

**JOINT ARCHITECTURAL BOARD/PLAN COMMISSION AGENDA**  
**MONDAY, APRIL 20, 2015**  
**7:00 PM**  
**BOARD ROOM, MUNICIPAL BUILDING, 210 COTTONWOOD AVE.**

Roll Call

1. Consideration of a motion to approve the Jt. Architectural Board/Plan Commission Minutes of March 16, 2015
2. Architectural Board consideration of an application for a sign permit for Premier Real Estate Hartland, LLC, 621 W. Capitol Drive.  
  
Contractor: Nicolet Lumber, 4050 Nicolet Dr., Green Bay, WI 54311
3. Architectural Board consideration of an application for a sign permit for Hartland Village Mart, Inc., 301 E. Capitol Drive.  
  
Contractor: Bauer Sign Company, 2500 South 170<sup>th</sup> Street, New Berlin, WI 53151
4. Architectural Board consideration of an application for the construction of an 8' x 14' porch addition to a single-family residence at 242 Hill Street.  
  
Applicant: Karen Booth, 242 Hill Street, Hartland, WI 53029  
Contractor: Mark Oberst, N43 W32831 Rasmus Rd., Nashotah, WI 53058
5. Architectural Board consideration of an application for exterior updates for HL Salon, 140 Cottonwood Ave.  
  
Applicant: Heidi Lindemann, N627 S Hickory Hills Dr., Oconomowoc, WI 53066  
Contractor: Scott Watson Construction, 929 N. Astor, Unit 1206, Milwaukee, WI 53202
6. Items related to Architectural Board and Plan Commission consideration of a proposed 32-bed Memory Care CBRF and related Land Use Plan Amendment, RM-1 Zoning and Conditional Use Permit for the properties located at 430, 438 and 444 Merton Ave.
  - a. **PUBLIC HEARING** for the consideration of a Conditional Use Permit request to allow a community living arrangement with a capacity of greater than 16 (32 unit memory care facility) – MOTION to continue the Public Hearing to the May 18, 2015 meeting.

- b. Review of Site and Building Plans, Land Use Plan Amendment, RM-1 Zoning and Conditional Use Permit and MOTION to table the item to the May 18, 2015 meeting.

Applicant: JPS Limited, LLC, 126 E. Prospect Ave., Hartford, WI 53027  
Architect: Trio Engineering, 12660 W. North Ave., Brookfield, WI 53005

7. Items related to Architectural Board and Plan Commission consideration of a 13,400 sq. ft. auto service, auto detail and car wash addition for Hartland Service Car Wash & Detail Building, 400 E. Industrial Drive, Hartland
  - a. **PUBLIC HEARING** for the consideration of a Conditional Use Permit request to allow Automotive Service (Vehicle Wash and Vehicle Service)
  - b. Consideration of a Motion to approve Site and Building Plans.
  - c. Consideration of a Motion to approve a Conditional Use Permit.

Applicant: Michael & Deborah Kusch, N65 W30981 Beaver Lake Rd., Hartland, WI 53029  
Engineer: MSI General, P.O. Box 7, Oconomowoc, WI 53066

8. Plan Commission consideration of an application for a proposed parking lot expansion for Heraeus Electro-Nite Co., 541 S. Industrial Drive.

Applicant: Heraeus Electro-Nite Co., LLC, 541 S. Industrial Drive, Hartland, WI 53029  
Engineer: MSI General, P.O. Box 7, Oconomowoc, WI 53066

9. Adjourn

David E. Cox, Village Administrator

Notice: Please note that upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. For additional information or to request this service, contact Darlene Igl, WCPC/CMC, Village Clerk, at 262/367-2714. The Municipal Building is handicap accessible.