



Mineral Point, Wisconsin

CITY OF MINERAL POINT

137 HIGH STREET, SUITE 1
MINERAL POINT, WI 53565
608-987-2361

AGENDA

CITY OF MINERAL POINT PLAN COMMISSION MEETING

Thursday, October 16, 2025, 6:30 PM
City Hall Community Room and online

1. Call to Order, Roll Call, and Confirmation of Compliance with the Open Meetings Law.
2. Approval of Plan Commission minutes from October 2, 2025.
3. Consideration of a Site Plan for 103 – 111 Commerce St.
4. Adjournment.

[Join the meeting now](#) Meeting ID: 277 570 380 901 8 Passcode: Hw6S2nH7

Dial in by phone, [+1 872-256-4172,,514602639#](#) Phone conference ID: 514 602 639#

Agenda Posted and Distributed: Tuesday, October 13, 2025.

Reasonable accommodations for participation in this meeting by persons with disabilities, as defined by the Americans with Disabilities Act, will be made upon request and if feasible. Please contact the City Clerk's office (608-987-2361) at least 24 hours prior to the scheduled meeting so that necessary accommodations can be provided

OFFICE OF THE CITY CLERK-TREASURER

Mayor – Danny Clark

City Administrator | Matthew Honer | administrator@cityofmineralpointwi.gov

City Clerk-Treasurer | Christy Skelding | cityclerk@cityofmineralpointwi.gov



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MINUTES

CITY OF MINERAL POINT PLAN COMMISSION MEETING

Thursday, October 2, 2025, 6:30 PM

City Hall Community Room

CALL TO ORDER/ROLL CALL

Alderman Burrows called the meeting to order at 6:30 pm.

Danny Clark, Mayor	Excused	Tim Freeman	Present
Keith Burrows	Present	Mo May-Grimm	Present
Alex Ramshur	Present	Jeff Meyer	Present
Tom Johnston	Absent		
Others Present: Administrator Honer, Clerk-Treasurer Skelding, Chris Goodney, Kelly Cody			

APPROVAL OF MINUTES – SEPTEMBER 4, 2025 MEETING

Motion (May-Grimm/Ramshur) to approve September 4, 2025, minutes. Motion carried, all voting aye (5-0).

PUBLIC HEARING – REQUEST OF BREWERY CREEK RENTALS, LLC, FOR PROPERTY LOCATED AT LOTS 8-14 OF THE BREWERY CREEK SUBDIVISION, (TAX PARCELS 251-1042.208, 251-1042.209, 251-1042.210, 251-1042.211, 251-1042.212, 251-1042.213, AND 251-1042.214), TO REZONE FROM R-2 – TWO FAMILY RESIDENTIAL DISTRICT TO PUD – PLANNED UNIT DEVELOPMENT.

Motion (May-Grimm/Freeman) to open the Public Hearing at 6:32 p.m. Motion carried, all voting aye (5-0).

Kelly Cody – 180 Antoine Street - asked to clarify what the setbacks would be for these seven lots.

Administrator Honer explained that the developer is requesting the rear yard setbacks be decreased from 30 feet to 18 feet and the side yard setbacks decrease from 12 feet to 10 feet.

Motion (Ramshur/May-Grimm) to close the Public Hearing at 6:39 p.m. Motion carried, all voting aye (5-0).

CONSIDERATION OF REQUEST OF BREWERY CREEK RENTALS, LLC, FOR PROPERTY LOCATED AT LOTS 8-14 OF THE BREWERY CREEK SUBDIVISION, (TAX PARCELS 251-1042.208, 251-1042.209, 251-1042.210, 251-1042.211, 251-1042.212, 251-1042.213, AND 251-1042.214), TO REZONE FROM R-2 – TWO FAMILY RESIDENTIAL DISTRICT TO PUD – PLANNED UNIT DEVELOPMENT.

May-Grimm asked why this will be a PUD instead of R-2. The PUD proposed will allow the developer to reduce the setbacks on the sides and rear of the property, while also maintaining R-2 zoning requirements with the rest of the property.

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Motion (May-Grimm/Freeman) to recommend Council approval of rezoning lots 8-14 of the Brewery Creek Subdivision, (Tax Parcels 251-1042.208, 251-1042.209, 251-1042.210, 251-1042.211, 251-1042.212, 251-1042.213, AND 251-1042.214) from R-2 – Two Family Residential District to PUD – Planned Unit Development. Motion carried, all voting aye (5-0).

CONSIDERATION OF SITE PLAN FOR 617 DODGE STREET

The Property is zoned C-2 and lot splits have taken place that would not be allowed by today's zoning code. Honer explained the proposal is not inconsistent with the current regulations of the zoning code, but that the property has some issues that could be addressed through the zoning process.

Motion (May-Grimm/Ramshur) to approve the site plan as is. Motion carried, all voting aye (5-0).

ADJOURN

Motion (Ramshur/May-Grimm) to adjourn at 7:01 pm. Motion carried, all voting aye (5-0).

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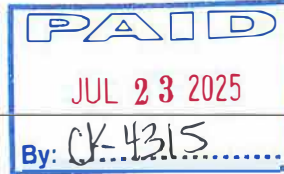
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Planning and Zoning Application

Municipality (Check One):

☒ City of Mineral Point

☐ Town of Mineral Point(ETZ)

Property Address:

107 - 111 Commerce Street

Parcel #:

251-0183 / 251-0184
251-0185 / 251-0186
251-0349

Lot Size:

0.670 acres

Property Owner:

Name:

May Sorum and
Margaret Tucker

Address:

[REDACTED]

Agent:

Name:

Address:

Phone:

Phone:

Email:

Email:

Action Requested:

Administrative Review:

- | | Fee: |
|--|-------|
| ☐ New Build 1 & 2 Family Residential: | \$100 |
| ☐ Residential Additions: | \$75 |
| ☐ Accessory Structure: | \$50 |
| ☒ Commercial Zoning: | \$150 |
| ☐ Commercial Signage: | \$50 |
| ☐ Driveway: | \$50 |

Planning Approval*:

- | | Fee: |
|---|---------------------------|
| ☐ Certified Survey Map (CSM): | \$300 |
| ☒ Conditional Use Permit: | \$400 |
| ☐ Zoning Change Request: | \$500 |
| ☐ Variance Request: | \$500 |
| ☐ Plat Review: | \$300 |
| ☐ Commercial Site Plan Review: | Engineering Expense + 10% |
| ☐ Land Use Planning: | \$3,000 |

* Planning Approval Items require review and approval by the Plan Commission, the Board of Appeals, and/or the City Council.

Instructions:

1. All Zoning Permits Applications require a description of the project and a preliminary site plan map. The Zoning administrator may request additional items. Permit approval is subject to having the necessary information.
2. Certified Survey Maps and Zoning Changes require a Plat of Survey or preliminary CSM.
3. Variance Requests must be accompanied by the applicant's written statement explaining: 1) Why complying with the ordinance results in unnecessary hardship, (2) evidence the hardship is due to the unique conditions of the property, and (3) demonstrate the variance will not harm the public interest.



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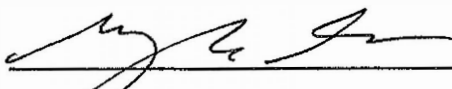
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Project Description and Reason for Request:

Attachments:

Applicant Signatures:


Signature, Printed Name, Date

7/23/25

Signature, Printed Name, Date

Date Received: _____

Fee Collected: _____

