

Town of West Point Plan Commission Minutes February 5, 2026

Pursuant to Wisconsin State Statutes s. 19.84 the Plan Commission of the Town of West Point held its semi-monthly meeting on February 5, 2026, 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. Chairman Kevin Kessler called the meeting to order at 7:00pm. Members in attendance were: Kevin Kessler, Nathan Sawyer, Brooke Milde, Les McBurney, Darrell Lehman, and Ron Grasshoff. Also present was Taffy Buchanan, Clerk. Absent was Jennifer Brooks (excused).

Agenda #2 – Approval of Agenda –A motion was made by Les McBurney to approve the agenda, 2nd by Nathan Sawyer – motion carried unanimously.

Agenda #3 Approve Minutes – January 7, 2026 – Copies of the January 7, 2026 Plan Commission meeting minutes had been emailed to each member for their review. A motion was made by Ron Grasshoff to amend the minutes by taking the quotation marks off legal hardship, 2nd by Darrell Lehman – yes 4, no 1, abstain 1 – motion approved. A motion was made by Ron Grasshoff to approve the January 7, 2026 minutes with the correction, 2nd by Darrell Lehman – motion carried unanimously.

Agenda #4 Correspondence –The Town Clerk received a complaint that people were living in a travel trailer at W13769 State Road 60 and have been for the past year; the Clerk informed the Columbia County, because it would be a zoning issue and they will investigate it. Columbia County Board of Adjustments will meet February 11, 2026 for the Wipperfurth variance and the Statz variance. Columbia County Planning & Zoning Committee held a public hearing for the Breunig / Bush /Endres rezone request on February 3, 2026. Kevin Kessler volunteered to write a letter to the Pine Vista Community Board responding to their concerns of the condition & care of the Pine Vista mobile home park.

Agenda #5 Citizen Input - None

Agenda #6 Public Hearing for a CSM & Rezoning for Garrett & Abigail

Schreiber, for Tax Parcel #11040-281.02. Parcel #11040-281.02 is currently zoned A-1 Agriculture. The property owners are proposing to create a 2-acre lot on parcel 281.02 that will be rezoned to the RR-1 Rural Residence zoning district to allow for the construction of a single-family home. The proposed lot will front on Chrisler Road. The remaining 33 acres of parcel 281.02 will be restricted with the A-4 Agricultural Overlay. This proposal requires an approval of a Certified Survey Map (CSM) to divide the parcel. The Town of West Point must approve or disapprove the proposed CSM and must make recommendations to Columbia County on the proposed rezoning. - The public hearing was opened at 7:26pm. 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 9 letters were sent to landowners within 1000 feet. Abigail & Garrett Schreiber explained they would like to build a house and to do that they have to rezone a portion to RR-1 Rural Residence and the rest would be rezoned to A-1 Agriculture with A-4 Agricultural Overlay. No one else presented comments or registered at the public hearing and no other written comments were received. The public hearing was closed at 7:28pm

Agenda #7 Certified Survey Map & Rezoning for Garrett & Abigail Schreiber, for Tax Parcel #11040-281.02. – A motion was made by Ron Grasshoff that the Plan Commission recommend to the Town Board to recommend to Columbia County to approve the rezoning from A-1 to RR-1 and A1 with A-4 Overlay, 2nd by Les McBurney – motion carried unanimously. A motion was made by Les McBurney to recommend to the Town Board to approve the CSM as presented, 2nd by Nathan Sawyer – motion carried unanimously. The Plan Commission did bring up the question if a “park fee” would need to be collected or not, or if one was already collected. The Clerk will try finding information to see if a “park fee” was collected or other information regarding “park fees” can be found before the Town Board meeting.

Agenda #8 Ordinance Amendments for Mobile Homes – Kevin Kessler put together a resolution with proposed ordinance amendments to Chapter 6 and 9 of the Town of West Point Code of Ordinances, which he had the Town Attorney review. Darrell Lehman explained his concerns about the proposed changes; he said one of the proposed changes would decouple mobile homes from the Town's density standards and then the number of mobile homes allowed would then have to defer to the County ordinances. Darrell suggested the Plan Commission take the time to go through both Chapter 6 and 9 to address all the issues. He stated there could be potential unintended consequences of rushing changes and

we need to ensure consistency with the comprehensive plan. There was a lot of discussion on whether the Town should adopt the changes right away or go through the ordinances more thoroughly first. A motion was made by Kevin Kessler that the Plan Commission recommend to the Town Board to adopt the proposed ordinance changes with the addition of 9.04(F)(1)(h) Town's Comprehensive Plan and the change of the year from 2025 to 2026, 2nd by Les McBurney – yes 5, no 1 – motion carried. The Plan Commission wants the Town Board to know they would like to review Chapter 6 and 9 in more depth and possibly suggest more amendments, but wants the current proposed changes to be adopted in the meantime. Darrell indicated that the Chapter 6 amendments would require a Type 2 notice of a public hearing before it could be adopted. Kevin Kessler will speak with the Town Attorney to find out if there is any risk to the Town if they adopt the proposed ordinance changes and what the approval process is needed for these changes, to see if a Type 2 notice required.

Agenda #9 Criteria for County Variances – Criteria for County Variances was postponed until next meeting.

Agenda #10 Next Meeting Date – The next Plan Commission meeting will be scheduled as needed.

Agenda #11 Adjourn - A motion was made by Nathan Sawyer to adjourn the February 5, 2026, Plan Commission meeting, 2nd by Les McBurney – motion carried unanimously. The meeting was adjourned at 9:16pm.

Respectfully Submitted by
Taffy Buchanan, Town Clerk