

**City of Franklin  
Plan Commission Meeting  
October 19, 2017  
Minutes**

Approved  
**November 9, 2017**

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

Mayor Steve Olson called the October 19, 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 and David Fowler, Alderman Mark Dandrea and City Engineer Glen Morrow. Excused was Commissioner Patricia Hogan. Also present was Planning Manager Joel Dietl and Associate Planner Orrin Sumwalt.

**B. Approval of Minutes**

- 1. Regular Meeting of October 5, 2017.

Commissioner Haley moved and Alderman Dandrea seconded approval of the October 5, 2017 minutes of the regular meeting of the Plan Commission. On voice vote, all voted 'aye'. Motion carried (4-0-1).

**C. Public Hearing Business Matters**

**1. VY J. KOTLEWSKI AND KRISTIN L. OSGOOD DECK ADDITION TO EXISTING HOME [recommendation to Board of Zoning and Building Appeals].** Application by Vy J. Kotlewski and Kristin L. Osgood for an Area Exception from Table 15-3.0203 of the Unified Development Ordinance to allow for a maximum lot coverage of 18%, exceeding the R-3 Suburban/Estate Single-Family Residence District maximum lot coverage standard of 0.15 or 15%, for property located at 9225 South Wild Berry Way, for construction of a 353 square foot deck addition on the south side of the existing home (which will increase lot coverage by approximately 2%, with existing home and garage already exceeding the maximum lot coverage by approximately 1%), property zoned R-3 Suburban/Estate Single-Family Residence District; Tax Key No. 881-0170- 000.

Planning Manager Joel Dietl presented the request by Vy J. Kotlewski and Kristin L. Osgood for an Area Exception from Table 15-3.0203 of the Unified Development Ordinance to allow for a maximum lot coverage of 18%, exceeding the R-3 Suburban/Estate Single-Family Residence District maximum lot coverage standard of 0.15 or 15%, for property located at 9225 South Wild Berry Way, for construction of a 353 square foot deck addition on the south side of the existing home (which will increase lot coverage by approximately 2%, with existing home and garage already exceeding the maximum lot coverage by approximately 1%), property zoned R-3 Suburban/Estate Single-Family Residence District.

The Official Notice of Public Hearing was read in to the record by Associate Planner Sumwalt and the Public Hearing was opened at 7:03 and closed at 7:04.

Commissioner Fowler moved and Commissioner Haley seconded a motion to recommend approval of an application for an Area Exception to allow for construction of a 353 square foot deck addition on the south side of the existing home [application requests an Area Exception from Table 15-3.0203 of the Unified Development Ordinance to allow for a maximum lot coverage of 18%, exceeding the R-3 Suburban/Estate Single-Family Residence District maximum lot coverage standard of 0.15 or 15%. On voice vote, all voted 'aye'. Motion

carried (4-0-1).

**D. Business Matters**

**1. SACRED HEART SEMINARY AND SCHOOL OF THEOLOGY BUILDING B EXTERIOR RENOVATIONS AS PART OF A LARGER INTERIOR BUILDING RENOVATION TO UPGRADE THE RESIDENCES AND COMMON AREAS IN BUILDING B.** Site Plan Amendment application by Sacred Heart Seminary and School of Theology Inc., property owner/applicant, to allow for construction of a new parking area and entrance addition on the west side of Building B, associated landscaping, a new water lateral to serve the building's fire protection system, new hydrants on the north side of the building and approval of a parking lot addition on the east side of Building B that was constructed in 2016 without City approval, for property zoned I-1 Institutional District, C-1 Conservancy District and FFO Floodplain Fringe Overlay District, located at 7335 South Lovers Lane Road; Tax Key No. 752-9998-000.

Planning Manager Joel Dietl presented the request by Sacred Heart Seminary and School of Theology Inc., property owner/applicant, to allow for construction of a new parking area and entrance addition on the west side of Building B, associated landscaping, a new water lateral to serve the building's fire protection system, new hydrants on the north side of the building and approval of a parking lot addition on the east side of Building B that was constructed in 2016 without City approval, for property zoned I-1 Institutional District, C-1 Conservancy District and FFO Floodplain Fringe Overlay District, located at 7335 South Lovers Lane Road.

Alderman Dandrea moved and Commissioner Fowler seconded a motion to approve a Resolution amending the Site Plan for property located at 7335 South Lovers Lane Road to allow for construction of a new parking area and entrance addition on the west side of building B, associated landscaping, a new water lateral to serve the building's fire protection system, new hydrants on the north side of the building and approval of a parking lot addition on the east side of the building (Sacred Heart Seminary and School of Theology), subject to striking condition No. 6. On voice vote, all voted 'aye'. Motion carried (4-0-1).

**E. Adjournment**

Commissioner Haley moved and Commissioner Fowler seconded to adjourn the Plan Commission meeting of October 19, 2017 at 7:11 p.m. All voted 'aye'; motion carried. (4-0-1).