

Plan Commission Agenda



City Hall Council Chambers *via remote access ONLY
203 S. Farwell Street, Eau Claire, WI 54701
March 1, 2021, 7:00 PM

While City Hall offices and meeting rooms remain closed in response to COVID-19, meetings of the Plan Commission are being held virtually through online meeting systems and will be available to the public via *Webex using a computer, tablet or smartphone (requires Webex app), or telephone (audio only) using the link or dial-in number.

Event Address for Attendees:

<https://eauclairewi.webex.com/eauclairewi/onstage/g.php?MTID=e4b0c1b92ff3126aeb7a1b1b5de8dd2e2>

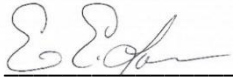
Audio Only Conference: United States Toll +1-408-418-9388

Access Code: 146 171 6133

1. Call to Order
2. Roll Call
3. Approval of February 15, 2021 minutes
4. Open public comment period for items that do not appear on this agenda noted as public hearings or public discussion
5. Public Hearing – For Recommendation to City Council
Public Zoning (PZ-2102) – Library Addition
Request: To recommend approval of the Library addition and improvements
Applicant: City of Eau Claire Library, Ayres Associates & MSR Design
Location: 400 Eau Claire Street
6. Public Hearing – For Recommendation to City Council
Public Zoning (PZ-2103) – UWEC Hibbard Parking Lot
Request: To recommend approval for UWEC Hibbard Parking Lot
Applicant: University of Wisconsin – Eau Claire & Ayres Associates
Location: Northwest corner of State Street & Garfield Avenue
7. Public Hearing – For Consideration by the Plan Commission
Conditional Use Permit (CZ-2101) – Firearms Business
Request: To consider a conditional use permit for a firearms business located within a RM zoning district
Applicant: Eric Wanke
Location: 826 Market Street
8. Public Hearing – For Consideration by the Plan Commission
Conditional Use Permit (CZ-2104) – Rooftop Bar
Request: To consider a conditional use permit for a rooftop bar within a CBD zoning district
Applicant: JCAP Construction
Location: 204 E Grand Avenue
9. Public Discussion – For Approval by the Plan Commission
Site Plan (SP-2031) – Cambridge Senior Living
Request: To approve a site plan for Cambridge Senior Living Facility
Applicant: HDCA Group & Everyday Surveying & Engineering LLC
Location: 3172 Old Town Hall Road
10. Public Discussion – For Approval by the Plan Commission
Certified Survey Map (CSM-3-21) – 3-lot CSM
Request: To approve a 3-lot CSM
Applicant: Real Land Surveying
Location: 3714 Airport Road

11. Discussion – Land Use Calculator
12. Future Agenda Items and Announcements
13. Adjournment

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