

CITY PLAN COMMISSION - 4:00 PM

CITY HALL - COUNCIL CHAMBER 828 Center Avenue, Sheboygan, WI 53081

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Persons with disabilities who need accommodations to attend the meeting should contact the Dept. of City Development at 920-459-3377 as soon as possible.

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**1. OPENING OF MEETING**

1.1 ROLL CALL - Mayor Sorenson, Alderperson Mitchell, Ryan Sazama, Jerry Jones, Marilyn Montemayor, David Hoffman and John Motiska.

1.2 Pledge of Allegiance

1.3 Introduction of committee members and staff.

1.4 Identify potential conflict of interest.

**2. MINUTES**

2.1 Approval of the Plan Commission minutes from August 24, 2021.

**3. ITEMS FOR DISCUSSION AND POSSIBLE ACTION**

3.1 Public Hearing regarding a Subtraction Territory Amendment in Tax Increment District (TID) 18.

3.2 Consideration and possible action on approving the Subtraction Territory Amendment in Tax Increment District (TID) 18 and approving the corresponding project plan.

ATTACHMENT: Res. No. 50-21-22 (September 7, 2021).pdf

ATTACHMENT: TIF 18.pdf

3.3 Application for Conditional Use with exceptions by Priority One Investments, LLC to install new murals on the north and south walls of Nikki's Nex 2 New located at 1019 N. 8th Street.

ATTACHMENT: Priority One Investments - Nikki s Nex 2 New - Murals - 1019 N. 8th St.pdf

ATTACHMENT: Nikki s Nex 2 New - Mural - 1019 N. 8th St.pdf

3.4 Application for Conditional Use with exceptions by Jason LaBouve to operate Harbor Cafe at 340 S. Pier Drive.

ATTACHMENT: Harbor Cafe - 340 S. Pier Dr.pdf

ATTACHMENT: Harbor Cafe - 340 S. Pier Dr.pdf

3.5 Application for Conditional Use with exceptions by Tony Rosek to operate Rosek Garage at 1019 N. Water Street (EBCO Venture Center accessory building

located on the west side of the property along N. Water Street at 1221 Erie Avenue).

ATTACHMENT: Rosek Garage - EBCO - 1019 N. Water St.pdf

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3.6 Gen. Ord. No. 22-21-22 by Alderpersons Felde and Mitchell annexing territory owned by the City to the City of Sheboygan, Wisconsin.

ATTACHMENT: City Annex - 5528 S. Bus Dr.pdf

ATTACHMENT: CITY OF SHEBOYGAN Annexation - 5528 S. Business Dr.pdf

#### **4. NEXT MEETING**

4.1 09/28/2021

#### **5. ADJOURN**

5.1 Motion to Adjourn

In compliance with Wisconsin's Open Meetings Laws, this agenda was posted in the following locations more than 24 hours prior to the time of the meeting:

City Hall

Mead Public Library

Sheboygan County Administration Building

City's website