

**TOWN OF OCONOMOWOC  
PLAN COMMISSION MEETING MINUTES**

**MONDAY, AUGUST 2, 2021**

Chairman Robert Peregrine called the meeting to order at 5:00 p.m. Commissioner's present included James Navin, Linda Bergman, Dione Funk, Jim Roche, Pat Agnew and Terry Largent. Also in attendance were Administrator/Planner Jeffrey Herrmann and Clerk/Treasurer Lori Opitz. For additional attendees please see sign-in sheet.

1. **Approve Minutes for July 19, 2021 Plan Commission Meeting.** – Commissioner Navin made the motion to approve the July 19, 2021 minutes as presented. Commissioner Largent seconded the motion. Motion carried by unanimous voice vote.
2. **Public Comments.** - None
3. **Consider and Act on the request of Erik Mullett (owner) Ben Otten (applicant), for a variance from the shore setback requirements of the Waukesha County Shoreland and Floodland Protection Ordinance to permit the construction of a two-story addition to the existing single-family residence. The subject property is described as Lot 8, Map of Theodore Mahnkes Subdivision Okauchee, located in part of the SW ¼ of section 25, T8N, R17E, Town of Oconomowoc. More specifically, the property is located at N56W34526 Road F (Tax Key No. OCOT 0531.009).** – Commissioner Navin made the motion to approve and recommend to Waukesha County Board of Adjustment the request of Erik Mullett (owner) Ben Otten (applicant) for a variance to permit the construction of a two-story addition to the existing single-family residence at the property located at N56W34526 Road F. Commissioner Roche seconded the motion. Motion carried by unanimous voice vote.
4. **Consider and Act on the Site Plan/Plan of Operation Amendment of Fall Line LLC (owner) Komponenten (applicant), for a change in signage. The subject property is described as PT SW ¼ Sec, T8N, R17E, Town of Oconomowoc. More specifically the property is located at N58W39800 Industrial Drive (Tax Key No. OCOT 0551.996).** – Commissioner Navin made the motion to approve the site plan/plan of operation amendment of Fall Line LLC (owner) Komponenten (applicant) per the recommendations of Administrator/Planner Herrmann's report dated July 25, 2021. Commissioner Largent seconded the motion. Motion carried by unanimous voice vote.
5. **Consider and Act on the Site Plan/Plan of Operation for Travis Weidenhoeft (applicant), N8241 Hwy X, Watertown d/b/a Insight FS, N87W36145 Mapleton Road, for AG retail business. The subject property is described as PT NE ¼ Sec 10, T8N, R17E, Town of Oconomowoc. (Tax Key No. OCOT 0469.996).** – Commissioner Navin made the motion to approve the site plan/plan of operation for Travis Weidenhoeft (applicant) N8241 Hwy X, Waterton, d/b/a Insight FS, N87W36145 Mapleton Road, for AG retail business per the recommendations of Administrator/Planner Herrmann's report dated July 25, 2021. Commissioner Bergman seconded the motion. Motion carried by unanimous voice vote.
6. **Consider and Act on the Site Plan/Plan of Operation for Holy Trinity Evangelical Lutheran Church of Okauchee, Joe Daubert (Chairman), d/b/a Lake Country Classical Academy to operate a public charter school. The subject property is described as Lots 11, 12, 13, 14, 15, 16 & 17, BLK 2 Froemming PT ¼ SEC 35, T8N, R17E, Town of Oconomowoc. More specifically, the property is located at N50W35057 Wisconsin Avenue, Okauchee, Wisconsin (Tax Key No. OCOT 0572.035).** – Commissioner Navin made the motion to approve the site plan/plan of operation for Holy Trinity Evangelical Lutheran Church, Joe Daubert (Chairman), d/b/a Lake Country Classical Academy to operate a public charter school at N50W35057 Wisconsin Avenue per the recommendations of Administrator/Planner Herrmann's report dated July 29, 2021 as well as allowing the Town to reserve the right of a traffic study if needed. Commissioner Bergman seconded the motion. Motion carried by unanimous voice vote.

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7. **Consider and Act on rezoning request (RZ84) of property owned by Alesana Investments, LLC, 970 S. Sliver Lake Street, Ste. 103, Oconomowoc, Wisconsin 53066, to rezone the property from the R-2 Residential District to the B-2 Local Business District for a professional office building with potential uses including medical, office and/or light service based. The property is known as Lot 1 of Certified Survey Map No. 12167, located in part of the NW ¼ of Section 35, T8N, R17E, Town of Oconomowoc. More specifically, the property is located at N53W35994 West Lake Drive. (Tax Key No. OCOT 0570.995.001).** – Commissioner Navin made the motion to recommend to the Town Board the approval of the rezoning request (RZ84) of the property owned by Alesna Investments, LLC, 970 S. Sliver Lake Street, Ste 103, Oconomowoc, to rezone the property from R-2 Residential District to the B-2 Local Business District at the property located at N53W35994 West Lake Drive per the recommendations of Administrator/Planner Herrmann’s report dated July 25, 2021. Commissioner Roche seconded the motion. Motion carried by unanimous voice vote.
  
8. **Consider and Act on The Meadowlands Final Plat, Jon Spheeris (Applicant) N67W34891 County Road K. The property is described as unplatted lands being a part of Government Lot 3 of the SW ¼ and the NW ¼ of the SW ¼ of Section 24, T8N R17E, Town of Oconomowoc (Tax Key OCOT 0527.997.006).** – Chairman Peregrine stated this line item will be taken off of the agenda because the Town is waiting for further action/review from the State of Wisconsin.
  
9. **Adjourn.** – Commissioner Bergman made the motion to adjourn at 5:20 p.m. Commissioner Navin seconded the motion. Motion carried by unanimous voice vote.

Respectfully submitted –  
Lori Opitz, WCMC  
Clerk/Treasurer