

**Town of Somerset
Parks, Recreation & Planning Commission
Meeting Minutes
Wednesday, June 17, 2026
(Unofficial Until Approved at Next Meeting)**

Call to Order & Roll Call: Chair Plourde called the Parks, Rec & Planning Commission meeting to order at 7:00 pm. A quorum was established with the following members present Tabatha Hansen, Russ Hultman, Jeri Koester, Lenny Germain, Joe Jahnke and Doug Plourde. Absent: Bill Lawson.

Approval of the Agenda & Prior Meeting Minutes:

- Plourde stated it came to the Town's attention that St. Croix County has denied the Tennis application due to incompleteness, however, the PRPC will take public comment and hear from the applicant but will take no action on the item at this time. *Motion by Jahnke, seconded by Germain to approve the agenda. Motion carried. Motion by Jahnke, seconded by Hansen to approve the April 15th meeting minutes. Motion carried.*

Public Input:

- Robert Bambach 2180-59th Street, property behind the applicant's parcel. Opposed to the project, stating the charts at St. Croix County do not allow for this use. Discussed decreased property values, security concerns, hours of operation, drugs, running businesses out of them, lighting, traffic on roads such as 220th Avenue, noise control, and fire safety.
- Charlene Plourde spoke about the effect on her property and the number of units proposed. Plourde concerned about 220th Avenue road safety.
- Thomas Warren, 613-230th Avenue, concerned with lighting, peaceful, quiet, dark nights, and light pollution. Concerned about upkeep of the road.
- Jean Mattacci, 581-217th Avenue, moved here over 30 years ago, walks daily on roads, safe areas, kind people and totally against.
- Lee Gilbertson, 2193-59th Street, stated it is directly across the street from his house and is opposed. Only one person that profits from this and the rest of us lose.
- Robert Bambach stated a petition was started online and has over two hundred signatures.
- Kevin Hansch, 491-208th Avenue, not directly across from his property but he has been in the area a long time and the concern is the next one could be. Hansch stated if this use is allowed on commercial zoned lot, plans showing lighting, screening, trees, parking lot area blacktopped, would be required. Commercial spot zoning is not allowed and if tried to rezone to commercial, it would be denied.
- Nancy Parkinson, adjacent neighbor to those neighbors, totally opposed the project.
- Chuck Dullea, 2172-59th Street, is opposed to outdoor storage as it is a bigger environmental impact and concerned that the Tennis Sanitation company will store trucks outside.
- David Shaw, 2168-59th Street, agreed with prior comments and 100% against the project.
- Charlene Plourde stated grandkids use 220th Avenue for 4-wheelers and a big safety issue with her.
- Mark Kobler, 2167 Lower 217th Avenue, there are already a lot of storage units in the area and what is the greater good for the Township.
- Keith Odegard, 586-217th Avenue, stated he foresees growth down the road and foresees growth in the area like gas stations and welding shops and there is no end to the growth. The applicant is not on site and does not understand what they are doing to the neighborhood.
- Debbie Baillargeon, 2291 County Rd. I, long-time resident and walk/drive the area and do not want to see a bunch of storage units.
- Garrett Nestvold, 575-217th Avenue, agrees with all the others. Reason he moved out here is country property and is totally against, impact on wildlife and environmental impact with runoff.
- William Tennis, owner of the property, stated he has owned the property since 2003 and his grandson, Layne, is going to school for property management. Tennis stated he is not here to upset anyone and is just trying to get a Conditional Use Permit. It will be fenced and it will have a holding pond, millings at first and asphalt around the building. Starting with one building and see how it goes and if the Town and County do not pass it, then they do not pass it. Tennis stated he is not out to upset people but is trying to help his family. Tennis stated they plan to put lights on the building, power gate, and no access after-hours, no access after 9 pm-set hours, evergreen trees outside the fence.

- Layne Pinska, 2194-59th Street, stated the lot they selected is a flat lot that does not require excavation. The units will look nice and have a nice appearance, with a fence, no drug dealers, no retail businesses running out of it, no Tennis Sanitation trucks parked there, the lights will not be seen at night, as there are trees surrounding it, an automatic gate and there is a waiting list on the storage units around the area.
- Kevin Hansch asked the Town Board if this were proposed to be built on a commercial-zoned property in this location, would the Town approve the zoning to commercial in that location as spot zoning is not allowed.

Doug Plourde stated the applicant should resubmit the application to the Town, no fee, but notify the adjacent landowners once the County's submittal is complete. The Town will then have it on the PRPC meeting agenda for consideration.

Old Business: None.

New Business-Land Divisions:

- Mark McClenathan-Auth Consulting/Lorraine Germain Property-Review of Covenant Regarding Town Road (72nd St.) and CSM from 2020 and Discussion/Consideration if Road is Under Prior Ordinance Standards or Current Ordinance Standards regarding Pavement Thickness and Gravel Base-Lenny Germain left the PRPC table and sat in the audience. McClenathan asked what requirements will need to be done to upgrade 72nd St. to Town Road standards, six" of gravel was put down. Plourde stated at the time the Covenant Regarding Town Road standard was signed in 2020, the determination of that standard was not made. McClenathan stated they will be submitting a Certified Survey Map for four new lots, with six lots serving the road. Plourde stated the Town will engage their engineer and attorney regarding if the standards are today's standards or when the document was signed in 2020. Doug Plourde stated the Town's engineer can do a site visit to see what the width is and how much gravel is and what kind of condition it is currently in. No action taken.

Parks & Recreation Update

- None.

Announcements & Adjourn

- *Motion by Jahnke, seconded by Hultman to adjourn. Motion carried and meeting adjourned at 7:50 pm.*

Jeri Koester,
Clerk