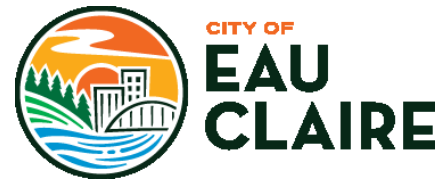


# Plan Commission Agenda

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City Hall Council Chambers  
203 S. Farwell Street, Eau Claire, WI 54701  
March 18, 2024, 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. A. Approval of March 4, 2024 Plan Commission minutes

## Regular Agenda

5. Public Hearing – For Recommendation to City Council  
Comprehensive Plan Amendment  
Request: To recommend approval of a comprehensive plan amendment  
Applicant: Everyday Surveying & Engineering & CDPG Developers LLC  
Location: CTH II (Deerfield Road) & Mischler Road
6. Public Hearing – For Recommendation to City Council  
Rezoning (Z-1737-24) – TR-1A to R-2P  
Preliminary Plat (P-1-24) - RavenLex  
Request: To recommend approval of a rezoning request from TR-1A to R-2P for twin home development along Dorret Road and to approve the preliminary plat for a proposed subdivision known as RavenLex  
Applicant: Real Land Surveying & JJR 1119 LLC  
Location: Dorret Road
7. Public Hearing – For Consideration by the Plan Commission  
Conditional Use Permit (CZ-2403) – Single Family Home within R-3 zoning district  
Request: To consider a single-family home within R-3 zoning district located at 1207 Western Avenue  
Applicant: Daniel Hart  
Location: 1207 Western Avenue
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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Greg Helgeson, Chairperson  
c: News Media