

## TOWN OF WESTPORT

PLAN COMMISSION - April 14, 2008

The regular monthly meeting of the Plan Commission was called to order at 7:02 p.m. in the Community Meeting Room of the Kennedy Administration Building by Van Dinter. Members present: Bowen, Clark, Grosskopf, Manering, Robinson, Trotter and Van Dinter. Members absent: None. Also attending were: Bill Suick, Tom and Marijo Bunbury, David Crowell, Ken Lemmel, Maureen O'Malley, Bob and Mary Krill, Mark Ellerbrock, Jeff Wilder, Scott Statz, Paul and Kimberly Milewski, John Ulvilden, Rita Dupuis, Mike Yankunas, Barb Meriggioli, Randy Kohout, J. Scott Harrod, Vicki Hellenbrand, R. Helm, Darren Marsh, Ken Sipsma, Terry Enge, and Tom Wilson.

No one came forward to comment on matters not on the agenda.

The public hearing for the First Addition to Carriage Ridge Plat, 39 Single Family Residential Lots, Cobblestone Lane, Carriage Ridge LLC/Bunbury, Discussion/Recommendation, was opened by the Chair at 7:05 p.m. Opening comments were made by the Chair and Wilson, and then the plat was presented by the owner and owner's engineer. After Wilson read off the registration forms and comments, and after several individuals made comments or asked questions which were answered mainly regarding the concerns over the traffic pattern in the plat, its connection to Dailey Drive in the Village of Waunakee, and the size of lots and density especially those that abut the back yards of lots on Polo Ridge, but also generally supporting the plat, the Chair closed the hearing at 8:10 p.m. after asking for further comments three times without reply.

The public hearing to Amend the Land Division Ordinance, Stormwater Runoff Standard, Section 10-2-24(i)(6), Town Code, Discussion/Recommendation, was then opened by the Chair at 8:12 p.m. After opening comments were made by Wilson and the Chair, after a question by Steve Statz and response from Van Dinter, and after Wilson noted that there were no registrants on this matter, the Chair closed the hearing at 8:27 p.m. after asking for further comments three times without reply.

The minutes of the March 10, 2008 regular meeting were approved as presented on a motion by Clark, second Manering.

Enge reported on the work on the Park Committee. Bowen reported on the work of the Historic Preservation Committee.

The Design Review for Dane County Parks, Oncken Road Facility Parking Lot and Sign, was conditionally approved as presented after a presentation by Dane County Parks Staff and a lengthy discussion of concerns, with the condition that the lot and sign location to be reviewed by the Plan Commission for revisions in two years since it was being presented as a temporary parking area, on a motion by Clark, second Trotter.

The First Addition to Carriage Ridge Plat and Rezone (County A-2 to R-1), 39 Single Family Residential Lots, Cobblestone Lane, Carriage Ridge LLC/Bunbury, was recommended as proposed adopting the written recommendation of the Waunakee/Westport JPC as presented, also subject to consideration by the developer of issues raised at the public hearing earlier including the size of the transitional lots between the current Carriage Ridge plat and this plat, on a motion by Bowen, second Grosskopf.

An Initial Consultation for a potential Land Division (Create One Lot) and Rezoning, Commercial Lot, Statz, Farmco Drive, was then held with the owners and potential buyer. After a presentation and questions, the Commissioners advised of concerns including to review the entire parcel and develop a comprehensive plan, the proposed marina storage use is appropriate but they need to develop specifics, that they need to develop access plans, and that they should begin all of this by working with the Town Engineer and Administrator.

No one was present to present the Lot Line Adjustment by CSM, Cherokee Country Club, Sherman Drive, so no action was taken.

Amending the Town Land Division Ordinance, Stormwater Runoff Standard, Section 10-2-24(i)(6), Town Code, as presented was recommended to the Board on a motion by Bowen, second Clark.

Van Dinter and Wilson reported on the work of the Waunakee/Westport Joint Planning Committee and the Middleton/Westport Joint Zoning Committee.

For Miscellaneous Matters or Forthcoming Events, Wilson advised the Commission that Clark and Robinson were reappointed to an additional term on the Commission.

Motion to adjourn by Bowen, second Manering. The meeting adjourned at 10:20 p.m.

Mary Manering, Secretary