

**VILLAGE OF SUSSEX
PLAN COMMISSION
6:30PM TUESDAY, May 16, 2023
SUSSEX CIVIC CENTER – BOARD ROOM 2ND FLOOR
N64W23760 MAIN STREET**

The meeting was called to order by President LeDonne at 6:30pm at the Sussex Civic Center – Board Room 2nd Floor N64W23760 Main Street, Sussex, WI.

Members present: Commissioners Jim Muckerheide, Roger Johnson, Debbie Anderson, Trustee Greg Zoellick and Village President Anthony LeDonne

Members excused: Commissioners Mike Knapp and Mike Schulist

Others present: Community Development Director Gabe Gilbertson, Village Administrator Jeremy Smith, Assistant Village Administrator Kelsey McElroy-Anderson, Village Attorney John Macy, Deputy Clerk Jen Boehm, IT Coordinator Diane Bruns, applicants and members of the public.

A quorum of the Village Board was present at the meeting.

Consideration and possible action on the minutes on the Plan Commission meeting of April 18, 2023.

A motion by Johnson, seconded by Zoellick to approve the minutes of the Plan Commission meeting of April 18, 2023 as presented. Motion carried 5-0

Consideration and possible action on a Plan of Operation for Liliana's Fine Jewelry located at N64W24678 Main Street

A representative for Liliana's Fine Jewelry was present and available for questions.

A motion by Johnson, seconded by Anderson to approve the Plan of Operation for Liliana's Fine Jewelry per Conditional Use Standards. Motion carried 5-0

Consideration of a Conditional Use Permit for a reoccurring car and bike night at Sussex Bowl located at N64W24576 Main Street

A representative for Sussex Bowl, Beth Kjell was present and available for questions. She gave a brief review of the Plan of Operation. There were no questions or comments from the public.

A motion by LeDonne, seconded by Muckerheide to approve a Conditional Use Permit. Will reconvene the Public Hearing on June 20, 2023. Motion carried 5-0

Consideration of a Conditional Use Permit for outdoor storage in associated with the T-Mobile cell tower collocation on Freiheit Court

A motion by LeDonne, seconded by Zoellick to approve a Conditional Use Permit for outdoor storage associated with the T-Mobile cell tower co-location on Freiheit Court. A public hearing is scheduled for June 20, 2023. Motion carried 5-0

Consideration and possible action on a detached garage in the B-4 Central Mixed Use Business District in accordance with Section 17.0619(I)(1) for the property located at N64W23602 Main Street

Motion by LeDonne, seconded by Anderson to approve a detached garage per the plan submitted at N64W23602 Main Street. Motion Carried 5-0

Consideration and possible action on a sidewalk requirement waiver in accordance with Section 18.0807 and a preliminary Condo Plat dividing ownership of the parcel identified by Tax Key No. 0231019 into two separate tax key numbers.

Property owner, Curt Rudzinski, N16W26555 Wild Oats Drive, was present and answered questions from the panel.

A motion by LeDonne, seconded by Zoellick to approve waiving the sidewalk requirement in accordance with Section 18.0807. Motion Carried 5-0

A motion by LeDonne, seconded by Zoellick to approve a Condo Plat dividing ownership of the parcel identified by Tax Key No. 0231019 into two separate tax key numbers subject to Exhibit A and conditions in Staff memo. Motion Carried 5-0

Public hearing and possible action on an auxiliary use exceeding the allowed 10 days in a calendar year at the Thirsty Duck in accordance with Section 17.0710(B)(C) Auxiliary Uses.

Owner, Dan Zierath, 975 Pinehurst Court #1A, Brookfield, was present and gave a brief review regarding parking and driving routes. There were no questions or comments from the public.

A motion by Johnson, seconded by Zoellick to close the public hearing. Motion carried 5-0

A motion by Johnson, seconded by Muckerheide to approve auxiliary use exceeding the allowed 10 days in a calendar year at the Thirsty Duck in accordance with Section 17.0710(B)(C) Auxiliary Uses subject to these four conditions:

1. The Thirsty Duck bike night shall only be on Tuesday nights for the months of May, June, and July.
2. Outdoor pre-recorded music is permitted from 5:00 pm until 8:00 pm.
3. Submit a security plan to the Village for review and approval by the Police and Fire Departments.
4. Outdoor alcohol consumption shall only occur on the dates and within the boundaries approved as part of the liquor license premise amendment.

Motion carried 5-0

Other Items for Future Discussion

None

Adjournment

A motion by LeDonne, seconded by Zoellick to adjourn the meeting at 7:05p.m.

Motion carried 5-0

Respectfully submitted,
Jen Boehm
Deputy Clerk