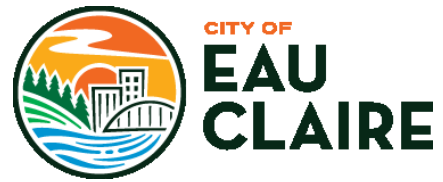


## Plan Commission Agenda

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City Hall Council Chambers \*via remote access ONLY  
203 S. Farwell Street, Eau Claire, WI 54701  
December 6, 2021, 7:00 PM

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While City Hall 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=ed04bf6ca05bfaaa5f56d09cfae96443a>

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

Access Code: 187 508 0487

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1. Call to Order
2. Roll Call
3. Approval of November 15, 2021 minutes
4. Open public comment period for items that do not appear on this agenda noted as public hearings
5. Public Hearing – For Recommendation to City Council  
Rezoning (Z-1703-21) – I-1 to CBDP  
Certified Survey Map (CSM-15-21) – Right-of-way dedication  
Request: To recommend approval of rezoning property from I-1 to CBDP, and to approve a certified survey map with right-of-way dedication and the general development plan for a mixed-use building known as the Cannery District Apartments  
Applicant: Advanced Engineering Concepts and P&R Properties  
Location: 2000 Oxford Avenue
6. Public Hearing – For Consideration by the Plan Commission  
Conditional Use Permit (CZ-2114) – Detached garage  
Request: To consider a conditional use permit to allow for a detached garage  
Applicant: Thomas Halaychik  
Location: 5014 Rivercrest Drive
7. Public Discussion – For Approval by the Plan Commission  
Site Plan (SP-2138) – Commercial Building  
Request: To approve a site plan for a commercial building  
Applicant: REI Engineering  
Location: 3785 Gateway Drive
8. Future Agenda Items and Announcements
9. 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.*

  
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Gregory Granlund, Chairperson

c: News Media