



City of Manitowoc

900 Quay Street
Manitowoc, WI 54220
www.manitowoc.org

Meeting Agenda

Plan Commission

Wednesday, March 23, 2022

6:00 PM

Council Chambers. Meeting also available via
Zoom remote conferencing software.

Pursuant to Section 19.84(2) and (3) of the Wisconsin Statutes, notice is hereby given to the public, to the Herald-Times-Reporter, the official newspaper of Manitowoc, and to those news media who have filed a written request for this notice that a meeting of the above-referenced will be held at the date, time and location listed above.

This meeting is being conducted both in Council Chambers at City Hall and via Zoom to maximize opportunities for residents to attend. Those attending the meeting via Zoom who wish to give public input are asked to keep their microphone muted until public input is opened to improve audio quality for all attendees. Those using their phone to call in may hit *6 to mute and unmute themselves. Members of the public may call to listen in at 1-888-475-4499, Meeting ID: 819 6480 6096, Password: 561464.

The above governmental body will meet to discuss and possibly take action on the agenda items set forth below.

I. CALL TO ORDER

II. ROLL CALL

III. APPROVAL OF MINUTES

[22-0228](#) Approval of the Minutes of the February 23, 2022 Plan Commission meeting.

Attachments: [2.23.22 PC Minutes.pdf](#)

IV. PUBLIC HEARINGS

[22-0229](#) PC 11-2022: Public Hearing regarding the proposed project plan, boundaries and creation of Tax Incremental District No. 23 (See the Public Hearing Notice which was published on March 9, 2022 & March 16, 2022).

Attachments: [Project Plan Draft 3.11.22.pdf](#)

VI. NEW BUSINESS

[22-0230](#) PC 10-2022: TLG Holdings LLC: Review of Subdivision Concept Plan off of Albert Drive; parcel # 756-000-210 (To-Be-Named) Subdivision

Attachments: [PC 10-2022 22005sp_rev3-21-22.pdf](#)

[22-0231](#) PC 13-2022: Assignment of a 1996 Conditional Use Permit to Whispering Meadows MHC LLC for the Continued Operation of a Manufactured Home Park located in the 3100 block of Viebahn Street.

Attachments: [22-0231 PC Report Whispering Meadows MHC LLC.pdf](#)

[22-0232](#) PC 11-2022: Consideration and possible action on “Resolution Designating Proposed Boundaries and Approving a Project Plan for Tax Incremental District No. 23, City of Manitowoc, Wisconsin”.

Attachments: [Plan Commission Resolution.pdf](#)

[22-0233](#) PC 12-2022: Howe: Request Use of City Owned Land for the Establishment of a Stormwater Retention Facility. Reed Avenue / Lincoln Park

Attachments: [HOWE-REED-HOA-60X120.pdf](#)
[Howe Storm water pond request.pdf](#)

VII. MISCELLANEOUS

- A. Manitowoc County Activities: None
- B. Certified Survey Maps (CSM): None
- C. Summary of Site Plans:
 - 1. SP 2-2022: Brixius Manufacturing Building Addition

VIII. ADJOURNMENT

In accordance with the requirements of Title II of the Americans with Disabilities Act (ADA), the City of Manitowoc will not discriminate against qualified individuals with disabilities on the basis of disability in its services, programs, or activities. If you need assistance or reasonable accommodations in participating in this meeting or event due to a disability as defined under the ADA, please call the City Clerk's office at 920-686-6950 or the City's ADA Coordinator at (920) 686-6990 or e-mail cityattorney@manitowoc.org at least 48 hours prior to the scheduled meeting or event to request an accommodation. For additional assistance, individuals with hearing or speech disabilities can call 711 and be connected to a telephone relay system.

Respectfully Submitted,

Paul Braun
Secretary

CAUTION TO PLAN COMMISSIONERS: The documents attached to this agenda are for your review in preparation for the City Plan Commission meeting to be held on the above date. Any discussion or communication between members of the Plan Commission by any means prior to the Commission meeting regarding these documents may be a violation of the open meeting laws.