

PLAN COMMISSION

Time and Date: The Plan Commission met on Tuesday, May 17, 2022, at 5:00 p.m. in the Common Council Chambers of Wausau City Hall.

Members Present: Mayor Katie Rosenberg, Eric Lindman, Sarah Watson, Bruce Bohlken, George Bornemann

Others Present: Brad Lenz, William Hebert, Brian Stahl, Melissa Engen, Andrew Lynch, Matt Brewer, Bret Flory

In compliance with Chapter 19, Wisconsin Statutes, notice of this meeting was posted and transmitted to the *Wausau Daily Herald* in the proper manner.

Mayor Katie Rosenberg called the meeting to order at approximately 5:00 p.m. noting that a quorum was present. Mayor Rosenberg welcomed Sarah Watson to the committee and introduced Andrew Lynch to the committee.

Approve the minutes from April 19, 2022.

Bohlken motioned to approve the minutes from the April 19, 2022 meeting. Bornemann seconded, and the motioned carried unanimously 5-0.

PUBLIC HEARING: Request to approve a conditional use at 101/103 North 3rd Avenue to allow for an outdoor event space and beer garden, in a UMU, Urban Mixed-Use Zoning District.

Lenz said that the petitioner is available to answer any questions. The conditional use is required for the outdoor entertainment. Other committees have reviewed requests for licenses.

Matt Brewer said he is excited about the project. The cost of the addition has increased from \$11,000 to \$100,000. The outdoor area will have bags, games and bands. There will be a lot of day events. The 28x53 square foot area will be fencing and lit. Brewer said that they plan on moving to interior changes after the exterior addition is completed.

Mayor Rosenberg opened the public hearing.

Mayor Rosenberg closed the public hearing.

Discussion on request to approve a conditional use at 101/103 North 3rd Avenue to allow for an outdoor event space and beer garden, in a UMU, Urban Mixed-Use Zoning District.

There was no additional discussion.

PUBLIC HEARING: Request to approve a conditional use at 1700 North Business Highway 51 to allow for an auto body paint and repair shop, in a SMU, Suburban Mixed-Use Zoning District.

Lenz said that this conditional use is for vehicles service and repair. This location was previously a car dealership. Detailed information is located in the packet. The public hearing happens this month and approval will happen next month. Some outdoor storage will be screened.

Bret Flory said that Caliber Collision is the world's largest collision repair company. It is a first-class operation. The repair work will happen inside and there will be some outside storage. Totaled vehicles will be removed within 24 hours. Flory said that it is a great company and is happy to answer any questions.

Mayor Rosenberg opened the public hearing.

Mayor Rosenberg closed the public hearing.

Discussion on request to approve a conditional use at 1700 North Business Highway 51 to allow for an auto body paint and repair shop, in a SMU, Suburban Mixed-Use Zoning District.

Bornemann asked how many vehicles can be stored in the fenced in area. Flory answered that approximately 30 vehicles can be stored. Bornemann asked if the fencing will be enclosed. This was confirmed.

PUBLIC HEARING: Request to approve a conditional use at 414 South 1st Avenue to allow for an off-site parking lot, in a UMU, Urban Mixed-Use Zoning District.

This item was removed from the agenda.

Discussion on request to approve a conditional use at 414 South 1st Avenue to allow for an off-site parking lot, in a UMU, Urban Mixed-Use Zoning District

This item was removed from the agenda.

Discussion and possible action on approving a blade sign at 608 Washington Street.

Hebert said that a blade sign is being requested for the Art Boutique and it will be located above the door. The ordinance requires Plan Commission approval for blade signage.

Watson motioned to approve a blade sign at 608 Washington Street. Bohlken seconded, and the motion carried unanimously 5-0.

Next meeting date.

The next meeting is scheduled for June 21, 2022.

Adjournment.

Bornemann motioned to adjourn, seconded by Bohlken. The motion carried unanimously 5-0 and the meeting adjourned at 5:10 p.m.

The Plan Commission is next scheduled to meet at 5:00 p.m. on June 21, 2022.