

**NOTICE OF PUBLIC MEETING
TOWN OF SHEBOYGAN PLAN COMMISSION
TUESDAY, NOVEMBER 10TH, 2020 AT 5:15 PM
AT THE NEW TOWN HALL, 4020 TECHNOLOGY PARKWAY,
SHEBOYGAN, WI 53083**

TUESDAY, NOVEMBER 10TH, 2020 @ 5:15 pm

New Town of Sheboygan Town Hall
4020 Technology Parkway
Sheboygan, WI 53083

The Plan Commission Chairperson, or designee, has provided communication of this public meeting to those news media who have filed written requests for such notice and to the Sheboygan Press, a news medium likely to give notice in the area. You may join this Plan Commission meeting from your computer, tablet or smartphone by downloading the Zoom app located at <http://zoom.us/>. Please call 920-451-2320 for the meeting ID number and password to join the meeting. If you would like to join the meeting, but do not have a computer, tablet or smartphone, please call 920-451-2320. If you are planning on attending in person, please contact the Town Clerk's office to make proper accommodations for social distancing. The purpose of the meeting is as follows:

1. Call to Order
2. Pledge of Allegiance
3. Introductions
4. Approval of Agenda
5. Approval of minutes from October 6th, 2020 Plan Commission meeting.

PUBLIC HEARING – Conditional Use Permit

Petitioner/Owner: Kulwinder Kaur (Paul Food Mart) c/o Dhaliwal Trust/John Gerth Trust
Petitioner/Owner Address: 2723 S. 15th St, Sheboygan, WI 53081
Property Address: 4912 Vanguard Drive, Sheboygan, WI 53083
Property Zoning: B-4C
Parcel Size: Approx. 4 acres
Parcel Number: 59024341901
Purpose of Petition: To establish a restaurant to serve American and Asian food to customers.

PUBLIC HEARING – Conditional Use Permit

Petitioner/Owner: Sheboygan Senior Community, Inc
Petitioner/Owner Address: 3505 County Road Y
Property Address: 3505 County Road Y
Property Zoning: R-4
Parcel Size: Approx. 16.228 acres
Parcel Number: 59024344392
Purpose of Petition: Proposed installation of solar panel array to offset an average 60% of existing facilities daily use of electricity.

PUBLIC HEARING – Conditional Use Permit

Petitioner/Owner: Sheboygan Senior Community, Inc
Petitioner/Owner Address: 3505 County Road Y
Property Address: 3505 County Road Y
Property Zoning: R-4
Parcel Size: Approx. 4.063 acres
Parcel Number: 59024344393
Purpose of Petition: Construct a proposed 42,187 square foot building with 42 CBRF licensed beds for the housing and care of residents in need of specialized memory care and assisted living.

6. Discussion/Action – Conditional Use Permit for Kulwinder Kaur (Paul Food Mart) c/o Dhaliwal Trust/John Gert Trust, 4912 Vanguard Drive, Sheboygan, WI 53081 to establish a restaurant to serve American and Asian food.
8. Discussion/Action – Conditional Use Permit for Sheboygan Senior Community, Inc., 3505 County Road Y proposing installation of solar panel array to offset an average of 60% of existing facilities daily use of electricity.
9. Discussion/Action – Sheboygan Senior Community, Inc., 3505 County Road Y, Construct a proposed 42,187 square foot building with 42 CBRF licensed beds for the housing and care of residents in need of specialized memory care and assisted living.
10. Discussion/Action – Sign Permit for O Six Signs, LLC c/o Midwest Commercial Funding, LLC regarding American Freight, 4224 Gander Road, Sheboygan, WI 53083
11. Correspondence or Communication received since posting of this Agenda
13. Adjourn

Dated this 30th day of October 2020.

Daniel W. Hein, Plan Commission Chairperson
Town of Sheboygan

Persons with disabilities needing assistance to attend or participate in the above meeting should contact the Town Clerk's Office, 920-451-2320, at least twenty-four (24) hours prior to the meeting so that accommodations may be arranged.

A majority of the members of the Town Board or a majority of the members of the Commissioners of Sanitary District No. 2 (Sewer) or a majority of the Commissioners of Sanitary District No. 3 (Water) may be present at this meeting to listen, observe and participate or to gather information about a subject over which they may have decision-making authority. This may constitute a meeting of any such body that is present pursuant to *State ex rel. Badke v. Greendale Village Board*, 173 Wis. 2d 553, even though the visiting body will take no action at this meeting.