

SERIES OF MAJOR ISSUES COMING BEFORE COUNCILORS

October 04, 2019 at 10:00 am | By AUSTIN MONTGOMERY Staff writer



Rendering provided This artist's rendering shows the outdoor seating area for the future Cheezhead Brewing on Pleasant Street. The council could accept an application for outdoor seating behind the new business to be sent to Plan Commission for review before returning to council.

BELOIT - From new developments to unveiling a draft 2020 municipal budget, the Beloit City Council has its work cut out at a Monday meeting filled with key proposals.

Closed session

- Development agreement: The council could be briefed on a potential development agreement for the properties at 1255 Gateway Blvd., 3190, 3230 and 3310 Colley Road. No further details of the potential agreement were released as of press time Friday.
- Snappers: After the announcement last week of a new downtown stadium along the Rock River and sale of the Beloit Snappers to Florida-based Studer Entertainment & Retail, the council could discuss the "assignment of the lease" with the Beloit Professional Baseball Association, according to the agenda.
- Township agreement: The council may discuss and take possible action on an agreement between the Town of Beloit and city related to water and sewer services.
- Visit Beloit: The council could go over the sale of 656 Pleasant St., the site of the former Angel Museum and St. Paul's Catholic Church set to be redeveloped into the future Visit Beloit headquarters and event space.

According to the closed session notice, the council may reconvene into open session for possible action.

Development

- **Brews on Pleasant Street:** A new business, Cheezhead Brewing, applied for a conditional use permit to allow for outdoor seating directly behind 414 and 416 Pleasant Street, formerly Ron's Vacuum Store. According to the application, the business will consist of a small brewery and brew pub with a store component to market Wisconsin products including beers, cheeses and condiments. A proposed outdoor patio could include a biergarten and smoker to prepare smoked meats. The council could accept the plan to be referred to the Beloit Plan Commission before coming before council for a public hearing and possible action on Oct. 21, according to the agenda.
- **Hendricks Commercial Properties (HCP) plans:** As previously reported by the *Beloit Daily News*, HCP is set to build out 14 high-end row houses at 511 Public Ave., a 2,300-square-foot commercial building and an off-street public parking lot. The council could take action on a planned unit development master land use plan for the property and also vote on a zoning map amendment to allow for more flexible site use, according to the agenda. The council could also weigh in on another HCP master land use plan and zoning amendment, this time for the redevelopment of the former Kerry Ingredients site at 200 W. Grand Avenue into 54 apartment units termed the Wright & Wagner Lofts with an eye towards future development. Future additions to the downtown site could stretch it to 174 units and three total buildings, according to the proposal submitted to the city.
- **Whipple Street:** The council could review a master land use plan for 1920 Whipple St. for an additional residential duplex near 1405 Madison Road and 1402 Townline Ave. that saw storage buildings and duplexes built in 2016. After a review of the site, it was determined the subject property, initially planned for storm water retention, could be redeveloped into additional housing, according to the agenda. The council could accept the plan to be referred to the Beloit Plan Commission before coming before council for a public hearing and possible action on Oct. 21, according to the agenda.

Budget

- **2020 municipal financial plan:** Finance Director Eric Miller is scheduled to present drafts of the 2020 operating, library and capital improvement budgets at Monday's meeting.

The council is scheduled to meet Monday at 6:30 p.m. for agenda review and at 7 p.m. in the large conference room of the Beloit Engineering and Utilities Building, 2400 Springbrook Court.