

**PLANNING COMMISSION AGENDA**  
**Monday, September 24, 2018 at 6:00 p.m.**  
**Caledonia Village Hall – 5043 Chester Lane**

1. **Meeting called to order**
2. **Roll Call/Introductions**
3. **Approval of Minutes**
4. **Citizens' Comments**
5. **Public Hearing Items followed by Commission Recommendations**
  - A. Proposed Ordinance to amend the Multi-Jurisdictional Comprehensive Plan for Racine County: 2035 as it pertains to the Village of Caledonia under Section 13-2-1 of the Village's Code of Ordinances. The proposed amendment adopts and incorporates a document entitled "A Park and Open Space Plan for the Village of Caledonia: 2035" which provides details of the goals and objectives of the Village's parks, recreation and cultural services programs and initiatives, and to update those goals and objectives reflected in the Village's Comprehensive Plan 2035. (Action on the recommendation on the proposed ordinance will occur under item 6(A) of this Agenda.
  - B. Request to rezone ±10.7 acres from B-4 Planned Business District and C-1 Resource Conservation District to A-2 General Farming and Residential District II; NW 1/4 of Sec. 23, T4N, R22E, southeast corner of Five Mile Road and S.T.H. 38, Village of Caledonia, Racine County, WI. James and Laurel Holding, Owners; Justin Brown, Applicant
  - C. Request to rezone ±4.0 acres from B-4 Planned Business District to B-3 Commercial Service District; NE ¼ and SE ¼ of Sec. 6, T4N, R22E, southwest corner of 7 ½ Mile Road and C.T.H. V, Village of Caledonia, Racine County, WI. Robert and Therese Prochaska Rev. Trust, Owners; Eric Ross, Applicant
  - D. Request a conditional use to construct a ±6,240 square-foot commercial building, future ±1,280 square-foot office addition, future ±3,500 square-foot storage building and utilize the buildings and site with a landscape contractors office and yard, southwest corner of 7 ½ Mile Road and C.T.H. V, Sec. 6, T4N, R22E, Village of Caledonia, Racine County, WI. Robert and Therese Prochaska Rev. Trust, Owners; Eric Ross, Applicant
6. **Non-Public Hearing Items**
  - A. **Plan Commission Resolution 2018-85** – Resolution off the Village Plan Commission Recommending Approval Of An Ordinance Amending The Multi-Jurisdictional Comprehensive Plan For Racine County: 2035 as it pertains to the Village Of Caledonia And Incorporating a Document Entitled "A Park And Open Space Plan for the Village of Caledonia: 2035" Which Provides Details of the Goals and Objectives of the Village's Parks, Recreation And Cultural Services Programs and Initiatives, and to Update Those Goals And Objectives Reflected in the Village's Comprehensive Plan 2035
  - B. Site Plan Review to occupy an existing building and yard for office space and storage of equipment, tools and vehicles, including inside maintenance and repair of work trucks (DBA Vesel Contractors); Daniel and Suzanne Bartel, Owners; Vesel Contractors, Applicant; Cooperative Boundary Agreement Town of Raymond and Village of Caledonia
7. **Adjournment**

Dated this 21<sup>st</sup> of September, 2018

Karie Torkilsen  
Village Clerk