

**APPROVED MINUTES
PLAN COMMISSION MEETING
Thursday, January 5, 2023 at 7:00 p.m.
Jackson Municipal Complex
Village Board Room
N168W19851 Main Street
Jackson, WI 53037**

1. Call to Order and Roll Call

President Schwab called the meeting to order at 7:00 p.m.

Members Present: Tr. Emmrich, Ryan Ganshow, Tr. Kruepke and Dan Reik

Excused Absent: Jon Molkentin and Doug Wilcox

Village Board Member Present: Trustee Heckendorf

Staff Present: Director of Inspections Collin Johnson, Administrator Jen Keller, Director of Public Works/Village Engineer Brian Kober and Clerk Jilline Dobratz

Also Present: Mike Court of Shore Elliott Hendrickson Inc. (SEH), Jackie Mich of Vandewalle & Associates, and Deb Sielski of Washington County Department of Community Development.

2. Approval of Minutes for the Plan Commission Meeting of December 1, 2022

Motion by Tr. Emmrich, second by Tr. Kruepke to approve the Plan Commission minutes of December 1, 2022.

Vote: 5 ayes, 0 nays. Motion carried.

3. Ordinance 23-01 – Establishing R-1 Zoning for Tax Parcel #V3_074900H – Albert and Breanna Sunn

Motion by Pres. Schwab, second by Tr. Emmrich to recommend to the Village Board approval of Ordinance 23-01 establishing R-1 Single-Family Residential Zoning for Parcel No. V3_074900H and to amend the Village of Jackson Zoning Map accordingly.

Vote: 5 ayes, 0 nays. Motion carried.

4. Ordinance 23-02 – Establishing Planned Unit Development Zoning District PUD-04 for Tax Parcel #V3_053600B – The Oaks of Jackson – Village of Jackson

Motion by Pres. Schwab, second by Tr. Kruepke to recommend to the Village Board approval of the proposed Planned Unit Development Zoning District PUD-04 for Tax Parcel #V3_053600B, The Oaks of Jackson Subdivision, owned by the Village of Jackson as set forth in the draft Ordinance 23-02.

Administrator Keller provided background information. Discussion ensued on number of units, alleys, tree preservation, stormwater management and preliminary grading. The preliminary plat, draft covenants, memorandum of understanding and preliminary construction plans will be reviewed at the February Plan Commission meeting. Mike Court of SEH Inc. spoke about engineering considerations made for the existing trees, stormwater management needs of the site and incorporations of

berms to address those needs. Engineer Kober addressed the dead end streets to the south of the project site and stated an improved set of turnarounds are planned for those streets which will improve plowing efforts and drainage at a future date. Vote: 4 ayes, 1 nay (Tr. Emmrich). Motion carried.

5. Ordinance 23-03 – Amending Village Code Chapter 38 Subdivisions, Article III Design Standards for Lots

Motion by Pres. Schwab, second by Dan Reik to recommend to the Village Board approval of the proposed amendment to Chapter 38 Article III as set forth in the draft of Ordinance 23-03 and to schedule a public hearing for February 14, 2023. Vote: 5 ayes, 0 nays. Motion carried.

6. Citizens to Address the Plan Commission

Alex Weisheim, W197N16588 Aspen Drive, stated he is concerned about the We-Energies easement on the site of the proposed subdivision. He was also stated lots should be larger and requested information about the zoning of nearby properties.

Robert Richter, N166W19523 Pheasant Lane, stated he is concerned about existing trees, home elevations, lighting, and private drive standards.

Dan Stujenske, N166W19552 Ravens Way, stated he is concerned about existing trees and requested information about privacy fences in the Village.

7. Adjourn

Motion by Pres Schwab, second by Ryan Ganshow to adjourn. Vote: 5 ayes, 0 nays. Meeting adjourned at 7:30 p.m.

Respectfully submitted,

Jilline Dobratz, *MMC/WCPC*
Village Clerk