Town of Lake Mills Plan Commission Minutes
November 7, 2024
Town Hall at 7:00 PM

1. Call the meeting to order: Nass called the meeting to order at 7:00 pm.

Notice posted at the Town Hall and posted on the Town of Lake Mills Website, www.townoflakemills.org on October 29th, 2024.

2. Roll Call: Members present: Froehle, Heinz, Muchka, Battist and Nass.

3. Adoption of Agenda: Moved by Heinz, second by Froehle, that the published meeting agenda be amended to include a rezone for the conditional use request of Matt and Allison Hasel for business use at W7778 Conservation Road and to delete item 9(c) which was related to last plan commission meeting. Carried 5 – 0

4. Approval of minutes from the October 7th meeting: Moved by Heinz, second by Muchka, that the Minutes of the October 7th, 2024 Plan Commission meeting be approved. Carried 5 – 0

5. Reports

a) Plan Commission Chairman's report: No Report

b) Town Board Report: Heinz announced that the fire services within the townships are to meet for EMS and to work on the budget.

c) County Report: Nass announced that the county is still in the search for a new County Administrator.

6. Period for Public Comment and Questions (non agenda items, information only): None

7. Review of Applications Filed:

a) Discussion and/or decision of rezone request made by Febock Brothers Partnership for the creation of a 1 to 1.2 acre buildable A-3 lot from a 60 acre, A-1 parent parcel #018-0713-3121-000 on HWY 134.

Representatives for the Febock Brothers Partnership were in attendance to discuss application.
Discussion that where a new home would be placed. Discussed clustering and access to HWY 134.
Moved by Heinz, seconded by Muchka, that the rezone request be approved. Carried 5-0

b) Discussion and/or decision of Conditional Use for Matt and Allison Hasel for business use at W7778 Conservation Road, parcel #018-0713-2644-003

Matt Hasel was in attendance to discuss application.
Discussion about the hours of the tree/landscaping business. Matt said there would be no hours on weekends and at this time he was not seeking signage for the business.
Moved by Heinz, seconded by Froehle that the Commission approve the Conditional Use request for a tree/landscaping business. Carried 5-0

c) Discussion and/or decision of Rezone application for Matt and Allison Hassel for a 1.09 acres split from A-3 to A-1 at W7778 Conservation Road, parcel #018-0713-2644-003.

Matt Hasel was in attendance to discuss application.
Discussion about the building included in the rezone and the age of the building.
Moved by Heinz, seconded by Battist to approve the rezone 1.09 acres from A-3 to A-2. Carried 5-0

8. New Business: None

9. Old Business:

a) Discussion and/or decision of reviewing Town Ordinance 5-22 Parks

Members of the Commission reviewed minor changes that have been made since the last meeting. Moved by Froehle, second by Jim to forward to the board to review changes made by the commission. Carried 5-0

b) Discussion and/or decision of reviewing Town Ordinance 5-26 Regulations of Raze Building and Removal of Personal Property

The Commission discussed clerical and reference citation errors that need updating. The members also discussed Heinz presenting a draft to the raze order at the next meeting and Froehle presenting a draft to address a voluntary demolition order for the next meeting. Motion was made to edit the ordinance to apply only when buildings are condemned and where a raze order has been issued, and to postpone reviewing the ordinance until the next meeting. Moved by Heinz, second by Froehle. Carried 4-0.

11. Correspondence: None

12. Agenda items for future meeting: None

13. Adjournment: Moved by Heinz, seconded by Nass, to adjourn at 7:49 pm. Carried 5-0

Sara Muchka
Town of Lake Mills Plan Commission Secretary