

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

**PLAN COMMISSION MEETING  
MONDAY FEBRUARY 19, 2018 - 6:00 PM  
COUNCIL CHAMBERS, CITY HALL**

**Agenda**

1. Meeting called to order by Mayor Kupsik.
2. Roll Call.
3. Approve Minutes of the January 19<sup>th</sup> Plan Commission meeting 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 Jirapa Cox, to install an awning structure with signage and monument sign, located at 306 Center Street, Sabia Sabia, Tax Key No. ZOP00162.
  - b. Application by Lake Geneva Architects, to install a rooftop addition structure on the second story to accommodate an interior stairway located at 623 W Main Street, Tax Key No. ZOP00290.
  - c. Application by Letitia Erdman, to install an on-building sign located at 640 W Main Street, The Downtowner, Tax Key No. ZOP00306.
  - d. Application by Pete Juergens, to install a pergola on the second floor exterior dining area & planter box for exterior dining area identification located at 831 Wrigley Drive, Oakfire Restaurant, Tax Key No. ZOP00340.
7. Review and Recommendation of an Extraterritorial Jurisdiction (ETJ) CSM for Applicant John G. Gyann, 8400 Gleneyre Rd, Darien, IL 60561, to reduce the rear yard setback from 180 feet to 25 feet as identified on the Trinke Estate Plat located at W1759 Hillside Rd, Tax Key No. ITE00015.

8. Review and Recommendation of an Extraterritorial Jurisdiction (ETJ) CSM for Applicant Millard Properties, LLC. - Bob Cook, W6362 Dunham School Rd., Elkhorn, WI, 53121 to create a rural residential lot of approximately 7.5 acres survey prepared by Olsen Land Surveying, LLC, located at Tax Key No. JG1400001.
9. Review and Recommendation of revised Non-Exclusive Easements for review and approval of the Symphony Bay Development. Application for Symphony Bay submitted by Fairwyn LLC.
10. Public Hearing and Recommendation of Annexation for the applicant Mark Larkin, 500 Stone Ridge Drive, Lake Geneva, WI 53147, for the 1.95 acre property located at Tax Key No. JG2500014A, currently located in the Town of Geneva.
11. Public Hearing and Recommendation of Lot Division for the applicant Mark Larkin, 500 Stone Ridge Drive, Lake Geneva, WI 53147, to divide the 1.95 acre property into a 1.24 acre parcel to the north abutting Stone Ridge Drive, and a 0.71 parcel to the south.
12. Public Hearing and Recommendation for a Zoning Map Change for the applicant Mark Larkin, 500 Stone Ridge Drive, Lake Geneva, WI 53147, to divide the 1.95 acre property into two separate parcels - 1.24 acre parcel to the north abutting Stone Ridge Drive to Two-Family Residential (TR-6) zoning, and a 0.71 parcel to the south to Planned Business (PB).
13. Public Hearing and Recommendation of an Amendment to the existing Conditional Use Permit filed by James and Kathryn Willett, 1320 W. Main Street, Lake Geneva, WI 53147, to construct an addition to the existing first floor of the home located in the SR-4 zoning district at 1320 W. Main Street, Tax Key No. ZYUP00094H.
14. Public Hearing and Recommendation of a Conditional Use Permit amendment filed by Southwind Prairie IV, LLC, 751 Geneva Parkway, Lake Geneva, WI 53147, to amend the existing Conditional Use Permit which would allow the relocation of a maintenance building, sign installation, and redesign of an existing building allowing a roll up door install, Tax Key No. ZSWP0001 thru ZSWP0011.
15. Discussion/Recommendation on Short Term Rental ordinance change.
16. 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 2/14/2018*