

MINUTES OF THE PLAN COMMISSION
City Hall Council Chambers, 1210 Main St, Oconto, WI 54153
TUESDAY, APRIL 21, 2026 - 5:30 PM

Meeting called to order at 5:30 pm by Chair Mayor Cliff Martin

Roll Call –

Present: Bob Bake, Kim Bronikowski, Joe Last, Mayor Cliff Martin, John Matravers, Riley Sowle, Mike Werner, and Jeremy Wusterbarth

Also Present: Attorney Calvert, City Administrator Brittney BurrueL also as recording secretary, Anita Jensen, and other interested parties

Approval of Agenda –

MOTION: Wusterbarth / Bake

Motion to approve the agenda as amended for the Plan Commission meeting on April 21, 2026.

Voice Vote: 8 ayes **M/C**

Approval of Minutes –

MOTION: Bronikowski / Matravers

*Motion to approve the minutes as presented from the Plan Commission meeting on March 17, 2026. **Voice Vote:** 8 ayes **M/C***

Public Input – none

Correspondence – Attorney Calvert updated the Commission on the Oconto County tower – Cellcom will be moving off the City tower July 1, 2026 costing the City around \$25,000 in annual revenue.

Discussion/Recommendation on –

- a. Approval of Petition for Zoning Amendment from Tracy Maas & Isadora Ries to Amend the Zoning for Parcel #265-1520029709 (301 Collins Ave) from Downtown Commercial (CD) to Residential Multiple Family (R2)

MOTION: Wusterbarth / Sowle

Motion to approve the petition for zoning amendment as presented.

Voice Vote: 8 ayes **M/C**

- b. Approval of Request from Riley Sowle and Anita Jensen to Modify their Conditional Use Permit for Outdoor Wedding/Special Event Venue for the Parking Requirements
Sowle recused himself from the discussion and the vote. Anita Jensen handed out photos and 2 preferred options for the Commission to consider. The Commission asked questions and had a discussion.

MOTION: Bronikowski / Martin

*Motion to approve the modification to the Oconto Riviera CUP: the off-street parking area shall have a graveled loop by the end of 2026 and a review of parking requirements by the end of 2028. **Voice Vote:** 7 ayes, 1 abstain (Sowle) **M/C***

Adjournment – MOTION: Bake / Bronikowski Motion to adjourn at 5:51 pm. **Voice Vote: 8 ayes **M/C****

Minutes submitted by City Administrator Brittney M. BurrueL