

Village of Wrightstown Planning Commission Minutes

The regular monthly meeting of the Planning Commission was held at the Village Hall, 352 High St. on Monday, **August 13, 2018** and was called to order at 6:30 pm by Chairman Terry Schaeuble.

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

Absent: Dan Segerstrom

Also Present: Village Administrator Travis Coenen, Planner Ben LaCount-Evergreen Consultants, Tom Thibodeau-Alliance Const, Mark VerHaagh-Alliance Const, Surveyor Mike VandeHei, Brett & Jacci Konkle.

MINUTES –

Motion by G Kaster, second by R Macario to approve the Planning Commission meeting minutes from August 1, 2018 as presented. **Motion carried.**

CSM REVIEW, THOMAS WEDIGE, 821 PARK ST, PARCEL VW-236, VILLAGE OF WRIGHTSTOWN—

B LaCount presented this request to divide Parcel VW-236 (1.93 acres) into 2 lots. Lot 1 will then be .56 acres and Lot 2 will then be 1.37 acres. Motion by B Fandrey, second by P Kiel (G Kaster abstained) to approve this CSM for Thomas Wedige, 821 Park Street, Wrightstown, Parcel VW-236 per staff recommendations:

- The proposed lot widths fit with existing lots along Park Street and meet Shorelands and Wetlands Zoning;
- Show existing driveways and access points;
- Surveyor signs and dates CSM. **Motion carried.**

CSM REVIEW FOR HILLCREST HOMES & PROPERTIES LLC, ROYAL ST PATS DRIVE, PARCELS 300010600, 300010700, 300010800, 300010900, 300011000 AND 300002300, VILLAGE OF WRIGHTSTOWN—

B LaCount presented this request to divide 6 lots down to 4 lots. Lots 1, 2 and 3 would be .21 acres and Lot 4 would be .29 acres. Each lot will need to pay 1.5 lateral fees and the unused laterals will need to be abandoned. Motion by K Wendlandt, second by G Kaster to approve this CSM for Hillcrest Homes on Royal St Pat's Drive, Parcels 300010600, 300010700, 300010800, 300010900, 300011000 and 300002300, Village of Wrightstown, per staff recommendations:

- Proposed lots fit with zoning and lots in the area;
- Surveyor signs and dates CSM. **Motion carried.**

PRELIMINARY REVIEW, SENIOR LIVING, ROYAL ST PAT'S DRIVE, PARCEL 300005500, VILLAGE OF WRIGHTSTOWN—

T Coenen presented this review along with Brett & Jacci Konkle for a 22 bed assisted living facility, to be named Royal Living Senior Care. This parcel needs to be rezoned from R-1 Residential to B-1 General Business. This facility will have 7 or 8 employees with a 1:6 ratio for caregiver/resident. Groundbreaking planned for Spring 2019. T Thibodeau and M VerHaagh from Alliance Construction were at the meeting to answer questions. The Site Plan Review and Rezone Review will be presented at the September meeting.

ADJOURN –

Motion by K Wendlandt, second by R Macario to adjourn the meeting. **Motion carried.**
(Adjourned at 7:02 pm)



Patti Leitmann Deputy Clerk/Treasurer