

**Town of Vienna Plan Commission Minutes**  
**Monday, November 10, 2014**

The Town of Vienna Plan Commission meeting was called to order at 7:00 P.M. by Chairman Walter Meinholz. Commissioners Tom Midthun, Greg Smithback, Todd Mallon and Clerk Shawn Haney were present. Commissioner Jerry Marx was absent. Also present: Randy Ziegler and Dawn Ziegler.

Motion by Smithback, 2<sup>nd</sup> by Midthun to approve the minutes of the October 13, 2014 Plan Commission meeting. 4-0 yes.

**Public comment:** None

**LC-1 Zoning at 7549 Dunroven Road** – Randy Ziegler appeared before the commission to ask if the LC-1 zoning could be left on the parcel at 7549 Dunroven Road. There was a previous agreement with Cory Clemens that when his new facility was built he would rezone this parcel back to residential to match the house. Mr. Ziegler has a smaller excavating business than Mr. Clemens but this property would suit his needs.

Mr. Ziegler has an accepted offer on the property contingent with being able to keep the LC-1 zoning. Commissioners asked if the business was ag related. Mr. Ziegler explained that he primarily digs basements in the Waunakee and surrounding areas. Concerns were expressed by commissioners about setting a precedent for LC-1 zoning in areas that were not included in the town plan. There was discussion about what could happen with the property when Mr. Ziegler was done with his business. The permitted and conditional uses for LC-1 zoning were discussed.

Commissioners asked the Clerk to contact Attorney Mitby to see if we are allowed to put conditions on the continued LC-1 use of the property if it were to be allowed. It will be placed on the agenda for the December meeting for further review and possible action.

**Clear Horizons Composting** – We were contacted prior to the meeting by Clear Horizons. They are not ready to make a presentation yet.

**Next Meeting** – The next meeting will be Monday, December 8, 2014.

Meeting was adjourned at 7:44 P.M.

Prepared by: Shawn Haney, Clerk

Notes: These draft minutes are subject to approval at the December 8, 2014 Plan Commission Meeting.