

**PLAN COMMISSION
TOWN OF GRANT
APRIL, 2012**

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

Town Board conducted Public Hearing for Randall Webb CUP

Plan Commission meeting called to order at 7:38 pm.

March minutes reviewed. Ron made a motion to approve minutes, Darcy seconded the motion.

DAVE TOSCH/WILDHORSE CUP

The Plan Commission entertained a Conditional Use Application submitted by Dave Tosch/Wildhorse Saloon to add 4 volleyball courts in low density residential located at 9031 Cty Rd WW.

- Volleyball courts would be directly north of existing 4 courts which are located in zoned commercial.
- Plan Commission went on a site tour.
- Trees have been cut down to accommodate the courts.
- It was explained to Dave that he could go with a CUP or go through the County Board to have it rezoned commercial. He chose to go with a CUP
- Darcy made a motion and Ron seconded the motion to recommend the CUP with the following conditions:
 1. Owner shall comply with the storm water management principle of no additional storm water runoff shall leave the parcel as a result of the development(s).
 2. Privacy fences of a minimum of 6' shall be installed to match existing fence.
 3. Trees will be planted outside of fence for addition screening.
 4. This conditional use permit is limited to the use of the volleyball courts for volleyball only.
 5. No additional overhead lighting will be installed.
- All in favor. Motion carried.
- Dave Tosch will provide us with a site plan better scaled than the one submitted. It was recommended that he uses a Portage County Land Map.

RUSSELL AND PEGGY BRODY CUP

The Plan Commission entertained a Conditional Use Application submitted by Russell and Peggy Brody for the purpose of excavation of an existing pond to a size greater than 20,000 sq. ft / less than 1 acre located at 10310 90th Street South zoned general agriculture.

- Dean Altmann Trucking & Excavating Inc. will be doing the excavating and hauling of materials.
- Dean stated that this will be at least a 2 year project as he likes to dig and let the sand pile dry before hauling.
- Russ stated that he would put in a driveway with 6"-8" of road base up against 90th Street to prevent the road from pushing out and being damaged.
- Road entry will be at an angle to help prevent damage.

- When the process first begins, loading and unloading of heavy equipment may need to be done on 90th until trees are cleared to create a driveway to the pond.
- Hauling will not be done when the roads have weight limits.
- Dean stated that 90% of operating hours would be between 7am – 5pm.
- Darcy made a motion and Ron seconded the motion to recommend the CUP with the following conditions:
 1. This conditional use permit will be revisited if the excavation and hauling of materials isn't completed within 2 years.
 2. Hours of operation will be 8am – 4am on Saturday.
 3. If complaints about weekday hours of operation occur, hours of operations may need to be set.
 4. Prescribed travel route will be 90th Street to Mill Road.
 5. 3 to 1 slope.
 6. Pond is restricted to less than 1 acre.
 7. Stockpile shall be located not to encroach on any town toad, county road or lot line setbacks as follows:
 - a. Town Road Setback: 68' from centerline or 35' from right of way, whichever is greater.
 - b. County Road Setback: 75' from centerline or 42' from right of way, whichever is greater.
 - c. Side Yard Setback: 25'
 - d. Rear Yard Setback: 25'
 8. Any cost for repair of damage caused to town roads by reason of construction equipment and hauling of spoils materials related to this conditional use permit may be charged back to the owner of agent.
- All in favor. Motion carried.

AT&T CUP

Put on hold for the time being.

ZONING UPDATE

- There was a total of \$440 in permits for the month of March.
- A complaint came in with concerns about multiple small sheds on property on 100th Street. Permits had been issued for a couple of sheds for chickens but more have been built. Marty sent the residents a letter and they sent a check for the needed permits including a penalty fee.
- A question was brought up about signage on 80th and Tower advertising Klafka Repairs. Marty will send him a letter to inform him that if he is running a repair business that a CUP is needed.

CITIZEN INPUT/TOWN REPORT

- Via e-mail, Sharon wanted it mentioned that during the northern road inspection on Wednesday, Jim Y mentioned that Worzella Farms had installed a pipeline underneath 100th Street south of STH 54. Marty observed that it looked like it was fine. At this time we have no concerns and it was an oversight on our part that they weren't sent the UAP and permit. No further action will be taken other than sending them the UAP and permit.
- We questioned if the UAP permit has a fee as it isn't on the fee chart. Looking back at the minutes for August 24 it was documented that there would be a \$20 charge.

- The commission reviewed the Solarus UAP permit and maps. The permits submitted were not ours. Jim will forward our form permit to Solarus.
- Julie will e-mail our UAP and permit to Jim and Marty.

LOOKING AHEAD

Nuisance/Junk Ordinance

Meeting adjourned at 10:00. Motion made by Jim, seconded by Ron.

Next meeting Wednesday, May 16th, 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.

Jim will contact Steve Bradley about pulling land out of exclusive ag.

Julie will e-mail our UAP and permit to Jim and Marty.