

**APPROVED MINUTES
PLAN COMMISSION MEETING
Thursday, October 28, 2021 at 7:00 p.m.
Jackson Village Hall
N168 W20733 Main Street
Jackson, WI 53037**

1. Call to Order and Roll Call

Tr. Kruepke called the meeting to order at 7:07 p.m.

Members Present: Tr. Emmrich, Tr. Kruepke, Sarah Mleziva, Jon Molkentin, and Dan Reik

Members Excused: Pres. Schwab and Jon Weil

Village Board Member Present: Tr. Heckendorf

Staff Present: Building Inspector/Code Enforcement Officer Collin Johnson, Administrator Jen Keller and Clerk Jilline Dobratz

2. Approval of Minutes for the Plan Commission Meeting of September 30, 2021

Motion by Tr. Emmrich, second by Jon Molkentin to approve the Plan Commission minutes of September 30, 2021.

Vote: 5 ayes, 0 nays. Motion carried.

3. Rezoning – Neumann Developments Inc. – Maple Fields – Parcel V3_0751 and Parcel V3_075200A

Bryan Lindgren, Neumann Developments Inc., was present to answer any questions.

Tr. Kruepke inquired on the size of the homes within the R5 section. Building Inspector/Code Enforcement Officer Johnson stated R5 zoning allows for a smaller footprint. Bryan Lindgren commented they will establish a minimum, typically 1,400 to 1,500 square feet for a ranch and 1,700 to 1,800 square feet on a two story. The Preliminary Plat is when sizes will be set.

Motion by Jon Molkentin, second by Tr. Emmrich recommend Village Board approve Rezoning – Neumann Developments Inc. – Maple Fields – Parcel V3_0751 and Parcel V3_075200A as set forth on the draft ordinance and to amend the zoning maps to reflect the changes.

Vote: 5 ayes, 0 nays. Motion carried.

4. Conditional Use Permit – Design 2 Construct/Elite Tool & Manufacturing – Business Development – Caymus Court

Doug Forton, Design 2 Construct, was present and provided background information. The 20,000 square foot building will be constructed out of a steel frame with insulated metal panel. It will have a small office, large factory use, overhead door and loading dock on the backside of the building. Any screening or buffering that is needed, will be accommodated.

Motion by Tr. Emmrich, second by Dan Reik recommend Village Board approve the Conditional Use Permit – Design 2 Construct/Elite Tool & Manufacturing – Business Development – Caymus Court, per Staff comments.

Vote: 5 ayes, 0 nays. Motion carried.

5. Extra Territorial Plat/Certified Survey Map – Sara King – 2715 Pleasant Valley Road

Sara King was present and stated the parcel is being split into a three lot subdivision. The well and septic are outside the Village. Well and septic are outside the Village. Motion by Tr. Kruepke, second by Tr. Emmrich recommend the Village Board not take exception to the Extra Territorial Plat/Certified Survey Map – Sara King – 2715 Pleasant Valley Road.

Vote: 5 ayes, 0 nays. Motion carried.

6. Citizens to Address the Plan Commission

None.

7. Adjourn

Motion by Tr. Kruepke, second by Tr. Emmrich to adjourn.

Vote: 5 ayes, 0 nays. Meeting adjourned at 7:30 p.m.

Respectfully submitted,

Jilline Dobratz, *CMC/WCPC*
Village Clerk