



Plan Commission Meeting Agenda

April 7, 2025 - 6:00 PM
Council Chambers
3805 S. Casper Drive

Amended 4/4/2025 @ 9:30AM

Published 3/20/2025

AGENDA

1. PUBLIC HEARING(S)

- A. A. (1) NJ CU-2500306 Thomas Sorensen with Misurelli Sorensen Heating & Air Conditioning - 13198 W. National Ave. (Tax Key #: 1200.947) - Conditional Use Permit for Misurelli Sorensen Heating & Air Conditioning to re-occupancy an existing building. (Public Hearing 6:00 PM)

2. PRIVILEGE OF THE FLOOR

Each speaker is limited to 3 minutes. The session will conclude at 6:30 PM.

3. CALL TO ORDER, PLEDGE OF ALLEGIANCE

4. ROLL CALL; DECLARATION OF QUORUM; PUBLIC NOTICE

5. APPROVAL OF MINUTES

- A. March 3, 2025 Meeting Minutes

6. PLAN COMMISSION SECRETARY'S REPORT

7. CONTINUED BUSINESS

8. NEW BUSINESS

- A. Discussion and possible action to recommend to Common Council approval of (1) GK/NJ CP-2500070 Nicholas Wimmer on behalf of The Conservancy, LLC (Wimmer Communities) - 1640 S. Moorland Road (includes Tax Keys #'s: 1158.989.001, 1158.989.002 & 1158.989.003) - Request to amend the Future Land Use Map within the City's Comprehensive Plan (Chapter 11 - Neighborhood "A" Greenfield Avenue and Chapter 10 - Land Use) from Suburban Commercial, Mixed Use Residential and Institutional with a Planned Unit Development (PUD) Overlay to Mixed Use Residential with a PUD Overlay AND 2030 Comprehensive Plan Updates (Joint Public Hearing 3/3/2025)
- B. Discussion and possible action to recommend to Common Council approval of (1) GK/NJ RZ-2500071 Nicholas Wimmer on behalf of The Conservancy, LLC (Wimmer Communities) - 1640 S. Moorland Road (includes Tax Keys #'s: 1158.989.001, 1158.989.002 & 1158.989.003) - Adoption of a Planned Unit Development Ordinance #2701 to amend Ordinance #2688 that approves the rezoning from B-1/PUD, Rm-1/PUD, I-1 PUD & C-2 to Rm-1/PUD & C-2/PUD to amend Planned Unit Development Overlay Ordinance #2688. (Joint Public Hearing 3/3/2025)
- C. (1) GK/NJ LD-2500072 Nicholas Wimmer on behalf of The Conservancy, LLC (Wimmer Communities) - 1640 S. Moorland Road (includes Tax Keys #'s: 1158.989.001, 1158.989.002 & 1158.989.003) - 3-Lot Certified Survey Map.

- D. (4) KW UA-2500285 Colin Carr with Hawthorne Hill Farm LLC - 16370 & 16380 W. Small Road - Conceptual Use, Site and Architecture for an event venue.
- E. (7) NJ UA-2500303 (Original Permit File #: UA-2102215) Owen Lavin with Patera on behalf of Krish Narayanan with Sri Lakshmi Narasimha Temple - 3800 S. Racine Avenue - Amendment to Use, Site and Architectural to the temple addition and additional parking.
- F. (1) NJ CU-2500306 Thomas Sorensen with Misurelli Sorensen Heating & Air Conditioning - 13198 W. National Ave. (Tax Key #: 1200.947) - Conditional Use Permit for Misurelli Sorensen Heating & Air Conditioning to re-occupancy an existing building. (Public Hearing 6:00 PM)

9. PENDING

10. COMMUNICATIONS

11. ADJOURN

Additional Information

- The agenda packet, including supplemental information related to agenda items, is available online at www.NewBerlinWI.gov. Once finalized by the governing body, approved meeting minutes will also be posted online.
- Agenda items may be taken out of order at the governing body's discretion.
- Members, and possibly a quorum, of other municipal governmental bodies may attend this meeting to gather information. However, no action will be taken by any governmental body other than the one referenced in this notice.
- Accommodations will be provided under the Americans with Disabilities Act (ADA) to meet the needs of individuals with disabilities. If you require assistance or appropriate aids and services, please contact the Office of the City Clerk at (262) 786-8610 with reasonable notice.