

NOTICE

A meeting of the City of Evansville Plan Commission will be held on the date and time stated below at City Hall, 31 South Madison Street, Evansville, Wisconsin 53536. Notice is further given that members of the City Council might be in attendance. Requests for persons with disabilities who need assistance to participate in this meeting should be made by calling City Hall: (608)-882-2266 with as much advanced notice as possible. Please silence cell phones and electronic devices during the meeting.

City of Evansville **Plan Commission**
Regular Meeting
Monday, May 1, 2017, 6:00 p.m.
City Hall (Third Floor), 31 South Madison Street

AGENDA

1. Call to Order
2. Roll Call and Introduction of Members
3. Approval of Agenda
4. Approval of Minutes: Motion to waive the reading of the minutes from the April 3, 2017 regular meeting and approve them as printed.
5. Civility Reminder
6. Citizen appearances other than agenda items listed
7. New Business
 - a. Public hearing and review of Ordinance 2017-04, an Ordinance Rezoning Territory from Residential District Two (R-2) to Residential District Three (R-3) of parcel 6-27-958.091B (756 Brown School Rd.) and all 22 condo units contained within.
 - i. Initial staff comments
 - ii. Public hearing
 - iii. Plan Commissioner questions and comments
 - iv. Motion to recommend Ordinance 2017-04 to Common Council
 - b. Public Hearing concerning a Conditional Use Permit request for a group development to construct additional dwelling units on parcel 6-27-958.091B (756 Brown School Rd.)
 - i. Initial staff and applicant comments
 - ii. Public Hearing
 - iii. Plan Commissioner questions and comments
 - iv. Motion with conditions regarding amendment to conditional use permit
 - c. Public hearing and review of Ordinance 2017-05, an Ordinance Rezoning Territory from Residential District Two (R-1) to Residential District Three (R-2) including parcels 6-27-559.5031, 6-27-559.5032 and a portion of 6-27-559.500D (Lots 13 and 14 of Stonewood Grove Subdivision)
 - i. Initial staff comments
 - ii. Public hearing
 - iii. Plan Commissioner questions and comments
 - iv. Motion to recommend Ordinance 2017-05 to Common Council

-Mayor Bill Hurtley, Chair of Plan Commission

- d. Site plan review for 15 and 19 E Main Street (Parcels 6-27-112.1 and 6-27-113)
 - i. Initial Staff and Applicant Comments
 - ii. Plan Commissioner Questions and Comments
 - iii. Motion
 - e. Public Hearing concerning a conditional use permit to allow construction of a new structure in the Historic Conservation Overlay District located at 15 and 19 E Main Street on parcels of land (6-27-112.1 and 6-27-113) zoned Central Business District (B2).
 - v. Initial staff and applicant comments
 - vi. Public Hearing
 - vii. Plan Commissioner questions and comments
 - viii. Motion with conditions regarding amendment to conditional use permit
 - f. Discussion regarding possible revisions and additions to existing conditional uses at 15 and 19 E Main St.
 - g. Discussion and possible motion regarding Site Plan for USPS Facility at 410 Water Street
8. Old Business
- a. Update on Building Inspector/Code Enforcement Position hiring process
 - b. Update on upcoming Municipal and Zoning Code updates, background materials for:
 - i. Sewer service area
 - ii. Amusement Licensing
 - iii. Swimming Pools
 - iv. Lighting
9. Monthly Reports
- a. Report from the Community Development Director
 - i. Report on permitting activity by Zoning Administrator
 - ii. Report on enforcement
 - iii. Other
 - b. Report of the Evansville Historic Preservation Commission
 - c. Report on Common Council actions relating to Plan Commission recommendations
 - d. Report on Board of Appeals actions relating to zoning matters
 - e. Planning education/news: “Zoning Practice: Group Housing”
10. Next Meeting Dates: Monday June 5th, 2017 at 6:00pm
11. Motion to Adjourn

-Mayor Bill Hurtley, Plan Commission Chair