

**MEETING OF THE PLAN COMMISSION OF THE  
VILLAGE OF LAKE DELTON  
Monday, March 27, 2017**

Upon giving proper notice pursuant to Section 19.84 Wis Stats, and certifying compliance with the open meeting law, a meeting of the Plan Commission of the Village of Lake Delton was called to order on Monday, March 27, 2017 at 1:00 P.M. at the Kay C. Mackesey Administration Building.

Present were Leslie Bremer acting Chairman in the absence of John Webb; Wally Czuprynko, Gordon Priegel, Frank Kaminski acting in the absence of Tom Diehl and Andy Waterman, attending through video conferencing, acting in the absence of Cary Brandt.

Others attending were Attorney Richard Cross, Attorney Ben Letendre, Engineer/Zoning Administrator John Langhans, Assistant Zoning Administrator Chris Narveson, Fire Chief Darren Jorgenson, Brandon Cutler representing O'Reilly Auto Parts and the news media.

Motion by Wally Czuprynko, Second by Gordon Priegel for adoption of the meeting agenda. Motion carried.

A Public Hearing was held on the request of O'Reilly Auto Parts, for a Conditional Use Permit pursuant to Municipal Code Chapter 55, Subchapter 66.81 (h), Industrial (I) District, for construction of an Automotive Store, W Munroe Ave.

Discussion was had with regard to the development and its access from highway #23 (Munroe Ave).

In a memo from Zoning Administrator John Langhans, he stated that a Conditional Use Permit is requested for all development in the Industrial District. The proposed use is consistent with similar permitted uses for the Commercial (C-1) District and also consistent with adjacent uses in the area.

As a result of his site and architectural review, he found that

- the proposed building appears to be in general compliance with the architectural design standards for the Parkway District
- Architectural components are consistent with similar uses and franchise requirements
- Structure and parking setbacks have been met
- Parking requirements are adequate
- A site utility, landscape and storm water management plan still need to be submitted and reviewed accordingly

He recommended approval of the Conditional Use Permit/Site & Architectural Review contingent upon the receipt of utility, landscape and storm water management plans and subsequent review and necessary revisions to meet ordinance or utility requirements. No building permits shall be issued until all documents are received and approved.

No one appeared in opposition to the request for the Conditional Use.

Motion by Wally Czuprynko, Second by Gordon Priegel to recommend the granting of a Conditional Use Permit to O'Reilly Auto Parts, for construction of an Automotive Store, W Munroe Ave, a permitted use in a Commercial District, pursuant to Municipal Code Chapter 66, Subchapter 66.81 (h), Industrial (I) District, contingent on the receipt of utility, landscape and storm water management plans and subsequent review and necessary revisions to meet ordinance or utility requirements. No building permits are to be

issued until all documents are received and approved, per the memo of Zoning Administrator John Langhans. Motion carried.

Motion by Wally Czuprynko, Second by Andy Waterman to adjourn. Motion carried. Meeting adjourned.

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Kay C. Mackesey  
Clerk-Treasurer-Coordinator