

Town of Bristol Plan Commission Meeting
Bristol Town Hall 19801 83rd Street, Bristol, WI 53104
Tuesday, April 18, 2006
7:00 p.m.
Minutes

1. The meeting was called to order by Vice-Chairman Larry Kelley at 7:00 pm. Commissioner's Ruth Atwood, Joan Peterson, Scott Davis, and Bob LeFebve were present. Also present, Town Planner Pat Meehan, Town Administrator Randy Kerkman, Town Clerk/Treasurer Amy Klemko, petitioners and approximately 26 citizens. Chairman John Boldt was absent.
2. Approval of the Minutes:
A motion was made by Scott Davis and was seconded by Joan Peterson to approve the minutes of the March 21, 2006 Plan Commission Meeting and the April 6, 2006 Special Meeting. The motion was carried unanimously.
A motion was made by Ruth Atwood and was seconded by bob LeFebve to approve the minutes of the April 8, 2006 Special Meeting. The motion was carried unanimously.
3. Chairperson's Comments: None.
4. Citizen's Comments: None.
5. Unfinished Business: None.
6. Public hearing opened at 7:05 p.m. on S.R. Mills Bear Realty 4011 80th Street, Kenosha, WI 53142 Hollister Hollow, request for a Town Land Use Plan Amendment to change said parcels 35-4-121-082-0205; 35-4-121-071-0407; 35-4-121-071-0110 from PO (Professional Office District), VC (Village Center District), R-2 (Estate Single Family Residential District), R-3 (Suburban/Estate Single Family Residential District) and R-8 (Medium Density Urban Residential District) Land Use Districts to the PO (Professional Office District), VC (Village Center District), PR-1 (Park and Recreation District), R-3 (Suburban/Estate Single Family Residential District), PUD (Planned Unit Development Overlay District), R-8 (Medium Density Urban Residential District), and R-9 (High Density Urban Residential District) Land Use Districts. This property is located on the southwest corner of Highway's 45 and 50. Steve Mills the developer and Mark Taylor of Landcraft Surveying gave an overview of the project.
Ruth Atwood feels a traffic light should be placed on Hwy 45.
Randy Kerkman said that the traffic analysis does call for a light at the entrance on Hwy 45.
Pat Meehan stated that those details are reviewed when a preliminary plat is submitted.
Dawn Wolff had questions relating to where this will lie in comparison to 216th Avenue.
Julie Kelley questioned if anyone has thought about the accidents on Hwy 45 in that

area and what will happen to the large oak tree grove.

Mark Taylor said that the trees will be left alone.

Mike Lang asked if the current tree lines will be preserved.

Steve Mills stated that the current tree and fence lines will remain the same.

Amy Fockler voiced her concerns over damaging the oak trees and roots.

The Public Hearing was closed at 7:33 p.m.

7. New Business:

- a. Consider the request and action on S.R. Mills Bear Realty 4011 80th Street, Kenosha, WI 53142 Hollister Hollow, request for a Town Land Use Plan Amendment to change said parcels 35-4-121-082-0205; 35-4-121-071-0407; 35-4-121-071-0110 from PO (Professional Office District), VC (Village Center District), R-2 (Estate Single Family Residential District), R-3 (Suburban/Estate Single Family Residential District) and R-8 (Medium Density Urban Residential District) Land Use Districts to the PO (Professional Office District), VC (Village Center District), PR-1 (Park and Recreation District), R-3 (Suburban/Estate Single Family Residential District), PUD (Planned Unit Development Overlay District), R-8 (Medium Density Urban Residential District), and R-9 (High Density Urban Residential District) Land Use Districts.

This property is located on the southwest corner of Highway's 45 and 50.

A motion was made by Scott Davis and seconded by Ruth Atwood to approve the TOWN OF BRISTOL PLAN COMMISSION RESOLUTION # 4-06 RECOMMENDING THE ADOPTION OF AN AMENDMENT TO THE TOWN OF BRISTOL MASTER PLAN FOR TAX PARCELS 35-4-121-082-0205, 35-4-121-071-0407 AND 35-4-121-071-0110 with Exhibit C of the application attached to the Resolution. Joan Peterson stated that she feels Mr. Mills and his group did a very nice job of working within the spirit of the Land Use Plan and he also did a very nice job in trying to protect the natural resources and she is very pleased with what they have presented so far. The motion was carried with 4 Ayes and 1 Nay (Larry Kelley).

8. The next Regular Plan Commission Meeting is scheduled for May 16, 2006 and a Planning Workshop is scheduled for May 11, 2006 at 7:00 p.m..

9. A motion was made by Scott Davis and was seconded by Ruth Atwood to adjourn the meeting at 7:38 p.m. The motion was carried unanimously.

Minutes submitted by

Amy Klemko, Secretary