

**Whitewater Community Development Authority  
Board of Directors Meeting Minutes  
Monday September 15, 2014  
6:30pm  
Community Room  
Whitewater Municipal Building  
312 W. Whitewater St.  
Whitewater, WI 53190**

**Joint Meeting with Whitewater Plan and Architectural Review Committee**

**1. Call to Order and Roll Call**

The Plan and Architectural Review Committee meeting was called to order at 6:33pm.

CDA Chairman Jeff Knight called the CDA meeting to order at 6:33pm

Present: Allen, Henry, Kachel, Knight, Parker, Singer

Absent: Winship

Also: Pat Cannon, Anna Schwarz, Roger Jensen, Deb Scheffler, Whitewater Plan and Architectural Review Committee

**2. Hearing of Citizen Comments**

None

**3. Consideration and discussion of final site plan and Restrictive Covenant approvals for Lavelle Industries, Inc. site expansion at 1215 E. Universal Blvd.**

**a. Planning and Architectural Review Board**

**i. Approval of Restrictive Covenants**

- 1. Site Plan**
- 2. Outdoor storage**
- 3. Landscaping**
- 4. Signs and Billboards**
- 5. Utility Control**

**b. City of Whitewater-Community Development Authority**

**i. Approval per City Zoning Ordinance 19.36**

- 1. Site Plan**
- 2. Outdoor storage**
- 3. Landscaping**
- 4. Signs and Billboards**
- 5. Utility Control**

Deb Scheffler and Roger Jensen went through the various aspects of the site plan including the issues of outdoor storage, landscaping, signs and billboard, and utility control. The addition will be 12,600 sq. ft. onto their existing facility. Pending approval they would like to get the construction started this fall/winter so that they will be able to use the new addition by spring. The driveway will come down the east side of the building. Illumination will be the same as the other illumination on the property. They will ensure that the lights face downward so that the light will not go over the property line. They are also going to build a berm to help block the light etc. The storm water will run into the city infrastructure. The water will run into the pond next to the Innovation Center. They will not have an additional monument sign, but will keep the original one they currently have. The only additional signs will be "Truck Entrance Only", "Do Not Enter", and/or "Exit Only" signage but those will be about the same size as a street sign. There are no issues related to utilities. They added additional parking space as part of the site plan. They berm will help to obstruct the view from the second floor and they are also adding some pear trees. The existing roof line will match the new addition and create a seamless look. They are very excited to expand this facility here in Whitewater.

Members of the CDA and the Plan and Architectural Review Committee asked questions to clarify what was presented.

No citizens were present to ask any questions regarding this project.

The Planning and Architectural Review Committee approved the Restrictive Covenants unanimously.

A motion was made to Approve per City Zoning Ordinance 19.36.

Singer (1); Kachel (2)

Aye: Allen, Henry, Kachel, Knight, Parker, Singer (6)

Nay: None

CDA Agenda Items 4-10 will be discussed at the next regularly schedule CDA Board of Directors Meeting.

~~4.—Consideration and discussion of proposed changes to the existing Memorandum of Understanding regarding the Innovation Center and the Technology Park.~~

~~5.—Consideration and discussion of the creation of a for profit corporation (Growing Whitewater's Economy)~~

~~6.—Consideration and discussion of changes made during the City Zoning Ordinance re-write process and the required plan review and approval process for applications within the Business Park.~~

~~7.—Update on the city wide fiber optics project for the city including the Business Park and Technology Parks.~~

~~8.—Update on long term marketing and community branding project.~~

~~9.—Update on proposal with Department of Workforce Development regarding interns and educational opportunities.~~

~~10. Future agenda referrals~~

#### 11. Adjourn

The Planning and Architectural Review Committee meeting was adjourned by unanimous consent at 7pm.

A motion was made to adjourn the CDA meeting.

Singer (1); Kachel (2)

Aye: All via Acclamation (6)

Nay: None

The CDA meeting was adjourned at 7:02pm.

*These minutes were reviewed and approved the CDA Board of Directors at its meeting on: 11/12/14.*



*Jeffery Knight, Chairman*



*Anna Schwarz, Recorder*