

VILLAGE OF LANNON
MINUTES OF THE PLAN COMMISSION MEETING FROM 10/28/21

1. Call to order by presiding officer. President Sommers called the meeting to order at 6:30 p.m.
2. Pledge of Allegiance was recited.
3. Roll call: Plan Commission: Bembenek, Grim, Janas, Nellis, Payleitner, Sommers and Yates were present.
4. Statement of Public Notice was confirmed.
5. Citizen Comments. (Except as otherwise allowed by motion of the Board, citizen comments will be limited to 3 minutes per person although written comments of any length may be submitted prior to the meeting to the Village Clerk.) None.
Engineer Ben Wood stated Hector had something come up and can't make it. CS Motorsports went to court and the issue has been resolved.
6. Discussion and possible action on approval of the Plan Commission meeting minutes from 6/24/21. Grim questioned about the ballist in front of Riot. Grim/Yates motioned to approve the meeting minutes from 6/24/21. Motion carried unanimously.
7. Discussion and possible action on approval of the Plan Commission/Village Board meeting minutes from 8/26/21. Tabled CS Motorsports, bring it back next time to take off table. Grim/Yates motioned to approve the meeting minutes from 8/26/21. Motion carried unanimously.
8. Discussion and possible action on Plan of Operation for Collector's Asylum, 20549 Main St. Lannon WI 53046. Engineer Ben Wood summarized his comments. May modify interior walls but everything else is staying the same such as landscaping, lighting, etc. Parking was discussed, he feels it is adequate. Tidy up some materials but feels it is suitable for approval. The applicants have extensive collections to sell and looking for a bigger building. They don't have a lot of foot traffic and only have 15 people in their shop throughout the day. Hours were discussed, it is stated as various. We are looking for the most flexibility for the applicant. Yates/Janas motioned to approve the Plan of Operation with modifications on the hours from various to 12 to 7 p.m. and fire department inspection and addressing comments with staff and waving the parking restrictions. Motion carried unanimously.
9. Discussion and possible action on sign permit for Collector's Asylum, 20549 Main St. Lannon WI 53046. Engineer Ben Wood stated that this meets the ordinance requirements for number of signs and square footage of sign. Grim/Janas motioned to approve the sign permit application for Collector's Asylum. Motion carried by majority vote. Yates abstained.
10. Discussion and possible action on plan of operation and site plan for Kelly's Rock Solid Storage at 21661 W. Good Hope Rd. Lannon WI 53046. Engineer Ben Wood summarized his comments. Looking to expand the use of his property and may purchase some adjacent property. It may need to be rezoned for all industrial use. Gessler property and Silbernagel Trucking are the neighboring properties he would like to obtain. Flow and function is best use of area. Have not worked out material for buildings, etc. Trying to tweak the layout to meet setbacks. They don't own 2 of the parcels yet and what costs are we looking at to meet setbacks from a surveyor. Conceptually Yates doesn't have an issue with it. The visibility is none except the entrance off of Town Line Rd. He has talked to Lemke about the drainage issue as well. They are building a lot of these in the old quarry areas in Richfield as well. He is looking at doing a CSM to make it one big parcel. They talked about topography of the properties, etc. He has been talking with some engineers regarding those and wants to make it separate from Kelly's Greenscape's eventually. No blasting will be needed, more filling than anything. Retention wall will have to be built. They are all cold storage. Rezoning would be the next step. Grim/Yates motioned to table for rezoning. Motion carried unanimously.
11. Adjournment. Grim/Yates motioned to adjourn at 7:04 p.m. Motion carried unanimously.