

Town of Vienna
Plan Commission Minutes
July 9, 2012

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, Jerry Marx, Todd Mallon and Clerk Shawn Haney were present. Also present: Erik Henningsgard from General Engineering and resident Tom Pearson.

Motion by Smithback, 2nd by Mallon to approve the minutes of the June 11, 2012 Plan Commission meeting. All yes.

Public Comment - None

Public Hearing on Comprehensive Plan Changes – A public hearing was convened at 7:01 P.M. Erik Henningsgard discussed the changes being made to both the text of the Comprehensive Plan and the Land Use and Zoning maps. He explained that the State of Wisconsin requires that Comprehensive Plans be reviewed every 10 years and we were working on our updates early. Most of the changes relate to language regarding the Livestock Siting Ordinance and an Agricultural Enterprise Area. Senior Planner Curt Kodl of Dane County sent a letter stating that he had reviewed the materials and felt everything was consistent with the Dane County Comprehensive Plan. Mr. Pearson had no comments or questions regarding the plan changes, so the public hearing was concluded at 7:09 P.M.

Resolution 07-09-12 – Motion by Smithback, 2nd by Midthun to approve Resolution 07-09-12 Approving Amendments to the Comprehensive Plan for the Town of Vienna. All yes.

6463 Windsor Prairie Road – This was withdrawn by a potential buyer on 07/05/2012 but the owner of the property, Tom Pearson, was present at the meeting. The potential buyer wanted to subdivide the 9 acres and add 4 additional lots. Mr. Pearson inquired about the possibility of adding one lot. Stormwater was discussed and the Commission suggested that Mr. Pearson have an Engineer prepare a stormwater plan prior to coming back to the Plan Commission with a proposal.

AG Land/Lot Split – A town resident that currently owns land in the town inquired about the possibility of purchasing another parcel and splitting off a non farmable section of it for a home site. There was lengthy discussion about whether it could be done due to the parcel size not being 75 acres. Because the land he wants to buy is contiguous to what he already owns, it could be allowed if an additional 75 acres of the original farm were deed restricted to prohibit additional building. Clerk Haney will consult with Atty. Mitby to confirm that interpretation.

Lovick Road Split – An inquiry was received about the possibility of a split on a 5 acre parcel of land on Lovick Road. There is a single family residence on the 5 acres now and it is still zoned A-1ex. The Comp Plan states that A-1ex parcels under 35 acres in size cannot be split for additional homes.

Previous Project Update: Earth moving will begin at Lantern Hollow on Tuesday July 10. Two new homes are currently under construction, one on Patton Road and the other on Old 113. A lot has been sold on Morrisonville Road and construction may begin on that home yet this fall.

Next meeting – The next Plan Commission meeting will be held on Monday Aug 13, 2012 at 7:00 P.M. at the Vienna Town Hall.

Meeting adjourned at 8:26 P.M.

Recorded by: Shawn Haney, Town Clerk/Manager

These draft minutes are subject to approval at the August 13, 2012 Plan Commission meeting.