

**MINUTES OF THE PLAN COMMISSION FOR THE CITY OF CUDAHY, WI
HELD AT THE MUNICIPAL BUILDING ON
April 12, 2011**

JOINT MEETING WITH DESIGN REVIEW

CALL TO ORDER

Meeting was called to order at 7:00 PM by Mayor Day

OPENING STATEMENT

Prior to the meeting, notice was given to the community and posted in the appropriate places. Notice was also given to the news media that requested it, namely the Milwaukee Journal-Sentinel and MyCommunityNow.com.

ROLL CALL

The following members of the Plan Commission were present for roll call: Alderman Jason Litkowiec, and Jim Zsebe and Mike Nelson and Richard Bartoshevich and Harry Savagian. Also present was Building Inspector Butch Loferski. Absent and excused was Mike Coulthurst

AGENDA FROM MEETING

Motion made by Commissioner Nelson to approve minutes from March 8, 2010 and seconded by Commissioner Savagian. All in favor 6-0.

JOINT MEETING WITH DESIGN REVIEW COMMITTEE

1. Discussion and appropriate action regarding approval of new storage building 6101 S. Pennsylvania Ave.
Jim and Kyong Watson presented their plans. Exterior material and colors were discussed for a split faced block with an accent color band at about 12' high. Brown and terracotta with gray roof and steel doors. PUD overlay allows for reduced side yard with Plan Commission approval. Design Review approved. Motion made by Alderman Bartoshevich, 2nd by Alderman Litkowiec. All in favor 6-0 approved.
2. Discussion and appropriate action regarding manufacturing addition at United Welding, 3665 E. Adams Ave.
Architect Vince Milewski presented plans for 3665 E. Adams Ave. (addition). Commissioner Zsebe asked if it is possible that the block could be stained or painted. Commissioner Nelson questioned whether we could require the landscaping requirements to be enforced. Inspector Loferski will review the requirements and discuss it at the staff steering level (with owner) if necessary. Design Review approved. Motion made by Commissioner Savagian, 2nd by Commissioner Nelson. 6-0 approved.

End of Joint Meeting

1. **Discussion and appropriate action for a “Certified Survey Map” for 3455-3457 E. Layton Ave., and new shed location for Halser Properties LLC.**

Joe Halser of 3455 E. Layton Ave explained his reason for requesting a CSM approval. Commissioner Zsebe expressed his concern regarding visibility of shed from Layton Ave. Mr. Halser will provide vegetative screening for this concern. Motion to approve made by Commissioner Savagian, 2nd by Commissioner Nelson. All in favor 6-0

2. **Discussion and appropriate action regarding a request for a PUD approval at 4814 S. Whitnall Ave., for Auto Body use.**

Representatives from Luviano’s Auto Body presented their request at 4814 Whitnall Ave. Concerns for landscaping were expressed. The owner offered temporary planters. Motion to approve by Commissioner Savagian, 2nd Alderman Bartoshevich. Commissioner Nelson made a friendly amendment to provide landscaping plans to Staff Steering. Amendment accepted for landscaping, dumpsters, and site improvements. 5 in favor, Alderman Bartoshevich abstained.

3. **Discussion and appropriate action regarding a request for 5030 S. Pennsylvania Ave., lay down/staging yard for American Transmission for a project for WE Energies Substation.**

Kevin Lynch explained the reason or need for temporary use at 5030 S. Pennsylvania Ave. working for WE Energies, new Barland substation on S. Pennsylvania. Alderman Bartoshevich expressed tracking concerns onto S. Pennsylvania. Motion to approve by Alderman Litrowiec 2nd Commissioner Savagian. All in favor 6-0.

4. **Discussion and appropriate action regarding a request for a residential addition at 3945 E. Pulaski Ave. (mudroom and utility room).**

Gary Kulig expressed his reasons for wanting to replace existing lean-to. Concerns for matching existing exterior were expressed by Commissioners. Motion to approve by Commissioner Nelson, 2nd by Commissioner Savagian. All in favor 6-0.

5. **Discussion and appropriate action regarding use of property for potential development at Sweet Applewood Lane and Barnard Ave.**

Mayor Day provided details about the prospective business at the intersection of Barnard and One Sweet Applewood. “Non Destructive Testing”. Commissioner Nelson expressed his concerns. For “Serious Design Requirements” “4 sided Architecture”. Motion to approve by Alderman Bartoshevich, 2nd by Commissioner Savagian with conditioned upon site and design approval. 4 in favor, 2 opposed (Commissioner Zsebe and Commissioner Nelson)

6. **Discussion and appropriate action regarding proposed changes from the Zoning Code Advisory Committee.**

Commissioner Mike Nelson explained what transpired at ZCAC. Gun Dealer/Home Occupation denied. Moved idea of roof top signs (visible by flyover) forward.

ADJOURN

Motion to adjourn by Alderman Bartoshevich, 2nd by Alderman Litkowiec at 8:15pm.
All in favor 6-0.

