1. Call to Order, Pledge of Allegiance, Moment of Silence and Roll Call

2. Public Hearings
   a. On the Conditional Use Grant request of property owner Steve Clementi to construct a detached residential garage with an offset less than that required by Code on their existing, legal nonconforming lot (as to width) located at 255 Main Street. Property is Zoned R-5 Single Family Residential District.
   b. On the Conditional Use Grant Amendment request of Scott Hoggatt (d/b/a Velocity and the HandleBar) to develop an outdoor seating area accessory to their existing bar use, Velocity and the HandleBar, using two of the public parking stalls situated in the W. Wisconsin Avenue right-of-way directly in front of the business located at 203 W. Wisconsin Avenue. Property owner is Duncan’s, Inc. Property is Zoned B-2 Downtown Business District.

3. Citizen Comments – Comments should be addressed directly to the Plan Commission and should be limited to a maximum of three minutes per speaker.

4. Approval of the Minutes:
   a. Regular Plan Commission Meeting – May 9, 2019.

5. Old Business
   a. Review, discussion and possible recommendation to the Village Board of proposed draft Ordinance changes related to Wireless Facilities in the Village – such proposed changes being precipitated by the recent FCC 2018 Small Cell Order.

6. New Business
   a. Review, discussion and possible recommendation to the Village Board of a Certified Survey Map request to combine the two existing parcels, one located at 230 First Street and the other located immediately adjacent and north thereof, into a single larger lot. Applicant is property owner Brent Morrison. The property is zoned R-5 Single-Family Residential District.
   b. Review, discussion and possible recommendation to the Village Board of a land division by Certified Survey Map of the existing/built, single-family residential lot located at 430 Prospect Avenue. The applicant/property owner is Kyle Kreuser. The property is zoned R-5 Single-Family Residential District.
   c. Review, discussion and possible action on the Sign Code Waiver request for a 140 sq.ft. Planet Fitness tenant wall sign (exceeding the 30 sq.ft. limit of the Sign Code) proposed to be placed at 1275-A Capitol Drive. The property owner is Wausau One LLC. The applicant is Chris Fish of Stratford Sign Company on behalf of tenant occupant, Planet Fitness.
   d. Review, discussion and possible action on the Conditional Use Grant request of property owner Steve Clementi to construct a detached residential garage with an offset less than that required by Code on their existing, legal nonconforming lot (as to width) located at 255 Main Street. Property is Zoned R-5 Single Family Residential District.
   e. Review, discussion and possible action on the Conditional Use Grant Amendment request of Scott Hoggatt (d/b/a Velocity and the HandleBar) to develop an outdoor seating area accessory to their existing bar use,
Velocity and the HandleBar, using two of the public parking stalls situated in the W. Wisconsin Avenue right-of-way directly in front of the business located at 203 W. Wisconsin Avenue. Property owner is Duncan’s, Inc. Property is Zoned B-2 Downtown Business District.

f. Review, discussion and consultative feedback on the preliminary plans of Pewaukee School District as to the overall concept of building and site changes proposed as the 2nd/final phase of improvements under the recently approved referendum. The applicant is Pewaukee School District in c/o Architect Nathan Schieve of Bray Architects. The property, located at 404 Lake Street, is zoned IPS (Institutional and Public Service District).

g. Review, discussion and possible recommendation to the Village Board to amend the existing PUD controlling the Meadow Creek Market development in order to add the permitted use “Commercial Acute Care Medical Facility of less than 20,000 square feet…” and to approve the specific site/building/operational plans submitted in support thereof, such changes proposed to be applicable only to Lot 14 located at the northwest corner of Capitol Drive and Highway 164 (Pewaukee Road). The Applicant is Ryan Marks on behalf of Froedtert & the Medical College of Wisconsin with consent of the property owner Meadow Creek Limited Partnership. The property is zoned B-1 Community Business with PUD Planned Unit Development District Overlay.

h. Review, discussion and possible action on the Business Site Plan/Plan of Operations amendment request to construct an additional detached accessory storage structure in the yard area of the Century Fence business property located at 1300 Hickory Street. The applicant is A W Bryant, d/b/a Century Fence, in c/o John Connell. The property is zoned B-5 Light Industrial District.

i. Review, discussion and possible recommendation to the Village Board on the request for Land Use Plan Amendment to change multiple land areas within the Queen of Apostles Congregation contiguous ownership at and adjacent to 449 W. Wisconsin Avenue (i.e. all or portions of Village of Pewaukee Tax parcel #’s 0893923, 0893989, 0893056, 0893057) from current “Single-Family Residential” designation to “Institutional” designation. The applicant is Tarantino & Company in c/o Wayne Wiertzema. The property owner is Queen of Apostles Congregation. The properties are currently zoned IPS/Institutional and Public Service District as to the areas within Parcel #0893989, and R-5/SF Single Family Residential as to the areas within the other three parcels.

j. Review, discussion and possible recommendation to the Village Board on the request for Rezoning to change multiple land areas within the Queen of Apostles Congregation contiguous ownership at and adjacent to 449 W. Wisconsin Avenue (i.e. all or portions of Village of Pewaukee Tax parcel #’s 0893989, 0893056, 0893057) from R-5/SF Single-Family Residential District to IPS/Institutional and Public Service District. The applicant is Tarantino & Company in c/o Wayne Wiertzema. The property owner is Queen of Apostles Congregation.

k. Review, discussion and possible recommendation to the Village Board of a Certified Survey Map request to consolidate the several parcels PWV #’s 0893990, 0893988, 0893987, 0893989, 0893055, 0893056, 0893057, 0893923 and 0893013 into a 16.48-acre lot and a 1.71-acre Outlot. The applicant is Tarantino & Company in c/o Wayne Wiertzema. The property owners are Queen of Apostles Congregation and G Robert and Gloria Numan. The properties are currently zoned IPS/Institutional and Public Service District and/or R-5/SF Single Family Residential.

7. Citizen Comments – Comments should be addressed directly to the Plan Commission and the time limit allowed for such comments will be at the Chairperson’s discretion.

8. Adjournment

Note: It is possible that members and/or possibly a quorum of members of other governmental bodies of the municipality may be in attendance at the above-stated meeting to gather information; action will not be taken by any governmental body at the above-stated meeting other than the governmental body specifically referred to above in the notice. Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. To request such assistance, contact the Village Clerk at 262-691-5660.

Dated: June 7, 2019