

TOWN OF FOUNTAIN PRAIRIE
W1514 CTH Z, Fall River, WI 53932
Planning Commission Meeting Minutes
January 4, 2017

The Town of Fountain Prairie Planning Commission was called to order at 6:00 pm by Chairman Bill Gretzinger. Planning Commission members present: Steve Jacob, Dale Firary, Tom Agnew, Jeff Mroz and Chairman Bill Gretzinger. Others present: Dan Paulson from Paulson & Associates, LLC, surveyor and Linda Henning, Clerk/Treasurer.

The notice of the meeting was posted at the Farmers & Merchants Union Bank in Fall River, the Fall River Post Office and at the Town Hall.

On a motion by Steve Jacob with a second by Dale Firary, the proposed land division by Troy Selje, agenda item IV was moved forward on the agenda. Troy Selje owns four parcels in the SW ¼ of the SE ¼ of Section 7 which are identified for tax purposes as parcels 136, 136.A, 136.A1 and 136.B for a total of 15+ acres. All parcels are currently zoned A-1 Agriculture and there is frontage on Doylestown Road. There is a tavern on parcel 136.A, but the other three parcels are vacant. Parcels 136.A1 and 136.B both are parcels of record that were created before November of 1984 and both are eligible to be rezoned to A-2 General Agriculture which would allow for the construction of a residence. Zoned A-1 Agriculture, Parcel 136 is 11 acres and is not buildable as it is currently configured.

The Selje's would like to construct a new house away from the road. They propose to combine the existing four parcels into three lots. One lot would be created and rezoned to RR-1 to allow for a new residence. A second lot would be flag lot that would stay zoned A-1 Agriculture, but be restricted by the application of the County A-4 Agriculture Overlay. The third lot would increase the size of the lot for the existing tavern and put the septic system on the same lot as the tavern. Selje is also requesting to build the residence more than 500 feet off of the road. Motion by Jeff Mroz with a second by Steve Jacob to only allow a driveway no more than the 500 feet allowed per ordinance. Motion approved with three in favor and one abstention.

Motion by Steve Jacob with a second from Jeff Mroz to approve the proposal to change the Selje property from four lots to three to increase the size of the lot for the bar and to create an approximately five (5) acre lot to be rezoned RR-1 for building a residence. Motion approved with three in favor and one abstention.

Minutes of the October 19, 2016 meeting. Motion by Jeff Mroz with a second from Dale Firary to approve of the minutes of the October 19, 2016 meeting. Minutes approved with all in favor.

There were no other topics for discussion.

The next meeting will be when needed.

There being no further business, motion by Steve Jacob with a second from Jeff Mroz to adjourn the meeting. The meeting was adjourned at 6:45 pm

Respectfully Submitted,

Linda Henning, Clerk/Treasurer
Town of Fountain Prairie