



**Meeting Minutes  
Beloit City Plan Commission  
Wednesday, June 20, 2018 at 7:00 PM  
The Forum  
Beloit City Hall  
100 State Street, Beloit**

**1. Call to Order and Roll Call**

The meeting was called to order at 7:03pm. Commissioners Weeden, Johnson, Faragher, Ruster, Finnegan, and Robson were present. Commissioner Haynes and Councilor Preuschl were absent.

**2. Approval of the Minutes of the June 6, 2018 Meeting**

Commissioner Weeden made a motion to approve the minutes. Commissioner Johnson seconded the motion. The motion passed, voice vote.

**3. Extraterritorial Preliminary Plat – New Leaf Homes LLC - Glen Hills No. 6**

Public hearing, review and consideration of the Preliminary Plat of Glen Hills No. 6 for the vacant seven-acre parcel located between Limerick Lane and Shenandoah Avenue in the Town of Beloit

Ms. Robson questioned why the City of Beloit is reviewing a subdivision in the Town of Beloit. Ms. Christensen stated that under state law, the City has the ability to review all land divisions within three miles of the City of Beloit's borders. Ms. Robson asked if the City had authority to deny it. Ms. Christensen said that the City has limited review authority under state law.

Commissioner Johnson moved to approve the Extraterritorial Preliminary Plat. Commissioner Ruster seconded the motion. The motion passed, voice vote.

**4. Extraterritorial Preliminary Plat – New Leaf Homes LLC - Glen Hills No. 7**

Public hearing, review and consideration of the Preliminary Plat of Glen Hills No. 7 for the vacant 8.6-acre parcel at the western end of Bridget Drive in the Town of Beloit

Chairperson Faragher opened the public hearing. No one spoke at the hearing. Commissioner Johnson moved to approve the Extraterritorial Preliminary Plat. Commissioner Robson seconded the motion. The motion passed, voice vote.

5. **Zoning Map Amendment – 2100 and 2200 Blocks of Knoll View Drive**

Public hearing, review and consideration of a Zoning Map Amendment to change the zoning district classification from R-1A, Single Family Residential to R-1B, and Single Family Residential for the 26 properties located on the 2100 and 2200 Blocks of Knoll View Drive

Commissioner Finnegan abstained himself from this item due to a conflict of interest. Commissioner Johnson asked if there were any other areas in the city where this could come up again. Ms. Christensen stated that there are many areas in the city with this issue. Mr. Johnson asked if the city could clean up some of these issues as part of the Comprehensive Plan Update. Ms. Christensen said that they could not because the Comprehensive Plan only identifies what the land use should be, it does not rezone any properties.

Rosa Najera, 2228 Knollview Drive, stated that this rezoning will be a positive change for this area.

Commissioner Weeden moved to approve the Zoning Map Amendment. Commissioner Johnson seconded the motion. The motion passed, voice vote.

6. **Status Report on Prior Plan Commission Items**

The conditional use permits for the Royalty Lounge and the BIFF Special Event were approved by City Council. The hearing was held on the rezoning of Our Savior’s Lutheran Church. The City Council will take action on this item at its next meeting. The church has opted to leave the lot lines as originally proposed. Comprehensive Plan meetings will be held on June 26th at 3:30pm at the Merrill Community Center and June 27th at 4:30 at the Historical Society.

7. **Adjournment**

Commissioner Ruster made the motion to adjourn the meeting, seconded by Commissioner Johnson. The motion passed, voice vote. Meeting adjourned at 7:25pm.

Minutes respectfully submitted by Amber DesRoberts.