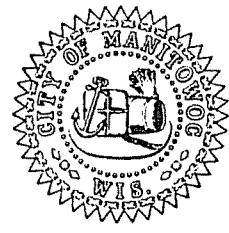


LPT
11-17-14

CITY OF MANITOWOC

WISCONSIN, USA
www.manitowoc.org



14-2424
CONSENT

November 7, 2014

To: Mayor and Common Council
From: Manitowoc City Plan Commission

Subject: **PC49-2010: Saunders Annual Compliance Review for a Parking Lot in a Residential "R" District.**

Dear Mayor and Common Council:

At the regular November 5, 2014 meeting of the City Plan Commission, the Commission considered the status of a Special Permit originally issued in January, 2011 to Jonathan and Cheryl Saunders for establishment of a parking lot in a residential zoning district pursuant to Section 15.430(11) of the Municipal Code. Subsequent to the January, 2011 action, an extension to the completion date was authorized in October, 2011 which extended the completion date of the parking lot improvement to November 15, 2012. A further extension was granted in December, 2012 to November 15, 2013 another extension was then granted to November, 2014. To date, the parking lot improvement has not been completed. The Commission does acknowledge that limited progress had been made to the area.

As such, the Commission unanimously approved a further extension of the Special Permit project completion date to July 1, 2015 with the express understanding that the parking lot shall not be used for the parking of five (5) or more vehicles at any time until the lot has been hard surfaced and striped in accordance with the Municipal Code. Failure to comply with this requirement will subject the owners to the issuance of citations.



The Commission is advising Council of its action. The Commission further notes that it will again review the status of this project at its July 1, 2015 meeting, at which time it will determine if additional progress has been made, and if the Special Permit should be terminated.

Respectfully Submitted,

A handwritten signature in cursive script that reads "Paul Braun".

Paul Braun

City Planner

Paul Braun

From: Saunderspw <saunderspw@tds.net>
Sent: Tuesday, September 23, 2014 7:24 AM
To: Paul Braun
Subject: RE: PC49-2010; Saunders; Request for an Extension of a Special Permit for a Parking Lot in a "R" Zoning District at 1201 So. 13th Street

Morning Paul we have had 2 bids 1 from Wrightway Application in the amount of 10 thousand, and C and R paying in the amount of 9600, as the stylist are there at different times I have never seen more then 5 cars there At one time thankyou Jon and Cheryl,

Sent from my U.S. Cellular® Smartphone

----- Original message -----

From: Paul Braun <PBraun@manitowoc.org>
Date: 09/22/2014 4:17 PM (GMT-06:00)
To: 'Saunderspw' <saunderspw@tds.net>
Cc: Lisa Mueller <lmuel@manitowoc.org>
Subject: RE: PC49-2010; Saunders; Request for an Extension of a Special Permit for a Parking Lot in a "R" Zoning District at 1201 So. 13th Street

Jon or Cheryl,

I will need to give a report to the Plan Commission and eventually the Common Council regarding the parking lot so is there any way you can provide a more detailed plan? Have you requested bids from any contractors or is it possible to do another portion of the lot and complete it in phases? Is the whole gravel area currently being used for parking? How many cars at peak periods are using the lot?

The Plan Commission in November will meet at 6:30 on the 5th I hope that either one or both of you could be present.

Thanks

Paul Braun

Paul Braun

City of Manitowoc

City Planner

900 Quay Street

Manitowoc, WI 54220

920.686.6930 ph

920.686.6939 fax

pbraun@manitowoc.org

If you choose to respond to this email, in order to comply with the open meetings laws, please reply only to the sender and not to any of the other parties copied to this email.

From: Saunderspw [mailto:saunderspw@tds.net]

Sent: Friday, September 19, 2014 3:52 PM

To: Paul Braun

Subject: RE: PC49-2010; Saunders; Request for an Extension of a Special Permit for a Parking Lot in a "R" Zoning District at 1201 So. 13th Street

Hi Paul we do plan on paving the parking lot we just haven't got the funds to do so at this point.

Sent from my U.S. Cellular® Smartphone

----- Original message -----

From: Paul Braun <PBraun@manitowoc.org>

Date: 09/19/2014 3:15 PM (GMT-06:00)

To: "millyjock1@tds.net" (millyjock1@tds.net) <millyjock1@tds.net>, "saunderspw@tds.net" <saunderspw@tds.net>

Cc: Greg Minikel <gminikel@manitowoc.org>, Rick Schwarz <rschwarz@manitowoc.org>, Lisa Mueller <lmuellet@manitowoc.org>, Dan Hornung <dan@bldhound.com>, Dan Koski <dkoski@manitowoc.org>, Dave Diedrich <ddiedrich@investorscommunitybank.com>, Dennis Steinbrenner <weiv@hotmail.com>, James Brey - D4 <jbrey@manitowoc.org>, Jim Muenzenmeyer <jmuenzenmeyer@manitowoc.org>, Justin Nickels <jnickels@manitowoc.org>, "Steve Alpert (alpert@alpertfellowslaw.com)" <alpert@alpertfellowslaw.com>
Subject: RE: PC49-2010: Saunders; Request for an Extension of a Special Permit for a Parking Lot in a "R" Zoning District at 1201 So. 13th Street

Jon and Cheryl,

Can you give me an update regarding the paving of your parking lot for the Lakebreeze Salon at 1201 S. 13th Street. The item will be placed on the November 5th Plan Commission meeting for compliance review. We cannot continue to extend the Special Permit which was originally issued in January 2011. Please let me know what the status / plan is complete the paving.

Thanks

Paul

Paul Braun

City of Manitowoc

City Planner

900 Quay Street

Manitowoc, WI 54220

920.686.6930 ph

920.686.6939 fax

pbraun@manitowoc.org

If you choose to respond to this email, in order to comply with the open meetings laws, please reply only to the sender and not to any of the other parties copied to this email.

From: Dave Less

Sent: Wednesday, October 02, 2013 10:16 AM

To: 'millyjock1@tds.net' (millyjock1@tds.net)

Cc: alpert@alpertfellowslaw.com; Dan Koski; Dan Hornung; David Diedrich (ddiedrich@investorscommunitybank.com); galleryeast@milwpc.com; Greg Minikel; James Brey - D4; Jim Muenzenmeyer; Justin Nickels; Lisa Mueller; Michelle Yanda; Paul Braun; Rick Schwarz

Subject: PC49-2010: Saunders; Request for an Extension of a Special Permit for a Parking Lot in a "R" Zoning District at 1201 So. 13th Street

Importance: High

Jonathan and Cheryl. I wanted to send a reminder to you that back in December, 2012, the City extended the term of your Special Permit to construct a parking lot, with a new completion date on or before November 15, 2013. Well, we're here again, and I wanted to make you aware that I'll be placing this item for consideration on to our **November 13, 2013** Plan Commission agenda (6:30pm meeting, Planning/Engineering Conference Room, west end of City Hall). You should plan on attending the meeting.

I drove by the site today, and it looks like there is still work to be done to complete the parking lot, so hopefully it will all be finished, or contracted to be finished, by the November 15th deadline.

Just wanted to make sure I provided you with this reminder. I'm attaching the minutes from the December 12th Plan Commission meeting, along with the Council's 2012 affirmative action to extend the completion date.

David Less, City Planner

City of Manitowoc Planning Department

900 Quay Street

Manitowoc WI 54220-4543

P: (920)686-6931

F: (920)686-6939

dless@manitowoc.org

www.manitowoc.org