



VILLAGE OF WILLIAMS BAY

250 Williams Street | PO Box 580 | Williams Bay | WI | 53191 | vi.williamsbay.wi.gov

Phone: 262-245-2700

OFFICIAL MINUTES PLAN COMMISSION MEETING 3/11/2025 MEETING TUESDAY, MARCH 11, 2025 AT 6:30 PM VILLAGE HALL COUNCIL ROOM 250 WILLIAMS STREET WILLIAMS BAY, WI 53191

THERE MAY BE A QUORUM OF VILLAGE TRUSTEES PRESENT, NO BOARD BUSINESS WILL BE CONDUCTED.

I. Call to Order

President Duncan called the meeting to order at 06:30pm.

II. Roll Call

Present: President Bill Duncan, Commissioners Pat Watts, Maggie Gage, Jess Haak, Marianne Klemke, Matt Robbins, James Killian

Also Present: Zoning Administrator Bonnie Schaeffer, Clerk Tina Kolls

Excused: Trustee Lowell Wright

III. Pledge of Allegiance

The Pledge of Allegiance was recited by all.

IV. Minutes

A. Plan Commission Meeting Minutes of November 12, 2024

The motion to approve the Plan Commission Meeting Minutes of November 12, 2024 was initiated by Commissioner Haak and seconded by Commissioner Robbins. Unanimously carried.

B. Plan Commission Meeting Minutes of January 14, 2025

The motion to approve the Plan Commission Meeting Minutes of January 14, 2025 was initiated by Commissioner Haak and seconded by Commissioner Gage. Commissioner Klemke Abstained. Motion carries.

C. Plan Commission Meeting Minutes of February 19, 2025

The motion to approve the Plan Commission Meeting Minutes of February 19, 2025 was initiated by Commissioner Haak and seconded by Commissioner Killian. Commissioner Klemke Abstained. Motion carries.

V. Recommendation and Possible Action for a Conditional Use Permit

A. APPLICANT: Jim Tostrud & Denise MacDonald (Owners)

TAX KEY: WUW 00010

STREET ADDRESS: 501 Willabay Dr, Williams Bay, WI 53191

Applicant request a conditional use permit per Section 390-0803.D (2) and (4) *Access Standards*:

D. Number of access points.

(2) No lot shall be permitted more than one access point on any one street if its frontage on said street is less than 100 linear feet (as measured along the right-of-way line).

(4) For residential uses, two access points serving the same street frontage may be approved as a

conditional use.

The applicant is requesting two driveway access points to Willabay Drive.

B. Open Public Hearing

President Duncan opened the public hearing at 06:36 pm.

Don Mason, 508 Wiswell, Asked if this would set a precedence.

Mark Brower, 504 Willabay, Asked how the plan for the house made it past the Plan Commission to begin with.

Michael Fieweger, 536 Morgan Dr, Spoke in favor

C. Close Public Hearing

President Duncan closed the public hearing at 06:42 pm.

The motion to recommend Village Board approval of the conditional use permit per Section 390-0803.D (2) and (4) *Access Standards:*

D. Number of access points. (2) No lot shall be permitted more than one access point on any one street if its frontage on said street is less than 100 linear feet (as measured along the right-of-way line). (4) For residential uses, two access points serving the same street frontage may be approved as a conditional use.

The applicant is requesting two driveway access points to Willabay Drive. was initiated by Commissioner Haak and seconded by Commissioner Robbins. Unanimously carried.

VI. Recommendation and Possible Action for a Condominium Plat

A. APPLICANT: Dancing Dudes, LLC (Owner), Attorney Christina Green (Agent)

TAX KEY: WOP 00088

STREET ADDRESS: 77 N. Walworth Ave, Williams Bay, WI 53191

Applicant requests a recommendation to the Village Board for a condominium plat for ownership purposes and will consist of 6 separately conveyable commercial units.

The motion to recommend Village Board approval of a condominium plat for ownership purposes and will consist of 6 separately conveyable commercial units was initiated by Commissioner Robbins and seconded by Commissioner Haak. Unanimously carried.

VII. Recommendation and Possible Action for a Revision to Proposed Signage in the Village Center District

A. APPLICANT: Dancing Dudes, LLC (Owner)

TAX KEYS: WOP 00088

STREET ADDRESS: 77 N. Walworth Ave, Williams Bay, WI 53191

Applicant requests approval of back-lit signage. The original approval was for unlit awning and wall signage.

The motion to table the request of back-lit signage. The original approval was for unlit awning and wall signage was initiated by Commissioner Klemke and seconded by Commissioner Gage. Unanimously carried.

VIII. Adjournment

The motion to adjourn was initiated by Commissioner Robbins and seconded by Commissioner Gage at 08:00pm. Unanimously carried.

/s/ Tina Kolls, Village Clerk