



**CITY OF CEDARBURG
A MEETING OF THE PLAN COMMISSION
TUESDAY, SEPTEMBER 8, 2026 – 7:00 PM**

A meeting of the Plan Commission, City of Cedarburg, Wisconsin, will be held on Tuesday, September 8, 2026 at 7:00 PM. The meeting will be held in-person at City Hall, W63 N645 Washington Avenue, Cedarburg, WI., on the second floor, Council Chambers. The meeting can be viewed via the City's YouTube channel:

www.youtube.com/@cityofcedarburgwi8412

AGENDA

1. CALL TO ORDER

2. ROLL CALL

A. Mayor Patricia Thome, Council Member James Fitzpatrick, Vice Chairman Jack Arnett, Sig Strautmanis, Sherry Bubnitz, Jon Scholz, James Hayes.

3. STATEMENT OF PUBLIC NOTICE

4. APPROVAL OF MINUTES

A. Approval of August 3, 2026 Plan Commission minutes.

5. COMMENTS AND SUGGESTIONS FROM CITIZENS

Comments from citizens on a listed agenda item will be taken when the item is addressed by the Plan Commission. At this time, individuals can speak on any topic not on the agenda for up to 2 minutes, time extensions at the discretion of the Mayor. No action can be taken on items not listed except as a possible referral to committees, individuals, or a future Plan Commission agenda item. Written public comment regarding agenda or non-agenda items may be submitted to cityhall@cityofcedarburg.wi.gov by noon on the day of the meeting for distribution to the Plan Commission.

6. PUBLIC HEARINGS; AND ACTION THEREON

A. Public hearing, discussion, and possible action on the request of property owner The Plaza LLC in c/o Doreen Wirth, on behalf of Kim Pham proprietor d/b/a Le's Pho LLC, for Conditional Use Permit approval to continue the existing restaurant use in a tenant space at Echo Plaza. This property, located at W63 N124-50 Washington Avenue, is zoned B-2 Community Business District.

7. REGULAR BUSINESS; AND ACTION THEREON

A. Applicants/property owners Ryan and Lindsay Flasch, in c/o Perthel Homes, Inc. as contractor, request Infill House Plan approval. They propose to

raze/replace the existing principal residence/dwelling at N50 W 7312 Western Road with a new home. This .59-acre site is zoned Rs-3 Single Family Residential.

- B. Review, discussion, and possible action on the request of applicant Gene Eggert of Architectural Designs, Inc., on behalf of property owner Laird Connectivity, Inc. and tenant occupant Ezurio LLC, for Building and Site Plan Amendment approval to add a loading dock and freight elevator addition to the existing building located at W66 N220 Commerce Court. This 2.58-acre parcel is zoned M-3 Business Park District.
- C. Review, discussion, and possible action on the request of applicant Allyson Otten, d/b/a Kettle Moraine Podiatry LLC, for Sign Code waiver approval to permit an oversized wall sign to identify her new business located at W63 N127 Washington Avenue. This 1.18 acre site, owned by Leo Otten Properties LLC, is zoned B-2 Community Business District.

8. COMMENTS AND ANNOUNCEMENTS BY PLAN COMMISSIONERS

9. MAYOR'S ANNOUNCEMENTS

10. ADJOURNMENT

City of Cedarburg is an affirmative action and equal opportunity employer. All qualified applicants will receive consideration for employment without regard to race, color, religion, sex, disability, age, sexual orientation, gender identity, national origin, veteran status, or genetic information.

City of Cedarburg is committed to providing access, equal opportunity and reasonable accommodation for individuals with disabilities in employment, its services, programs, and activities. To request reasonable accommodation, contact the Clerk's Office, (262) 375-7606, email: cityhall@cityofcedarburg.wi.gov.

MEMBERS – PLEASE NOTIFY CITY PLANNER'S OFFICE IF UNABLE TO ATTEND THIS MEETING.