



Our intention is to have in-person meetings going forward. For the time being, we will hold the City Committee Meetings, Plan Commission, Council and most others at the Community Room at 933 Michigan Avenue. This in-person location will meet the legal requirement for our open meetings.

We will have a virtual option available, but the technology for the hybrid style meeting may not be reliable all of the time.

Members

- Mayor Wiza
- Alderperson Kneebone
- Commissioner Arntsen
- Commissioner Beacom
- Commissioner Rice
- Commissioner Schade Stroik
- Commissioner Schuler

AGENDA

CITY PLAN COMMISSION

Date and Time:	May 4, 2026 6:00 PM	Location:	Community Room 933 Michigan Avenue, Stevens Point, WI
			<u>OR</u>
			<u>Zoom Teleconferencing</u>
			Meeting ID: 861 4843 5500 Passcode: 806497
			<u>By Computer:</u>
			https://us02web.zoom.us/j/86148435500?pwd=i8lvP4vtHHbXt
			<u>By Phone:</u> +1-312-626-6799 (US Chicago)

Opening Section:

1. Roll Call

Discussion and Possible Action on:

2. Report of the April 6, 2026 meeting of the City Plan Commission.
3. A request from Bailey Voigt, representing I-39 Properties LLC, for a modified sign variance request to install a freestanding sign on the property located at 5101 Woodward Drive (Parcel ID 281240835300053), consistent with Ch. 25.14.
4. Public Hearing and action on a request from Benjamin Nusz, representing Mid-State Technical College, for conceptual plan approval of a proposed development on an unaddressed parcel bounded by Badger Avenue (Parcel ID 281230801310002), consistent with Ch. 23.02(4)(b)(5).
5. Public Hearing and action on a request from Benjamin Nusz, representing Mid-State Technical College, for a conditional use permit to operate a technical college facility on an unaddressed parcel bounded by Badger Avenue (Parcel ID 281230801310002), consistent with Ch. 23.02(1)(c)(3)(d).
6. Public Hearing and action on a request from Paul Gnan, representing the Central Wisconsin Lutheran High School, for a conditional use permit to operate a parochial high school on the property located at 5225 Heffron Court (Parcel ID 281230802200031),

consistent with Ch. 23.02(1)(c)(3)(d).

7. Public Hearing and action on a request from Tyler Ignatowski, representing Little Captain LLC, to rezone the property located at 2928 Stanley Street (Parcel ID 281240828402021) from the “R-LD” Low-Density Residence District to the “R-4” Multiple Family I Residence District.
8. Public Hearing and action on a request from Tyler Ignatowski, representing Little Captain LLC, to apply a “PD” Planned Development Overlay District designation to the property located at 2928 Stanley Street (Parcel ID 281240828402021), consistent with Ch. 23.02(4)(b)(5).
9. Public Hearing and action on a request from Tyler Ignatowski, representing Little Captain LLC, for a conditional use permit to construct multi-family residential buildings on the property located at 2928 Stanley Street (Parcel ID 281240828402021), consistent with Ch. 23.01(14)(f) and 23.02(1)(f)(3)(b).
10. A request from Tyler Ignatowski, representing Little Captain LLC, for a site plan review to construct multi-family residential buildings on the property located at 2928 Stanley Street (Parcel ID 281240828402021), consistent with Ch. 23.02(4)(b)(1)(2).
11. A request from the City of Stevens Point to exercise a buy-back option — Schertz Properties LLC (Doc. No. 706813) for PIN 281240832202963.
12. Discussion on Forest Creek Subdivision - Phase 2 Development Strategy and Proposed RFP Process
13. March 2026 Monthly Report.
14. Director's Report.

Closing Section:

15. Adjourn

PLEASE TAKE NOTICE that any person who has special needs while attending these meetings or needs agenda materials for these meetings should contact the City Clerk as soon as possible to ensure that a reasonable accommodation can be made. The City Clerk can be reached by telephone at (715) 346-1569 or by mail at 1515 Strongs Avenue, Stevens Point, WI 54481.

Maps further defining the above area(s) may be obtained from the City of Stevens Point Department of Community Development, 1515 Strongs Avenue, Stevens Point, WI 54481, or by calling (715) 346-1567, during normal business hours.

PLEASE TAKE FURTHER NOTICE that a quorum of the Common Council may be in attendance at this meeting.
