

**PLAN COMMISSION  
TOWN OF GRANT  
SEPTEMBER 18, 2013**

Present: Jim Wendels, Darcy Held, Lori Ruess, Sharon Schwab, Marty Rutz, Ron Becker, and Julie Kramer.

Meeting called to order at 7:00 pm by Jim Wendels.

**MINUTES**

August minutes reviewed. Motion made by Lori, seconded by Darcy to approve pending corrections.

**CITIZEN INPUT**

- There wasn't any Citizen Input

**ZONING UPDATE**

- Permits in August totaled \$400
- Some inquiries have come in about the Rickman house/property on South Park Road, including an interest in subdividing it.
- Kevin Peterson put in a pond without a permit located near wetlands. The Army Corp of Engineering is looking into this situation.

**TOWN BOARD REPORT**

- Sharon shared a "Resolution Approving Request to the Wisconsin Department of Natural Resources for Project Scope the Includes the Entire Central Sands Area." The resolution was signed by the Town Board on September 11, 2013.
- Sharon is on the Task Force to talk about high capacity wells.
- Jim announced Julie's resignation as Plan Commission Secretary. Plan Commission members will actively begin recruiting for a new secretary.

**DRIVEWAY ORDINANCE**

- SECTION 1: Paragraph 3 will read as follows: All existing driveways are exempt except where the Town deems a traffic hazard, safety concern, or drainage issue may exist. If such condition exists, then enforcement of this ordinance may be required. Routine maintenance of an existing driveway is exempt. Driveways directly affected by road construction or maintenance initiated by the Town would be the responsibility of the Town out to the right of way or construction limits. (Also refer to Town of Grant Road Construction Ordinance.)
- Page 4: 5.2.d: Add the word surface, "minimum surface width."
- Page 4.2.d: The 3 bullets shall read as follows:
  - There shall be an obstruction free minimum of a 16 foot width along the entire driveway length.
  - There shall be a minimum vertical clearance of 14 feet along the entire driveway length.
  - The side slope shall be a maximum of 1 foot of vertical drop or rise for each 3 feet of horizontal distance for a minimum of 3 feet from each edge of the driveway.
- Page 5: 5.4: Omit (See FIGURE A)
- Page 6: 5.5: Omit (See FIGURE B)

- Delete FIGURE titles from graphics.
- Replace “Typical Driveway Approach/Profile” graphic with correct on from Permit.
- SECTION 6.1: Delete “also” from second sentence.
- Driveway Permit: Delete FIGURE titles from graphics.

## **BOARD OF ADJUSTMENTS**

The current fee for a Board of Adjustment meeting is \$150. A meeting consists of 5 members x \$40 each=\$200. Jim made a motion to raise the fee to \$300 in all the zoning districts for a Board of Adjustment meeting. Sharon seconded the motion. All ayes.

## **ZONING ORDINANCE**

- Page 16: 4.a & 4.b, omit.
- Add the following to the opening paragraph to R-1 Low Density: This District is intended to promote a residential atmosphere and to protect residential property values by prohibiting uses, which are incompatible with homes.
- Add 11. Poultry to R-1 Low Density under Conditional Uses.
- Research adding high capacity wells as a CUP under R-1 #3, R-2 #6, A-2 #10 and Conservancy District #4.
- Sharon will bullet criteria/conditions for high capacity wells.
- Invite the DNR to educate us on high capacity wells.
- Ask farmers to share Agency regulations, results, etc.
- Jim will print of the Portage County Zoning Ordinance and make copies to share.
- NR 135 in respect to Quarrying.
- Page 26: X: Ponds, Excavations & Extractions Herein After ...
- Julie will find info on center pivot irrigation to share.

Meeting adjourned at 9:30pm. Motion made by Lori, seconded by Darcy.

Next meeting Wednesday, October 23, 2013, 7:00 pm  
 Wednesday, November 20, 2013, 7:00 pm  
 Wednesday, December 18, 2013, 7:00 pm

Minutes prepared by Julie Kramer  
 Plan Commission Secretary

## **ACTION ITEMS**

Check into creating a logo for the Town of Grant.  
 Jim will forward Town of Hull Nuisance Ordinance to Plan Commission members.  
 Review Quarrying Ordinance to be sure we are in compliance with NR 135.32. (Print out all of NR 135 and review with our Quarrying Ordinance within the next 6 months.)  
 Update Quarrying Permit Process with NR updates.  
 Farmland Preservation: Contact Jeff Schuler to meet with us.  
 Print off Portage County Zoning Ordinance