



Town of Mukwonago
Waukesha County

W320 S8315 Beulah Road • Mukwonago, WI 53149
Phone: (262) 363-4555 • Fax: (262) 363-8377

November 18, 2024
Story Hill Church
Attn: Joshua Koskinen
S93W30580 Hwy NN
Mukwonago, WI 53149

Subject: Site Plan / Plan of Operation request
Subject Property Address: S93W30580 Hwy NN
Permit No: [2024-17]

On November 6, 2024, the Town of Mukwonago Plan Commission **approved** the above noted Site Plan and Plan of Operation application, subject to the conditions listed below.

The Site Plan / Plan of Operation Permit and any associated Zoning Permits, will be issued upon satisfying all conditions, unless otherwise noted.

CONDITIONS:

1. This approval will automatically expire 12 months after the date of approval unless substantial work as authorized by the approval has commenced and continues in good faith to completion and that the zoning administrator may, with cause, grant a one-time extension not to exceed 12 months.
2. The property owner must sign the decision notice to acknowledge the terms of the approval and return the same to the zoning administrator within six months of the decision.
3. Prior to any land disturbance, a final landscape plan identifying specific tree and shrub species shall be submitted to the Town Planner no later than December 1, 2024. All landscaping must be installed no later than **May 1, 2025**, unless an extension is granted by the plan commission. The property owner shall be responsible for the perpetual maintenance, care, and replacement of all landscaping identified in Exhibit B. *A landscape plan dated November 11, 2024, was submitted and approved on November 15, 2024*
4. The storage of merchandise, supplies, motor vehicles for sale, or the repair of vehicles on such parking area is prohibited. In addition, the use of a parking lot for overnight camping, including recreational vehicle camping, is prohibited.
5. Professional Fees. Petitioner shall, on demand, reimburse the Town for all costs and expenses of any type that the Town incurs in connection with this development, including the cost of consulting fees) for the review and preparation of required documents or attendance at meetings or other related professional services for this application, as well as to enforce the conditions in this conditional approval due to a violation of these conditions.
6. Payment of Charges. Any unpaid bills owed to the Town by the subject property owner or his or



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her tenants, operators or occupants, for reimbursement of professional fees (as described above); or for personal property taxes; or for real property taxes; or for licenses, permit fees or any other fees owed to the Town; shall be placed upon the tax roll for the subject property if not paid within thirty (30) days of the billing by the Town, pursuant to Section 66.0627, Wisconsin Statutes. Such unpaid bills also constitute a breach of the requirements of this conditional approval that is subject to all remedies available to the Town, including possible cause for termination of the conditional approval.

If you have any questions about this decision, please contact me @ 262-204-2350 or ben.greenberg@cedarcorp.com.

Best regards,

**Ben Greenberg
Planner
Town of Mukwonago**

cc: Town Clerk