



**MINUTES OF THE PARK AND PLANNING COMMISSION MEETING  
March 29, 2023**

1. **Call meeting to order, Pledge of Allegiance and confirmation of meeting notice.** – The meeting was called to order at 7:00pm by Chairman Dave Klug. The pledge of allegiance was recited, and Clerk Bob Eichner confirmed proper notice of the meeting.
2. **Roll Call** – Member present: Chairman David Klug, Vice-Chairman Arlyn Johnson, John Bales, Chad Johnson, Steve Fischer, Joe Kufahl, Andy Jones, and Bob Traska. Rich Deming has resigned and was not present. Also present were Zoning Administrator Jim Micech, and Town Clerk Bob Eichner.
3. **Approval of the Agenda** – Motion by Traska, seconded by Bales, to approve the agenda as presented. Motion carried, 8-0.
4. **Approval of the minutes of the January Meeting** – Motion by Jones, seconded by Fischer, to approve the minutes of the March 1, 2023 Parks and Planning meeting. Motion carried, 8-0.
5. **Any Town Resident to comment on any agenda item** – There were no comments.
6. **Witte Living Trust – Resolution TOJ23-004 to Recommend the Town Board amend the 2050 Comprehensive Town Map and the Town Zoning Map from M-1 & A-1 to A-1 only – the property T7-0088-00Z, Witte Living Trust, owner.** Motion by C. Johnson, seconded by, Jones, to approve Resolution TOJ23-004. Motion carried 8-0.
7. **Payne & Dolan and Lannon Stone Products – Conditional Use Amendment - Request for additional evening hours of operation 6PM to 6 AM for a period of up to 45 days.** Motion by Fischer, second by Bales to approve the draft letter conditionally granting Payne & Dolan 45 days in 2023 for night operations. Motion carried 8-0
8. **Shipping Containers/Accessory Structures. Discussion only.** Administrator Micech inquired how he should address requests for the use of shipping containers and/or semi-trailer boxes as storage sheds. There does not appear to be much in the zoning code about this option. After discussion, the consensus of the Commission was that they should be allowed in commercial/business/ manufacturing zones. And should be allowed in Residential and agricultural zoning with a minimum acreage requirement. The permitting should be through either a zoning permit or conditional use permit. This item will be discussed at the April Town Board meeting as well. No further action was taken.
9. **Zoning Administrator’s Report** – Micech reported that the architect for Family Dollar/Dollar Tree stores contacted Micech for a letter that states that the Town will support a land use and zoning change for a proposed new store at the northeast corner of Eagle Drive and STH 60. Micech is trying to keep this commercial development in the Town. There is currently no new progress on the Windmill Trace Subdivision. The public hearing for the sports dome at Pleasant Valley Tennis Club will be held at the April 26, 2023 Park & Plan Commission meeting. Micech also discussed resolution for two landlocked parcels at CTH NN and CTH M.
10. **Correspondence and announcements** – no report.
11. **Adjournment of Parks and Planning Commission** – Motion by Bales, seconded by Jones, to adjourn at 8:34pm. Motion Carried, 8-0

Respectfully submitted,

Jim Micech, Zoning Administrator

Robert M. Eichner, Town Clerk

Approved: April 26, 2023