



Village of Waunakee and Town of Westport

Joint Plan Commission

A regular meeting of the Waunakee/Westport Joint Plan Commission was held Tuesday, March 10, 2015, 6:00 p.m. at the Town of Westport Community Room, 5387 Mary Lake Road, Town of Westport.

CALL TO ORDER

The meeting was called to order at 6:02 p.m.

Members Present: John Van Dinter, Dean Grosskopf, Pat McGowan, Brad Zeman & Bill Pellino.

Members Absent: Ken Sipsma

Also Present: Kevin Even, Tom Wilson, Tracy Meinholz, Dave Glusick, Tom Bunbury, Phil Simon, Mary Binkley, Peg Whiteside, Amanda Raabe, Guy Kitchell, David Callahan, Jeff Beutel, Mary Deininger, Scott Kammer, Scott Bavery, Brad Robinson, Michelle Moeller, Scott Harrod, Matt Prescott, Eric Nordeen, Bob Richardson.

APPROVAL OF MINUTES

Motion Van Dinter, second Zeman, to approve the minutes from the January 13, 2015 Joint Plan Commission meeting. Motion carried.

PUBLIC COMMENT

None

Dean Grosskopf arrived at 6:11 p.m.

PUBLIC HEARING & DISCUSSION / ACTION

A REQUEST BY GUY KITCHELL FOR AN AMENDMENT TO THE DEED RESTRICTIONS TO ALLOW FOR A HAUNTED HOUSE AT 5305 CTH M, TOWN OF WESTPORT, AND DESIGN REVIEW

The public hearing was opened at 6:04 p.m. There were no comments from the public. The public hearing was closed at 6:05 p.m. Mr. Wilson went over the conditions outlined in Town Resolution 15-02 approved by the Town of Westport. Motion Pellino, second Van Dinter, to recommend Village Board approval of lifting the restrictions on the property as recommended by the Town Board in Resolution 15-02. Motion carried.

CERTIFIED SURVEY MAP AND REZONE FOR PEG WHITESIDE AT 5147 BONG ROAD, VILLAGE OF WAUNAKEE

The public hearing was opened at 6:12 p.m. No one present wished to speak. The public hearing was closed at 6:14 p.m. Motion Grosskopf, second Zeman, to recommend approval of the certified survey map and rezone from A-1 to CR-5ac and A1-Ex, to the Village Board with



standard Town conditions. Motion carried.

DISCUSS AND TAKE ACTION ON FINAL PLAT FOR SECOND ADDITION TO CARRIAGE RIDGE, TOWN OF WESTPORT

The public hearing was opened at 6:18 p.m. Dave Galousek presented the final plat. Jeff Beutel asked for clarification on where the parks and trails were going. Mary Deininger asked about fencing along equestrian/pedestrian trails. Dave Callahan had questions about drainage, and if there would be blasting. Bob Norse questioned where stop signs were going. Bob Richardson stated that there were some trees in poor shape along the edge of his property that needed to be removed. Scott Harrod had a question on the proposed erosion control. The public hearing was closed at 7:00 p.m. Motion Grosskopf, second Pellino, to recommend approval of the Carriage Ridge Second Addition final plat as presented to the Village and Town Boards conditioned upon all conditions and restrictions of preliminary plat approval in Town Resolution 15-01, modified as follows: 1) Lighting to be as submitted in the lighting plan with the final plat and as approved by Waunakee Utilities and recommended by Town Plan Commissioners, subject to verification by Wilson that the lighting meets Town code; 2) Traffic calming plan generally as presented; and, 3) Parks as presented in the plat are acceptable, but consideration shall be given to reduction of the Town parkland dedication fees due based on off-site dedication and improvements to be considered after presentation by the developer at a later time and approved by the Town Board after recommendation by the JPC prior to signature on the Final Plat.

NEW BUSINESS

REVISED SIGN REQUEST FOR FIRST CHOICE DENTAL

Motion Van Dinter, second Pellino, to approve the sign as submitted subject to it meeting the dimensional requirements of the code. Motion carried.

INITIAL CONSULTATION CONCORDIA PROPERTY WOODLAND DRIVE

Town Plan Commission advised that a conditional use permit would be preferable to a rezone. The JPC members agreed and directed applicant to come back with formal submittal.

PEACEFUL VALLEY PARKWAY DISCUSSION

Dean Grosskopf asked for this agenda item. He raised concerns with the size of the roadway, speed limits and stop signs. The Commission took no action.

ADJOURN

Motion Van Dinter, second Pellino, to adjourn the meeting at 7:31 p.m. Motion carried.

Submitted By: Tracy Meinholz, Recording Secretary

Approved: _____