

**CITY OF EAU CLAIRE
PLAN COMMISSION AGENDA
October 17, 2016**

PLEASE TAKE NOTICE that there will be a meeting of the City Plan Commission on Monday, October 17, 2016 at 7:00 p.m. in the City Council Chambers, City Hall, 203 S. Farwell Street, Eau Claire, Wisconsin, on the following agenda items:

1. Public Hearing – Recommendation
Wellhead Protection Ordinance

Request: To adopt and create Chapter 14.10 for the Wellhead Protection Ordinance.

Applicant: City of Eau Claire

Location: Northeast side near the City of Eau Claire well field

2. Public Hearing – Recommendation
ANNEXATION (16-3A) – 816 Fairmont Avenue

Request: To annex a vacant property behind an existing home in the Town of Union.

Applicant: Gordon and Sharon Strehlau

Location: 816 Fairmont Avenue

3. Public Hearing – Final Action
CONDITIONAL USE PERMIT (CZ-1621) – Solar Array, Sky Park

Request: To allow for solar garden located in I-1P zoning district.

Applicant: Pristine Sun WI, LLC

Location: West Hamilton Avenue

4. For Recommendation
FINAL PLAT (P-5-16) – Creek Ridge

Request: To approve the final plat for Creek Ridge.

Applicant: Hiess-Loken & Associations, LLC

Location: Creek Ridge Drive

5. Final Action
SITE PLAN (SP-1640) – Seven Duplexes, West of Brookline Avenue and North of Clearwater Ridge Drive
and
PRELIMINARY PLAT (P-4-16) – Condo Plat, Clearwater Ridge Drive

Request: To approve a site plan to allow for seven duplexes and approve the condo plat for the development.

Applicant: RWJ Rentals

Location: West of Brookline Avenue, North of Clearwater Ridge Drive
6. Final Action
SITE PLAN (SP-1302 Amd) – Texas Roadhouse Parking Expansion and Parking Waiver

Request: To approve a site plan to allow for an expansion and parking waiver.

Applicant: Greenberg Farrow

Location: 5019 Keystone Crossing
7. Final Action
SITE PLAN (SP-1643) – Kwik Trip, 4395 N. Town Hall Road

Request: To approve a site plan to allow for a Kwik Trip store.

Applicant: Kwik Trip Corp.

Location: 4395 N. Town Hall Road
8. Final Action
SITE PLAN (SP-1644) – West Ridge Commercial Addition, 2621 N. Clairemont Avenue

Request: To approve a site plan to allow for a commercial addition to WestRidge Center.

Applicant: River Valley Architects, Inc.

Location: 2621 N. Clairemont Avenue
9. Final Action
SITE PLAN (SP-1645) – Cancer Center, 2116 Craig Road

Request: To approve a site plan to allow for a cancer center for Marshfield Clinic.

Applicant: Ayres Associates

Location: 2116 Craig Road

10. Final Action
SITE PLAN (SP-1646) –Apartment, 500 Block of 1st Avenue

Request: To approve a site plan to allow for three 4-unit apartments.

Applicant: JCAP Real Estate

Location: 500 Block of 1st Avenue

11. **DISCUSSION/DIRECTION**

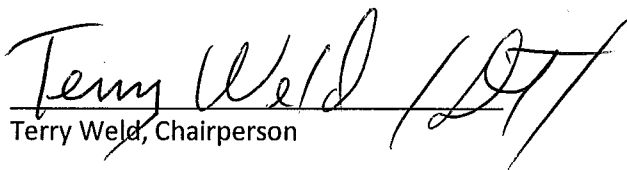
- A. Code Compliance Items
- B. Future Agenda Items
- C. Additions or Corrections to Minutes

If you have any questions concerning any of the Plan Commission items, please call the Department of Community Development at 715-839-4914.

This notice is given in accordance with the provisions of Subchapter V of Chapter 19 of the Wisconsin Statutes.

Notice is hereby given that members of the City Council may be present at the foregoing meeting to gather information about a subject over which they have decision-making responsibility. This constitutes a meeting of the City Council pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993) and must be noticed as such, although the Council will not take any formal action at this meeting.

In order to accommodate the participation of persons with special needs at this meeting, the City will provide the services of a sign language interpreter or make other reasonable accommodations on request. To make such a request, please notify the City at 715-839-4902 at least 2 days prior to the meeting.


Terry Weld, Chairperson

c: News Media