

Town of West Point Plan Commission Minutes November 4, 2021

Pursuant to Wisconsin State Statutes s. 19.84 the Plan Commission of the Town of West Point held its semi-monthly meeting on November 4, 2021, at the West Point Town Hall, N2114 Rausch Road, Lodi, WI 53555, and via Zoom. The meeting agenda was posted in three places as required by law and on the Town's website. Vice-Chairman Darrell Lehman called the meeting to order at 7:00pm. Members in attendance were Byron Olson, Nathan Sawyer (7:06pm), Ron Grasshoff, Ben Carlson (via Zoom), Renee Nair, and Darrell Lehman. Also present was Taffy Buchanan, Clerk. Absent was Kevin Kessler (excused).

Agenda #2 – Approval of Agenda – A motion was made by Renee Nair to postpone agenda item #10 because the Shifflets are not ready to proceed, 2nd by Byron Olson – motion carried unanimously. A motion was made by Byron Olson to approve the adjusted agenda, 2nd by Ron Grasshoff – motion carried unanimously.

Agenda #3 Approve Minutes – October 21, 2021 - Copies of the October 21, 2021, Plan Commission minutes had been emailed to each member for their review. A motion was made by Byron Olson to approve the October 21, 2021, minutes as presented, 2nd by Ron Grasshoff – motion carried unanimously.

Agenda #4 Correspondence – None

Agenda #5 Citizen Input – None

Agenda #6 Public Hearing for Charles & Jeanette Stampfli, for a variance to Section 12.110.03(1) Parcels and Building Standards in Residential Districts and to Section 12.110.03(2) Minimum Required Setback for Front and Street Side Yards, of the Columbia County Zoning Ordinance at N2143 State Highway 188, Lodi. Parcels #11040-57 & #11040-57.01 Sec. 11, T10N, R7E, Town of West Point. Charles & Jeanette Stampfli would like to build a 12'x22' addition to the existing garage. The new addition would be on the west side of the existing garage and maintain the current building line of the garage. - The public hearing was opened at 7:05pm. Taffy Buchanan, Town Clerk, verified the notice was published in the Lodi Enterprise and the Star News; was posted in three places and on the Town's website; and 22 letters

were sent to landowners within 500 feet. The Town received one letter back as undeliverable. No one presented comments or registered at the public hearing and no written comments were received. The public hearing was closed at 7:06pm.

Agenda #7 Public Hearing for Jon & Carrie Ballweg, to rezone a portion of Parcel #11040-321.03 from A-1 Agriculture to RR-1 Rural Residential. The parcel is located in Sec. 26, T10N, R7E. Parcel #11040-321.03 is currently 32.685 acres, a 5-acre lot would be created from Parcel #11040-321.03 to be zoned RR-1 Rural Residence and the remaining acres would remain A-1 Agriculture with an A-4 Overlay on a portion. The parcels will be divided through a Certified Survey Map. – - The public hearing was opened at 7:06pm. Taffy Buchanan, Town Clerk, verified the notice was published in the Lodi Enterprise and the Star News; was posted in three places and on the Town’s website; and 11 letters were sent to landowners within 1000 feet. Steve Bodenschatz stated he was not against the proposal, but wanted to look at the CSM and was wondering about the shared driveway maintenance. No one else presented comments or registered at the public hearing and no other written comments were received. The public hearings were closed at 7:08pm.

Agenda #8 Variance for Charles & Jeanette Stampfli, N2143 State Highway 188, for Parcels #11040-57 & #11040-57.01 to build an addition on existing garage. – Charles Stampfli explained his proposal stating that the addition would not encroach any closer to the setbacks than the existing garage. A motion was made by Renee Nair to recommend to the Town Board to recommend to Columbia County to approve the variance, 2nd by Ron Grasshoff – motion carried unanimously.

Agenda #9 Rezoning of Parcel #11040-321.03 and CSM Review for Jon & Carrie Ballweg from A-1 Agriculture to RR-1 Rural Residence and A-1 Agriculture with A-4 Overlay. - Jim Grothman presented the Ballweg rezone and CSM. Jon & Carrie Ballweg would like to rezone a portion of parcel #11040-321.03 to RR-1 to build a house on it. Jon Ballweg stated there will be 4 parcels using the shared driveway. A motion was made by Ron Grasshoff to recommend to the Town Board to approve the CSM contingent on the approval of the driveway permit and a new shared driveway agreement is available by the Town Board meeting, 2nd by Byron Olson – motion carried unanimously. A motion was made by Byron Olson to recommend to the Town Board to recommend to the County to approve the rezone, 2nd by Ben Carlson – motion carried unanimously.

Agenda #10 Initial Application Completeness, Initial Application, and CSM for proposed Land Division from Grothman & Associates for Terry Shifflet – Parcel #11040-164.03 – postponed

Agenda #11 Update on potential Town Ordinance changes to Chapter 6 and 12 – no update.

Agenda #12 Town Board Report – No Town Board meeting since last Plan Commission meeting.

Agenda #13 Next Meeting Date – The next meeting will be scheduled as needed.

Agenda #14 Adjourn - A motion was made by Renee Nair to adjourn the November 4, 2021, Plan Commission meeting, 2nd by Byron Olson – motion carried unanimously. The meeting was adjourned at 7:46pm.

Respectfully Submitted by
Taffy Buchanan, Town Clerk