

Plan Commission Agenda



City Hall Council Chambers *via remote access ONLY
203 S. Farwell Street Eau Claire, WI 54701
April 6, 2020, 7:00 PM

*Event link below can be used to connect to meeting and interact (when authorized) from computer or through the Webex Meeting smartphone app.

Event address for attendees:

<https://eauclairewi.webex.com/eauclairewi/onstage/g.php?MTID=eedcfa679edc76899e5bae0ba66b7fd2b>

Members of the public who may wish to comment on Public Hearing items should use this method.

*Meeting audio can be listened to using this Audio Conference dial in information. (No interaction available):

Audio conference: United States Toll: +1-408-418-9388

Access code: 968 698 389

Members of the public who wish to only monitor the meeting should use this method.

Meetings are also televised live and can be viewed via:

Basic Cable Channels 96 and 97

Digital Cable Channels 993 and 994

Digital TV Tuner Channels 98-13 and 98-14

Online streamed live at Valley Media Works.com

(click "Programming" then "on demand")

The meetings are also simulcast on radio station WFRP 101.9 FM.

1. **Public Hearing – For Recommendation to the City Council**
Rezoning (Z-1667-20) – TR-1A to C-3P & R-3P
Certified Survey Map (CSM-6-20) – 4 lot CSM
Request: To recommend approval of rezoning properties from TR-1A to C-3P and R-3P, adopt the general development plan for commercial and multi-family residential, and to approve the certified survey map with right-of-way dedication
Applicant: HK Development, LLC and Everyday Surveying & Engineering
Location: West end of Lorch Avenue, South of I-94
2. **Public Hearing – For Recommendation to the City Council**
Public Zoning (PZ-2004) – Xcel Energy Expansion
Request: To recommend approval of a site plan for Xcel Energy
Applicant: Xcel Energy and Cedar Corporation
Location: 1501 Black Avenue
3. **Public Discussion – For Recommendation to the City Council**
Annexation (20-2A) – Town of Union
Request: To recommend approval of an annexation
Applicant: Weiss
Location: Southeast corner of Vine Street & Rosewood Street
4. **Public Discussion – For Recommendation to the City Council**
Final Condo Plat (P-5-17 Amd #3) – 222 Water Street Condominium 3rd Addendum
Request: To recommend approval of an addendum for a final condo plat
Applicant: Real Land Surveying
Location: 222 Water Street

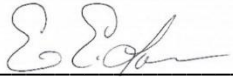
5. Public Discussion – For Approval by the Plan Commission
Preliminary Plat (P-5-20) – Comet Court Addition
Request: To approve a preliminary plat for a subdivision
Applicant: American Land Surveying
Location: North of Comet Court and north of Frisbie Lane

6. Public Discussion – For Approval by the Plan Commission
Site Plan (SP-2016) – Chippewa Valley Eye Clinic
Request: To approve a site plan for a commercial building
Applicant: Hoeft Builders, Inc. and Advanced Engineering Concepts
Location: 2715 Damon Street

7. Public Discussion – For Approval by the Plan Commission
Certified Survey Map (CSM-5-20) – 3 lot CSM
Request: To approve a certified survey map to create 2 lots into 3 buildable lots
Applicant: American Land Surveying
Location: Northwest corner of S Oakwood Hills Pkwy and Oak Knoll Drive

8. Informational Items
 - 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.



Eric Larsen, Chairperson

c: News Media