

CITY OF WEYAUWEGA  
PLAN COMMISSION MEETING  
PROCEEDINGS FOR SEPTEMBER 14, 2022

The Plan Commission meeting was called to order by Council President/Acting Mayor Rich Luedke at the Weyauwega Municipal Building Council Chambers at 4:48 pm. Roll call was taken. Members Present: Council President/Acting Mayor Rich Luedke, Kaley DuCoeur, Cameron Looker, Don Morgan, and Bob Anibas. Not Present: Andy Rosenwinkel. Also Present: City Administrator Jeremy Schroeder, Clerk Rebecca Loehrke, Tim Litscher, Chris Gunderson and Richard Rupno.

*Motion Luedke, second Looker, to approve the minutes from the Plan Commission Meeting on August 1, 2022. Motion carried with all "ayes."*

**Citizen Appearances:** None

*Motion Anibas, second DuCoeur, to open the Public Hearing regarding the request to approve a conditional use permit for The Refinery Church at 310 E Main Street. Motion carried with all "ayes".*

Litscher, Gunderson and Rupno, all neighbors to the property, spoke before the commission in regards to concerns they have with noise, parking and the remodeling with potential asbestos in the building. Question was brought up if a permitted conditional use in a residential district automatically approved and the commission can list conditions or can the conditional use permit be denied? Schroeder and Loehrke were not sure on how it is written in the City Ordinance and will reach out to the City Attorney for clarification. Commission decided to delay a decision until next month to give time to discuss with City Attorney and make sure a representative from The Refinery is present.

*Motion Looker, second Anibas, to close the Public Hearing. Motion carried with all "ayes".*

**Action regarding the Conditional Use Permit for The Refinery church at 310 E Main Street:**

Motion Morgan, second Looker, to table item to another meeting within 30 days. Motion carried with all "ayes".

**Discussion and possible action on sign permit application for The Refinery Church at 310 E Main Street:** Item will be tabled till the next meeting.

**Discussion and possible action on sign permit application for Erik Hanson, Weyauwega Cenex, 706 N. Mill Street for rebranding from Cenex to Amoco:** Committee went over the plans submitted for the rebranding signage. Question was raised do we charge for just the lighted sign or also the Amoco signage on the canopies. When the new gas station was built by the highway the charge was only for the large pylon sign. No indication in the permit if it included the canopy signage. The fee for the pylon sign was a significant charge. Consensus of the Commission was to charge for the main lighted ID sign and also the 3 signs on the canopies. Going forward the Commission needs to stay consistent and if a rebranding would happen

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again we would calculate the fees in the same manner. *Motion Looker, second Morgan, to approve the sign permit application for Weyauwega Cenex, 706 N. Mill Street for rebranding from Cenex to Amoco.*

**Discussion on Sign Ordinance Updates:** DuCoeur shared with Schroeder an example of a sign ordinance from the City of Fond du lac which she found similar to what the City would like to do. Schroeder had in the packet the New Glarus ordinance. They are both similar. The Commission will have to look thru both of them and see which areas they would like to incorporate into the City's update version. Morgan brought up discussion on Political signs. He has noticed over the last Primary Election that several signs were in the road right of way. Our City Ordinance states that signs are not allowed in the right of way. He would also like to review the time political signs are allowed to be displayed. The items to include in the update ordinance already discussed will be to allow projecting signs in the General Business District, not allowing teardrop flag signs in the General Business District, change the size of directory signs to 35 sq. ft. from 24 sq. ft. Work will continue on the ordinance at the next meeting.

**Such other matters as authorized by law:** None

**Set next meeting date/time:** The next commission meeting will be October 12, 2022 at 6:00 pm.

*Motion Looker, second Anibas, to adjourn at 5:59 pm. Motion carried with all "ayes".*

**Recommendations to Council:**

1. Recommend to approve the sign permit application for Weyauwega Cenex, 706 N. Mill Street for rebranding from Cenex to Amoco.

Rebecca Loehrke  
City Clerk