



## PUBLIC HEARING NOTICE

October 23, 2023

6:00 PM

Village Hall, Ebe Auditorium

8811 Campus Drive, Mount Pleasant, WI 53406

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The Village of Mount Pleasant gives notice that the Village Board will hold a public hearing on Monday, October 23, 2023, during the agenda of the Village Board Meeting that starts immediately following the Committee of the Whole, but not before 6:00 PM. The meeting will take place at Village Hall, 8811 Campus Drive, Mount Pleasant, WI 53406. The purpose of the hearing is to consider changes to the district boundaries or amendments or supplements to the regulations established by the Village or amendments thereto under § SECTION 90-10.100 ZONING MAP and using procedures outlined in 90-520 ARTICLE 90-520 TEXT AMENDMENTS, ARTICLE 90-535 ZONING MAP AMENDMENTS, or ARTICLE 90-550 CONDITIONAL USES of the Village Code of Ordinances. The Village Board may add conditions or adjust the requested zone to something of similar or lesser intensity for any application considered.

### ZONING MAP AMENDMENTS

#### **ORDINANCE 21-2023: 2245 MEAD STREET ZONING MAP AMENDMENT; ZMA-23-8 TAX PARCEL 151032321138000**

The applicant applied to amend the zoning map from B-1 to RL-2. The applicant wishes to demolish the existing one-story commercial building and replace it with a detached house.

### ZONING TEXT AMENDMENTS

#### **ORDINANCE 22-2023: AMENDING CODE OF ORDINANCES §§ 90-320.80(F)(1)(A), 90-540.100: APPEALS, DIVISION 90-550: CONDITIONAL USES, AND DIVISION 90-570: APPEALS OF ADMINISTRATIVE DECISIONS**

The village staff applied to amend the zoning ordinance to clarify appeals procedures for site plan review, conditional uses, and administrative decisions.

#### **ORDINANCE 23-2023: AMENDING CODE OF ORDINANCES §§ 90-130: BUSINESS AND INDUSTRIAL DISTRICTS, DIVISION 90-310: ALLOWED USES, AND DIVISION 90-320 USE CLASSIFICATION SYSTEM**

The village staff applied to amend the zoning ordinance to consolidate the eight business and industrial districts into five commercial districts, to reflect the new five commercial districts within the use table, to clarify that certain uses within the new C-5 district require a Development Plan, and to merge the waste-related use and recycling service use subcategories. Cumulatively, the changes will provide greater use flexibility within existing business and industrial areas while keeping intensive industrial uses separated from existing residential areas.

#### **ORDINANCE 24-2023: ADDING CODE OF ORDINANCES § 90-405: ARCHITECTURAL STANDARDS**

The village staff applied to amend the zoning ordinance to add new architectural standards regarding building facades and building roofs applicable to the RE, MX, proposed C-1 through C-4, and P zoning districts.

The public may view the public hearing items by request or at the Village Hall. Those with disabilities who need assistance to participate in this meeting should request it from the Clerk's Office at (262) 664-7800 with as much notice as possible.

COMMUNITY DEVELOPMENT DEPARTMENT | [planning@mtpleasantwi.gov](mailto:planning@mtpleasantwi.gov)