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TOWN OF WEST POINT
PLAN COMMISSION
AGENDA

Pursuant to Wisconsin State Statues 19.84 the Plan Commission of the Town of West Point will hold a meeting on **Thursday, August 6, 2026, at 7:00 p.m**., at the West Point Town Hall, N2114 Rausch Road, Lodi, and via Zoom** to consider the agenda set forth below.

**NOTICE: As a courtesy, the meeting may be accessible remotely via Zoom barring any unforeseen circumstances. If you want to guarantee full participation it is suggested to attend the meeting in-person.

Please use the URL below to join the meeting:
https://us02web.zoom.us/j/82525884962?pwd=qTlKzQOqmEHS6sx2I0jLn2aP20lrIl.1

Or Zoom.us

Meeting ID: 847 6801 0421
Password: 029467
Or Telephone by dialing: +1 312 626 6799
Find your local number: https://us02web.zoom.us/u/kc1U6M5dbr

Members of the Town Board or members of committees/commissions serving the Town of West Point may be attending and may represent an accidental quorum of said committee/commission. No action will be taken by such an accidental quorum at the meeting if that accidental quorum has decision making responsibilities.

1. Call to Order – Roll Call and State of Public Notice
2. Approval of Agenda
3. Approve minutes – July 16, 2026
4. Correspondence
5. Citizen Input on non-agenda topics. The Plan Commission welcomes citizen input on any agenda or non-agenda topic but will not discuss or take action on any topic that is not on the agenda. Input on agenda topics will be taken during that agenda item. The Plan Commission reserves the right to limit the duration of citizen statements and will not engage in debate with a citizen presenter.
6. Conditional Use Permit for Ballweg / Yahara Materials Quarry Expansion Parcels #11040-307 & Parcels #11040-612 & Town Agreement
7. Public Hearing for C and B Timmons Irrevocable Trust Dated 8/10/2022, N2223 State Highway 188, for variances to Section 12.110.03(2) Minimum Required

Setback for Front and Street Side Yards, and to Section 12.525.02(1) Shoreland Setbacks of the Columbia County Zoning Ordinance for Parcel #11040-37.03, Sec. 11, T10N, R7E, Town of West Point. The property owners would like to construct a new detached garage that would be 60ft to the right of way to State Highway 188 and 61 ft. to the platted centerline. A variance of 49ft. less than the minimum is required to the platted centerline setback of State Highway 188 Right of Way. would have the same rear setback. A set back of 75ft. from the ordinary high-water mark (OHWM) to the nearest part of a structure is required. The proposed new detached garage will also be 44 ft from the OHWM of Lake Wisconsin. A variance of 31ft less than the minimum would be required to the OHWM of Lake Wisconsin.

8. Variances for C and B Timmons Irrevocable Trust Dated 8/10/2022, N2223 State Highway 188, Parcel #11040-37.03
9. Public Hearing for Rezoning and Certified Survey Map (CSM) for Lake Wisconsin Country Club, Inc, c/o Jordan Ray, for N1076 Golf Road, Prairie du Sac, WI 53578 - Tax Parcel #11040-399.03 and Leon Ganser, N928 Golf Road, Prairie du Sac, WI 5378 – Tax Parcel #11040-400.A. Parcel #11040-399.03 is currently 61.73 acres in size and is planned and zoned for Recreational land use on the Future Land Use Map in the Comprehensive Plan. Parcel #11040-400.A is .45 acres in size and is planned and zoned for Single Family Residential use. The applicants are proposing to detach a 5’ wide by 138’ (690 sq.ft) strip of land from Parcel #11040-399.03 and attach it to Parcel #11040-400.A. The Town of West Point has also received a related request for approval of a Certified Survey Map (CSM) combining the 690 square foot area with Parcel #11040-400.A. Since a parcel can only have one zoning district, the 690 square foot area must be rezoned to R-1 Single Family Residence, and the comprehensive plan amended. The Town of West Point must approve or disapprove the CSM and must make recommendations to Columbia County on the proposed rezoning.
10. Rezoning and CSM for Lake Wisconsin Country Club, Inc, c/o Jordan Ray, for N1076 Golf Road, Prairie du Sac, WI 53578 - Tax Parcel #11040-399.03 and Leon Ganser, N928 Golf Road, Prairie du Sac, WI 5378 – Tax Parcel #11040-400.A. Also amendment to the comprehensive plan.
11. Public Hearing for CSM for Roger L & Marian H. Thistle Living Trust Dated 5/31/1996, N2142 Lake Drive, Parcel #11040-22.03. Marian Thistle would like to divide her lot that is currently zoned R-1 Single Family Residential and that is approximately 8.26 acres into 4 residential lots.
12. CSM for Roger L & Marian H. Thistle Living Trust Dated 5/31/1996, N2142 Lake

Drive, Parcel #11040-22.03.

13. Recommendation to the Town Board regarding density requirements for mobile homes and any additional amendments to Chapter 9
14. Next Meeting Date
15. Adjourn

Dated this 3rd day of August, 2026

Taffy Buchanan, Town Clerk