

Reedsburg Plan Commission
February 10, 2015



Mayor Dave Estes called the meeting of the Reedsburg Plan Commission to order at 6:00 p.m. in Reedsburg City Hall.

Present: Alder Dave Knudsen, Alder Jim Heuer, Steve Zibell, Zach Meyer & Jim Schulenburg

Absent: Charlie Backeberg

Also present: City Administrator Ken Witt & Brian Duvall

Approval of Minutes: Motion by Knudsen, seconded by Heuer to approve the 1/13/15 minutes.

Motion approved

Consider a Conditional Use Permit for annual farming on residential-zoned properties - 1040 Clark St; parcel #s 3180 & 3202 - Sauk County Conservation, Planning & Zoning

Duvall stated that this request was similar to last year's, and that there were no problems or complaints.

Motion by Heuer, seconded by Schulenburg to approve the CUP as presented and with the same 2014 conditions.

Motion approved

Consider a Conditional Use Permit for a child day care center – 344 S. Willow St; Parcel #0715-1 – Cherie Luke

Duvall stated that this request would replace the former Worksite Wellness Center. Heuer questioned if there is enough room to the side lot line for a fence. Luke stated that the fenced area could be moved to the west side of the building.

Motion by Heuer, seconded by Knudsen to approve the CUP as presented and conditioned on a proper fence location to the north or west and State approvals.

Motion approved

Consider adjusting extraterritorial boundary line in the Town of Excelsior to remove the area south of HWY 23/33 and east of HWY 136.

Excelsior Chair Joe Fish stated that the Town is OK with the move, but that making the County changes would take months. He has received concerns about dividing properties under County zoning. Discussion was held on the City's RC-5 zone. Bob Gavin stated that he is concerned about County zoning restrictions on his property. Carl Mundth stated the same and also asked why the City isn't considering the sand pit on CTH H. Scott Kautz stated he favors moving back to County zoning. Schulenburg asked if the matter should be tabled until studied further. Knudsen believes the County will take back what the zoning is now. Discussion was held on approving the line with a condition that it's effective when rezoned by the County. Discussion was held on moving the line westward to the next 40-acre line instead of the highways.

Motion by Heuer, seconded by Schulenburg to table the matter until after the Town of Excelsior reviews it at their 2/25/15 meeting.

Motion approved

Consider rezoning of 600 S Golf Course Rd; Parcel # 2245-1 (Reedsburg Business Center/Dog Park) from Agricultural to I-4 Business Center – City of Reedsburg.

Steve Skinner questioned possible uses and access to the site, which could be light manufacturing & offices and access would be through Wengel Dr. Mike Glick asked about road access on the undeveloped portion of Wengel Dr and TID status. Access would depend on the proposed development and is already in the TID.

Motion by Knudsen, seconded by Heuer to recommend approval of the rezoning.

Motion approved

Consider addition to Zoning Ordinance, Section 17.04(1)(H) – portable membrane structures.

Discussion was held on allowing these structures and standards for them, such as number, setbacks, and timeframe.

Motion by Heuer, seconded by Estes to recommend approval of the amendment to include striking #2 and meeting zoning setbacks.

Motion approved

Discuss Conditional Use Permit public notice requirements.

Discussion was held possibly changing the timeframe when a CUP notice is published. State law does not specify, and it varies amongst different municipalities. There have been complaint sin the past about notices not being published soon enough and that there is too much lead time that slows down development. The consensus was to not change the current noticing practice.

Adjournment: Motion by Knudsen, seconded by Heuer to adjourn at 7:17pm.

Motion approved

Respectfully submitted,

Brian Duvall
Planner/Building Inspector