

CITY PLAN COMMISSION Minutes - 4 PM (Tuesday, August 12, 2014) Generated by Janet Duellman on Tuesday, August 12, 2014

1. OPENING OF MEETING Present: Ryan Sazama, Ald. John Belanger, Mayor Mike Vandersteen, and Jerry Jones Absent: Don Cvetan and Jose Araujo Staff: Steve Sokolowski, Chad Pelishek, and Janet M Duellman

1.1 Pledge of Allegiance

2. ITEMS FOR ACTION

2.1 Approval of the Plan Commission minutes from July 29, 2014. Mayor Vandersteen noted that the word "approved" was missing in the motion of

2.3 Ald. John Belanger moved to approve with amendment, Jerry Jones seconded.

Motion passed unanimously.

2.2 Conditional Use Permit and variance by Kieffer and Company to install new signage at Will-Pemco located at 3333 Crocker Avenue. Jerry Jones moved to approve with conditions, Ald. John Belanger seconded. Applicant shall obtain the necessary sign permits to install the sign. 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. The sign shall meet the minimum four (4) inch setback from the property line (closest edge of sign to the property line).

It is the responsibility of the applicant to insure the sign meets the required 4 inch sign setback.

Sign may not be located within the City of Sheboygan Crocker Avenue right-of-way. Maximum height of sign is 8 feet (top of sign to grade). Variance Granted: Install a sign with a four (4) inch setback to the property line Minimum sign setback is 12 feet to the property line. Motion passed unanimously.

2.3 Site Plan Application by Peter Fullerton to operate Fullerton Insurance Agency from 1305 N. 8 th Street. Ald. John Belanger moved to approve with conditions, Ryan Sazama seconded. Prior to construction, the applicant shall obtain all necessary permits and licenses including but not limited to building, plumbing, electrical, HVAC, occupancy, health, etc. 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. All ground level and rooftop mechanicals shall be screened and/or enclosed and

constructed of like materials and colors of the facility (HVAC equipment, satellite dishes, etc.). Applicant shall obtain sign permit(s) prior to installation. If a dumpster is to be used, the dumpsters shall be screened and enclosed and constructed of like materials and colors of the facility. If there are any amendments to the approved plan, the applicant will be required to submit a new application reflecting those amendments. Motion passed unanimously.

2.4 Withdraw conditional use permit application by Truck Country of Wisconsin at 2838 Washington Avenue.

3. ADJOURN

3.1 Motion to Adjourn Ryan Sazama moved to adjourn, Ald. John Belanger seconded. Being no further business, meeting was adjourned at 4: 17 pm.