

JOINT ARCHITECTURAL BOARD/PLAN COMMISSION AGENDA
MONDAY, JANUARY 20, 2014
7:00 PM
BOARD ROOM, MUNICIPAL BUILDING, 210 COTTONWOOD AVE.

Roll Call

1. Consideration of a motion to approve the Plan Commission Minutes of December 16, 2013
2. **PUBLIC HEARING** regarding an Amendment to the Village of Hartland Municipal Code Article X - Floodplain Zoning and amendments to the Official Zoning Map and Floodplain Map.
3. Consideration of a recommendation to the Village Board regarding Village of Hartland Municipal Code Article X - Floodplain Zoning and amendments to the Official Zoning Map and Floodplain Map.
4. **PUBLIC HEARING** regarding an amendment to the Comprehensive Land Use Plan to designate the recently annexed properties for the Windrush and Homestead Subdivisions as Low Density Cluster Development.
5. Items related to proposed development of the Windrush and the Homestead Subdivisions:
 - a. Consideration of a recommendation to the Village Board regarding an amendment to the Comprehensive Plan Land Use Plan to designate the recently annexed properties for the Windrush and Homestead Subdivisions as Low Density Cluster Development.
 - b. Actions related to the Windrush Subdivision:
 - i. Further consideration of a Petition to rezone the recently annexed property (Murphy) from Temporary A-1 to RS-1 Single-family Residential Zoning District with UCO (Upland Conservancy Overlay) and C-1 (Lowland Conservancy) (Second of two required meetings).
 - ii. Further consideration regarding the Preliminary Plat Review for The Windrush Subdivision (99.73 acres) for a 57 home subdivision with lots averaging 26,346 square feet surrounded by common open space. Over 55.65 acres (55.8%) will remain open.
 - iii. Consideration of a Conditional Use Permit related to lots in and adjacent to the UCO (Upland Conservancy Overlay District) regarding their use in

the future for single family residential structures and Motion to set Public Hearing on the proposed Conditional Use Permit for Monday, February 17, 2014.

c. Actions related to the Homestead Subdivision:

i. Consideration of a recommendation to the Village Board regarding the Rezoning Petition to rezone the property (Siepmann) from Temporary A-1 to RS-1 Single-family Residential Zoning District with UCO (Upland Conservancy Overlay) (Second of two required meetings).

ii. Consideration of a conceptual Plat for The Homestead (102.32 acres) for the development of 62 home sites (Phase I & II) with lots averaging 27,887 square feet surrounded by common open space. Over 34 acres (38%) will remain open.

Petitioner: Siepmann Realty Corp., W240 N1221 Pewaukee Rd., Waukesha, WI 53188

6. Consideration of Architectural Review for the exterior remodeling and for the proposed new signage and Plan Commission Review of site plans for the exterior remodeling, landscape and lighting plans for Sendik's Hartland Plaza with recommendations to the Village Board

Applicant: Sendik's, % Devo Management Co., LLC, 11518 North Port Washington Rd., Suite 103, Mequon, WI 53092

Engineer: MSI General, Eric Neumann, PO Box 7, Oconomowoc, WI 53066

7. Plan Commission review of a Conditional Use Permit for the temporary retail flower hut to be located in the Piggly Wiggly parking lot at 550 Cottonwood Avenue and consideration of a motion to set a Public Hearing for the review of the Conditional Use Permit for the February 17, 2014 Plan Commission meeting

Applicant: Homegrown Farms, Cathy Magill, 36100 Genesee Lake Rd., Oconomowoc, WI 53066

8. Plan Commission review of a Conditional Use Permit and review of the Plan of Operation for a temporary retail flower hut to be located in the Biebel's True Value Parking lot, 580 Hartbrook Drive (Original 5 year application has expired) and consideration of a motion to set a Public Hearing for the review of the Conditional Use Permit for the February 17, 2014 Plan Commission meeting

Petitioner: Susan Biebel, Biebel's True Value, 580 Hartbrook Drive, Hartland, WI 53029

Jt. Architectural Board/Plan Commission Agenda
Monday, January 20, 2014

9. Consideration of a proposed amendment to the Sign Code to facilitate Architectural Board review and approval of signage plans for commercial properties that include multiple businesses.

10. Adjourn

David 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 Connie Casper, WCMC/CMC, Village Clerk, at 262/367-2714. The Municipal Building is handicap accessible