

**City of Phillips**  
Phillips Planning Commission  
Municipal Building  
Tuesday August 25, 2020  
5:00 PM

Committee members: Charles Peterson - Chair, Laura Tomaszewski, Joe Perkins, Ted Kempkes, David Scholz, Steven Precour and Patricia Zeitner.  
Clerk/Treasurer: Shelby Prochnow

This meeting is held in compliance with Wisconsin's Open Meeting Law, S.S. Chapter 19.81 –19.98, Subchapter V. As such it is open to the public.

This meeting may constitute a quorum of the Common Council, or other city committees.

1. Call to order
2. Certification of compliance with Open Meeting Law.
3. Roll call: Charles Peterson \_\_\_\_\_, Joe Perkins\_\_\_\_\_, David Scholz\_\_\_\_\_, Ted Kempkes\_\_\_\_\_, Laura Tomaszewski\_\_\_\_\_, Steve Precour \_\_\_\_\_, Patricia Zeitner \_\_\_\_\_.
4. Motion to approve the minutes from the July 7<sup>th</sup>, 2020 Planning Commission Meeting.
5. Motion to call the Public Hearing to order:  
  
Discussion: Request for a conditional use permit  
Requestor: Price Co Mini Storage  
Purpose: Request a conditional use permit to construct a 44'X130' building for self-storage units. The building will consist of 10'X24' units and 10'X20' units.
6. Motion to close the Public Hearing
7. Recommendation to the Common Council regarding the request for a conditional use permit to construct a building for self-storage units.
8. Adjournment.

Meeting Minutes  
Phillips Planning Commission  
August 25<sup>th</sup>, 2020

Charles Peterson opened the meeting of the Phillips Planning Commission @ 5:00pm

Present: Charles Peterson, Joe Perkins, Ted Kempkes, Laura Tomaszewski, Patricia Zeitner, and Sonja Moskaluk.

Others present: Richard Heitkemper, Gail Huycke, and Joe Huycke.

1. Tomaszewski/ Zeitner moved to approve the minutes from the July 7<sup>th</sup>, 2020 Planning Commission Meeting. Carried

2. Perkins/ Kempkes moved to call the Public Hearing to order:

Discussion: Request for a conditional use permit

Requestor: Price Co Mini Storage

Purpose: Request a conditional use permit to construct a 44'X130' building for self-storage units. The building will consist of 10'X24' units and 10'X20' units.

Heitkemper spoke to the Committee requesting another conditional use permit to build another self-storage facility. The one they had built last year is almost full and they would like an opportunity to build another one this year. He also wanted to note that he was planning on reducing the size of the unit to be 36'X130' to allow for more room to enter the units.

Huycke's, the neighboring property owner, was in attendance to contest the conditional use permit. They felt as though the contingencies that were put on the last conditional use permit were not met and do not feel it would be fair for the Committee to approve another conditional use permit

There was discussion as to what the issues were such as the landscaping and maintenance of the property as well as the rainwater. Currently, there does not seem to be a rain mitigation plan in place.

The Planning Commission would like to reconvene so they can have the DPW and W/S crews take a look at the properties and provide some assistance to questions the Committee may have at the September 8<sup>th</sup>, 2020 meeting.

3. Perkins/ Tomaszewski moved to close the Public Hearing

4. Perkins/ Kempkes moved table the conditional use permit and reconvene September 8<sup>th</sup>, 2020 at 5:00pm Roll Call: Scholz – absent, Precour – absent, Tomaszewski – aye, Perkins – aye, Kempkes – aye, Zeitner – aye. Motion Carried.

5. Meeting adjourned. 5:44pm



Shelby Prochnow  
City Clerk-Treasurer