

**PLEASANT PRAIRIE PLAN COMMISSION MEETING
VILLAGE HALL AUDITORIUM
9915 39th AVENUE
PLEASANT PRAIRIE, WISCONSIN
6:00 P.M.
SEPTEMBER 10, 2012**

AGENDA

1. Call to Order.
2. Roll Call.
3. Consider the Minutes of the August 13, 2012 Plan Commission meetings.
4. Correspondence.
5. Citizen Comments.
6. New Business.
 - A. **PUBLIC HEARING AND CONSIDERATION OF PLAN COMMISSION RESOLUTION #12-11 FOR AMENDMENTS TO THE COMPREHENSIVE PLAN** for the request of Adam Artz P.E. of Pinnacle Engineering on behalf of Majestic Realty Co., for land owned by WISPARK LLC that is generally located on the east side of 88th Avenue and south of Bain Station Road for the development of a proposed warehouse distribution building: 1) to amend the Village of Pleasant Prairie 2035 Comprehensive Land Use Plan Map 9.9 to change the low-medium density residential land use designation and the Park, Recreation and Other Open Space Lands (not within any wetlands or 100 year floodplain designation) to the Industrial Land Use designation with a General Industrial category and removal of the Urban Reserve Area; and update Appendix 10-3 of the Village of Pleasant Prairie Wisconsin, 2035 Comprehensive Plan to include said amendment and 2) to amend a portion of the Pleasant Farms Neighborhood Plan to remove the residential single family lots adjacent to the cemetery, to allow the entire property to develop as Industrial (except for field delineated wetlands and the 100-year floodplain) and to amend the proposed layout of proposed roadways within and adjacent to the property.
 - B. **PUBLIC HEARING AND CONSIDERATION OF A CONCEPTUAL PLAN** for the request of Adam Artz P.E. of Pinnacle Engineering on behalf of Majestic Realty Co., for land owned by WISPARK LLC that is generally located on the east side of 88th Avenue and south of Bain Station Road for the development of a proposed 1.2 million square foot warehouse/distribution facility building to be known as Majestic Center.
 - C. **PUBLIC HEARING AND CONSIDERATION OF A ZONING MAP AMENDMENT** for the request of Adam Artz P.E. of Pinnacle Engineering on behalf of Majestic Realty Co., for land owned by WISPARK LLC that is generally located on the east side of 88th Avenue and south of Bain Station Road to rezone a portion of the property that is zoned A-2, General Agricultural District into the M-2, General Manufacturing District.

- D. **PUBLIC HEARING AND CONSIDERATION OF PLAN COMMISSION RESOLUTION #12-12 FOR AMENDMENTS TO THE COMPREHENSIVE PLAN:** to consider the adoption of the Amendment to the Regional Water Quality Management Plan Greater Kenosha Area adopted by the Southeastern Wisconsin Regional Planning Commission in June 2012 as a component of the Village's Comprehensive Plan and to create Section 390-6 F to specifically list this Plan as a component of the Village's Comprehensive Plan. In addition, to add a notation to the following Maps within the Comprehensive Plan to reference the adoption of said amendment: 1) Map 5.1 entitled "2010 Pleasant Prairie Sewer Utility District and Lake Michigan Sewer Utility District Boundaries"; 2) Map 5.2 entitled "Detailed Adopted Sanitary Sewer Service Areas within the Pleasant Prairie Sewer Utility District"; and 3) Map 5.3 entitled "Generalized Adopted Sanitary Sewer Service Areas and Existing Areas Served by Sewer".
- E. **PUBLIC HEARING AND CONSIDERATION OF AN AMENDMENT TO CONDITIONAL USE PERMIT #12-05 (including Site and Operational plans)** for the request of William Faber, agent for Skyfield Partners, LLC, agent, representing AT&T Mobility for the approval of an amendment to **Conditional Use Permit #12-05 including Site and Operational Plans** to include the installation of an additional microwave dish antenna to be mounted on the existing tower at 140 feet as part of the antennas upgrade of the existing cell tower located at 8851 Green Bay Road on property owned by Uttech Tower Land LLC, as approved by the Plan Commission on June 11, 2012.
- F. Consider the **discontinuance** of a portion of 120th Avenue (West Frontage Road) north of 104th Street which has been relocated as a part of the IH-94 reconstruction.
- G. Consider approval of the **Certified Survey Map** for KABA Development LLC, owner, to dedicate a portion of 120th Avenue (West Frontage Road) north of 104th Street which was relocated as a part of the IH--94 reconstruction.

7. Adjourn.

It is possible that members and possibly a quorum of members of other governmental bodies of the municipality may be in attendance in the above stated meeting to gather information; no action will be taken by any other governmental body except the governing body noticed above.

The Village Hall is handicapped accessible. If you have other special needs, please contact the Village Clerk, 9915 39th Avenue, Pleasant Prairie, WI (262) 694-1400.