

TOWN OF BROTHERTOWN
CALUMET COUNTY, WISCONSIN

**Minutes of Plan Commission Meeting
December 2, 2024**

CALL TO ORDER	The meeting was called to order at 6:00 p.m. and quorum was declared. Secretary Popp confirmed open meeting notice.
APPROVAL OF MINUTES	The minutes of the October 7, 2024 Plan Commission meeting were reviewed. Following review, a motion was made and seconded with unanimous approval of the minutes.
COUNTY PLANNING UPDATE ON LAND USE MAP	Chris Meuer and Matt Halada were present on behalf of Calumet County to discuss the future land use map the County is preparing for the Town. The Plan Commission members previously received a copy of the map as well as a narrative discussion of it. County staff met with Chuck Schneider and Doug Marcelle to make modifications to the existing map to create the version that was presented. This map is preliminary and will eventually be part of the County's comprehensive plan update, subject to any revisions. As part of the process, the County is going from 16 different land use categories down to 12. There was some discussion about the land use designations in the plan and some specific parcels within the Town. The County explained that it is looking for any comments from the Town between now and mid-January before the County moves further with the project. The Town will provide any comments that it has. The Plan Commission also discussed its desire to include some verbiage in the updated comprehensive plan regarding its policy of keeping no more than 200 acres of land in quarrying at any time. Attorney Parmentier will work with the County on this.
WATER TESTS/ INSURANCE CERTIFICATES	Secretary Popp reported that all water testing came back either clean or corrected to the extent there were issues. In addition, all insurance certificates were acceptable.
DISCUSSION OF ZONING/ ORDINANCES	Attorney Parmentier presented a summary of the various revisions to the Zoning Ordinance thus far and the Plan Commission discussed them. The Commission also discussed the need for a Sign Ordinance, which Attorney Parmentier provided an example of. At its next meeting, the Commission will discuss the specifics of a Sign Ordinance in additional detail. The Commission decided not to adopt a Town Wind Energy Ordinance but to instead rely on the

County Ordinance. The Commission also decided to recommend adoption of an Adult Entertainment Ordinance in the form presented by Attorney Parmentier. The Commission discussed in some detail the sample Short-Term Rental Ordinance that was provided and will need to discuss it further. At the next Plan Commission meeting, there will be more detailed discussion regarding the Short-Term Rental Ordinance and the Sign Ordinance. Finally, the Commission discussed its preference to modify the General Agricultural District to allow accessory buildings to be constructed without a primary building upon the issuance of a Conditional Use Permit.

OTHER TOWN
BUSINESS

There was no other Town business reported.

NEXT MEETNIG
DATE

The next meeting of the Plan Commission will be held at 6:00 p.m. on January 14, 2025.

ADJOURNMENT

There being no further business coming before the Plan Commission, a motion was made and seconded with unanimous approval to adjourn.

Respectfully submitted,

Anita Popp, Secretary