

**PLEASANT PRAIRIE PLAN COMMISSION MEETING
VILLAGE HALL AUDITORIUM
9915 39th AVENUE
PLEASANT PRAIRIE, WISCONSIN
6:00 P.M.
AUGUST 10, 2015**

AGENDA

1. Call to Order.
2. Roll Call.
3. Consider the minutes of the July 27, 2015 Plan Commission meetings.
4. Correspondence.
5. Citizen Comments.
6. New Business.
 - A. **PUBLIC HEARING AND CONSIDERATION OF A PLAN COMMISSION RESOLUTION #15-15 FOR AN AMENDMENT TO THE VILLAGE COMPREHENSIVE PLAN** at the request of Jonah Hetland of Bear Development LLC, agent for Creekside PP, LLC, the owner, to amend a portion of the Whittier Creek Neighborhood Plan 32 of Appendix 9-3 for the Bear Development, LLC properties as a result of the proposed development of the remainder of the Creekside Crossing Development.
 - B. **PUBLIC HEARING AND CONSIDERATION OF A CONCEPTUAL PLAN** for the request of Jonah Hetland of Bear Development LLC, agent for Creekside PP, LLC, the owner of the vacant properties north of the Creekside Crossing development for the development of 64 single family lots and one (1) two family lot on the remainder of the original Creekside Crossing development area.
 - C. Consider the request of Jonah Hetland of Bear Development LLC, agent for Creekside PP, LLC, the owner, for approval of a **Certified Survey Map** to create one (1) two family lot at the northwest corner of 90th Street and 62nd Avenue.
 - D. **PUBLIC HEARING AND CONSIDERATION OF A ZONING MAP AMENDMENT** for the request of Jonah Hetland of Bear Development LLC, agent for Creekside PP, LLC, the owner, to rezone the one (1) two family lot to be created at the northwest corner of 90th Street and 62nd Avenue into the R-8, Two-Family Residential District for the development of one (1) two family dwelling unit.
 - E. **PUBLIC HEARING AND CONSIDERATION OF A FLOODPLAIN BOUNDARY ADJUSTMENT** for the request of Matt Carey, P.E., with Pinnacle Engineering Group, agent for Route 165, LLC owner of the property generally located at the 11200 block of 120th Avenue (West Frontage Road) to remove 3,519 cubic yards from the 100-year floodplain and to create 4,963 cubic yards of 100-year floodplain to compensate for the 100-floodplain begin filled for the an office building and site improvements for a Uline headquarters office building (H2).
 - F. **PUBLIC HEARING AND CONSIDERATION OF ZONING MAP AND ZONING TEXT AMENDMENTS** for the following requests of Matt Carey, P.E. with Pinnacle Engineering Group, agent for Route 165, LLC owner of the

property located at 12575 Uline Drive for a Zoning Map Amendment and Zoning Text Amendments: 1) to rezone the portion of the property being removed from the 100-year floodplain from the FPO, Floodplain Overlay District; 2) to rezone the portion of the property wherein 100-year floodplain was created into the FPO District; 3) to amend Section 420-131 I (1) (a) to specifically reference the change to the official floodplain maps and studies; and 4) to amend the Uline Corporate Campus Planned Unit Development in Appendix C of Chapter 420 of the Village Zoning Ordinance to allow for the construction of the Uline Conference Center with a size not to exceed 25,000 square feet in area and 45 feet in height.

- G. Consider the request of Matt Carey, P.E. with Pinnacle Engineering Group, agent for Route 165, LLC owner of the property located at 12575 Uline Drive for approval of the **Final Site and Operational Plans** for the construction of the Uline Conference Center.
 - H. Consider the request of Ralph Nudi, agent for the owner RMN Properties, Inc. for approval of a **Certified Survey Map** to subdivide the property located at 11206 8th Avenue into two (2) parcels.
 - I. Consider the request of Alan and Michelle Deloria for approval of a **Lot Line Adjustment** between their property located at 3464 93rd Street and the vacant property to the east and north.
 - J. Consider **Plan Commission Resolution #15-16** to initiate a **Comprehensive Plan Amendment and a Zoning Map Amendment** for several properties on Sheridan Road.
7. Adjourn.

It is possible that members and possibly a quorum of members of other governmental bodies of the municipality may be in attendance in the above stated meeting to gather information; no action will be taken by any other governmental body except the governing body noticed above.

The Village Hall is handicapped accessible. If you have other special needs, please contact the Village Clerk, 9915 39th Avenue, Pleasant Prairie, WI (262) 694-1400.