TOWN OF ARENA PLAN COMMISSION

# January 26, 2015

Meeting cancelled.

Next Meeting February 23, 2015..

TOWN OF ARENA PLAN COMMISSION

# February 23, 2015

PRESENT: Dave Lucey, John Wright, Cathy Acker, Rand Schott, Wayne Schutte, Cheryl Schmidt, Mark Hottmann, Ingmar Nelson, Bill Gauger. Absent : Rod Anding

OTHERS: Dan Viste, Bobby Hines, ShawnThompson

The meeting was called to order at 7:00 pm. Roll call was taken. Anding absent. Schmidt moved to approve the minutes of the December 29, 2014 meeting, January 2015 no meeting. Schott seconded. Minutes approved.

-Shawn Thompson. Two parcels on Hwy K, 10.1 acres to re-zone. All non-conforming. Schmidt motioned to re-zone two parcels to AR-1. Schutte seconded. $250 Motion carried. Needs a conditional use permit for 4 horses and 2 cows. Schutte motioned conditional use permit for up to 6 animal units. Schott seconded.$250. Motion carried.

-Dan Viste- Sugarland Events Facility would like a Quota 300 Liquor License. Planning Commission would recommend to the town board his application for a liquor license for Sugarland with no parking on the roadway. Would recommend room for designated parking of buses. Nelson seconded. Recommendation carried.

-Farmland Preservation Maps. Looked at original maps, our map from the Comprehensive Plans, and the maps recently sent to us from Scott Godfrey. Their Draft of September 24, 2014 is acceptable. Would like to have an overlay of the maps Scott sent on the big map Scott sent.

No public comments or new business.

Schutte moved to adjourn. Nelson seconded. Motion carried.

Next Meeting March 30, 2015.

TOWN OF ARENA PLAN COMMISSION

# March 30, 2015

PRESENT: Dave Lucey, John Wright, Bill Gauger, Cathy Acker, Rand Schott, Wayne Schutte, Cheryl Schmidt, Mark Hottmann, Ingmar Nelson, Rod Anding

OTHERS: Carl Peterson, Bill Buckeridge, Eric Drachenberg, Mary Lockman, Connie McVay,

The meeting was called to order at 7:00 pm. Roll call was taken. All Present. Schmidt moved to approve the minutes of the February 23 meeting with the change to add Gauger. Schott seconded. Minutes approved.

-Carl Peterson: Building and driveway permits. 6318 County Rd HH. Carl gave us a packet of information with floor plans, elevations, septic information, Driveway 475 ft from the road to the garage. Schutte motioned to approve the driveway and building permit. Nelson seconded. Motion approved. Paid $1500.

-Connie McVay – Conditional use. School Road. Helena. Have a little over 2 acres. Selling it and would like to list it as available to have horses. Zoned Residential. No motion was made given that it was residential and confined. At this time sell it and do not list as available for horses.

-Jim and Sue Powers- wants to move the driveway from 7146 Hayward Crossing to Willison Rd. No need for driveway permit. She owns the location where she is putting the new driveway and leaving the other driveway intact.

-Bill Buckeridge-No building permit for barn where he is living. Wants to move the barn or house, or connect them. Only can have one building. Needs to check with county on zoning and conditional use.

-Eric Drachenberg- Talked with us about our Quota 300 Liquor License Ordinance.

Wants to educate the board and planning commission on codes and what we should know. All we should need is the state approved plans. State approved plans will stamp with capacity and needs to be posted. The town should not evaluate such things. The fire dept goes twice a year to inspect. A fire inspector does it and reports to the fire marshall. The state will only do 99 capacity without sprinklers.

Schott motioned to adjourn. Schutte seconded. Motion approved.

Next meeting April 27, 2015.

TOWN OF ARENA PLAN COMMISSION

# April 27, 2015

No meeting.

TOWN OF ARENA PLAN COMMISSION

# May 25, 2015

PRESENT: Dave Lucey, John Wright, Bill Gauger, Cathy Acker, Rand Schott, Wayne Schutte, Cheryl Schmidt, Mark Hottmann

OTHERS: Don Bennett Randy Hartung.

The meeting was called to order at 7:00 pm. Roll call was taken. Anding and Nelson not present. Schutte moved to approve the minutes of the March 30 meeting. No meeting in April. Schmidt seconded. Minutes approved.

Bennett: No longer a corporate office or fertilizer business so the Hartungs would like to re-zone to A-1 and will tear down the old fertilizer building. They are only conducting farm business at this point. Re-zone 2.41 acres from B-4 to A-1. Schmidt moves to approve 2.41A re-zone from B-4 to A-1. Schutte seconded. Motion approved. Paid $250.

Discussion on how to update the Comprehensive Plan. Each member take a section, look it over and see if it needs to be changed. A lot of the plan is not really pertinent to our comprehensive plan. Section H is the most important for our township to update at this time. Hottmann suggested that the Plan Commission should read over Section H and at the next meeting we will discuss changes or updates. Lots of discussion on the number of animals per acre and what type of animals. Would like to change to no animals before 2 acres. Cathy will be sending Section H by email for each member to print out if needed. Discussion and changes will take place at the next Plan Commission Meeting June 29, 2015.

Schutte moved to adjourn. Schott seconded. Meeting adjourned.

Next meeting June 29th, 2015.

TOWN OF ARENA PLAN COMMISSION

# June 29, 2015

PRESENT: Dave Lucey, John Wright, Bill Gauger, Cathy Acker, Rand Schott, Wayne Schutte, Cheryl Schmidt, Mark Hottmann, Ingmar Nelson

OTHERS: Joanne Sprecher, Mary Lockman, John Halverson, Tim Harrington

The meeting was called to order at 7:00 pm. Roll call was taken. Anding not present. Schutte moved to approve the minutes of the May 25th meeting. Schmidt seconded. Minutes approved.

Sprecher – re-zone 13.4 acres rezone to AR1. Adjacent to 7558 US Hwy 14. Parcel created in 1996. Need to figure out how many building sites there were on the 300+ acres of the farm. Possibly 7 houses on the 300+ acres at this time. We need the dates the houses were built. Halverson will look into that. Halverson will get copies of the adjacent deeds to see who has building sites and have them for the next meeting July 27. We need to determine all the places that there are still building sites within this 300+ acres. Density study needed. At this point it is a non-conforming parcel.

Comprehensive Plan Revisions: Talked about draft plan.

No public comments.

Nelson moves to adjourn. Schutte seconded. Motion carried.

Next meeting July 27, 2015.

TOWN OF ARENA PLAN COMMISSION

# July 27, 2015

PRESENT: John Wright, Bill Gauger, Cathy Acker, Rand Schott, Wayne Schutte, Cheryl Schmidt, Mark Hottmann, Ingmar Nelson

OTHERS: Joanne Sprecher, Mary Lockman, Jacob Zeuske,. Emily Iehl, Tim Harrington

The meeting was called to order at 7:00 pm. Roll call was taken. Lucey and Anding not in attendance. Jonie Harrington was in attendance at the last meeting but not noted in the minutes. Schutte moved to approve the minutes of the June 29th meeting. Nelson seconded. Minutes approved.

Kirch – Land division. Called and cancelled for this month.

Sprecher. As of 1984 all that was owned was the 3+ acres on the south side of the road and 18 acres on the other side. There are two parcels that are contiguous. They were owned by her mother. They were given to Joanne in the 1990s so we need a better history to decide whether it has a building site. We need to know if it is a separate parcel in order to see if it is contiguous.

Farmland Preservation Plan: The Plan Commission will not be making changes at this time. But would like to review it further. We would like to get the overlay maps first.

Public Discussion: Question on number of chickens they could have on their property. It will be on a case by case basis that there are no complaints from neighbors and taking care of the chickens.

Schott would like to make a proposal to make a town park. Would like to send a letter to all the landowners (paid for by Schott). Proposing a town park. Need land for the park, we need monies to maintain, and volunteers.

Discussion about new plan commission member. Anding retiring. The Town Board will decide. A vice chair will be chosen at the next meeting.

Schutte moves to adjourn. Schott seconded. Motion carried.

Next meeting August 31, 2015.

TOWN OF ARENA PLAN COMMISSION

# August 31, 2015

Present: David Lucey, John Wright, Cheryl Schmidt (took minutes), Wayne Schutte, Mark Hottmann, Rand Schott and new member, Andrea Joo. Missing, Bill Gauger, Ingmar Nelson. Rod Anding has retired from the committee; Andrea takes his place.

Others Present: Mary Lockman, Vince and Nancy Pope.

Minutes : Schutte motion to approve minutes, Schott 2nd. Passed.

1. Joanne Sprecher on agenda but not present. Dave filled us in. Dave and John talked with the county/Scott with Tim Harrington and Joanne Sprecher. There is absolutely nothing either of these groups can do with Mrs. Sprecher’s matter. Some items have been done after 1985; the farm was originally a 500+ farm and they found lots of houses/businesses have been taken off that property.

Vince and Nancy Pope not on agenda. Had some questions. Just checking their options. Purchased the Zinck farm and would like to split the house on the north side of Mellum Road off of the parcel with the farm buildings. Discussion and ideas. Discussion on changing plan on items like this; make more tax base.

Public comment- Mary suggested we work on the plan, that it is coming due.

Election of vice-chair: Cheryl nominated Rand. Rand nominated Cheryl, Wayne 2nd. No 2nd on Cheryl’s; vote, Cheryl is vice-chair.

Town Park-Rand had suggested a town park and he is heading the search for donation of land and setting it up. He gave update-he’s talked to Daleyville, they have 2 and they created another commission to oversee the park. Talked of parks and open space; insurance. Areas were suggested. He hasn’t had time to do the letter yet but will be happening soon.

Plan work. S. Godfrey at county was blowing holes in our plan when discussing the Sprecher matter. Mentioned were some of the definitions. Start with Definitions. Instead of “parcel” have site. Site consists of a single parcel or made up of contiguous parcels. Take parcel out. “Contiguous” means minimum of 50’ connection of two parcels. 30 acres that consists of a single parcel or made up of contiguous parcels. H.1.3-Non \_\_\_\_\_, remove. Percentage of ag land to be allowed to be used if we go with a smaller parcel for building site. Making land non-ag by planting and creating wooded acreage, years to do.

Schott motion to adjourn. Seconded by Schutte.

TOWN OF ARENA PLAN COMMISSION

# September 28, 2015

PRESENT: John Wright, Bill Gauger, Cathy Acker, Dave Lucey, Rand Schott, Wayne Schutte, Mark Hottmann, Andrea Joo, Ingmar Nelson (Absent), Cheryl Schmidt (Absent)

OTHERS: Mary Lockman, Mark Rauls

The meeting was called to order at 7:00 pm. Roll call was taken. Schutte moved to approve the minutes of the August 31 meeting. Schott seconded. Minutes approved.

Mark Rauls - Sweeney Road, 18.6 acres to 28 acres. Just wants to gain a buffer, more land. No building site change. Rezone the new acres from A1 to AR1. Schutte moved to approve land division and rezone. Andrea Joo seconded. Motion carried. Paid $500.

Discussion on parcel reduction. Legalities, number of acres, time limit. Are we comfortable with growth. Farmland Preservation has always been our goal**.** 1/20 any existing lot 5 ac to 20 ac as long as it meets the other standards you can have a building site was proposed by John Wright. Andrea Joo noted that we need to take in account the big land owners. At this time it is only for discussion.

Schutte motion to adjourn. Seconded by Schott. Adjourned.

Next meeting October 26, 2015.

TOWN OF ARENA PLAN COMMISSION

# October 26, 2015

Meeting cancelled.

Next meeting November 30, 2015.

TOWN OF ARENA PLAN COMMISSION

# November 30, 2015

PRESENT: John Wright, Bill Gauger, Cathy Acker, Dave Lucey, Rand Schott, Wayne Schutte, Mark Hottmann, Andrea Joo, Cheryl Schmidt

OTHERS: Mary Lockman, Steve Sauer, Bill Buckeridge, Derek and Trisha Yapp, Vince and Nancy Pope, Bruce Paull.

The meeting was called to order at 7:00 pm. Roll call was taken. Ingmar Nelson absent. Schutte moved to approve the minutes of the September 28 meeting. Schott seconded. Minutes approved.

Bill Buckeridge – Conditional Use on indoor storage 40x40 and residence on 3 ac parcel. Indoor storage shed to house RV and move his house 3 acre commercial parcel west of 2 acre parcel on 14. Would like to see blueprints for storage shed in order to get conditional use on the 3 acres. Will need to come to next months meeting.

Derek Yapp – 7141 County Highway H. 1536 sq foot house to be built to replace the one that burnt down. Driveway is ok. Building permit only. Schmidt motions to approve building permit. Joo seconded. Motion carried. Paid $1000.

Vince Pope-discussion Ray Hollow land division. Mellum Road cut off. Will need a certified survey of that one acre and then request division. Land division 1 acre and rezone. Meet with Plan Committee on Dec 28th with certified survey.

Steve Sauer – 6530 Hwy 14 Bertrang owner of Valley Motors concerns. Problems with the junk/parts cars, would like to rectify. It is next to his property and the old transmissions and leaking cars are undesirable. Is concerned about contaminating his well. Bertrang is running under two zonings. Sauer needs our help to talk with the County. Sauer would like Bertrang to clean up the lot or close. The town needs to talk with the county on whether the zoning is acceptable.

Bruce Paull: Lucey invited him to talk about dams meeting Paull attended. Met with DNR and went over the history of the dams in Iowa County. Iowa County wants to give the dams back to the DNR. Birch Lake Dam Village of Barneveld to be taken out. Now they want to take out the Birch Lake Dam. It was decided by DNR that they will leave the dam in but not take care of it. Always issues of flood control. Would like the board to consider our position on removing dams in the township. Lucey says he wants to keep the dams, but the dams need upkeep. Board needs to keep an eye on the meetings and what will happen in the township. Would like to be notified of meetings.

Open Discussion: Rand Schott showed the commission a letter he is sending out to township residents proposing a park for the township. In need of land and monies to develop.

Schott motion to adjourn. Seconded by Schutte. Adjourned.

Next meeting December 28, 2015.

TOWN OF ARENA PLAN COMMISSION

# December 28, 2015

Meeting cancelled due to severe weather conditions.

Next Meeting January 25, 2016.