



PLAN COMMISSION MEETING AGENDA

TUESDAY, June 14, 2016
AT 6:00 PM

- 1) ROLL CALL
- 2) Minutes of the May 24, 2016 meeting
- 3) Significant Common Council Actions
- 4) 6:00 PM PUBLIC HEARINGS
 - a) TID NO 12 PROJECT PLAN & BOUNDARIES - Hold a public hearing on a proposed district boundary and Project Plan for Tax Increment Financing District (TID) No. 12. Follow this agenda item on Twitter **@OakCreekPC#OCPCTID12**.
- 5) NEW BUSINESS
 - a) TID NO 12 PROJECT PLAN & BOUNDARIES - Review and consider Plan Commission Resolution No. 2016-02 adopting the boundaries and Project Plan for Tax Increment Financing District (TID) No. 12. Follow this agenda item on Twitter **@OakCreekPC#OCPCTID12**.
 - b) CERTIFIED SURVEY MAP - Review a certified survey map submitted by Mark and Kim Verhalen for the property at 9330 S Nicholson Rd. (Tax Key No. 872-9993). Follow this item on Twitter **@OakCreekPC#OCPVerhalen**.
 - c) CONDITIONS & RESTRICTIONS - Review Conditions and Restrictions for a Community Based Residential Facility submitted by Joe Frederick and Brian Schoerleber for the property at 7801 S Pennsylvania Ave. (Tax Key Nos. 779-9010-000). Follow this item on Twitter **@OakCreekPC#OCPCCBRF**.
 - d) REZONE / CONDITIONAL USE PERMIT - Review a request submitted by Brent Wampler, Custom Facilities, to rezone the properties located at 7008 and 7018 S 27th St. from B-2, Community Business, and B-3, Office and Professional Business District, and portions of 2500 W Rawson Ave. from Rs-4, Single Family Residential and Rd-1, Two-Family Residential, to B-4, Highway Business, with a Conditional Use Permit for automobile sales and service and a car wash on the properties at 7008 & 7018 S 27th St., and 2500 W Rawson Ave. (Tax Key Nos. 737-9989-001, 737-9988-001, 737-9037-001). Follow this item on Twitter **@OakCreekPC#OCPCAIStarGMC**.
 - e) CONDITIONAL USE PERMIT AMENDMENT - Review a request submitted by John Kayser, Cave Enterprises, LLC for an amendment to the existing Conditional Use Permit

affecteding the property at 8081 S. Howell Ave. (Tax Key No. 813-9022). Follow this item on Twitter **@OakCreekPC#OCPCBKUP**.

- f) PLAN REVIEW - Review site and building plans submitted by John Kayser, Cave Enterprises, LLC for an addition and modifications to the existing restaurant on the property at 8081 S. Howell Ave. (Tax Key No. 813-9022). Follow this item on Twitter **@OakCreekPC#OCPCBurger King**.
- g) PLAN REVIEW - Review site and building plans submitted by Bair Williams, Wred Properties, for modifications to the existing commercial tenant portion of the building and exterior dining area on the property at 7978 S. Main St. (Tax Key No. 813-9050-000). Follow this item on Twitter **@OakCreekPC#OCPCFizza Man**.
- h) CERTIFIED SURVEY MAP - Review a certified survey map submitted by the City of Oak Creek for the property at 7880 S. 13th St. (Tax Key No. 783-9997). Follow this item on Twitter **@OakCreekPC#OCPCROW**.
- i) REZONE / CONDITIONAL USE PERMIT - Review a request submitted by Kelly Gallacher, Self Storage Ventures, LLC to rezone the properties located at 6304 & 6340 S. Howell Ave. and 137, 147, & 209 E. College Ave. to M1, Manufacturing with a Conditional Use Permit for a self-storage facility (Tax Key Nos. 719-9991-001, 719-9990, 719-9992, 719-9993, 719-9994). Follow this item on Twitter **@OakCreekPC#OCPCSelf Storage**.
- j) PLAN REVIEW - Review building plans submitted by Drexel Partners for modifications to the approved plans for a 2-tenant commercial building on the property at 600 W Drexel Ave. (Tax Key No. 782-9000-000). Follow this item on Twitter **@OakCreekPC#OCPCDrexel**.

6) ADJOURN

PLEASE NOTE

Upon reasonable notice, a good faith effort will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aid at no cost to the individual to participate in public meetings. Due to the difficulty in finding interpreters, requests should be made as far in advance as possible, preferably a minimum of 48 hours. For additional information or to request this service, contact the Oak Creek City Clerk at 766-7000, or in writing to the ADA Coordinator at the Health Department, City Hall, 8040 South 6th Street, Oak Creek, Wisconsin 53154. There is the potential that a quorum of the Committee of the Whole will be present at this meeting. Copies of staff reports and other supporting documentation are available for review at Oak Creek City Hall, 8040 South 6th Street, during operating hours (7:30 am - 4 pm weekdays).