

**CITY OF LAKE GENEVA
626 GENEVA STREET
LAKE GENEVA, WI**

**PLAN COMMISSION MEETING
MONDAY, MARCH 21, 2022 - 6:00 PM
COUNCIL CHAMBERS, CITY HALL**

CITY HALL WILL BE OPEN TO THE PUBLIC DURING ALL MEETINGS.

THE CITY OF LAKE GENEVA IS HOLDING ALL MEETINGS VIRTUALLY AS WELL AS IN PERSON. IF YOU WISH TO LISTEN OR WATCH THE MEETING YOU MAY DO SO BY USING THE FOLLOWING:

1. Links to the City of Lake Geneva's live video stream can be found at www.cityoflakegeneva.com/video
2. Television: Watch live broadcast of the meeting on Spectrum Cable Channel 25
3. Listen to audio via phone: (602) 333-2017 (Long distance rates may apply) (888) 204-5987 (Toll Free)
Access Code: 9746153

Agenda

1. Meeting called to order by Charlene Klein.
2. Roll Call.
3. Approve Minutes of the January 17, 2022 Plan Commission meetings as distributed.
4. Comments from the public as allowed by Wis. Stats. §19.84(2), limited to items on this agenda, except for public hearing items. Comments will be limited to five (5) minutes.
5. Acknowledgment of Correspondence.
6. Downtown Design Review:
 - a. Application by Anthony Silvestri, 1017 Geneva St. #9, Lake Geneva, WI 53147, requesting review for the proposed build addition, pergola, commercial entertainment remodel, and Signage for the property located at 642 W. Main St. in the downtown overlay zoning district, Tax Key No. ZOP00305.
 - b. Application by Stephanie Horne, 1009 W Glen Oaks Lane #101, Mequon, WI 53149, requesting review for the proposed exterior façade, awning which will include signage, and lighting for the property located at 717 W. Main St. in the downtown overlay zoning district, Tax Key No. ZOP00278.

- c. Application by Unique Surface, LLC, 500 Nathan Ln., Elkhorn, WI 53121, requesting review for the proposed Signage for the property located at 726 Geneva St. in the downtown overlay zoning district, Tax Key No. ZOP00262.
7. Public Hearing and Recommendation of a Conditional Use Permit for Leigh Gignilliat, 3 N. Walworth Ave., Williams Bay, WI 53191, for a proposed pier addition for the property located at 978 N Knoll Ln., in the Estate Residential - 1(ER-1) zoning district, Tax Key No. ZYUP00106J.
8. Public Hearing and Recommendation of a Conditional Use Permit filed by Justin W. Lanasa, 723 Williams St., Lake Geneva, for a request that would allow for Commercial Indoor Lodging land use and Group Development in the Central Business (CB) zoning district for the property located at 723 Williams St., Tax Key No. ZF00028.
9. Public Hearing and Recommendation of a Precise Implementation Plan for Fairwyn SB, Inc., 875 Townline Rd. Suite 103, Lake Geneva, to allow for the construction of the proposed Clubhouse at 301 Harmony Dr. for the property located in the Planned Development (PD) zoning district, Tax Key No. ZSB00334.
10. Public Hearing and Recommendation to repeal and recreate Floodplain Zoning Ordinance Section 98-503 in accordance with WI DNR standards and guidelines.
11. Update and discussion of potential zoning ordinance amendments in response to 2017 Wisconsin Act 67 regarding Conditional Use Permit requirements.
12. Adjournment.

QUORUM OF CITY COUNCIL MEMBERS MAY BE PRESENT

Requests from persons with disabilities, who need assistance in order to participate in this meeting, should be made to the City Clerk's office, in order for appropriate Accommodations.

Posted 3/17/2022