



CITY PLAN COMMISSION AGENDA

October 14, 2025 at 4:00 PM

**City Hall, 3rd Floor - Council Chambers, 828 Center Avenue,
Sheboygan, WI**

Persons with disabilities who need accommodations to attend this meeting should contact the Department of City Development, (920) 459-3377. Persons other than commission, committee, and board members who wish to participate remotely shall provide notice to the City Development Department at 920-459-3377 at least 24 hours before the meeting so that the person may be provided a remote link for that purpose.

OPENING OF MEETING

1. Roll Call
2. Pledge of Allegiance
3. Identify potential conflict of interest

MINUTES

4. Approval of the Plan Commission minutes from September 23, 2025.

PUBLIC HEARINGS

5. Public hearing regarding application for Conditional Use with exceptions by JIAM Ling SUN to create commercial apartments located at 1109A N 8th Street.
6. Public hearing regarding application for Conditional Use with exceptions by Arleigh Stuefen to create at 2-family dwelling located at 1502 Union Avenue.
7. Public hearing regarding application for Conditional Use with exceptions by Rickman Architecture and Design to construct an addition to the Sheboygan Weill Center located at 826 N 8th Street.
8. Public hearing regarding application for Conditional Use with exceptions by Paul Weaver to construct a hotel located at parcel 59281505750.

ITEMS FOR DISCUSSION AND POSSIBLE ACTION

9. Application for Conditional Use with exceptions by JIAM Ling SUN to create commercial apartments located at 1109A N 8th Street.
10. Application for Conditional Use with exceptions by Arleigh Stuefen to create at 2-family dwelling located at 1502 Union Avenue.
11. Application for Conditional Use with exceptions by Rickman Architecture and Design to construct an addition to the Sheboygan Weill Center located at 826 N 8th Street.
12. Architectural review of the construction of a building addition at the Weill Center located at 826 N 8th St.

13. Application for Conditional Use Permit with exceptions by Paul Weaver to construct a new Watershed Harbor Hotel on parcel #59281505750.
14. Architectural review of a Watershed Harbor Hotel located at parcel # 59281505750.
15. Discussion regarding the City of Sheboygan zoning chapter rewrite.

NEXT MEETING

16. October 28, 2025

ADJOURN

17. Motion to Adjourn

In compliance with Wisconsin's Open Meetings Law, this agenda was posted in the following locations more than 24 hours prior to the time of the meeting:

*City Hall • Mead Public Library
Sheboygan County Administration Building • City's website*