

**PLANNING AND ZONING COMMISSION
REGULAR MEETING
TUESDAY, AUGUST 25, 2026 6:00 PM
DEFOREST COMMONS
120 S. STEVENSON STREET**



AGENDA

Join Zoom Meeting

<https://us06web.zoom.us/j/89940752394?pwd=derrQkz89ehtL2OkqEso2tkrtEmSm.1>

Meeting ID: 899 4075 2394

Passcode: 843424

One tap mobile

+13126266799, 81372977818# US (Chicago)

1. Call to Order and Roll Call

2. Pledge of Allegiance

3. Approval of Minutes

3.1 July 28, 2026

4. General Public Appearances (Appearances under this section shall be regarding items not on the agenda)**

5. Presentation/Discussion

5.1 Concept plan for the proposed “The Knolls” single-family residential and duplex condominium development over approximately 96 acres near the north edge of the Conservancy Place Planned Unit Development (Parcel 0910-191-8522-1)

5.1.1 Presentations

5.1.2 Public Appearances

5.1.3 Commission Discussion

6. Action/Recommendation

6.1 Request from LSRE DeForest LLC for approval of a site plan to enable a car wash facility in the B-3 Highway Business zoning district on the 1.7-acre Parcel 0909-242-0001-1 at 120 Evco Circle.

6.1.1 Presentations

6.1.2 Public Appearances

6.1.3 Commission Discussion and Possible Action

7. Any Other Business That Lawfully Comes Before the Planning and Zoning Commission

7.1 Chair's Report

7.2 Staff Report

7.3 Site Plan Approvals

7.4 CSM Approvals

7.5 Development Process and Enforcement Suggestions

7.6 Next Meeting Date: September 22, 2026

8. Adjourn

***Please note that while the option to attend the meeting virtually is provided for convenience, it is subject to technical interruptions beyond the Village's control. In-person attendance is recommended to avoid the possibility of missing all or any part of the meeting.**

****When attending meetings via Zoom, participants will be allowed to unmute and show their video when it is their time to speak during Public Appearances. When they are finished with allotted time, their microphones will be muted, and cameras turned off. It is recommended that participants wishing to speak before the Commission turn in a Public Appearance form to the Village Zoning Administrator by 3:00pm the day of the meeting. Public Appearance form can be found on the Village's website.**

Any person who has a qualifying disability as defined by the Americans with Disabilities Act that requires the meeting or materials to be in accessible location or format must contact the DeForest Municipal Center at 846-6751, 120 S. Stevenson Street by 2 PM the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request. A quorum of members of other Village governmental bodies (boards, commissions, committees) may attend the above noticed meeting in order to gather information. The only action to be taken will be by the Planning and Zoning Commission Wisconsin State Statutes require all agendas for Committee, Commission or Board meetings be posted, in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting.

POSTED: DeForest Village Hall WWW.DEFORESTWI.GOV