

**CITY OF EAU CLAIRE  
PLAN COMMISSION AGENDA**

**April 6, 2015**

**PLEASE TAKE NOTICE** that there will be a meeting of the City Plan Commission on Monday, April 6, 2015 at 7:00 p.m. in the City Council Chambers, City Hall, 203 S. Farwell Street, Eau Claire, Wisconsin, on the following agenda items:

1. Public Hearing – Final Action  
**CONDITONAL USE PERMIT (CZ-1504) – Home Occupation, 2718 E. Deblene Lane**  
  
Request: To allow a home occupation consisting of a neurofeedback brain training service  
  
Applicant: J. Darryl Christianson  
  
Location: 2718 E. Deblene Lane
  
2. For Recommendation  
**ANNEXATION (15-2A) – 4312 E. Hamilton Avenue, Town of Washington**  
  
Request: To recommend the petition to annex a lot with a single-family residence  
  
Applicant: Edwin and Godofreda McCallum  
  
Location: 4312 E. Hamilton Avenue
  
3. For Recommendation  
**ANNEXATION (15-3A) – Harless Road and Drier Road, Town of Washington**  
  
Request: To recommend the petition to annex a vacant parcel of land and one residence from the Town of Washington  
  
Applicant: Steve Wiggins  
  
Location: Southeast corner of Harless Road and Drier Road
  
4. For Approval  
**ACQUISITION – 2114 Valmont Avenue**  
  
Request: To provide site approval for the acquisition of a single-family home  
  
Applicant: Eau Claire Housing Authority  
  
Location: 2114 Valmont Avenue

5. For Recommendation  
**FINAL PLAT (P-2-13) – Aspen Meadows II, Final Plat**  
Request: To approve the final plat for Aspen Meadows II  
Applicant: Real Land Surveying (Peter Gartmann)  
Location: North of County Line Road and west of Jeffers Road
6. For Recommendation  
**FINAL PLAT (P-4-07) – Westridge Village Marketplace Condo Plat**  
Request: To approve the final condo plat for Westridge Village Marketplace Condominium 2nd Addition  
Applicant: Kramer Land Design Studio  
Location: Westridge Village Marketplace, south of Highway 312
7. For Recommendation  
**CERTIFIED SURVEY MAP (CSM-3-15) – Fortune Drive**  
Request: To approve a Certified Survey Map with right-of-way dedication  
Applicant: Gateway Development Corporation  
Location: Fortune Drive and CTH “T” within Gateway Business Park
8. For Approval  
**SITE PLAN (SP-1512) – Master Sign Plan for commercial building**  
Request: To approve a site plan for a master sign plan for a multiple-tenant commercial building  
Applicant: IHS Properties, LLC  
Location: 307 S. Farwell Street
9. **DISCUSSION/DIRECTION**
  - A. Comprehensive Plan Update
  - B. Code Compliance Items
  - C. Future Agenda Items
  - D. 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.*

  
Terry Weld, Chairperson

c: News Media