

**City of New London
Planning Commission Minutes
July 26, 2018**

Call to Order:

The July 26, 2018 Planning Commission meeting was called to order by Chairman Steinhorst at 5:00P.M.

Adopt Agenda:

Motion by Henke and seconded by Gabert to adopt the agenda with one correction. Agenda item 9 will be moved to the August meeting. Motion carried. 6/0

Roll Call:

Those in attendance were Henke, Gabert, Steingraber, Steinhorst, Spilman and Noel. Goller and Thompson excused.

Others in attendance: Paul Hanlon – Zoning Administrator, Dan Plach – Plach Inc. and John Faucher (Press – Star).

Approval of the June 28, 2018 Minutes:

Motion by Spilman and seconded by Gabert to approve the minutes of the June 28, 2018 meeting as presented. Motion carried. 6/0

Public Hearing – Variance for Plach, Inc. – reduction in street setback requirement for Jeanne Street:

The public hearing was opened at 5:03 pm by Chairman Steinhorst. Dan Plach, representing Plach Inc, addressed the Planning Commission and explained the proposed addition to the West would encroach about 20 feet into the required street setback. Hanlon reminded the members a similar request was granted in 2016 for an addition to the Quick-Lube portion of the garage; however, that addition was not constructed. Public hearing closed at 5:06 pm by Chairman Steinhorst.

Action on Above, if any:

Motion by Spilman and seconded by Gabert to approve the variance reducing the setback to 5 feet. Motion carried. 6/0

Certified Survey Map – Tractor Supply:

A certified survey map combining Parcel 33-01-13-6 (Ebben’s Building) and part of Parcel 33-01-70100 (Val’s Restaurant) into one parcel. This additional space is going to be utilized as outside storage for the Tractor Supply Store. Motion by Henke, second by Noel to approve the Certified Survey Map. Motion carried. 6/0

Site Plan Review – Tractor Supply Store – 1651 N Shawano:

The site plan for the Tractor Supply Store was reviewed by the Planning Commission. Hanlon explained the outside storage areas and talked about the addition and remodeling of the building. Motion by Spilman, second by Gabert to approve the site plan. Motion carried 6/0.

Discussion of Home Occupation Ordinance:

Moved to the August meeting.

Review of the current Zoning map for future amendments:

A discussion of the zoning map from Hwy 54 (Fairview Dr) to the North City Limits was led by Henke. Specific areas discussed were Spurr Road, the Handschke Business Park, Partridge Drive, Oak Ridge Heights and Fairview Drive. All of these areas have some areas that need to have different zoning designations assigned. Henke and Hanlon will put together a revised map for the August meeting.

In a side discussion Henke suggested the City, through the City Administrator, contact Darwin Handschke and talk about a land swap that would put two of Handschke's parcels together and move the City's land between the two parcels to the South end of the property.

Other Matters:

Next meeting will be August 23, 2018 at 5:00 pm.

Adjournment:

Motion by Henke and second by Noel to adjourn. Motion carried 6/0. Meeting adjourned at 5:58 pm.