

Village of Wrightstown
Planning Commission Minutes
Special Meeting

A special meeting of the Planning Commission was held at the Village Hall, 352 High St. on Monday, **October 23, 2017** and was called to order at 6:04 pm by Chairman Terry Schaeble.

Roll Call: Present: Terry Schaeuble, Bob Fandrey, Gary Kaster, Pat Kiel, Ryan Macario, Dan Segerstrom (6:20pm), Keith Wendlandt

Absent: None

Also Present: Village Administrator Travis Coenen, Planning Consultant Elizabeth Runge, CR Structures representative Kip Golden

MINUTES –

Motion by R Macario, second by P Kiel to approve the Planning Commission meeting minutes from October 9, 2017 as presented. **Motion Carried.**

CONSIDERATION OF “PLANNED DEVELOPMENT DISTRICT FINAL APPROVAL REQUEST BY WRIGHTSTOWN PROPERTIES LLC, LOCATED AT 1450 POPLAR STREET, PARCELS VW-W175 & VW-W175-2, VILLAGE OF WRIGHTSTOWN—

E Runge presented a handout “Planned Development District Factors for Review” with 24 items for discussion. Also reviewed was the letter from Mach IV replying to our requested information, Items 1-7.

- Color Renderings
- Exterior lighting photometric plan
- Vegetative Screening of dumpster enclosure and architectural elevations
- Landscaping
- General character of the intended development
- Proposed methods, hours of operations, and operational control
- Any (deed) or other restrictions or sureties deemed necessary to protect the health, safety and welfare of the community

T Coenen reviewed the proposed aesthetics of the building and landscaping. Possible future expansions for west side and east side of this metal building, so aesthetics may change per the Developers Agreement. Photometric plan reviewed and approved. Stormwater has all been addressed.

Operations planned to start March 2018. Kip Golden expressed his gratitude working with Travis Coenen and the entire Village Staff.

Motion made by K Wendlandt, second by R Macario to grant FINAL approval of the Planned Development District for Wrightstown Properties LLC/Print Pro Inc. @ 1450 Poplar Street, Parcels VW-W175 & VW-W175-2. **Motion Carried.**

DISCUSSION/APPROVAL OF CHAPTER 208 SHORELANDS AND WETLANDS ZONING ORDINANCE—

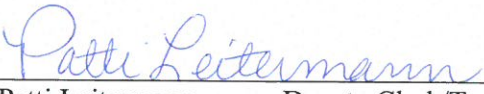
The Public Hearing for the Village Board will be November 7, 2017. T Coenen explained the revisions for Chapter 208 and answered a few grammatical questions from the commissioners. Question about Article XII,

Section 208-48 "Boating on the Fox River" which pertained to the Bridge Project's no wake zone and expired December 31, 2016. T Coenen agreed that this should be taken out since it no longer applies. Question about Article IV, Section 208-19 "Special Shoreland Permit", conditions that apply to all navigable waters. D Segerstrom would like wording to include the erosion control must stay in place until it is established. The "Zoning Administrator" mentioned in this ordinance will be T Coenen and the Village Board. All variances will go to the Board of Appeals.

Motion made by G Kaster, second by K Wendlandt to approve Chapter 208, Shorelands and Wetlands Zoning Ordinance with minor changes noted. **Motion Carried.**

ADJOURN –

Motion by K Wendlandt, second by P Kiel to adjourn the meeting. **Motion Carried.**
(Adjourned at 6:46 pm)



Patti Leitermann Deputy Clerk/Treasurer

**Village of Wrightstown
Public Hearing Minutes
October 23 2017**

Planned Development District Final Approval

A Public Hearing of the Planning Commission was held on **October 23, 2017** at the Village Hall, 352 High St, and called to order at 6:00 pm by Chairman Terry Schaeuble.

Roll Call: Present - Terry Schaeuble, Bob Fandrey, Gary Kaster, Pat Kiel, Ryan Macario,
Keith Wendlandt

Absent - Dan Segerstrom

Also Present: Village Administrator Travis Coenen, Planning Consultant Elizabeth Runge,
CR Structures representative Kip Golden

The purpose of the Public Hearing was to hear from all persons and/or their agents on the following:

➤ **Planned Development District Final Approval**

Request by Wrightstown Properties, LLC for FINAL Planning Commission approval for a PDD (Planned Development District) for Print Pro Inc., located at 1450 Poplar Street, Parcels VW-W175 & VW-W175-2, Village of Wrightstown.

Chairman Terry Schaeuble asked three times for questions or comments from the Planning Commission and those in attendance and none were given.

Motion by K Wendlandt, second by B Fandrey to close the Public Hearing for the Planned Development District Final Approval. **Motion carried.** (Adjourned at 6:03 pm)



Patti Leitermann Deputy Clerk/Treasurer