

City of Lancaster
Plan Commission Minutes
Monday, June 13, 2016 6:30 PM

1. Mayor Varnam called the Plan Commission meeting to order at 6:30PM
2. Pledge of Allegiance
3. Roll Call: Greg Chapman, Paul Thuli, Bob Schmidt, Kyle Vesperman, Jeff Gruetzmacher, Mayor Varnam, present. Absent and excused, Rita Angeli. Other officials in attendance, Zoning Administrator Dennis Hampton, John Hauth Public Works Director and City Administrator Steve Winger.
4. Public Comments from Citizens: none
5. Approval of Plan Commission minutes of 5-9-16. Thuli asked for correction that Rita Angeli was in attendance at the May meeting. Winger stated he would make the correction to the minutes. Motion by Thuli, second by Schmidt to approve minutes with correction. All Ayes.
6. Mayor Varnam opened the public hearing to consider amendment initiated by the Plan Commission at its meeting on May 9, 2016 to Subsection 455-32(D) (Mobile Home Parks) of the Zoning Ordinance for the City of Lancaster regarding Dimensional Standards-Setbacks.

Maida Swenson-Fortune, owner of Meadowview Estates, spoke in favor of amending the zoning ordinance. She commented that she is making many positive improvements to Meadowview Estates.

7. Mayor Varnam closed the public hearing at 6:35PM
8. Motion by Gruetzmacher second by Schmidt to amend subsection 455-32(D) (Mobile Home Parks) of the Zoning Ordinance for the City of Lancaster regarding Dimensional Standards-Setbacks and make written recommendation to the Common Council. **Roll Call. All Ayes. Motion passed.**
9. Mayor Varnam opened the public hearing to consider the petition of Paul Hartman on behalf of Laurie Pennekamp for a Conditional Use Permit to A Conditional Use Permit to operate a Beauty Salon facility at 134 S. Sheridan Street. The zoning classification for this property is R-2 One and Two Family Residential District. A conditional use permit for a home occupation must meet the requirement set forth in 455.18 (C) (7) of the Zoning Ordinances for the City of Lancaster, Grant County, Wisconsin.

John Hopkins spoke in favor of the petition.

10. Mayor Varnam closed the public hearing at 6:42PM
11. Motion by Chapman, second by Vesperman to approve the petition of Paul Hartman on behalf of Laurie Pennekamp for a Conditional Use Permit to A Conditional Use Permit to operate a Beauty Salon facility at 134 S. Sheridan Street. **Roll Call. All Ayes. Motion passed.**
12. Mayor Varnam opened the public hearing to consider the petition on behalf of John Edge (Randy Oyen) to examine and review the Certified Survey Map located in NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 35,

T5N, R3W, City of Lancaster, Grant County, Wisconsin Being a Replat of Lot 6 of Lancaster Industrial Park Subdivision.

John Edge spoke in favor of the petition.

13. Mayor Varnam closed the public hearing at 6:46PM.
14. Motion by Gruetzmacher, second by Chapman to approve the petition of Randy Oyen to examine and review the Certified Survey Map located in NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 35, T5N, R3W, City of Lancaster, Grant County, Wisconsin Being a Replat of Lot 6 of Lancaster Industrial Park Subdivision and make recommendation to the City Council. **Roll Call. All Ayes. Motion passed.**
15. Mayor Varnam opened the public hearing to consider the petition of Randy Oyen to amend PUD (Planned Unit Development) at property located at 1700 Industrial Park Road (Lot 6).

No Comments from the public.

16. Mayor Varnam closed the public hearing at 6:50PM.
17. Motion by Thuli, second by Vesperman to approve the petition of Randy Oyen to amend PUD (Planned Unit Development) at property located at 1700 Industrial Park Road and make recommendation to the City Council. **Roll Call. All Ayes. Motion passed.**
18. Administrator Winger discussed updating the comprehensive plan. Winger noted that the comprehensive plan is only required by state statute to be updated once every 10 years, not 5 years as previously thought. The Plan Commission asked to get an electronic copy of the comprehensive plan and requested that it be uploaded to the city website so they can review it. This item will be discussed again at the July plan commission meeting.
19. Mayor Varnam adjourned the meeting at 7:05PM

Attest: Steven Winger, City Administrator