

PLAN COMMISSION
CITY OF WISCONSIN DELLS
MUNICIPAL BUILDING-300 LA CROSSE STREET
March 10, 2025

Ald. Freel called the meeting to order at 5:00 PM. Notice of the meeting was provided to the Dells Events, WNNO Radio, and posted in accordance with State Statutes.

1. Present: Mayor Ed Wojnicz (via zoom), Fire Chief Steve Smith, Adam Makowski, Ald. Mike Freel, Trevor Hirst, Jim Forsythe, Ted Theiler

 Absent: None

 Others: City Attorney Joseph Hasler, Zoning Administration and Building Inspector Kheli Mason, Public Works Administrative Assistant Devan Mulroney, Clerk/Treasurer Lisa McClyman, Lieutenant Ben Wiese, City Administrator Karen Terry, Ald. Troy Ryan (via zoom), Ald. Terry Marshall, Ald. Ben Anderson, Ald. Brian Holzem, Diane Wright, Kevin Wright, and Dave Hensiak.
2. Motion by Fire Chief Smith and seconded by Makowski to approve minutes from February 10, 2025 Plan Commission Meeting. Motion carried.
3. Ald. Freel declared the public hearing open for anyone to speak for or against a SITE PLAN APPLICATION AND CONDITIONAL USE PERMIT APPLICATION SUBMITTED BY NEW TECH GOLF CARTS, LLC FOR LOW-SPEED VEHICLE (LSV) SALES AT 340 GUSSEL DR, SAUK CO. TAX PARCEL 291-0024-00000. LOCATION IS ZONED C-4 COMMERCIAL – LARGE SCALE. Dave Hensiak, owner of New Tech Golf Carts LLC, came forward to speak for this site plan application and conditional use permit. They will be doing sales and rentals out of this location; however, the carts will never leave the facility unless they are on a trailer. Ald. Marshall came forward to with a question speaking neither for nor against, inquiring since these vehicles are DOT approved can stopping them being driven on city roads really be stopped. Mason stated that there is nothing in the ordinance prohibiting these vehicles from being driven on Broadway; however, Dave is not asking for that now, in the eventuality that he did ask for this, the ordinance does not limit that.
4. Motion by Fire Chief Smith and seconded by Makowski to approve this SITE PLAN APPLICATION AND CONDITIONAL USE PERMIT APPLICATION SUBMITTED BY NEW TECH GOLF CARTS, LLC FOR LOW-SPEED VEHICLE (LSV) SALES AT 340 GUSSEL DR, SAUK CO. TAX PARCEL 291-0024-00000. LOCATION IS ZONED C-4 COMMERCIAL – LARGE SCALE with contingencies listed on staff report in addition to PRT sales. Motion carried.
5. Ald. Freel declared the public hearing open for anyone to speak for or against a SITE PLAN APPLICATION AND CONDITIONAL USE PERMIT APPLICATION SUBMITTED BY DIANE AND KEVIN WRIGHT FOR AN BUTTERFLY EXHIBIT (ANIMAL MENAGERIE) AT 811 CTY RD H, SAUK CO. TAX PARCEL 291-0029-00400. LOCATION IS ZONED C-4 COMMERCIAL – LARGE SCALE. Kevin and Diane Wright came forward to speak for the site plan application and conditional use

application. Stated that they are butterfly farmers from Marquette County and they are looking to open a butterfly exhibit in the Dells to allow the public to come in to a structure and see the butterflies.

6. Motion by Makowski and seconded by Theiler to approve this SITE PLAN APPLICATION AND CONDITIONAL USE PERMIT APPLICATION SUBMITTED BY DIANE AND KEVIN WRIGHT FOR AN BUTTERFLY EXHIBIT (ANIMAL MENAGERIE) AT 811 CTY RD H, SAUK CO. TAX PARCEL 291-0029-00400. LOCATION IS ZONED C-4 COMMERCIAL – LARGE SCALE with contingencies listed on staff report in addition to PRT. Motion carried.
7. Discussion on tourist rooming house management guidelines for property owners.
8. Next Plan Commission Meeting is scheduled for Monday, April 14, 2025 at 5:00 P.M.
9. Motion by Theiler and seconded by Hirst to adjourn. Motion carried. The meeting adjourned at P.M.

Devan Mulroney
Public Works Administrative Assistant