

Farmington Plan Commission Minutes
Wednesday, September 11, 2019 at 9:00 a.m.
E913 Prairie View Ln
Waupaca, WI 54981
www.farmington-waupaca.com

Call to Order: Jack Fulcher presided. Call to order at 9:00 a.m. The opening statement was given. Notices were properly published and posted.

Open Meeting Statement: This meeting and all meetings of this Town Plan Commission are open to the public. Proper notice has been posted and given to the press, in accordance with Wisconsin Statutes, so the citizens may be aware of the time, place, and agenda of this meeting.

Roll Call: Jack Fulcher-Chair, Victor Helbach, Caroline Murphy-Town Board, Craig Nelson-Town Board, and Monica Sperl, were present. Also present was Commission Secretary Danielle Taggart and 3 Citizens including Steve Huhta, Tony Neelis and Scott Rabe.

Approve Agenda: Motion by Monica Sperl seconded by Victor Helbach to approve the agenda. Carried by unanimous voice vote.

Approve Minutes: Motion by Caroline Murphy seconded by Craig Nelson to approve the minutes of August 7, 2019 meeting. Motion carried by unanimous voice vote.

Old Business:

- 1) Presentation by Steve Huhta, realtor, dividing parcel #05 34 56 14 by owner at Cty. Rd Q (cornfield down from Dog Park). Forward decision to Town Board for their September 16, 2019 Town Board meeting discussion/approval. A motion by Caroline Murphy seconded by Monica Sperl to forward to the Town Board for the September 16, 2019 meeting. Motion carried by unanimous voice vote.

New Business:

- 1) Discuss/Approve Resolution 9/11/19(2019) for Comprehensive Plan Amendment from Agriculture to Commercial for part of parcel #05 34 56 14 proposed lot 4 at Cty Rd Q (field west of dog park). Roll call vote. A motion Caroline Murphy by seconded Craig Nelson by to Approve Resolution 9/11/19(2019) for Comprehensive Plan Amendment from Agriculture to Commercial for part of parcel #05 34 56 14 proposed lot 4 at Cty Rd Q (field west of dog park). Motion carried by unanimous voice vote.
Roll Call Vote: Caroline Murphy yes Craig Nelson yes, Victor Helbach Yes, Monica Sperl yes and Danielle Taggart yes. Dave Thoe and Bob Karpinski were absent.
- 2) Discuss/Approve petition for zoning map amendment from Sewered Residential (SR) to Rural Commercial-General (RC-G) for parcel #05 34 56 14 proposes lot 4 Cty Rd Q. A motion by Caroline Murphy seconded by Victor Helbach to approve the petition for zoning map amendment from Sewered Residential (SR) to Rural Commercial-General (RC-G) for part parcel #05 34 56 14 proposed lot 4 on Cty Rd Q. Motion carried by unanimous voice vote.
- 3) Discuss/Approve petition of Conditional Use Permit application by Tony Neelis for part parcel #05 34 56 14 proposed lot 4 on Cty Rd Q with above zoning change to commercial for use as for storage and sales. As per Waupaca County Zoning Ordinance Section 6.0 and Table 5.0, this request requires a Conditional Use Permit.

Consider any of the following questions:

- a) Parking considerations
- b) Keep consignments out of site not a large portion it will be far and few in between.
- c) Lighting there will be dusk to dawn lights off of HWY Q.
- d) Hours of operation showroom hours Monday 8am-3pm, Tuesday 10am-6pm, Wednesday Closed, Thursday 8am-3pm, Friday 8am-1pm, Saturday 8am-12pm and Sunday Closed
- Caroline Murphy stated there would need to be more lighting when the 3 buildings are up. There was a question brought up about the disturbance of the dog park.
-Monica Sperl asked if they were going to keep the Pine Trees in between the dog park and the storage buildings. Tony Neelis stated at this time yes.

- 4) A motion by Monica Sperl seconded by Caroline Murphy to approve the petition for the Conditional Use Permit application by Tony Neelis for part parcel #05 34 56 14 proposed lot 4 on Cty Rd Q with above zoning change to commercial for use as storage and sales. As per Waupaca County Zoning Ordinance Section 6.0 and Table 5.0, with the provisions that the lighting be addressed as the new buildings go up. Motion carried by unanimous voice vote.

Adjournment: A motion by Victor Helbach seconded by Craig Nelson to adjourn. Motion carried by unanimous voice vote to adjourn at 9:35 a.m.

Respectfully Submitted,
Danielle Taggart

Posted September 12, 2019
At Farmington Town Hall & Website www.farmington-waupaca.com

DRAFT