

## TOWN OF AZTALAN PLAN COMMISSION MEETING HELD ON AUGUST 7, 2018

Pledge of Allegiance.

At 7:30 pm on August 7, 2018 Troye Klecker called the Town of Aztalan Plan Commission meeting to order. Members in attendance were Troye Klecker, Roger Wiedenfeld, Donald Reinders, Marianne Schick and Secretary Sandra Marks. The meeting was held in the Aztalan Town Hall located at W6260 CTH B-Jefferson, WI. Notice of this meeting was posted in three posting boxes and the town website townofaztalan.org

SECRETARY'S REPORT: Schick made a motion to approve the July 3, 2018 minutes as written. Reinders seconded. The motion carried unanimously.

PUBLIC COMMENTS: None

BUSINESS:

a. Application for Conditional Use Permit submitted by Laura Dexter. Request for the Conditional Use Permit to exceed the allowable amount of dogs at W6044 Gehler Road. PIN #002-0714-2233-002. The amount of dogs will vary from five - eight dogs, depending on the demands for the fostering service. Parcel size is two acres. Present use is residential. Zoning District A-1. Residents in attendance were Jo Christianson, Karen Glasser, Paul Glasser and Mick Nelson. Letters received from Sue and Klaas Van Zantan, Karen Glasser and Jon Bernstein were distributed to all plan commission members. Open discussion brought forth many concerns, comments and questions by the audience members. Discussion and statements by plan commission members included: Reinders with location concerns. Prior to Wiedenfeld's motion he asked the plan commission members consider these questions prior to voting-Is the town setting precedent for future kennels? Is the proposed conditional use in harmony with the purposes, goals, objectives, policies and standards of the Town of Aztalan Comprehensive Plan? Does the proposed conditional use (in its specific location) result in a substantial adverse impact on adjacent property and the character of the neighborhood? Wiedenfeld made a motion for recommendation to consider the facts and information he presented, (questions above) the plan commission should deny the Conditional Use Permit due to its incompatibility with the policies of the Town of Aztalan Comprehensive Plan and the rural character of the neighborhood. (Per page 50 #7 - #8 and page 96 #4/policies). Reinders seconded the motion to deny approval. Klecker and Schick are in favor of approving the application. Marks abstained for personal reasons. After further discussion, the plan commission members could not reach a majority vote. Klecker suggested a "plan commission comment list" be presented to the town board, the plan commission unanimously agreed. Reinders-Similar petitions have been denied in the past and the location is not ideal. Schick-Approve the application on a trial basis, including conditions addressing all concerns of the neighbors. Wiedenfeld-Follow the Town of Aztalan Comprehensive Plan. Klecker-Address each petition individually as they may have different circumstances.

b. Text Amendment to the Jefferson County Zoning Ordinance, Section 11.10, in order to meet the necessary revision related to a statutory revision from Act 68. After review and discussion, Klecker made a motion to approve the text amendment as submitted. Reinders seconded the motion. The motion carried unanimously.

c. Review and discuss possible revisions to the Town of Aztalan Comprehensive Plan. Discussion included annexations, a joint meeting with the Town Board and Plan Commission members to discuss the legality of changing from a town to a village, and the town seek assistance from legal counsel specializing in such transition. Klecker suggested members highlight areas in the Town of Aztalan Comprehensive Plan of concern; bring for discussion and possible action to be addressed at the September, 2018 Plan Commission meeting.

At 9:03 pm Wiedenfeld left the meeting, due to prior commitment.

ADJOURNMENT: Marks made a motion to adjourn at 9:07 pm. Reinders seconded, the motion carried unanimously.

Sandra Marks, Secretary

These minutes are not approved and will be either revised or approved at the next scheduled plan commission meeting held in the Town of Aztalan.