

Town of Rutland Planning Commission Meeting-MINUTES

785 Center Rd.

June 1, 2026 – 6:30 p.m.

This meeting will be held via zoom and in person at the Rutland Town Hall

1. Call Planning Commission meeting to order. Chair Knutson called to order at 6:30pm
2. Roll Call
Josh Cooper, Michelle Perz, Derek Nedveck and Kent Knutson were present. Bill Boerigter will join on Zoom later. Alternate Jim Huyke was absent. Kim Sime present. Others in attendance are on file.
3. Approval of the May meeting minutes. Cooper/Perz. Motion passed 4-0
4. Two lot CSM for Justin Frederick on 40 acres east of 538 Windmill Rd.
Surveyor was asked by Dane Co Zoning to correct some wording in this CSM.
Knutson motioned to recommend the Town Board approve the final CSM after Dane Co reviews and approves CSM with Deed restrictions of no further development on both Lot 1 and Lot 2. Second by Nedveck. Motion passed 4-0
5. Preliminary inquiry by Adam Crisp, Peoples, for possible splits for the Vike Investments property on Old Stage Rd. Dillon Muth represented People's with potential land division. No action taken.
6. Discussion and possible action on 2 lot CSM located north of 538 Windmill Rd. on 2 lot CSM located north of 538 Windmill Rd. A 14 acre lot surrounding 2-3 acre lots is to be divided in half to be sold with each of the 3 acre lots. The parcels will stay separate for each sale, each will be sold as a 2 parcels, 3 acres and 7 acres. This will be on the next Dane Co Zoning meeting. Knutson motioned to recommend the Town Board approve the CSM with Dane Co approval. Second by Perz. Motioned passed 4-0
7. Preliminary inquiry by Jeff Moyer regarding possible rezoning of property located at 3173 McComb Rd. Purchased residential parcel. Would like to rezone to Commercial for office. Would like to transfer the residential development right to property on Starr School Rd. No action taken
8. Preliminary Inquiry by Alex Weber regarding possible Marthison split(s).
Looking for information on best way to divide up land. Knutson will include Alex in correspondence with Majid Allen. No action taken.
9. Discussion and possible action on a resolution supporting the proposed Dane County moratorium on data centers. Knutson motioned to recommend to the Town Board to approve supporting Resolution 2026-RES-039. Second by Nedveck. Motion passed 4-0

10. Discussion and possible action on revising Conditional Use Permit Procedure to add Dark Sky Lighting Ordinance

Knutson would like the language to be the same on CUP and the Ordinance. Cooper will work on revising and bring back to next PC meeting. No action taken.

11. Review future meeting dates.

- July 6, 2026
- August 3, 2026
- August 31, 2026

12. Adjournment. Perz motioned to adjourn. Second by Nedveck. Motion passed 4-0

Respectfully submitted by Kim Sime