

CITY OF ELKHORN
ARCHITECTURAL REVIEW BOARD/
CITY PLAN COMMISSION MEETING
OCTOBER 6, 2011

The Architectural Review Board/City Plan Commission Meeting was called to order at 7:00 p.m. in the Council Chambers at City Hall by Chairman Reynolds.

The following members were present:

J. Taylor
T. Stotko
R. Baur
M. Roberts
T. Shiroda
H. Reynold

The following members were absent:

D. Dorgan

Also present:

Ward Phillips, City Attorney
Bonnie Schaeffer, Zoning Adm.
Gary Welsh, City Engineer

Visitors:

Mary French
Julie Reese
Tim Brellenthin
Dan Kehoe
Bob Handel
Wal. Co. Fair Board Members (2)
Mr. & Mrs. Olson
Steve Koch
Maureen VanSander

APPROVAL OF MINUTES

Member Taylor moved to approve the minutes of the September 8, 2011 meeting as written. Motion seconded by Member Shiroda. Motion carried unanimously.

ETP PLAT REVIEW/CERTIFIED SURVEY MAP/ STATE RD."11"/FRENCH

Member Shiroda moved to waive the second appearance regarding an Extraterritorial Plat request for property located at W3699 State Road "11"(Tax Key No. KLF2700005A), Town of LaFayette, owned by Mary French. Seconded by Member Stotko. Motion carried unanimously.

Member Shiroda moved to recommend to Council to approve the Extraterritorial Plat request for a land division to split off the existing buildings on a 5.99 acre parcel located at W3699 State Road "11"(Tax Key No. KLF2700005A), Town of LaFayette, owned by Mary French. Seconded by Member Taylor and carried unanimously.

SITE PLAN/261 SOUTH CHURCH ST./BRELENTHIN

Member Shiroda moved to waive the second appearance regarding the site plan to construct a 4,000 square foot industrial use building and to utilize the existing driveway entrance as requested by Dan Kehoe, representing Tim Brellenthin for property located at 261 South Church Street. Seconded by Member Stotko. Motion carried unanimously.

Member Roberts moved to approve the site plan to construct a 4,000 square foot industrial use building and to utilize the existing driveway entrance as requested by Dan Kehoe, representing Tim Brellenthin for property located at 261 South Church Street. Seconded by Member Shiroda and carried unanimously.

ARCHITECTURAL REVIEW/261 SOUTH CHURCH ST./BRELENTHIN

Member Shiroda moved to waive the second appearance regarding architectural review of property located at 261 South Church Street to construct a 4,000 square foot industrial use building as requested by Dan Kehoe on behalf of Tim Brellenthin. Seconded by Member Stotko. Motion carried unanimously.

Member Roberts moved to approve the architectural review of property located at 261 South Church Street to construct a 4,000 square foot industrial use building as submitted by Dan Kehoe on behalf of Tim Brellenthin. Seconded by Member Shiroda and carried unanimously.

LANDSCAPE PLAN/261 SOUTH CHURCH ST./BRELENTHIN

Member Shiroda moved to waive the second appearance regarding the landscape plan for property located at 261 South Church Street for the construction of a 4,000 square foot industrial use building submitted by Dan Kehoe, representing Tim Brellenthin. Seconded by Member Stotko. Motion carried unanimously.

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Member Roberts moved to approve the landscape plan for property located at 261 South Church Street for the construction of a 4,000 square foot industrial use building subject to submission of an amended landscape plan that meets the approval of the Zoning Administrator. Seconded by Member Shiroda and carried unanimously.

POST-MOUNTED ENTRANCE SIGN/WALWORTH COUNTY FAIR/AG SOCIETY

Member Roberts moved to approve the sign proposed for the for the Walworth County Fairgrounds to be located at the entrance located next to the Elkhorn Area Middle School on East Court Street subject to the reduction of the size of the Mercy name/logo from 33 inches to 22 inches, include a logo that would be consistent with the theme of the Walworth County Fair, a timer installed to limit daily illumination from 8 a.m. to 10 p.m. and meeting final approval of the Zoning Administrator. Seconded by Member Shiroda. Motion carried unanimously.

DISCUSSION/DETACHMENT PETITION/BOEGER/OLSON

Discussion regarding the petition for detachment submitted by Eugene Boeger and Chris Olson requesting to detach approximately 40 acres of land on C.T.H. "H" east of the Elkhorn Business Park, currently zoned M-2. Mr. Olson wishes to purchase the property and intends to maintain livestock which is generally not allowed in the City. Plan Commission members felt there were unanswered questions that needed to be researched by the City Attorney before making a recommendation. Members decided to place this matter back on the next meeting agenda for action which would allow sufficient time for the applicants to consider all options and the City Attorney to research several questions regarding this matter.

DISCUSSION/OUTDOOR SEATING/EXISTING RESTAURANTS

Brief discussion regarding a restaurant requesting to construct an outdoor deck. The Zoning Administrator felt that it was omitted as a use under the B-2 zoning district but is allowed in other similar zoning districts. Members agreed that it was omitted and should be included in the B-2 and B-6 zoning districts. Zoning Administrator to follow-up.

MEETING DATES

The next Plan Commission meeting is Thursday, October 20, 2011 at 7:00 p.m.

ADJOURNMENT

Member Shiroda moved to adjourn. Seconded by Member Stotko. Motion carried unanimously. Meeting adjourned at 8:25 p.m.