

**Village of Holmen
Planning Commission Meeting Announcement & Agenda
Community Room (Old Nutrition Site), Holmen Village Hall
421 S. Main St.**

**September 24, 2024
6:00 p.m.**

**Posted
09/16/2024
3:00 p.m.**

Statutory Members: Village President – Patrick Barlow (chair)
Village Board member – Dawn Kulcinski
Village Board member – Rich Anderson

Appointed Members: Nick Nicklaus, Kevin Baird, Joel Appold, Jim Kertis

Advisory Members: Administrator – Scott Heinig, Village Engineer – Chris Dahl

This meeting is held in compliance with Wisconsin’s Open Meeting Law, State Statutes, Chapter 19, Subchapter V and as such is open to the public.

It is possible that members of, and possibly a quorum of, other governmental bodies of the Village may be in attendance at the above-stated meeting to gather information. No action will be taken by any governmental body at the above-stated meeting other than the governmental body specifically referred to in the above notice.

1. Call to order
2. Public Hearings:
 - a. Rezoning Petition from McDonald’s USA, LLC, Joel Jackson as Petitioner, for 1.24ac of property at the southwest corner of Holmen Drive and Gaarder Road, from (A) Agriculture to (B-2) General Business District
 - b. Rezoning Petition from JMQ Properties, LLC, Owner as Petitioner, for 3.29ac of property along the southern, east-west segment of Red Clover Street, from (R-5) Multifamily Residential District, to include a (PUD) Planned Unit Development Overlay for the existing R-5 District
3. Approval of the June 25, 2024 Minutes
4. Public comment*
5. Possible Action and Recommendation on Certified Survey Map (CSM) land division at the southwest corner of Holmen Drive and Gaarder Road, creating a 1.24ac lot for consideration of possible B-2 General Business District Zoning
6. Possible Action and Recommendation on Rezoning Petition from McDonald’s USA, LLC, Joel Jackson as Petitioner, for 1.24ac (as outlined in the CSM under consideration in Item 5 of this Agenda) of property at the southwest corner of Holmen Drive and Gaarder Road, from (A) Agriculture to (B-2) General Business District
7. Possible Action on Petition for Site Plan and Architectural Review (SPAR), Petition by Joel Jackson for potential McDonald’s at the southwest corner of Holmen Drive and Gaarder Road
8. Possible Action and Recommendation on Rezoning Petition from JMQ Properties, LLC, Owner as Petitioner, for 3.29ac along Red Clover Street, from (R-5) Multifamily Residential District, to include a (PUD) Planned Unit Development Overlay for the existing R-5 District, and Site Plan and

Architectural Review (SPAR) to act as the approved PUD detail and approval, which also includes a preliminary plat conceptual overlay, creating 26 lots (13 twindos) on existing parcels 72, 73, 74, 75, 76, 77 and 78 of the King's Bluff Estates Plat

9. Updates and other informational items from and before the Planning Commission

10. Adjourn

***PUBLIC COMMENT:** The Commission may receive information from the public, but the Commission reserves the right to limit the time that the public may comment and the degree to which members of the public may participate in the meeting.

PERSONS WITH DISABILITIES: If you need accommodation to attend this meeting, please call 526-4336 as soon as possible.