

**PLAN COMMISSION MEETING MINUTES
CITY OF SUPERIOR
Wednesday, April 15, 2015**

The Plan Commission Meeting for the City of Superior was called to order by Economic Development, Planning and Port Director Jason Serck at 3:05 p.m. in the Government Center Board Room 201.

ROLL CALL

Members present: Tom Fennessey, Terry Massoglia, Chris Sislo, Brent Fennessey, Esther Dalbec, Kalee Hermanson

Members excused: Mayor Bruce Hagen, John DeVinck, Greg Date

Staff present: Jason Serck, Krista Anderson, Allison Johnson

Others present: Parish Jones, Ron Gustufson, Dale Kurtz, Gary Elliot, Linda Egan

There being a quorum present, the meeting was in order.

APPROVAL OF MINUTES

MOTION by Commissioner T. Fennessey, seconded by Dalbec, and carried to approve the minutes of February 18, 2015.

NEW BUSINESS

1. The City of Superior's request to submit a Certified Survey Map in the vicinity of Susquehanna Avenue and Winter Street. (CSM 15-02)

Serck explained that when road construction took place to create the curve on Susquehanna Avenue and Winter Street a Certified Survey Map for the area was submitted but did not get recorded. This Certified Survey Map is correcting that error and will be recorded.

MOTION by Commissioner T. Fennessey, seconded by Dalbec, and carried, to approve City of Superior's request to submit a Certified Survey Map in the vicinity of Susquehanna Avenue and Winter Street, Superior, Wisconsin.

2. Superior Choice Credit Union's request to vacate a portion of North 29th Street beginning at Tower Avenue. (VAC 15-01)

Gary Elliot spoke on behalf of Superior Choice Credit Union and explained that due to increased business an expansion is necessary and vacating this portion of North 29th Street is the first step. They intend to purchase an adjacent property from Ron Gustufson and build an Administrative Corporate office. The building proposed is to be two stories, about 16,000 square feet, and construction is expected to begin late 2017 to early 2018. The remaining area will continue to be shared parking with adjacent businesses. Gary stated that Banks Avenue and the

existing right of ways will not be affected by this new building. Serck stated that the City received a letter from an attorney representing the owners of K-Mart expressing concerns about parking and cross easements in the area. Serck assured that any concerns will be resolved between the private parties.

MOTION by Commissioner B. Fennessey, seconded by Dalbec, and carried, to approve Superior Choice Credit Union's request to vacate a portion of North 29th Street beginning at Tower Avenue, Superior, Wisconsin.

3. Foster Trucking's request to vacate streets and alleyways in the Plat of West Superior Eighteenth Division and Roy's Addition to Superior City, Douglas County, Wisconsin. (VAC 15-02)

Serck explained that Foster Trucking and adjacent owners are vacating all remaining platted streets and alleys and working towards transferring land for aggregate ownership and effective use of their properties.

MOTION by Commissioner Dalbec, seconded by B. Fennessey, and carried, to approve Foster Trucking's request to vacate streets and alleyways in the Plat of West Superior Eighteenth Division and Roy's Addition to Superior City, Douglas County, Wisconsin.

4. Dale Kurtz's request to vacate a portion of East 11th Street beginning at 15th Avenue East. (VAC 15-03)

Serck stated that Dale Kurtz plans to put an addition on his home and vacating this undeveloped street will allow for the setbacks required for the project to continue. Adjacent property owners approved of the vacation request.

MOTION by Commissioner Dalbec, seconded by Hermanson, and carried, to approve Dale Kurtz's request to vacate a portion of East 11th Street beginning at 15th Avenue East, Superior, Wisconsin.

5. Richard and Sandra Ollah's request to rezone property in the vicinity of 45th and 49th Avenue East, between East Itasca and Michigan Streets from Suburban District to R-2, Two-Family Residential District. (RZ 15-01)

Serck explained the Suburban District requires a minimum of five acres to construct a single family home so this rezone will allow for future construction for the Ollah's as well as make the existing homes in the area conforming. The area is adjacent to R-2, Two-Family Residential District. Commissioner T. Fennessey spoke in strong favor of this rezone and would like to see more rezoning in the area which would result in better use of the land and future residential construction.

MOTION by Commissioner T. Fennessey, seconded by Dalbec, and carried, to approve Richard and Sandra Ollah's request to rezone property in the vicinity of 45th and 49th Avenue East, between East Itasca and Michigan Streets from Suburban District to R-2, Two-Family Residential District.

6. Linda Egan's request to rezone property in the vicinity of 19th Avenue East and East 13th Street from Suburban District to R1B, One-Family Residential District. (RZ 15-02)

Serck stated that all property in the rezone is owned by Linda Egan and she plans to construct a duplex. The properties are already served by utilities and will not conflict with any nearby duplexes in the area. The rezone to R1B, One-Family Residential District will also make the current single family home conforming.

MOTION by Commissioner Dalbec, seconded by T. Fennessey, and carried, to approve Linda Egan's request to rezone property in the vicinity of 19th Avenue East and East 13th Street from Suburban District to R1B, One-Family Residential District.

OTHER BUSINESS

ADJOURNMENT

MOTION by Commissioner T. Fennessey, seconded by Dalbec, and carried, to adjourn the meeting. The meeting adjourned at 3:21 p.m.

Respectfully Submitted by:
Allison Johnson
Staff Assistant
City of Superior