



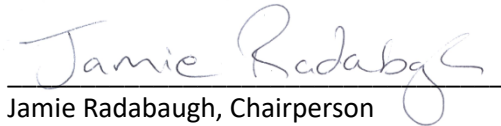
PLAN COMMISSION AGENDA
April 15, 2019

PLEASE TAKE NOTICE that there will be a meeting of the City Plan Commission on Monday, April 15, 2019 at 7:00 p.m. in the Eau Claire County Courthouse, 721 Oxford Avenue, Room 1277, Eau Claire, Wisconsin, on the following agenda items:

1. Public Hearing – For Recommendation to City Council
REZONING (Z-1644-19) – TR-1A to R-1
CERTIFIED SURVEY MAP (CSM-3-19)
Request: To recommend approval of rezoning from TR-1A to R-1 and to recommend approval of a CSM with right-of-way dedication
Applicant: JA Development Group LLC
Location: North side of Seymour Road, east of Andover Avenue
2. Public Hearing – For Approval by the Plan Commission
CONDITIONAL USE PERMIT (CZ-1903) – Ground Floor Residence
SITE PLAN (SP-1910) – Apartments
Request: To allow for ground floor residence within a CBD zoning district and to approve the site plan
Applicant: Sages Prosper Management LLC
Location: 8 South Farwell Street
3. Public Hearing – For Approval by the Plan Commission
CONDITIONAL USE PERMIT (CZ-1904) – Tavern with C-2P zoning district
SITE PLAN (SP-1911) – Tavern
Request: To allow for a tavern within a C-2P zoning district and to approve the site plan
Applicant: Distinguished Multiplying Building LLC
Location: 1004 Menomonie Street
4. Public Discussion – For Recommendation to City Council
EASEMENT – Beach Street
Request: To recommend approval of an easement
Applicant: City of Eau Claire
Location: Beach Street
5. Public Discussion – For Approval by the Plan Commission
PRELIMINARY PLAT (P-3-19) – Princeton Ridge
SITE PLAN (SP-1912) –Residence Inn by Marriott
Request: To approve a preliminary plat and to approve a site plan for a hotel
Applicant: Princeton Ridge Properties LLC & Advanced Engineering Concepts
Location: 4466 Princeton Ridge Drive
6. **DISCUSSION/DIRECTION**
 - A. 2018 Development Map and Report
 - B. Code Compliance Items
 - C. Future Agenda Items
 - D. 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.

A handwritten signature in cursive script that reads "Jamie Radabaugh". The signature is written in black ink and is positioned above a horizontal line.

Jamie Radabaugh, Chairperson

c: News Media