

VILLAGE OF LANNON
MINUTES OF THE 8/27/20 PLAN COMMISSION MEETING

1. Call to order by presiding officer. President Gudex called the meeting to order at 6:30 p.m.
2. Pledge of Allegiance was recited.
3. Roll call: Plan Commission: Bembenek, Gizelbach, Gudex, Janas, Payleitner, Wesell and Yates. Payleitner and Yates were absent.
4. Statement of Public Notice was confirmed.
5. Citizen Comments. None
6. Discussion and possible action on approval of minutes from the 7/30/20 Joint Plan Commission/Village Board meeting. Gizelbach/Wesell motioned to approve the meeting minutes from 7/30/20. Motion carried unanimously.
7. Discussion and possible action on the proposed use identified in the Plan of Operation application for Lakeshore Burial Vault Co. Inc. at 21319 W. Good Hope Rd. Lannon WI 53046. Engineer Ben Wood summarized his comments. MSI prepared a copy of a counter submittal to the Plan Commission addressing Engineer Ben Wood's comments. Hector questioned what they do. Prefab concrete for burial vaults, holding tanks, etc. Drainage was discussed. Engineer Ben Wood said that all the water in that area drains to Lemke Stone and they pump it out. They are looking to get a letter from Lemke Stone as approval. Parking is an existing condition and if they change that we are creating more of an impervious area. The applicant has been advised that the front parking area is within the Village Right of Way and if anything is done to the road in the future they may be impacted. The applicant acknowledged that. Landscaping includes a lot of foundation landscape all around the building. It meets the ordinance in aggregate. Their plans call for more open space. Janas/Wesell Motioned to approve the site plan with the following conditions: address the Village Engineer's Comments, clarify that a stormwater BMP is not required (otherwise come back to Plan Commission), Ensure that a developer agreement, if required, is approved by the Village Board without changes to the site plan, address any other conditions as the Plan Commission directs and also that the applicant has been advised about the parking space in the Right of Way. Motion carried unanimously.
8. Discussion and possible action on the amended Plan of Operation and Site Plan for BP at 20093 W. Main St. Lannon WI 53046. Engineer Ben Wood summarized his comments. Steve Bennett with Uni-Pump who will be doing the work for a canopy over the diesel pumps. It is zoned B-2. Setbacks are 15 feet off the rear lot line. They are 2 feet off of that setback. 15 feet height restriction, they need 18 feet for clearance. Engineer Ben Wood recommends deferring to Zoning Board of Appeals. Hector didn't feel the Plan Commission could approve it and deviate from the ordinance in regards to set backs. Wesell/Gizelbach Motioned to approve it conditionally upon the Zoning Board of Appeals granting the setback and height variance. Motion carried unanimously.
9. Adjournment. Wesell/Gizelbach motioned to adjourn at 7:06 p.m. Motion carried unanimously.