

Minutes of Plan Commission Meeting April 21, 2015

Call to Order – Phil Wedekind called the meeting of the Commission to order at 5:00 PM.

Roll Call – Present were Phil Wedekind, Dennis Thurow, Roy Franzen, Pat Liston, Jim O’Neill, Tom Kolb, and Kate Fitzwilliams.

Also in attendance were Engineer Pinion, May Palm, Administrator Geick, David Deppe, and Tim Deppe.

Call to Order

- a. **Note compliance with the Open Meeting Law.** Wedekind noted compliance with the Open Meeting Law.
- b. **Agenda Approval:** It was moved Liston and seconded by O’Neill to approve the agenda as posted. The motion carried unanimously.
- c. **Minutes Approval:** It was moved by Kolb, seconded by O’Neill to approve the minutes of the February 17, 2015 meeting. Motion carried unanimously.

Public Invited to Speak (*Any citizen has the right to speak on any item of business that is on the agenda for Commission action if recognized by the presiding officer.*) There were no speakers.

New Business

- a. **Request by Tim and Dave Deppe to Review a Concept Plan for a prospective redevelopment of 712 South Blvd. (formerly First Student Bus Service – 614 South Blvd.)** – Dave Deppe presented his concept drawing of the proposal of the redevelopment project. He said that they would add to the back to make a service area and a place for Deppe Transit and Deppe Enterprises to make a new home. He feels that it will serve his company well and improve this property. He said that they would taking all the metal off the building and roof panels and replace them with new materials and new insulation. He is proposing to put decorative brick panels on the corners of the building. He is proposing constructing a three-sided building to give protection for the tractors, there will be lights underneath so it will be lighted at night. There will also be cameras. The inside will be sheeted so that the framing will not be seen. Deppe said that a lot of the existing light poles will come down and security lighting will be put on the corners of the building. Deppe then gave a detailed presentation of how the building would be laid out. Kolb asked if all the tractors would be housed at this location and Deppe stated that probably not; however, it will be a service area and the trailers will be stored on the lot across from Flambeau; however, there will be room to house most of them. Kolb asked about landscaping and Deppe stated that he is proposing to do some type of landscaping on the corners and other places with accent rocks. Kolb asked if an awning could be placed over the main entrance, he feels that it would enhance it. Deppe said that he was proposing to place his sign on the front entrance of the building and he said that he is not a fan of awnings; however, if the Commission wanted it, it would be an option. Fitzwilliams said that she felt that the front entrance has an awning affect. Liston felt if the sign was going to be there it would break it up and an awning wouldn’t be needed. Liston said that he likes the concept. O’Neill asked if Deppe would keep the operation that he has now on South Blvd. Deppe said that the intention is get this property up and running and make it the operational headquarters and he thinks as time passes the property on South Blvd. has a better life or purpose because of the bypass. It was the consensus of the Commission to move forward with the project.

Adjournment - It was moved by Franzen and seconded Kolb to adjourn at 5:17 p.m. The motion carried unanimously.

Phil Wedekind,
Mayor Designee