



CITY PLAN COMMISSION MINUTES

The City Plan Commission met on Tuesday, May 27, 2014 in the 3rd Floor Conference Room at City Hall, 828 Center Avenue. Jerry Jones presided.

Present: Ryan Sazama, Ald. John Belanger, John Van Der Male and Jerry Jones

Excused: Don Cvetan, Jose Araujo and Mayor Mike Vandersteen,

Staff present: Steve Sokolowski, Chad Pelishek and Janet M Duellman

Others: Susan Hubbard, Bob Wood and Mike Morgenberg

The meeting was called to order at 4:00 pm and the Pledge of Allegiance was recited.

Approval of minutes of the May 13, 2014 meetings.

Ald. John Belanger moved to approve the minutes, John Van Der Male seconded. Motion passed unanimously.

Conditional Use and variance application by Acuity to install a temporary banner at 2800 S. Taylor Drive.

Mike Morgenberg was present.

In October of 2013, the Plan Commission approved a temporary sign permit for Acuity that announced "Coming Soon, World's Tallest Symbol of Freedom". Now that the flagpole has been constructed, Acuity is proposing to replace the "Coming Soon" banner with a banner that now advertises "Home of the World's Tallest Symbol of Freedom." The 644sf (14.3 x 45) banner will be installed on the existing Acuity monument sign located on the west side of the property adjacent to I-43. The removal date for the banner is September 30, 2014.

Mike Morgenberg stated that it will cover the existing monument sign and a sticker will replace the "Coming Soon" with "Home of."

Ryan Sazama moved, Ald. John Belanger seconded to approve with the following conditions:

1. Applicant shall obtain the necessary sign permit prior to installation.
2. If applicant proposes to install any future banners, the applicant will be required to obtain the necessary permits to do so (conditional/variance and sign permit).
3. Banner shall be removed by October 3, 2014.

Variances granted:

- To install a 644sf temporary advertising banner – maximum 32sf temporary banner permitted.
- To install a temporary advertising banner for approximately more than 30 days – maximum number of days permitted is 30 days.

The motion passed unanimously.

Conditional Use and variance application by Carino Capelli Salon to install new signage at 1508 N. 27th Street.

Susan Hubbard and Bob Wood were present.

In August of 2013, the Plan Commission approved a Conditional Use and variance application by Susan Hubbard to operate Carino Capelli Salon & Spa. The applicant has come back to request new signage. Ms. Hubbard would like to install a 12sf (1 x12) wall sign above the entrance doors on the east side of the building and a 44sf (5.5 x 8) monument sign in street yard facing Superior Ave. Both signs would advertise “Carino Capelli Salon & Spa”.

John Van Der Male moved, Ald. John Belanger seconded to approve with the following conditions:

1. Applicant shall obtain the necessary sign permits to install the sign.
2. All new lighting shall be installed per Section 15.707 of the City of Sheboygan Zoning Ordinance. There shall be no spillover light onto adjacent properties or the streets.
3. The sign shall meet the minimum 2 foot setback from the sidewalk (closest edge of sign to sidewalk). It is the responsibility of the applicant to insure the sign meets the required 2 foot sign setback.
4. Maximum height of sign is 8 feet (top of sign to grade).
5. Applicant shall remove temporary banner located at the southeast corner of the property advertising “Carino Capelli Salon & Spa”.
6. Applicant shall work with the Engineering Department with regards to installation of the sign in and adjacent to the storm drainage pond.

Variance granted:

- Install a sign with a two (2) setback to the sidewalk – Minimum sign setback is 12 feet to the property line.

The motion passed unanimously.

GO 6-14-15 and RO 39-14-15 from Aaron and Jenny Brault requesting an encroachment on City right-of-way to reconstruct a failing retaining wall on their property located at 2010 N. 6th Street.

Aaron and Jenny Brault are requesting an encroachment on the City of Sheboygan Bluff Ave right-of-way to reconstruct a failing retaining wall at the Brault’s property located at 2010 N. 6th Street. The current brick retaining wall is nearly 100 years old and has failed beyond repair. There is a pronounced bulge in the wall, the concrete “skim-coating” the previous owners did is chipping off in many areas, and during this past winter, a number of bricks actually fell out on one of the corners threatening its stability.

The Brault’s would like to have a more step type wall made of natural stone instead of a stark vertical wall. This natural stone will match other landscaping they have done previously

(updated front walk). By utilizing the 3' of lawn (encroachment area) directly behind the sidewalk, they will be able to avoid large amounts of earthwork, tree removal and the associated time that would take. The new wall will be professionally installed by a local landscape company.

Mr. Brault informed staff that they would be unable able to attend the meeting because they had other prior commitments. Staff indicated that they had met with the Brault's to discuss the encroachment and did not have any objections to the proposal.

Ryan Sazama moved to approve, Ald. John Belanger seconded. The motion passed unanimously.

Adjournment.

John Van Der Male moved to adjourn, Ald. John Belanger seconded.

The motion passed unanimously. Meeting adjourned at 4:11 pm.

Janet M Duellman
Recording Secretary