

**PLAN COMMISSION
TOWN OF GRANT
May 28, 2014**

Present: Jim Wendels, Lori Ruess, Marty Rutz, Sharon Schwab, Nathan Wolosek, and Cynthia Welling.

Citizens Present: Dean Altmann, Dave and Amy Houtavelde, Russ Brody, Wayne Brody, neighbor Doug _____.

Excused Absent: Ron Becker.

Meeting called to order at 6:45 pm by Jim Wendels.

MINUTES

The April 2014 minutes were reviewed and approved. Motion made by Sharon Schwab, seconded by Lori Ruess. Motion passed unanimously.

STATE OF PUBLIC NOTICE

The agenda for the May meeting was posted May 19, 2014 in the three public areas as assigned. The agenda was also published in the local newspapers.

BECKER SIGN CUP

As a follow-up to last month's meeting, Jim Wendels stated that he had met with Mr. Becker and presented him with the revised CUP. Mr. Becker will sign it, obtain Mrs. Alft's signature (the landowner), and give the new document to Marty Rutz. An assurity bond was provided and will be kept with the CUP file.

TOWN BOARD REPORT

- Sharon Schwab shared a letter she proposed sending to Mr. Joe Oldakowski regarding activities around usage of the Town Transfer Station. There was some discussion around whether this was a hobby or a business. After some minor language changes, the letter was approved by the Commission to be sent.
- An Implements of Husbandry letter will be sent with a map to all growers, farmers, business, etc. that it would apply to. Plan Commission may get involved after the businesses meet. The hope is to map some common routes with the help of the businesses. It will be necessary to give an alternate route if a permitting process is undertaken.
- Sharon mentioned the Town may be interested in Mr. Becker creating a new Town of Grant sign. He stated that he would be happy to work with the town and at a very good price. He is very experienced with producing this type of sign.

BRODY APPLICATION TO EXTEND EXISTING CUP

- A review of the current CUP that expires on June 9, 2014, was undertaken.
- Jim Wendels summarized the citizen input from the last meeting with regard to this CUP application.
- There was lengthy discussion with regard to engine braking, equipment needed to complete the project and length of project.
- When the idea of dewatering the pond to continue excavation came up, there was a question whether there would be a permit needed for this action. Lori Ruess will research that and subsequently submit her findings to be included with the conditions of the CUP if granted.
- Dean Altmann stated that he was willing to do anything the Commission requested in order to complete the work. Or, if the Commission decided not to extend the CUP, he would be happy to abide by that decision as well.

- A recommendation would be made to the Town Board with specific conditions including no engine braking, a time extension of another two years, and if applicable, dewatering permits being required.

SUSPENSION OF CUP FOR BARB'S HAIR CARE

Due to the fact that the owner of the property was not in attendance, the agenda item was tabled to the next meeting.

PERMIT FEES FOR COMMUNICATION TOWERS

AT&T is not accepting emails regarding the permit fee for their request for a collocation – they are requesting a letter from the Town. Sharon drafted a letter regarding ACT 20. Since they are just upgrading antennas/equipment, it is categorized as Class 2. A CUP is not necessary as it is not a major modification or new installation. A review of the telecom tower ordinance will need to be reviewed however with regard to ACT 20. The Zoning (building) permit fees will be reflected per Act 20: \$3000 for Class 1 and \$500 for Class 2.

RESOLUTION TO ADOPT LOT AVERAGING

Marty Rutz had a proposal regarding lot averaging. Twenty acres net is required in ag areas and is required by the County. Marty proposed to donate .11 of his acres to his neighbor so he can split his lot legally. The lot averaging proposal was deemed acceptable by the Commission.

LANDOWNER LETTER

The language of the proposed Landowner Letter was reviewed.

The meeting adjourned at 9:23 p.m.

Minutes prepared by Cynthia Welling
Plan Commission Secretary

ACTION ITEMS

Check into creating a logo for the Town of Grant - August 8-10, 2014 – create logo prior to celebration!

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.

NR 135: Review w/Quarrying Ordinance

Review Zoning definitions