



# City of Verona

Plan Commission Meeting Agenda  
City Hall – 111 Lincoln Street  
Verona, WI 53593-1520  
Monday – March 5, 2018 – 6:30 P.M.  
[www.ci.verona.wi.us](http://www.ci.verona.wi.us)

1. Call to Order
2. Roll Call
3. Approval of minutes from the January 2, 2018 Plan Commission Meeting.
4. **Public Hearing** – Conditional use permit amendment for Tanya's Big House 4 Kidz located at 120 Enterprise Drive that would modify conditions in the existing conditional use permit relating to the number of children enrolled at the daycare and the location of outdoor play areas.
  - a. Discussion & Possible Action – Conditional use permit amendment for Tanya's Big House 4 Kidz located at 120 Enterprise Drive that would modify conditions in the existing conditional use permit relating to the number of children enrolled at the daycare and the location of outdoor play areas.
5. **Public Hearing** – Conditional use permit for a “group development” located at 404 Legion Street that would allow for the construction of an 8,800 square foot industrial building.
  - a. Discussion & Possible Action – Conditional use permit for a “group development” located at 404 Legion Street that would allow for the construction of an 8,800 square foot industrial building.
  - b. Discussion & Possible Action – Site plan review that would allow for the construction of an 8,800 square foot industrial building at 404 Legion Street.
6. **Public Hearing** – General development plan (GDP) for a planned unit development (PUD) to be located at 102/104 Lincoln Street that would allow for the construction of 90-multi-family units.
  - a. Discussion & Possible Action – General development plan (GDP) for a planned unit development (PUD) to be located at 102/104 Lincoln Street that would allow for the construction of 90-multi-family units.
7. **Public Hearing** – Zoning map amendment to rezone 53.60-acres of land located in part of the Northwest Quarter of the Southeast Quarter and part of the Northeast Quarter of the Southwest Quarter of Section 21, Township 6 North, Range 8 East from Rural Agricultural (RA) to Public Institutional (PI). Specifically the parcel is identified as parcel number 286/0608-213-8011-2 and is known as Stewart's Woods.

- a. Discussion & Possible Action – Zoning map amendment to rezone 53.60-acres of land located in part of the Northwest Quarter of the Southeast Quarter and part of the Northeast Quarter of the Southwest Quarter of Section 21, Township 6 North, Range 8 East from Rural Agricultural (RA) to Public Institutional (PI). Specifically the parcel is identified as parcel number 286/0608-213-8011-2 and is known as Stewart’s Woods.
8. **Public Hearing** – Conditional use permit for the Verona Area School District to construct a new high school with building heights of 65-feet to be located in the West End south of West End Circle.
  - a. Discussion & Possible Action – Conditional use permit for the Verona Area School District to construct a new high school with building heights of 65-feet to be located in the West End south of West End Circle.
  - b. Discussion & Possible Action – Site plan review that would allow for the construction of a new high school for the Verona Area School District in the West End and south of West End Circle.
  - c. Discussion & Possible Action – Certified survey map to create three (3) lots and one (1) outlot for the new high school to be located in the West End, south and West Verona Avenue and west of South Nine Mound Road.
9. **Public Hearing** – Zoning text amendment to amend Section 13-1-47(c)(2)h. relating to the maximum living space requirements of residential homes in the Community Residential (CR) zoning district.
  - a. Discussion & Possible Action – Zoning text amendment to amend Section 13-1-47(c)(2)h. relating to the maximum living space requirements of residential homes in the Community Residential (CR) zoning district.
10. Discussion & Possible Action – Certified survey map to create one (1) lot at 116 Paoli Street.
11. Discussion & Possible Action – Initial site plan review for a proposed 12,500 square foot building addition to Engineering Industries located at 407 South Nine Mound Road.
12. Discussion & Possible Action – Discussion regarding the 2017 housing data.
13. Reports and comments from the Planning Department
  - a. Update on development projects.
  - b. Update on future park and open area east of Northern Lights Road and South of County Highway PD.
14. Reports and comments from the Plan Commissioners
15. Adjournment

Jon Hochkammer

Posted: Verona City Hall,  
Verona Public Library,

## Miller's Market

All agendas are posted on the City's website at: [www.ci.verona.wi.us](http://www.ci.verona.wi.us)

**Notice:** If need an interpreter, materials in alternative formats, or other accommodation to access the meeting, please contact the City Clerk at 845-6495 at least 48-hours preceding the meeting. Every reasonable effort will be made to accommodate your request.

Notice is hereby given that a majority of the City Council may be present at the meeting of the Plan Commission to gather information about a subject over which they have decision-making responsibility.

This constitutes a meeting of the City Council pursuant to the State ex rel. Badke v. Greendale Village Board, 173Wis. 2d 553, 494 N.W. 2d 408 (1993) and must be noticed as such, although the City Council will not take any formal action at this meeting.