

Minutes of the Plan Commission – Town of Spring Green

March 8, 2011 – Spring Green Town Hall, E4411 Kennedy Road, Spring Green, WI 53588

1. Meeting called to order at 7:15 pm by Iausly.
2. Roll Call- Iausly, Radel, Frank, Robson and Thomas present.
3. Iausly attested that proper public notice had been made.
4. Motion approving minutes from February meeting / Robson / Frank. Motion passed.
5. Motion approving agenda as posted / Thomas / Robson. Motion passed.
6. Updates & Communications:
 - a. Thomas and Frank attended a meeting of Exclusive Ag and RC-35 towns with Sauk County at the Plain Library on March 3, 2011. Discussion occurred on a new density policy that addresses DATCP requirements and meets town objectives. This would only apply to Exclusive Ag townships.
7. Business Items:
 - a. **CSM/Plat:** Brad Peck presented a CSM combining 2 lots into one 8.87 acre lot. This would eliminate any current setback problems. **Motion to approve CSM as submitted by Brad Peck/ Iausly / Radel. Motion carried.**
 - b. **Rezone:** Brad Peck is requesting a rezone and special exception permit on his property located at E3217 USH 14 from Resource Conservancy 35 to Recreational-Commercial district, to bring into compliance as required by Sauk County. The special exception permit would be for the following activities; amusement and recreational park or services; golf driving ranges, miniature golf course; and G0-Kart tracks or other similar race tracks.. **Motion to approve rezone of property from RC-35 to Recreational-Commercial with the understanding that CSM to combine lots be filed first/ Iausly / Robson. Motion carried. Motion to approve special exemptions as presented/ Iausly / Radel. Motion carried.**
 - c. **CSM:** Consultation occurred with Ronald Rott to discuss possible CSM to his property at S12576 Dyke Road. He is looking to combine 2 lots so he can move his drainage field.
 - d. **Rezone:** Consulted with Kevin and Sue Fargen for a possible rezone of property 032-1142-10000. They are looking at building a structure on this property for their business but it would have no residential structure along with this. Since Sauk County zoning does not allow this, the following options were discussed;
 - 1) Rezone to commercial zoning. Concerns about a “spot zone” were discussed.
 - 2) Build an agricultural building that would allow for storage of product and machinery but would allow no work to occur there.
 - 3) Build a minimum of a 750sq foot living area on this property in addition. This would have to be the primary residence.
 - e. **Comprehensive Plan:** Further discussion occurred on mineral extraction and the creation of a farm ponds. It was discussed to have Brian Simmert with Sauk County Planning and Zoning, attend the next meeting to help answer any questions.
 - f. **Comprehensive Plan:** Tabled to next meeting.
8. Public Comment: None.
9. Next Meeting Date: April 12, 2011 at 7:00 p.m.
10. Adjournment:
 - **Motion to adjourn / Thomas / Iausly. Motion carried.**

(Michelle Thomas, Secretary)

(Fred Iausly, Chairperson)