



**I. CALL TO ORDER**

President Dickman called the meeting to order at 6:00pm.

**II. ROLL CALL**

Chairman:	Sam Dickman	Jeff Jubelirer
Commissioners:	Edward Harris	Ari Friedman
	John Krampf	Marisa Roberts
	Robb DeGraff-excused	

Also present: Village Manager Andy Pederson  
Administrative Services Director Lynn Galyardt  
Village Attorney Chris Jaekels  
Assistant to Administrative Services Director Richard Kerns

There were forty-six people in the audience.

**III. APPROVAL OF MINUTES**

**A. Plan Commission meeting minutes, April 18, 2019.**

Motion by Commissioner Harris, seconded by Commissioner Jubelirer, to approve the April 18, 2019 Plan Commission Public Hearing and Meeting minutes. Motion carried unanimously.

**IV. BUSINESS**

**A. Prepetition Conference Regarding Proposed Planned Unit Development District**

**1. Overview of process**

Attorney Jaekels provided an overview of the process for examining the Proposed Planned Unit Development (PUD) District received from LaMacchia Holdings, LLC and Colbalt Partners for a request to establish zoning and development parameters for consideration for specified properties west of Port Washington Road and North of Brown Deer Road.

Attorney Jaekels noted this process involves the public from the start. The purpose of the prepetition conference is to review and explain the proposal; with an opportunity for questions from the public and Plan Commission members. Attorney Jaekels stated there will not be a vote, no reference to finance and no action taken at the meeting. The next step for the developer is to further refine the request. The Village Board of Trustees will then refer back to the Plan Commission for further consideration and recommendation.

**2. Presentation by Cobalt Partners LLC and La Macchia Holdings LLC for proposed planned unit development generally bounded by N. Port**

**Washington Road, W. Brown Deer Road, W. White Oak Lane, and U.S. Highway Interstate 43 North.**

Scott Yauck, President and Chief Executive Officer of Cobalt Partners and Bill LaMachia, Chief Executive Officer of La Macchia Holdings LLS., provided an overview of the requested development parameters. Mr. Yauck stated the request is to create two zones for development generally bounded by N. Port Washington Road, W. Brown Deer Road, W. White Oak Lane and U.S. Highway Interstate 43 North.

Zone A consists of the western side of the proposed redevelopment area, closest to Interstate 43 and is 20 acres. The development parameters would consist as outlined in the request. Zone B encompasses the eastern side of the proposed redevelopment area, with its eastern boundary being the west side of Port Washington Road and described as outlined in the request.

Mr. La Macchia stated that they moved their business here in 1981 and is a part of the community as a corporate citizen and noted he would like to bring a redevelopment project that fits Bayside.

**3. Questions/Comments from Commissioners, Staff, and Public.**

The following people spoke at the meeting:

Barbara Becker, 9733 N Lake Drive  
Rusty Katz, 9401 N Waverly Drive  
Richard Bartels, 208 E Ravine Baye Road  
Bob Worth, of Worth Realty, 5464 N Port Washington Road  
Heather Klug, 8669 N Lake Drive  
Lois Gredell, 800 E Ravine Lane  
Chris Marks, 306 W Ellsworth Lane  
Ellen La Fougé, 9154 N Fielding Road  
Marilyn Bontly, 901 E Fairy Chasm Road  
Kait Krueger

**V. ANY OTHER BUSINESS AS MAY PROPERLY COME BEFORE THE COMMISSION**

There was none.

**VI. ADJOURNMENT**

Motion by Commissioner Harris, seconded by Commissioner Krampf, to adjourn the meeting at 6:55pm. Motion carried unanimously.

Lynn Galyardt  
Administrative Services Director