

# TOWN OF ARENA

## Planning & Zoning Meeting Minutes

January 27, 2025

PZ Committee Members Present: Mark Hottman, Ingmar Nelson, Cheryl Heck, David Andrews, and Julie Flint. Pugn Kreitzer not present.

Town Board Members Present: Dave Lucey, Bill Gauger, Andrea Joo

Others Present: Kevin Grinvalsky, Bill Buckridge, Danielle and Scott Wittenwyler, Jim Marx.

Meeting called to order at 5:58 pm.

1. Roll call-Hottman, Nelson, Heck, Andrews, Flint. No Kreitzer.
2. Motion was made by Nelson to approve current agenda, seconded by Heck. Motion carried.
3. Verification of proper public notice: TOA Website, Town Hall, Arena Post Office.
4. Motion made by Andrews to approve previous month's meeting minutes (Jan. 6, 2025), seconded by Nelson. Motion carried.
5. Bill Buckridge, 7537 STH 14, with Kevin Grinvalsky, changing from storage to contractor condos. Discussion on parking; number of units on a driveway (8), and a question from the DOT on the highway access, board wants clarification on the driveway issue with the DOT, each condo owner would have to get their own conditional use, driveway agreement/easement. County require 15 feet between each building, divide property to 1.38 ac. (condos) and 1.81 ac. (Air BNB). Andrews motion to require a land division to divide the two parcels and a conditional use on the access from the highway and driveway with DOT approval. Be at Feb. 24 meeting for the land division and the conditional use.
6. Scott and Danielle Wittenwyler, 6268 Ray Hollow Rd, Jim Marx, their builder, own 128 ac., will need a driveway permit, informed of using 1 ac. of field including the driveway.
7. No Sugarland, 8637 Linley Rd, Dan Viste re Conditional Use for lodging and Air BnB type rentals.

8. Discussion on Madeline Carley, Morrill Road on wishing to annex to Wis. Heights. River Valley Administrator said it more than likely it would not happen from their board.
9. Discussion on Kyle Miklacz, or Gina Miklacz, 7571 Hwy. 14, Johnson Inspection reply to them that they must get the State's requirements/demands before they can continue.
10. Discussion on updating Town Ordinances-Town of Arena's Driveway Ordinance.
11. Public Comment: None.
12. Nelson motion to adjourn the meeting. Andrews seconded the motion. Meeting adjourned at 7:52 pm.

Next meeting date: February 24, 2025

Submitted January 31, 2025 by Cheryl Schmidt, Town Clerk