**Town of Saukville**

**Plan Commission Meeting**

**3762 Lakeland Rd., Saukville, WI**

**Minutes**

**Tuesday May 9, 2023 at 7:00 P.M.**

**PLEASE TAKE NOTICE** that a meeting of the Town of Saukville Plan Commission will be held at the Town Hall, 3762 Lakeland Road, Saukville, Wisconsin, This meeting will take place the above noted time and date at which the following items of business will be discussed and possibly acted upon.

**Kevin Kimmes, Chairman Amy Cottrell, Supervisor Marcia Nosko, Member**

**Todd Korb, Member Don Hamm, Member, abs Mike Denzien, Member**

**Jeff Walczyk, Member Raquel Engelke, Clerk**

1. **Call to order.**
2. **Pledge of Allegiance.**
3. **Public Notice: This meeting has been given public notice in accordance with Section 19.83 and 19.84 of the Wisconsin Statutes to apprise the public and news media of the subject matters intended for discussion, consideration and action.**
4. **Review & Approve Minutes from Previous Meeting.**

Todd Korb made a motion to approve the minutes as written, Jeff Walczyk seconded. Motion passed unanimously.

1. **Persons wishing to be heard.**

Todd Bohlen, 2468 Cedar Sauk, is for ATVs on the roads.

Jeff Bell, 2102 Cedar Sauk, is for ATVs on the roads.

Bill & Becca Gall asked about a 4.8 acre property for sale on Woodview Lane and the limit on the number of horses allowed. Kevin Kimmes stated it is a pre-existing non conforming lot and the structure cannot be rebuilt if it is destroyed. He also said they could ask for a reconsideration of the number of animals allowed in the Town or ask the seller to increase the lot size so it is no longer non-conforming.

1. **Public Hearing: Stan Lubner Rezone, 1346 E Hawthorne Drive, Tax Key 08-001-09-003.00.**

Josh Miller summarized the rezoning and issue with the density requirement in the Zoning Chapter. The public hearing opened at 7:17pm and closed at 7:18pm with no comments.

1. **Discussion/possible action: Stan Lubner Rezone, 1346 E Hawthorne Drive, Tax Key 08-001-09-003.00.**

Marcia Nosko inquired about limiting development around large dairy farms and the competing interests of farms versus development. Stan Lubner stated that farmers should not come before residents and limit the ability of residents to utilize their property. Kevin Kimmes stated that there is historical precedent for the Plan Commission approving land divisions regardless of density issue in the Zoning Chapter and staff is directed to correct the density issue.

Marcia Nosko made a motion to recommend approval of the rezone to the Town Board with the finding of fact that the precedence has been the Plan Commission basing land divisions on lot size and not density and to have the Town Planner revise the density requirement in the Zoning Chapter, Todd Korb seconded.Motion passed unanimously.

1. **Public Hearing: Land Division Ordinance Amendment for CSM & Plat Requirements.**

Josh Miller summarized the Land Division Ordinance Amendment. The Public Hearing opened at 7:51pm and closed at 7:52pm with no comment.

1. **Discussion/possible action: Land Division Ordinance Amendment for CSM & Plat Requirements.**

Todd Korb made a motion to recommend to the Town Board approval of the Land Division Ordinance Amendment, Mike Denzien seconded.Motion passed unanimously.

1. **Discussion/possible action: Fred Last, 2150 W Center Road, Non-binding First Review, Land Division, Tax Key 08-015-09-002.00.**

Applicant not in attendance, no action.

1. **Discussion/possible action: PUD Ordinance Review.**

Kevin Kimmes stated he would like to see a consensus on whether to go forward with the PUD Ordinance. Mike Denzien made a motion to continue to pursue the construction and enactment of the PUD Ordinance, Amy Cottrell seconded. Jeff Walczyk, Mike Denzien, Marcia Nosko, Amy Cottrell voted yes, Todd Korb and Kevin Kimmes voted no. Motion passed. Kevin Kimmes noted he would like to wait until after the Comprehensive Plan is complete and have Town residents weigh in on land use.

1. **Discussion/possible action: Comprehensive Plan Update.**
2. **Agricultural, Cultural & Natural Resources Chapter: Goals, Objectives & Recommendations.**

Josh Miller summarized the changes and the Plan Commission gave their approval of the chapter.

1. **Housing Chapter.**

Josh Miller stated there is a discrepancy in the housing numbers available. The Plan Commission will review for next month’s meeting.

1. **Discussion/possible action: Barndominiums in the Town.**

Josh Miller has received inquiries about this type of housing in the Town. Kevin Kimmes stated they are currently allowed. The Plan Commission decided to continue to allow this type of housing.

1. **Other general business brought before the committee.**

Kevin Kimmes stated at the Annual Meeting an ATV club asked to open Town roads to ATV and UTV use.

1. **Adjournment.**

Todd Korb made a motion to adjourn, Marcia Nosko seconded. Meeting adjourned at 9:05pm.

**Raquel Engelke**

**Clerk, Town of Saukville**