



Agenda
City Plan Commission Meeting
Municipal Building, 625 52nd Street – Room 202, Kenosha, WI
Thursday, March 7, 2024
5:00 pm

Mayor John Antaramian, Chairperson
Aldersperson Dan Prozanski, Vice-Chairperson
Aldersperson David Bogdala
Aldersperson Jan Michalski
Commissioner Mark Bourque

Commissioner Michael Foster
Commissioner Stephen Retherford
Commissioner Vincent Ruffolo
Commissioner Lydia Spottswood
Commissioner Edwin Stuckey

Call to Order
Roll Call
Citizens Comments

Approval of the Minutes from the Meeting held February 22, 2024

1. Resolution by the Finance Committee – To Approve the 2024 Consolidated Plan – Annual Plan for the Community Development Block Grant/HOME Program. PUBLIC HEARING
2. Rezoning Ordinance by the City Plan Commission– To Rezone the Property at 3303 18th Street, Parcel No. 80-4-222-242-0231, from A-2 Agricultural Land Holding District to RS-1 Single Family Residential District (in Conformance with Section 10.02 of the Zoning Ordinance). (Jesus Gutierrez Fragoso and Ignacia J. Romani Soto) (District 5) PUBLIC HEARING
3. Resolution by the Mayor- To Amend the Official Map for the City of Kenosha, Wisconsin, to include the Attachment of 3303 18th Street, (Parcel No(s): 80-4-222-242-0231) in the Town of Somers, Kenosha County in Wisconsin with the Approved City of Kenosha/Town of Somers Cooperative Plan under Section 66.0307 of the Wisconsin Statutes. (Jesus Gutierrez Fragoso and Ignacia J. Romani Soto, Property Owner) (District 5) PUBLIC HEARING
4. Conditional Use Permit for a plastics manufacturer located at 7517 60th Street. (Schuetz Containers) (District 16) PUBLIC HEARING
5. Request for Relief to the off-street parking requirements of Section 6.01 of the Zoning Ordinance for a new plastics manufacturer to be located at 7517 60th Street. (Schuetz Containers) (District 16) PUBLIC HEARING
6. Rezoning Ordinance by the Mayor – To Rezone the Property at 5525 8th Avenue and 5506 7th Avenue, (Parcel Nos. 12-223-31-405-002 and 12-223-31-405-001), from B-3 Central Business District to B-5 Downtown Mixed Use District (in Conformance with Section 10.02 of the Zoning Ordinance). (Kenosha Downtown Block I, LLC) (District 2) PUBLIC HEARING
7. Rezoning Ordinance by the City Plan Commission – To Rezone the Property at 5403 7th Avenue, 5413 7th Avenue, 610 55th Street, 616 55th Street, 618 55th Street, and 620 55th Street, (Parcel Nos. 12-223-31-402-003, 12-223-31-404-001, 12-223-31-404-007, 12-223-31-404-006, 12-223-31-404-005, 12-223-31-404-004, 12-223-31-404-003), from B-3 Central Business District and IP Institutional Park District to B-5 Downtown Mixed Use District (in Conformance with Section 10.02 of the Zoning Ordinance). (JV Enterprises, LLC / City of Kenosha) (District 2) PUBLIC HEARING

8. Resolution by the Committee on Public Works - To Vacate An Alley East of 7th Avenue between 54th and 55th Street. (JV Enterprises, LLC/Siel) (District 2) PUBLIC HEARING
9. Special Exception Request from Kenosha Downtown Vision, LLC to erect two real estate signs. (Kenosha Harbor District) (District 2) PUBLIC HEARING
10. Conditional Use Permit for a Vehicle Facility located at 6332 31st Avenue. (HyWay Auto Sales – Initial Hearing) (District 8) PUBLIC HEARING
11. Special Exception Request to the Accessory Building Size Requirement of Section 3.03 D.4.d of the Zoning Ordinance and to the Accessory Building Height Requirement of Section 3.07 E. of the Zoning Ordinance to construct a new accessory structure at 1102 83rd Street. (Howe) (District 9) PUBLIC HEARING
12. Special Exception Request from AVR Real Estate, LLC to construct a fuel canopy sign at 2207 60th Street. (Kenosha Gas Stop) (District 12) PUBLIC HEARING
13. Development Agreement between The City of Kenosha, The Kenosha Water Utility and 38th Street, LLC for Development Phases, II, III, IV. PUBLIC HEARING

Commissioners' Comments

*IF YOU ARE DISABLED AND NEED ASSISTANCE, PLEASE CALL 653-4030 BY NOON
OF THIS MEETING DATE TO MAKE ARRANGEMENTS FOR REASONABLE ON-SITE ACCOMMODATIONS.*