



Plan & Architectural Review Meeting

Whitewater Municipal Building Community Room,
312 West Whitewater St., Whitewater, WI 53190
*In Person and Virtual

Monday, June 08, 2026 - 6:00 PM

**Citizens are welcome (and encouraged) to join our webinar via computer, smart phone, or telephone.
Citizen participation is welcome during topic discussion periods.**

<https://teams.microsoft.com/meet/2380281851001?p=sEgX6zC8pyw2OoWXIW>

Dial in by phone

+1 929-229-5663,,311833736# United States, New York City

Find a local number

Phone conference ID: 311 833 736#

Please note that although every effort will be made to provide for virtual participation, unforeseen technical difficulties may prevent this, in which case the meeting may still proceed as long as there is a quorum. Should you wish to make a comment in this situation, you are welcome to call this number: (262) 473-0108.

AGENDA

CALL TO ORDER

ROLL CALL

APPROVAL OF AGENDA

A committee member can choose to remove an item from the agenda or rearrange its order; however, introducing new items to the agenda is not allowed. Any proposed changes require a motion, a second, and approval from the Committee to be implemented. The agenda shall be approved at each meeting even if no changes are being made at that meeting.

HEARING OF CITIZEN COMMENTS

No formal Plan Commission action will be taken during this meeting although issues raised may become a part of a future agenda. Specific items listed on the agenda may not be discussed at this time; however, citizens are invited to speak to those specific issues at the time the Committee discusses that particular item.

CONSENT AGENDA

Items on the Consent Agenda will be approved together unless any commission member requests that an item be removed for individual consideration.

1. Approval of May 11, 2026 Minutes.

PUBLIC HEARING FOR REVIEW AND POSSIBLE APPROVAL

2. Discussion and possible approval of a Conditional Use Permit for alcohol by the drink for Sean Stemper d/b/a Rosa's Pizza. Located at 180 W Main Street. Parcel Id# /OT 00020.
3. Discussion and possible approval of a Conditional Use Permit for Danielle Parsell d/b/a Flowing Well Saloon. Located at 132 W Center Street. Parcel Id # /OT 00065.
4. Discussion and possible approval of a Conditional Use Permit and Site Plan Review for three additional contractor buildings for Jonathan Tanis. Located at 1345 and 1277 Greenway Ct. Parcel Id #: /A524900004
5. Discussion and possible recommendation to Common Council Zoning Ordinance creating section 19.09.291 and subsections 19.19.30(G), 19.33.30(T) amending subsections 19.15.30(G), 19.18.30(H), Creating 19.19.030 (H) to define Family child care Centers and Define conditional uses for Family Child Care Centers.
6. Discussion and possible recommendation to Common Council Zoning Ordinance changes repealing subsections 19.09.17 and 19.09.177 of the definitions section, creating subsection 19.09.022 and 19.09.355 of the definitions section, creating 19.21.030(P) to define Conditional Use and Amending subsection 19.27.030(K), 19.33.03(T), 19.36.03(c) 19.38.030 (6b) and 19.48.20 (E) to define Permitted and Conditional Uses.

CONSIDERATION/DISCUSSION/REPORTS

7. Discussion and possible recommendation to Common Council the Child Safety Zone Map and Resolution.
8. Discussion and recommendation to Common Council the land combination CSM for the N Jefferson Street properties. Parcel Id #'s /BIRW 00001, BIRW 00002 and /BIRW 00003A.
9. Discussion and possible recommendation to Common Council the land split CSM's for vacant land owned by the City of Whitewater at the end of Universal Blvd and the corner of Executive Drive and N Prospect. Parcel Id #'s /WUP 00322 and 292-0515-3432-000.
10. Discussion and recommendation sale of City owned vacant land to Bethel House of Whitewater Inc located on E Cravath Street next to 616 E Cravath. Parcel Id # /DAJ 00006.

FUTURE AGENDA ITEMS

NEXT MEETING DATE JULY 13, 2026

ADJOURNMENT

Anyone requiring special arrangements is asked to call the Office of the City Manager / City Clerk (262-473-0102) at least 72 hours prior to the meeting. Those wishing to weigh in on any of the above-mentioned agenda items but unable to attend the meeting are asked to

send their comments to:

c/o Community Development

312 W. Whitewater Street

Whitewater, WI 53190

or ldostie@whitewater-wi.gov

A quorum of the Common Council might be present. This notice is given to inform the public that no formal action will be taken at this meeting by the Common Council.