

Town of Townsend
Comprehensive Planning Commission Meeting
Tuesday, November 6, 2018
St. John's Lutheran Church

The Comprehensive Planning commission for the Town of Townsend was called to order at 5:00pm on Tuesday, November 6, 2018 by Chairman Tim McGuire.

Commission members present: Vince McCabe, Dan DeMoulin, Linda Ziegler, Tim McGuire, JoAnn Jones. Linda Adamczyk absent. Also present were Harry Smith and Roddy Hansen

Confirm proper posting of meeting notices: The notice was posted at the Townsend Town Hall, Townsend Post office, Karla's Kountry Kitchen and www.townsendwisconsin.org on October 23, 2018 and emailed to board members and additional copies were available at the meeting.

The motion to approve the minutes from the June 5, 2018 meeting was made by Jones, 2nd by DeMoulin- M/A

Oconto County Conditional Use Permit Application for Parcel No. 042-2525019411 – Roddy Hansen 17360 Hwy 32, Townsend. This is the yearly approval for the Quarry. Hansen said he hasn't taken any materials since 2010, but wants to keep the permit. The proposal agrees with the town goals, objectives and development strategies as found in the Town Comprehensive Plan. Motion made by DeMoulin to approve the Conditional Use Permit. 2nd by McCabe – M/A

Application for Land Division Parcel and Rezone Application for No. 042-1010066421 & 042-101006743A- Schaefer Trust Eldorado Rd and Statler Rd. The property needs to be rezoned from RR to R1 so he can sell lots. Landowner wants to section off three lots, each are one-acre parcels. There are adequate public facilities to serve the proposed land use. The burdens on the local government for providing services are reasonable. The proposal agrees with Town Vision Statement. The proposal agrees with the town goals, objectives and development strategies as found in the Town Comprehensive Plan. Motion by Jones to approve the rezone, 2nd by McCabe – M/A. Motion made by DeMoulin to accept survey map on the land division, 2nd by McCabe

Application for Land Division for No. 042-282815643B1G – Kenneth Martin, Krake Road Owner wants to divide 5 ½ acre lot into three one-acre lot and one two-acre lot. The property is already zoned R1. The land division proposal meets local ordinance standards. The proposal agrees with the town vision statement. The proposal agrees with the town goals, objectives and development strategies as found in the Town Comprehensive Plan. Motion made to approve the land division by DeMoulin, 2nd by Jones – M/A

Public Comment – Smith said there is work going on at Hogan's Pit. He was with the State marking lots and checking wetlands. The highwater mark will cut one lot, but still be 1 acre minimum with 150 ft of lakefront. The commission said this was compliant with the standard.

Other Business:

- a) Phase 1 Step 2 of Planning update: Review and Update Public Participation Plan

Resolution. Done

- b) Phase 1 Step 4 of Planning update: Review and update Intergovernmental Cooperation workshop. Done
- c) Phase 1 Step 6 of Planning update: Review the 2007 existing land use map and the draft 2017 existing land use map.
 - 1. Add Birch Hills Resort on Nicolet Rd
 - 2. Remove Shear Lawn Care on Bunting Ln -Zoned R1
 - 3. Stettler's bar is now Christy's on Hwy T
 - 4. what is the Industrial off of Nicolet Rd?
 - 5. is this still zoned commercial?
 - 6. what is this commercial business?
 - 7. what is this commercial business?
- d) The Commission had discussion regarding increasing the filing fees of \$25.00, however, each meeting costs approx. \$180.00 to meet. We also discussed increasing the wages for the Commissioners to \$30.00 and \$50.00 for the chairman and secretary. These fees and salaries have been in place for 10 years. A motion was made by McCabe to increase the permit fees to \$50.00 per permit and the Commissioners salaries increase from \$25.00 to \$30.00 and \$40.00 to \$50.00. 2nd by Jones – M/A
- e) William Dutton has put in his resignation. Vince McCabe will not continue after his term is over the end of the year. McQuire's term expires 2019, Ziegler's Term expires 2021, DeMoulin's term expires 2021, Jones term expires 2020. We need two individuals to come in for 2019.

Next meeting date & Tentative agenda if required will be Tuesday, December 4, 2018 @ 5pm

McGuire made the motion to adjourn at 6:23 – 2nd by Jones– M/A

Minutes approved May 7, 2019
Linda Ziegler, Clerk