

CITY OF SHEBOYGAN

PLAN COMMISSION

SEPTEMBER 25, 2018

1. OPENING OF MEETING MEMBERS PRESENT: Ryan Sazama, Jerry Jones, Mayor Vandersteen, Alderperson Jim Bohren, and Marilyn Montemayor MEMBERS EXCUSED: Don Cvetan MEMBERS ABSENT: Bill Thiel STAFF/OFFICIALS PRESENT: Manager of Planning & Zoning Steve Sokolowski

1.1 Call to Order.

Chair Mayor Vandersteen called the meeting to order at 4: 00 p.m.

1.2 Pledge of Allegiance

The Pledge of Allegiance was recited.

1.3 Introduction of committee members and staff.

Introductions were made.

1.4 Identify potential conflict of interest.

Alderperson Bohren will be abstaining from item 3.2 due to conflict of interest.

2. MINUTES

2.1 Approval of the Plan Commission minutes from September 11, 2018.

Motion by Jerry Jones, seconded by Ryan Sazama to approve. Motion carried.

3. ITEMS FOR DISCUSSION AND POSSIBLE ACTION

3.1 Conditional Use and variance application by Kieffer & Co. to install a new monument sign at Unity Church located at 2409 N. 8 th Street.

Motion by Marilyn Montemayor, seconded by Alderperson Bohren to approve with the following conditions: Applicant shall obtain the necessary sign permits prior to installation. Maximum height of sign is eight (8) feet (top of sign to grade). Sign shall meet the seven (7) foot setback to the N. 8 th Street sidewalk (closest edge of sign to sidewalk).

It is the applicant s responsibility to insure the sign meets the required setbacks. All new lighting shall be installed per Section 15.707 of the City of Sheboygan Zoning Ordinance.

There shall be no spillover light onto adjacent properties or the streets. If there are any amendments to the approved conditional use permit and/or site plan, the applicant will be required to submit a new conditional use application reflecting those amendments. Variance Granted: To locate the new sign seven (7) feet to the North 8 th Street sidewalk. Motion carried.

3.2 R.O. 118 - 18 - 19 and G.O. 17 - 18 - 19 by Alderperson Rindfleisch amending the City of Sheboygan Official Zoning Map of the Sheboygan Zoning Ordinance to change the Use District Classification of property located at 3411 Lakeshore Road (Parcel No. 59281712841) from Class Urban Industrial (UI) to Class Suburban Industrial (SI).

Motion by Marilyn Montemayor, seconded by Jerry Jones to recommend approval to the Common Council. Motion carried. (4 - 0 - 1 abstained: Bohren)

4. NEXT MEETING

October 9, 2018

5. ADJOURN

5.1 Motion to Adjourn

Motion by Jerry Jones, seconded by Alderperson Bohren to adjourn.

Motion carried.

Being no further business the meeting was adjourned at 4: 09 p.m.