

**PLEASANT PRAIRIE PLAN COMMISSION MEETING
VILLAGE HALL AUDITORIUM
9915 39th AVENUE
PLEASANT PRAIRIE, WISCONSIN
6:00 P.M.
JUNE 26, 2017**

AGENDA

1. Call to Order.
2. Roll Call.
3. Consider approval of the June 12, 2017 Plan Commission Meeting minutes.
4. Correspondence.
5. Citizen Comments.
6. New Business:
 - A. **PUBLIC HEARING AND CONSIDERATION OF PLAN COMMISSION RESOLUTION #17-15 TO AMEND THE VILLAGE COMPREHENSIVE PLAN** to amend a portion of the Prairie Ridge Neighborhood Plan for the request Jeff Marlow, President of Lexington Homes Inc. agent for the owner, Fountain Ridge LLC, related to the proposed revised plans for Buildings 1, 2 and 3 within the Fountain Ridge Apartments generally located on 83rd Street and 90th Avenue north and west of CTH H and Bain Station Road.
 - B. **PUBLIC HEARING AND CONSIDERATION OF A ZONING TEXT AMENDMENT** for the request of Jeffery Marlow, President of Lexington Homes Inc., agent for the owner, Fountain Ridge LLC to amend Chapter 420 Attachment 3 Appendix C Specific Development Plan 46 entitled "Fountain Ridge Apartments Planned Unit Development Unit Development" (PUD). Specifically, the PUD is proposed to be amended to include revised plans for Buildings 1, 2 and 3 which are being changed from 49 unit buildings to a 54 unit buildings on the properties located on 83rd Street and 90th Avenue north and west of CTH H and Bain Station Road.
 - C. Consider the request of Mark Eberle, P.E. agent on behalf of Prairie Ridge Edge LLC owners of the vacant property located at the southwest corner of 91st Avenue and STH 50 for approval of a **Certified Survey Map** to subdivide the property into two parcels for the development of a multi-tenant retail building and future restaurant within the Prairie Ridge development to be known as the Prairie Edge.
 - D. Consider the request of Mark Eberle, P.E. agent on behalf of Prairie Ridge Edge LLC owners of the vacant property located at the southwest corner of 91st Avenue and STH 50 for approval of a **Site and Operational Plans including the Digital Security Imaging System Agreement and Access Easement** for the proposed multi-tenant retail building within the Prairie Ridge development to be known as the Prairie Edge.
 - E. **PUBLIC HEARING AND CONSIDERATION OF A ZONING TEXT AMENDMENT** for the request of Mark Eberle, P.E. agent on behalf of Prairie Ridge Edge LLC owners of the vacant property located at the southwest corner of 91st Avenue and STH 50 to create the specific PUD requirements for the proposed multi-tenant retail building and future restaurant site within the Prairie Ridge development to be known as the Prairie Edge.
 - F. **PUBLIC HEARING AND CONSIDERATION OF PLAN COMMISSION RESOLUTION # 17-16 FOR AN AMENDMENT TO THE VILLAGE COMPREHENSIVE PLAN ORDINANCE** to create Section 390-5 D related to the recent changes to the WI State Statute 66.1001 (4) (f) that requires the Village to maintain a list of persons or other interested parties for those who submit a written or electronic request to the Village to receive notice of any proposed Ordinance related to the Comprehensive Plan that affects the allowable uses of any property. In addition, the Village must inform its residents annually that they can add their name to the list.

- G. **PUBLIC HEARING AND CONSIDERATION OF A ZONING TEXT AMENDMENT** to create Section 420-13 F (7) due to recent changes to the Wisconsin State Statutes Section 66.10015 that requires that the Village Board cannot pass a "down zoning ordinance" unless it is approved by two-thirds of the members of the Village Board except that if the down zoning ordinance is requested, or agreed to, by the person who owns the land affected by the proposed ordinance, then the ordinance may be enacted by a simple majority of the Village Board.
- H. **PUBLIC HEARING AND CONSIDERATION OF A ZONING TEXT AMENDMENT** to Section 420-139 B (2) (a) related to the street setback exception for principal structures within a Village pre-incorporation residential platted area of the Village.
- I. **PUBLIC HEARING AND CONSIDERATION OF SEVERAL ZONING TEXT AMENDMENTS** including: 1) to amend Sections 420-91 through 420-99 related to shoreland regulations; 2) to amend Section 420-27 related to shoreland permit and application fees; 3) to amend Section 420-84 and 420-86 related to shore setbacks for swimming pools and detached accessory structures; 4) to amend Section 420-139 related to shore setback for sidewalks and patios and the average shore setback exceptions; and 5) to amend Sections 420-102 through 420-139 to amend the shoreland setback in all Zoning Districts.

7. Adjourn.

It is possible that a quorum of members of other governmental bodies of the municipality may be in attendance in the above stated meeting to gather information; no action will be taken by any other governmental body except the governing body noticed above.

The Village Hall is handicapped accessible. If you have other special needs, please contact the Village Clerk, 9915 39th Avenue, Pleasant Prairie, WI (262) 694-1400.