



Wauwatosa, WI

Plan Commission

Meeting Minutes - Final

7725 W. North Avenue
Wauwatosa, WI 53213

Monday, December 9, 2024

6:00 PM

Council Chambers and Zoom:
<https://us02web.zoom.us/j/83599194279>,
Meeting ID: 835 9919 4279

Regular Meeting

CALL TO ORDER

Mayor McBride called the meeting to order at 6:04 PM.

ROLL CALL

Present 5 Commissioner Christopher Due
 Commissioner Brian Konyn
 Commissioner - Alderperson Amanda Fuerst
 Commissioner Zach Verette
 Commissioner, Chair Dennis McBride

Excused 2 Commissioner Kevin Ausman
 Commissioner - Alderperson Joe Phillips

NEW BUSINESS

1. Public hearing and consideration of a request by Kristin Langhoff on behalf of MRMC Land Bank, LLC for a Conditional Use Permit in the Medical Center (SP-MED) District at 9455 Watertown Plank Road to allow a backup helipad [24-1551](#)

Arthur Piñon, Planner, presented a staff overview of the request.

Kristin Langhoff, 1000 N. Water Street, applicant, presented the request.

Public hearing opened at 6:09 PM.

No spoke for or against.

Public hearing closed at 6:10 PM.

RESULT: RECOMMENDED FOR APPROVAL

MOVER: Amanda Fuerst

SECONDER: Brian Konyn

Aye: 5 Due, Konyn, Fuerst, Verette, and McBride

Excused: 2 Ausman, and Phillips

2. Public hearing and consideration of a request by Sukhlal Gill for a Conditional Use Permit in the General Commercial (C2) zone at 11500 [24-1552](#)

W. North Avenue to allow an eating and drinking establishment (bar and restaurant) with outdoor dining

Arthur Piñon, Planner, presented a staff overview of the request.

Sukhlal Gill, 11728 W. North Avenue, applicant, presented the request.

Public hearing opened at 6:15 PM.

Joseph Makhlouf, Alderperson District 3, asked a question.

Mike Morgan, Alderperson District 7, spoke in favor.

Peter O'Gorek, 11525 W. North Avenue, spoke in favor.

Public hearing closed at 6:20 PM.

RESULT: RECOMMENDED FOR APPROVAL

MOVER: Amanda Fuerst

SECONDER: Zach Verette

Aye: 5 Due, Konyn, Fuerst, Verette, and McBride

Excused: 2 Ausman, and Phillips

- 3. Public hearing and consideration of a request by Joe Yeado for a Conditional Use Permit in the Neighborhood/Village Trade and North Avenue Overlay (C1/NOR) zone at 7208 W. North Avenue to allow an accessory outdoor recreation, participant use to an existing drinking establishment

[24-1553](#)

Arthur Piñon, Planner, presented a staff overview of the request.

Joe Yeado, 7208 W. North Avenue, applicant, presented the request.

Public hearing opened at 6:25 PM.

No spoke for or against.

Public hearing closed at 6:25 PM.

RESULT: RECOMMENDED FOR APPROVAL

MOVER: Amanda Fuerst

SECONDER: Christopher Due

Aye: 5 Due, Konyn, Fuerst, Verette, and McBride

Excused: 2 Ausman, and Phillips

- 4. Public hearing and consideration of a request by Phillip Aiello of Mandel Group, Inc. for a Conditional Use Permit in the Research Park District and Mayfair Overlay (SP-RP/MAY) zone at 720 N. Mayfair Road to allow a multi-unit residential development

[24-1554](#)

Arthur Piñon, Planner, presented a staff overview of the request.

Andrew Hellerman, 330 E. Kilbourn Avenue, presented the request on behalf of the applicant.

Public hearing opened at 6:41 PM.

*Veronica Fedorcheck, 10637 W. Wisconsin Avenue, gave a public comment.
Sharon Summers, 10629 W. Wisconsin Avenue, gave a public comment.
John Fry, 10625 W. Wisconsin Avenue, gave a public comment.
Rita Dragotta, 10706 W. Michigan Avenue, gave a public comment.
Kate Eggenberger, 10503 W. Wisconsin Avenue, gave a public comment.
Ann Peters, 10517 W. Wisconsin Avenue, gave a public comment.
Ann Kamer, 728 N. 113th Street, spoke in opposition.
Sally Fry, 10625 W. Wisconsin Avenue, spoke in opposition.
Sarah Schultz, 10613 W. Wisconsin Avenue, spoke in opposition.
Joseph Makhlouf, Alderperson District 3, spoke in opposition.*

Public hearing closed at 7:05 PM.

RESULT: RECOMMENDED FOR APPROVAL
MOVER: Amanda Fuerst
SECONDER: Zach Verette

Aye: 5 Due, Konyn, Fuerst, Verette, and McBride

Excused: 2 Ausman, and Phillips

5. Proposed ordinance amending Sec. 24.17.010(D)(2) of the Wauwatosa Municipal Code relative to the composition of the Historic Preservation Commission

[24-1616](#)

Arthur Piñon, Planner, presented a staff overview of the request.

RESULT: RECOMMENDED FOR APPROVAL
MOVER: Christopher Due
SECONDER: Zach Verette

Aye: 5 Due, Konyn, Fuerst, Verette, and McBride

Excused: 2 Ausman, and Phillips

ADJOURNMENT

Meeting adjourned at 7:23 PM.