voice vote, all voted 'aye'. Motion carried (6-0-0).

3. THE LAKEVIEW AT FRANKLIN SENIOR INDEPENDENT LIVING APARTMENT COMPLEX DEVELOPMENT. Special Use Amendment application by Herman & Kittle Properties, Inc., for construction

Planning Manager Joel Dietl presented the request by Herman & Kittle Properties, Inc., for construction of a 30,230 square foot, two-story, 48 unit (30 one-bedroom and 18 two-bedroom units with 70 parking spaces and associated landscaping and lighting) senior independent living apartment complex which will be designed, marketed and restricted to those 55 years and older with household

of a 30,230 square foot, two-story, 48 unit (30 one-bedroom and 18 two-bedroom units with 70 parking spaces and associated landscaping and lighting) senior independent living apartment complex which will be designed, marketed and restricted to those 55 years and older with household incomes of 30%, 50% and 60% of Area Median Household Income, with 8 units proposed as market rate units, upon property zoned R-8 Multiple-Family Residence District, located at 3709 West College Avenue; Tax Key No. 713-9996-003.

incomes of 30%, 50% and 60% of Area Median Household Income, with 8 units proposed as market rate units, upon property zoned R-8 Multiple-Family Residence District, located at 3709 West College Avenue; Tax Key No. 713-9996-003.

The Official Notice of Public Hearing was read in to the record by Principal Planner Fuchs and the Public Hearing was opened at 7:09 and closed at 8:16.

Commissioner Fowler moved and Alderman Dandrea seconded a motion to recommend approval of a Resolution to amend Resolution No. 2017-7246 imposing conditions and restrictions for the approval of a Special Use for a two-story, 48 unit multi-family senior independent living apartment complex development use located at 3709 West College Avenue to allow for construction of The Lakeview at Franklin two-story, 48 unit senior independent living apartment complex with the addition of Condition No. 13 requiring installation of a sidewalk along W. College Avenue per City Engineering Department specifications and revising Condition No. 7 to delete “Furthermore, the trail shall be looped and extend around the entire building.” and add “This requirement is conditioned upon Milwaukee County approval.” On voice vote, all voted 'aye'. Motion carried (6-0-0).

1. MOLLY MAID PROFESSIONAL HOME CLEANING SERVICE BUSINESS USE. Special Use application by R & R Swan Investments, LLC d/b/a Molly Maid, to operate a maid service business with hours of operation from 7:00 a.m. to 5:00 p.m., Monday through Friday, which application also includes a property owner requested revised Site Plan approval for existing site improvements constructed without prior City approval, specifically, reconfiguration of the parking lot in the northwest corner of the property and addition of a new parking lot in the rear of the property, upon property zoned M-1 Limited Industrial District and C-1 Conservancy District, located at 11113 West Forest Home Avenue, Suite 200; Tax Key No. 704-9978-002.

Planning Manager Joel Dietl presented the request by R & R Swan Investments, LLC d/b/a Molly Maid, to operate a maid service business with hours of operation from 7:00 a.m. to 5:00 p.m., Monday through Friday, which application also includes a property owner requested revised Site Plan approval for existing site improvements constructed without prior City approval, specifically, reconfiguration of the parking lot in the northwest corner of the property and addition of a new parking lot in the rear of the property, upon property zoned M-1 Limited Industrial District and C-1 Conservancy District.

The Official Notice of Public Hearing was read in to the record by Principal Planner Fuchs and the Public Hearing was opened at 7:03.

Commissioner Fowler moved and Alderman Dandrea seconded a motion to postpone and continue the subject matter and public hearing to the December 7, 2017 Plan Commission meeting. On voice vote, all voted 'aye'. Motion carried (6-0-0).

D. Business Matters

1. None.

E. Adjournment

Commissioner Hogan moved and Commissioner Burckhardt seconded to adjourn the Plan Commission meeting of November 9, 2017 at 8:28 p.m. All voted 'aye'; motion carried. (6-0-0).