

TOWN OF GRAND CHUTE  
1900 W. Grand Chute Blvd.  
**REGULAR MEETING OF PLAN COMMISSION**  
REGULAR MEETING AGENDA

June 21, 2011  
Tuesday, 6:00 p.m.

**Although a quorum of Supervisors may be present, no Town Board action will be taken.**

1. Roll Call.
2. Pledge of Allegiance.
3. Approval of agenda.
4. Approval of minutes - Regular Meeting & Public Hearing of June 7, 2011.
5. Public Input.
6. Community Development Director's Report.
7. **Public Hearing #1** – Special Exception Application (SE-11-11) requested by Norbert J. Steffens, for an automobile repair use, located at 4902 N. Lynndale Drive. **ISSUE:** Hear testimony and close public hearing.
8. Special Exception Application (SE-11-11) requested by Norbert J. Steffens, for an automobile repair use, located at 4902 N. Lynndale Drive. **ISSUE:** Shall the Plan Commission recommend approval/denial of SE-11-11. (TOWN BOARD ACTION 7/7/2011)
9. **Public Hearing #2** – Rezoning Application (Z-16-11) requested by Garot Land Development LLC, to rezone the property located at 1026-1078 W. Willis Way from RSF Single-Family Residential District to R-3 Single-Family Attached Residence District. **ISSUE:** Hear testimony and close public hearing.
10. Rezoning Application (Z-16-11) requested by Garot Land Development LLC, to rezone the property located at 1026-1078 W. Willis Way from RSF Single-Family Residential District to R-3 Single-Family Attached Residence District. **ISSUE:** Shall the Plan Commission recommend approval/denial of Z-16-11. (TOWN BOARD ACTION 7/7/2011)
11. **Public Hearing #3** – Special Exception Application (SE-12-11) requested by Garot Land Development LLC, for approval of a Planned Unit Development designation for the Butterfly Fields No. 3 Condominium Project, located at 1026-1078 Willis Way. **ISSUE:** Hear testimony and close public hearing.
12. Special Exception Application (SE-12-11) requested by Garot Land Development LLC, for approval of a Planned Unit Development designation for the Butterfly Fields

No. 3 Condominium Project, located at 1026-1078 Willis Way. **ISSUE:** Shall the Plan Commission recommend approval/denial of SE-12-11. (TOWN BOARD ACTION 7/7/2011)

13. **Public Hearing #4** – Rezoning Application (Z-17-11) requested by Garot Land Development LLC, to rezone the properties located at 1275-1327 W. Beau Ryan Court from R-2 Two-Family Residence District to R-3 Single-Family Attached Residence District, and to rezone the properties at 1339-1351 W. Beau Ryan Court from RSF Single-Family Residential District to R-3 Single-Family Attached Residence District. **ISSUE:** Hear testimony and close public hearing.
14. Rezoning Application (Z-17-11) requested by Garot Land Development LLC, to rezone the properties located at 1275-1327 W. Beau Ryan Court from R-2 Two-Family Residence District to R-3 Single-Family Attached Residence District, and to rezone the properties at 1339-1351 W. Beau Ryan Court from RSF Single-Family Residential District to R-3 Single-Family Attached Residence District. **ISSUE:** Shall the Plan Commission recommend approval/denial of Z-17-11. (TOWN BOARD ACTION 7/7/2011)
15. **Public Hearing #5** – Special Exception Application (SE-13-11) requested by Garot Land Development LLC, for approval of a Planned Unit Development designation for the Butterfly Fields No. 2 Condominium Project, located at 1275-1351 W. Beau Ryan Court. **ISSUE:** Hear testimony and close public hearing.
16. Special Exception Application (SE-13-11) requested by Garot Land Development LLC for approval of a Planned Unit Development designation for the Butterfly Fields No. 2 Condominium Project, located at 1275-1351 W. Beau Ryan Court. **ISSUE:** Shall the Plan Commission recommend approval/denial of SE-13-11. (TOWN BOARD ACTION 7/7/2011)
17. Preliminary and Final Plat Approval for Butterfly Fields No. 2 (PP-03-11/FP-02-11), requested by Garot Land Development LLC. **ISSUE:** Shall the Plan Commission recommend approval/denial of the Preliminary Plat (PP-02-11) and Final Plat (FP-02-11) for Butterfly Fields No. 2. (TOWN BOARD ACTION 7/7/2011)
18. Site Plan Application (SP-02-11) requested by Garot Land Development LLC, for Butterfly Fields No. 2 Condominium Project, consisting of five 4-unit single-family attached townhome buildings at 1275-1351 W. Beau Ryan Court. **ISSUE:** Shall the Plan Commission approve/deny SP-02-11.
19. Preliminary/Final Plat Approval for Michael's and McCarthy Subdivision (PP-02-11/FP-01-11), requested by MCMC, LLC. **ISSUE:** Shall the Plan Commission recommend approval/denial of the Preliminary Plat (PP-02-11) and Final Plat (FP-01-11) for Michaels and McCarthy Subdivision. (TOWN BOARD ACTION 6/21/2011)
20. Site Plan Amendment Application (SPA3-00-77) requested by Gustman Subaru, 310 S. Lynndale Drive, for a building addition. **ISSUE:** Shall the Plan Commission approve/deny SPA3-00-77.

21. Site Plan Amendment Application (SPA1-02-10) requested by Five Guys Burgers & Fries, 137 Mall Drive, for an outdoor dining patio. **ISSUE:** Shall the Plan Commission approve/deny SPA1-02-10.
22. Site Plan Amendment Application (SPA1-45-01) requested by Appleton Area Storage, LLC, 3300 N. Mayflower Road, for construction of two mini-warehouse storage buildings. **ISSUE:** Shall the Plan Commission approve/deny SPA1-45-01.
23. Site Plan Amendment Application (SPA2-22-05) requested by Wild Truffle Artisan Pizzeria, 5120 W. Michaels Drive, for placement of an outside storage unit. **ISSUE:** Shall the Plan Commission approve/deny SPA2-22-05. (Materials to be distributed prior to meeting.)
24. Adjournment.

A quorum of the Town Board, Park Commission, Police and Fire Commission, Board of Appeals, and Licensing Committee may be present at this meeting. No official action of these bodies will be taken.

**Accommodation Notice**

Any person requiring special accommodation who wishes to attend this meeting should contact **(Administration at 832-1573)** at least 48 hours in advance.