

PLANNING COMMISSION MINUTES
Mayville City Hall, 15 S. School Street, Mayville, WI
November 17, 2021

1. Call to Order and Roll Call.

Meeting was called to order at 5:00 p.m.

Members present: Merlin Kahlhammer, Andy Shoemaker, Rob Boelk, Joann Gromowski, Travis Puls, John Gable, Gene Frings

Absent: None

2. Approve Agenda.

Motion was made by Kahlhammer, second by Puls to approve the agenda. Motion carried on a voice vote.

3. Citizen Comments

No Citizen comments

3. Approve the Minutes of the October 27, 2021, meeting.

Motion was made by Frings, second by Puls to approve the October 27, 2021 meeting minutes.

5. Zoning Petitions (Recommendation)

- a. Terry & Diane Opgenorth, 11 North School Street #251-1216-2314-049 from G2-Commercial to RM-Multifamily

Terry stated that he would like the planned work to proceed and that keeping the restaurant was not viable. As part of the planned work a total of 4 apartments with a total of 6 bedrooms would be created. Kahlhammer brought up parking requirements and what can be done to accommodate the additional overnight parking. He mentioned that an agreement may be worked out with Bob Smith to purchase or rent a parking lot across the street. Terry did stat that they were purchasing the parking lot for the old schoolhouse that is a couple blocks away. Members of the council thought that would be to great of distance.

A motion was made by Puls with a second by Gromowski to recommend approval by the Common Council on the condition an agreement is worked out to supply the required off street parking that would be closer to the proposed apartments.

6. Discuss with possible action, zoning and use for 231 Breckenridge Street, #251-1216-2312-012.

No paperwork was submitted, and no one was there to discuss the re-zone. Puls made a motion to remove from the agenda, second by Gable.

7. Discuss with possible action, zoning ordinance updates for 1-acre parcels in industrial park.

Thomas Letkewicz was in attendance to discuss his plans for one of the proposed lots. He stated that he would like to have an auto detailing shop with room to sell the vehicles. The lots are currently being surveyed and divided. There was a discussion with regards to rezoning the lot to meet the needs. It was decided that creating a zoning island would not be ideal and allowing the proposed development through a conditional use would be the best option. A motion was made by Puls with a second by Gromowski to approve a Zoning M-2 Conditional use exemption for auto sales and service

8. Adjournment.

Motion made by Kahlhammer, second by Puls, to adjourn, Motion carried on a 7-0.
Meeting adjourned at 5:30 p.m.

Minutes prepared by Nick Chikowski

Rob Boelk
Chairperson