Plan Commission

335 South Broadway
De Pere, WI 54115
http://www.de-pere.org

Regular Meeting

Final Minutes

Monday, February 23, 2015 **7:00 PM** **De Pere City Hall Council Chambers**

Call to Order

The meeting was called to order at 7:00 PM by Mayor Michael J. Walsh

Attendee Name	Title	Status	Arrived
Derek Beiderwieden	Commissioner	Present	
James Boyd	Alderperson	Present	
Jim Kalny	Commissioner	Present	
Larry Lueck	Alderperson	Excused	
Elizabeth Runge	Commissioner	Excused	
Steve Taylor	Commissioner	Present	
Michael J. Walsh	Mayor	Present	

Also present: City Planner Ken Pabich and members of the public.

2. Approval of the minutes of the December 22, 2014 Plan Commission meeting.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Jim Kalny, Commissioner
SECONDER:	Steve Taylor, Commissioner
AYES:	Beiderwieden, Boyd, Kalny, Taylor, Walsh
EXCUSED:	Larry Lueck, Elizabeth Runge

3. Review the Site Plan application for a transfer station expansion at WD-62-1 (Ashland Ave). Applicant: WPS.

Ken Pabich displayed a map of the site location and reviewed staff comments regarding the plan. Mayor Walsh motioned, seconded by James Boyd, to approve the site plan with the following provisions: a maintenance agreement for the detention pond must be executed prior to occupancy, and the exterior of the building must be a non-metal material. Upon vote, motion carried unanimously.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael J. Walsh, Mayor
SECONDER:	James Boyd, Alderperson
AYES:	Beiderwieden, Boyd, Kalny, Taylor, Walsh
EXCUSED:	Larry Lueck, Elizabeth Runge

4. Review the Vacation Request for a portion of George Street (next to 102 N Broadway). Applicant: City of De Pere.*

Ken Pabich reported that this site has been identified for future redevelopment. There is a large amount of green space outside the existing property line; staff has submitted a request to vacate a portion of the right of way between the sidewalk and the property line in order to enlarge the overall buildable square footage of the parcel. If approved by the Plan Commission, an initial resolution will be submitted to City Council. It will then require a three week public hearing notice. Derek Beiderwieden motioned, seconded by Jim Kalny, to approve the request and forward to City Council. Upon vote, motion carried unanimously.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Derek Beiderwieden, Commissioner
SECONDER:	Jim Kalny, Commissioner
AYES:	Beiderwieden, Boyd, Kalny, Taylor, Walsh
EXCUSED:	Larry Lueck, Elizabeth Runge

5. Review the CSM Application for an extraterritorial CSM for 2 lot CSM in the Town of Lawrence. Surveyor: Vande Hei.*

   Ken Pabich reviewed the application and staff comments. Derek Beiderwieden motioned, seconded by Steve Taylor, to approve the application and forward to City Council. Upon vote, motion carried unanimously.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Derek Beiderwieden, Commissioner
SECONDER:	Steve Taylor, Commissioner
AYES:	Beiderwieden, Boyd, Kalny, Taylor, Walsh
EXCUSED:	Larry Lueck, Elizabeth Runge

6. Review the CSM Application for an extraterritorial CSM for 2 lot CSM in the Town of Ledgeview. Surveyor: Mau.*

   Ken Pabich reviewed the application and staff comments. Discussion followed regarding the shape of the lot. Mayor Walsh motioned, seconded by James Boyd, to approve the application and forward to City Council. Upon vote, motion carried unanimously.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael J. Walsh, Mayor
SECONDER:	James Boyd, Alderperson
AYES:	Beiderwieden, Boyd, Kalny, Taylor, Walsh
EXCUSED:	Larry Lueck, Elizabeth Runge

7. Review the CSM Application for an extraterritorial CSM for 2 lot CSM in the Town of Rockland. Surveyor: Zeitler.*

   Ken Pabich reviewed the application and staff comments. Steve Taylor motioned, seconded by Derek Beiderwieden, to approve the request and forward to City Council. Upon vote, motion carried unanimously.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Steve Taylor, Commissioner
SECONDER:	Derek Beiderwieden, Commissioner
AYES:	Beiderwieden, Boyd, Kalny, Taylor, Walsh
EXCUSED:	Larry Lueck, Elizabeth Runge

8. Review option for Non-Regional CDBG Housing Grant Program.

   Ken Pabich explained that the Community Development Housing Grant program is offering to let municipalities apply on an individual basis rather than participate in the regional program. After review, staff has concluded that it would not be worthwhile for the city to apply for local funding, and is recommending that the city stay with the regional program. Ken is asking for concurrence from the Plan

Commission tonight. Discussion followed regarding advertising of the program to residents. Jim Kalny motioned, seconded by Steve Taylor, to remain with the regional program. Upon vote, motion carried unanimously.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Jim Kalny, Commissioner
SECONDER:	Steve Taylor, Commissioner
AYES:	Beiderwieden, Boyd, Kalny, Taylor, Walsh
EXCUSED:	Larry Lueck, Elizabeth Runge

9. Review the zoning text amendment for outdoor storage and trash enclosure standards (Chapter 14.60(6)).*

Ken Pabich explained that the existing code for outdoor storage is not very descriptive. The city has tried to work on an individual basis to maintain standards but the requirements could be difficult to enforce in their current form. Staff is proposing to separate the code into two sections, one relating to refuse and recyclables, and the other for general storage. The modifications provide more detail for requirements such as dimensions and material used. Discussion followed regarding wood as a material option. Mayor Walsh motioned, seconded by Jim Kalny, to approve the proposed code changes with the specification of composite wood as an enclosure material choice. Upon vote, motion carried unanimously.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael J. Walsh, Mayor
SECONDER:	Jim Kalny, Commissioner
AYES:	Beiderwieden, Boyd, Kalny, Taylor, Walsh
EXCUSED:	Larry Lueck, Elizabeth Runge

Adjournment

Mayor Walsh motioned, seconded by Steve Taylor, to adjourn the meeting at 7:35 PM. Upon vote, motion carried unanimously.

Respectfully submitted,
Carey Danen