

Village of Maine

6111 N. 44th Avenue
Wausau, WI 54401

OFFICIAL NOTICE AND AGENDA

The Village of Maine Plan Commission will hold a meeting and public hearing on Monday, May 1, 2023 at 6:00 p.m. The meeting and public hearing will be held at the Maine Municipal Center located at 6111 N. 44th Avenue, Wausau, Wisconsin. A quorum of the Village of Maine's Board will be in attendance. *** NOTE - we are continuing COVID-19 precautionary measures.

AGENDA

1. Call the Plan Commission to order – Betty Hoenisch, Village President
2. Village President's Report
3. Oath of Office for Plan Commission members
4. Zoning Administrator's Report and Zoning Enforcement Report
5. Call the Public Hearing to order
 - A. Discussion regarding a petition by Alex Thompson, owner of Thompson Holdings, LLC and Dealz on Wheelz, LLC for an amendment to his current Conditional Use Permit that would allow him to operate a used car, camper, boat and recreational vehicle dealership on the parcels addressed 300 Everest Avenue and 304 3rd Street, Brokaw, WI. The amendment petition would also add the sale of campers, boats and recreational vehicles to his current Conditional Use Permit for the Dealz on Wheelz, LLC location at 207 2nd Street, Brokaw, WI.
 - B. Discussion regarding a petition by Bryan Hoffman, owner of Hoffman Construction to rezone a parcel located between County Road K and Merrill Avenue, south of Decator Drive, from R-1 Single Family Residential to B2 General Commercial District.
 - C. Discussion regarding a petition by the Village of Maine for an amendment to Zoning Ordinance Chapter 17.13-4 and Chapter 17.13-6. The Village of Maine is proposing to add language regarding roof pitch to 17.13-4 (1) AG - Agriculture District and to 17.13-6 Residential Districts under the paragraphs titled Purpose.

Agenda continued on page 2

Plan Commission Meeting - Monday, May 1, 2023 - page 2

6. Adjourn the Public Hearing

7. Other Business

A. Discussion and possible action on a petition by a petition by Alex Thompson, owner of Thompson Holdings, LLC and Dealz on Wheelz, LLC for an amendment to his current Conditional Use Permit.

B. Discussion regarding a petition by Bryan Hoffman, owner of Hoffman Construction to rezone a parcel located between County Road K and Merrill Avenue, south of Decator Drive, from R-1 Single Family Residential to B2 General Commercial District.

C. Discussion regarding a petition by the Village of Maine for an amendment to Zoning Ordinance Chapter 17.13-4 and Chapter 17.13-6 to add language regarding roof pitch to the paragraphs titled Purpose.

8. Open discussion from the audience without action from the Plan Commission

9. Schedule the next Plan Commission meeting

10. Adjournment

I certify that this notice and agenda was posted at the Brokaw Post Office and Hall, Richard's Restaurant & Bar, Schmidt's Bar and the Village of Maine Municipal Center, 6111 N. 44th Avenue, Wausau, WI on April 28, 2023. The agenda was also posted on Maine's website.

Betty Hoenisch, Village President