Town of Vienna
Monday, August 17, 2026
Plan Commission Minutes

The Town of Vienna Plan Commission meeting was called to order on Monday August 17, 2026, at 6:00PM by Plan Commission Chair, Steve Herbrand. Commissioners Matt Shefchik, Joe Henry, Jim Koch (via Zoom) and Clerk Kathy Clark were present. Also present was Town Chair Jerry Marx, Town Supervisor Jenny Sweatt and Nancy Caldwell.

Recite the Pledge of Allegiance

Public comment: None

Approve or amend the minutes: Motion by Shefchik, second by Henry the minutes for the April 13, 2026, Plan Commission meeting. Motion carried (5-0).

Discussion and possible recommendation for approval on Schroeder Application to rezone property and create a parcel to build and a parcel for Agriculture Parcel #0909-012-8020-0; 0909-011-8640-1; 0909-011-9060-1; 0909-012-9500-7: The land has been in the family for generations, but the daughter, Dawn Schroeder, inherited land but no longer lives in the area. They explained the buyer wanted to build a house and buy part of the land, leaving the rest to the owner. The land that is not being sold will remain zoned Farmland Preservation and the owner will continue to lease that land for cropping. Discussion followed. Motion by Henry, second by Ripp to recommend approval of the application to create a buildable lot of 2 acres zoned RR2 with a deed restriction on the remaining 75 acres remaining. Motion carried (5-0)

Discussion and possible recommendation for approval on Koch Rezone application, Parcel #0909-173-8000-0 and create a buildable lot: Clark explained this rezone application was submitted because of a sale of land. Koch sold 80 acres to the current neighbor but then decided to keep 13 acres for a potential future build site. A rezone was required to split and create the separate parcel for recording purposes. Discussion followed. Motion by Ripp, second by Henry to recommend approval the rezone application as submitted with a deed restriction of 75 acres of land on the homestead property located on Madigan. Motion carried (4-0, Koch abstained)

Review of Comprehensive Plan Element 6: Economic Development for next meeting: At the Dane County public hearing this past July, a County Supervisor stated that the town should work on a clearer development plan and area accordingly. This would assist in future potential business development. The Plan commission will review the chapter for more clear language and consideration.

Note: Onsite meeting with Don Postler at J. Henry Farms; Thursday, 8/20 at 3:30pm: Henry invited Postler to the farm to understand the water issues on his land due to the expansion of the Interstate.

Adjourn: Motion by Ripp, second by Shefchik to adjourn. Motion carried (5-0) Meeting was adjourned at 6:40pm.

Prepared by: Kathleen Clark, Clerk

Note: These minutes were approval at the September 14th Plan Commission Meeting.