



**CITY OF NEW BERLIN
PLAN COMMISSION MEETING**

Monday, August 15, 2022

6:00 PM

Zoom Meeting

<https://us02web.zoom.us/j/84913210605>

The Council has satisfied the requirements as directed by the Common Council on June 22, 2021 and Ordinance No. 2651 to hold this meeting via electronic means. The full text of this ordinance and the minutes from the above mentioned meeting can be viewed at www.newberlin.org

Any comments that the public wishes to make may be communicated to the city via email at citizencomments@newberlin.org and will be forwarded to the Mayor and City Council. Interested parties may also participate by:

- Downloading the ZOOM app located at <https://zoom.us/> and utilize this unique ID to join: 849 1321 0605
- Following this direct link to the meeting: <https://us02web.zoom.us/j/84913210605>
- Find your local number: <https://us02web.zoom.us/j/84913210605>

AGENDA

PUBLIC HEARING(S)

1. (2) MH CU-2201582 Durbin Petroleum LLC - 15551 W. Cleveland Ave. - Conditional Use Approval to reoccupy the existing building for a gas station and construct a new fuel pump canopy in the B-2 Zoning District. (PUBLIC HEARING 6:00 PM)

PRIVILEGE OF THE FLOOR

CALL TO ORDER; PLEDGE OF ALLEGIANCE

ROLL CALL; DECLARATION OF QUORUM

APPROVAL OF MINUTES

2. July 11, 2022 Plan Commission Meeting Minutes

PLAN COMMISSION SECRETARY'S REPORT

CONTINUED BUSINESS

3. (6) KW SG-2102512 Lance McTrusty with Bauer Sign and Lighting – 13823 W. National Avenue – Sign waiver request for Minuteman Press. (Tabled 1/10/2022)
4. (7) NJ UA-2200499 Kohler Pit Interim Grading Plan - 4635 S. Racine Ave. - Use and Site Approval for an Interim Grading Plan for Kohler Pit. (TABLED 4/11/2022)

NEW BUSINESS

5. (4) KW LD-2201554 Kevin and Brooke Trebe - 21965 W. Lochleven Lane - 1-Lot Certified Survey Map.
6. (7) NJ RZ-2200958 Frank Grotkiewicz- Tax Key #: 1229-994-002 - Recommend to Common Council adoption of an Ordinance #: 2663 that approves the rezoning of the property located at Tax Key #: 1229-994-002 from A-2, C-1 & C-2 to R-1/R-2, C-1 & C-2 . The C-1 and C-2 will remain unchanged. (PUBLIC HEARING 6:00 PM ON 7/11/2022)
7. (7) NJ LD-2201 Frank Grotkiewicz - 19300 W. Observatory Road (Tax Key #'s: 1229-994-001 & 1229-994-002) - 1-Lot Certified Survey Map.
8. (4) NJ UA-2201555 Anna Fekete - 5335 S. Oakridge Drive - Use, Site and Architecture for an 8' fence.
9. (2) MH SG-2201504 Heritage Christian School - 3055 S. Glen Park Road - Sign Waiver Request.
10. (1) NJ/KH UA-2201613 Kris Kiefer with The Grand Hills Castle Phase 2 - 13050 W Cleveland Avenue (Tax Key #: 1197.976.001) and (Tax Key #: 1197.976.002) - Use, Site and Architecture approval for a 55 unit Residential Care Apartment Complex (RCAC) and adult daycare.
11. (4) GK/NJ SP-2201693 - Neumann Development Inc. 20685-20695 W. National Avenue - 18-Lot Final Plat for Quarry Park Subdivision.

PENDING

12. (4) KW LD-2201280 Mellisa Hayes on behalf of Kyle Kloc and Natalie Anastas - 5920 S. Racine Avenue - 2-Lot Certified Survey Map. (Tabled 7/11/2022)

COMMUNICATIONS

ADJOURN

PLEASE NOTE:

- ✓ It is possible that action will be taken on any of the items on the agenda and that the agenda may be discussed in any order. It is also possible that members of and possible a quorum of other governmental bodies of the municipality may be in attendance at the above-stated meeting to gather information; no action will be taken by any governmental body at the above-stated meeting other than the governmental body specifically referred to above in this notice.
- ✓ Also, upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. For additional information or to request this service, contact City Clerk Rubina R. Medina (262) 786-8610.