

# Plan Commission Agenda

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City Hall Council Chambers  
203 S. Farwell Street, Eau Claire, WI 54701  
March 6, 2023, 7:00 PM

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1. Call to Order
2. Roll Call
3. Open public comment period for items that do not appear on this agenda noted as public hearings

## Consent Agenda

4. Approval of January 17, 2023 Plan Commission minutes
5. Final Plat Approval – For Recommendation to City Council
  - a. P-2-23 SCS Eau Claire IV
  - b. P-3-23 SCS Eau Claire V

## Regular Agenda

6. Public Hearing – For Recommendation to City Council  
Rezoning (Z-1721-23) – I-1P to C-3P  
Request: To consider a rezone of property from I-1P to C-3P and to approve the general development plan for storage facility  
Applicant: Real Land Surveying, Durand Builders & Q Properties LLC  
Location: 1495 W Hamilton Ave
7. Public Discussion – For Approval by the Plan Commission  
Site Plan (SP-2303)  
Request: To approve a site plan for a warehouse facility  
Applicant: Everyday Surveying & Engineering & Club Choice  
Location: 3413 Truax Court
8. Public Discussion – For Approval by the Plan Commission  
Site Plan (SP-0236 Amd)  
Request: To approve a site plan for an addition and parking lot expansion  
Applicant: Advanced Engineering Concepts & Oakwood Hills Animal Hospital  
Location: 4616 Commerce Valley Road
9. Public Discussion – For Approval by the Plan Commission  
Site Plan (SP-2304)  
Request: To approve a site plan for apartment buildings  
Applicant: Advanced Engineering Concepts & SC Swiderski  
Location: Pankow Lane
10. Public Discussion – For Approval by the Plan Commission  
Site Plan (SP-2305)  
Request: To approve a site plan for apartment buildings  
Applicant: Advanced Engineering Concepts & SC Swiderski  
Location: Pankow Lane
11. Public Discussion – For Approval by the Plan Commission  
Site Plan (SP-2306)  
Request: To approve a site plan for apartment buildings  
Applicant: Advanced Engineering Concepts & SC Swiderski  
Location: Bedford Street
12. Public Discussion – For Approval by the Plan Commission  
Site Plan (SP-2307)  
Request: To approve a site plan for apartment buildings  
Applicant: Advanced Engineering Concepts & SC Swiderski  
Location: Christopher Drive

13. Future Agenda Items and Announcements

14. 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