

**CITY OF WAUPACA
CITY PLAN COMMISSION**

**RESCHEDULED REGULAR MEETING
COUNCIL CHAMBERS, CITY HALL**

**WEDNESDAY MARCH 31, 2021
5:22 P.M.**

1. ROLL CALL

Present: Mayor Brian Smith, Chairperson, Commissioners, Ald. Eric Olson, Ald. Alan Kjelland, Angela LeSage, Tracy Behrendt, Pat Phair and Justin Berrens, Public Works Director

Absent: none

Others Present: City Administrator Aaron Jenson, Jeff Sanders, Zoning Administrator, Scott Fabel, Fabelease, LLC and Ald. Scott Purchatzke

2. APPROVAL OF AGENDA

MOVED by Comm. Phair **SECONDED** by Comm. Behrendt to **APPROVE** the Agenda as presented. 7 ayes, 0 nays, 0 absent. **MOTION CARRIED** on a voice vote.

3. APPROVAL OF PLAN COMMISSION PUBLIC HEARING AND MINUTES FROM MARCH 3, 2021 MEETING

MOVED by Ald. Kjelland, **SECONDED** by Ald. Olson to **APPROVE** the City Plan Commission Minutes of the March 3, 2021 meeting. 7 ayes, 0 nays, 0 absent. **MOTION CARRIED** on a voice vote.

4. CONDITIONAL USE PERMIT / FABELEASE, LLC, 270 & 282 GRAND SEASONS DRIVE

Jeff Sanders, Zoning Administrator said that the proposed use is compliant with the zoning ordinance and is consistent with the comprehensive plan. Fabelease desires to sell commercial vehicles from these lots and use his existing office for the sales paperwork. Mr. Sanders is recommending approval subject to five minor conditions as stated.

MOVED by Comm. Phair, **SECONDED** by Comm. Behrendt to **RECOMMEND TO COUNCIL** the Conditional Use Permit for Fabelease, LLC, 270 & 282 Grand Seasons Drive. 6 ayes, 0 nays, 0 absent and 1 abstention (Ald. Kjelland). **MOTION CARRIED** on a voice vote.

5. LIGHT ORDINANCE DISCUSSION

Mayor Smith reminded the commission that the same lighting ordinance discussion was held at the March 3, 2021 meeting and since that time, the city has received a Petition to Adopt an Exterior Lighting Ordinance that is included in the packet. Mr. Jenson will research other city lighting ordinances and bring them back to the commission for review. After considerable discussion, it was decided that city staff would discuss this issue with the property owner of the excessive glaring outdoor lighting. This item will be included on the April 14, 2021 City Plan Commission agenda for further discussion.

City Plan Commission
March 31, 2021

6. REPORTS: INTERNAL SITE PLAN REVIEW REPORT; MARCH 2021 BUILDING PERMITS; CODE ENFORCEMENT STATUS REPORT AND DEVELOPMENT UPDATE

Mr. Sanders reviewed the site plan reviews that do not need Plan Commission approval and Mr. Jenson reviewed the Building Permits and Code Enforcement Status Report and provided the city's development update.

7. ADJOURNMENT

MOVED by Ald. Olson, **SECONDED** by Ald. Kjelland, to **ADJOURN** the March 31, 2021 Regular City Plan Commission meeting. 7 ayes, 0 nays, 0 absent. **MOTION CARRIED** on a voice vote.

The meeting adjourned at 6:09 p.m.

Mayor Brian Smith, Chairperson

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