



VILLAGE OF WILLIAMS BAY

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NOTICE

PLAN COMMISSION MEETING **WEDNESDAY, FEBRUARY 19, 2025 AT 6:30 PM** **WILLIAMS BAY SCHOOL - ELEMENTARY GYM** **(EAST BUILDING ENTRANCE & PARKING LOT)** **250 THEATRE ROAD, WILLIAMS BAY, WI 53191**

AGENDA

The following agenda items may be considered for Discussion, Consideration, or Action

- I. **Call to Order**
- II. **Roll Call**
- III. **Pledge of Allegiance**
- IV. **Meeting Decorum**
 - A. Meeting Decorum. *According to Robert's Rules of Order, meeting decorum means maintaining respectful and orderly behavior during a discussion, including addressing the chair to speak, staying relevant to the topic at hand, avoiding personal attacks, and generally adhering to courteous conduct while debating issues; essentially, ensuring that discussions are focused and civil, with only one person speaking at a time when recognized by the chair. Violators of meeting decorum will be excused from the meeting.*
- V. **Meeting Sequence Summary - Plan Commission Chair Bill Duncan**
 - A. Presentations - Williams Bay Support Staff, Topography Representatives.
 - B. Village Plan Commission Discussion Concerning Presentations.
 - C. Public Hearing (For Rezone Application - Agenda Item X2) Opened.
 1. Acknowledgment of written comments received to date and made part of the meeting record.
 2. Those wishing to make public comment, please sign up on the sign-in sheet with your name and address.
 3. Village Clerk Tina Kolls will announce who is up now and on-deck for public comments from the sign-in sheet.
 4. Individual public comments will be limited to two (2) minutes maximum. If your comments align with other comments before you, please consider stating that you are in agreement with those comments.
 5. This is an opportunity to provide comments to the Plan Commission (not a discussion).
 6. Courteous manner is expected by all attendees and speakers.
 - D. Public Hearing Closed.
 - E. Village Plan Commission Discussion.
 - F. Plan Commission Vote - Consideration of the Following for Recommendation to the Village Board of Trustees:

1. Annexation Petitions and Temporary Zoning Upon Annexation of the "South 40" EW 200020 and "North 40" EW 200019, West of N. Lakeshore Drive; and
 2. Rezoning of the "South 40" EW 20020 to P & I Public Institutional District (upon annexation) and Rezoning of Parcels WWUP 00011, WGT 00010, WGT 00009, WA 499800002, and EW 200020 (after annexation) to Add a PDO Planned Development OVERlay District/General Development Plan (GDP).
- G.** Next Steps (contingent upon approval of the preceding applications by the Village Board). Plan Commission and Village Board Consideration of the Following at future public meetings:
1. Certified Survey Map (CSM); and
 2. Final Development Plan (FDP)

VI. Presentations - Williams Bay Support Staff, Topography Representatives

- A.** Village Zoning Administrator Bonnie Schaeffer - Consistency of Application with Zoning Code
- B.** Village Planner Sonja Kruesel, Vandewalle Associates - Consistency of Applications with Comprehensive Plan
- C.** Village Engineer Doug Snyder - Review of Project Improvements
- D.** Village Tree Commissioner Allison Schwark - Review of Tree Preservation Plan
- E.** Applicant Topography - Presentation of Applications

VII. Village Plan Commission Discussion Concerning Presentations

VIII. Open Public Hearing. Village Plan Commission Chair Bill Duncan Announcement of Opening the Public Hearing for the Rezone Application (Agenda Item X2) of Topography for The Preserve Development

- A.** Village Clerk Tina Kolls will announce each speaker's turn from the sign-in sheet.
- B.** Individual public comments are limited to two (2) minutes maximum.
- C.** If your comments align with other comments before you, please consider stating that you are in agreement with those comments.

IX. Close Public Hearing. Village Plan Commission Chair Bill Duncan Announcement of Closing of the Public Hearing

X. Plan Commission - Discussion and Consideration of Motions Recommending The Topography Applications for The Preserve Development to the Village Board of Trustees

- A.** Resolution Recommending [Approval] [Denial] Annexation Petitions and Temporary Zoning Upon Annexation of the "South 40" EW 200020 and "North 40" EW 200019, West of N. Lakeshore Drive; and
- B.** Resolution Recommending [Approval] [Denial] Rezoning of the "South 40" EW 200020 to P & I Public Institutional District (upon annexation) and Rezoning of Parcels WWUP 00011, WGT 00010, WGT 00009, WA 499800002 and EW 200020 (after annexation) to Add a PDO Planned Development Overlay District/General Development Plan (GDP).

XI. Adjournment

Bill Duncan
Chairman

Requests from persons with disabilities, who need assistance to participate in this meeting or hearing, should be made to the Village Clerk's office in advance so the appropriate accommodations can be made.

Posted: 02/07/2025 5:00 PM
Amended: 02/10/2025 4:00 PM
Posted: 02/10/2025 5:00 PM
Amended: 02/14/2025 2:00 PM
Posted: 02/14/2025 PM

