

TOWN OF GENESEE PLAN COMMISSION MEETING

June 24th, 2024

MINUTES

6:00 p.m.

Chairman Leair called the meeting to order at 6:00 p.m. Present were Town Board Chairman Sharon Leair, Town Board Supervisor Braun and Plan Commissioners Engelking, Toole, Buck, Christiansen, and Turzynski. Administrator Planner Jeff Herrmann and Deputy Clerk Rachel Workman were also present. The Pledge of Allegiance was said.

1. **Discussion/Action- Final Plat for Cardinal Court. The property is described as a part of the NE ¼ of Section 13 T6N R18E. (GNT 1489-982-008) Planner** Herrmann stated that there has been one person come into the town with a deed that indication that the four original lots created could not be further divided. In consulting with the Town Attorney, he said we do not enforce that. It is a separate deed restriction that a private property put on it. It is up to that property owner to file a lawsuit against the developer of the property. We have been advised to continue forward with the final plat. Planner Herrmann stated the details of the plat. He states that the developer must comply with all conditions from the County and State conditions. Planner Herrmann stated that each lot has individual grading plan because of the high ground water concerns. Engelking made a motion to recommend approval to the Town Board subject to the conditions in Planner Herrman's June 21st, 2024 report including the Town Attorney's comments. The motion was seconded by Buck. The motion was approved 7-0.
2. **Discussion/Action- Rebecca Fedak and Peter German to allow more than 2 accessory buildings and discuss the option of future buildings. The property is described as being a part of the SW ¼ of Section 28, T6N, R18E, Town of Genesee, Waukesha County, Wisconsin. More specifically, the property is located at S54W31500 WI-59. (GNT 1551-999-003)** Rebecca Fedak present for the request. Planner Herrmann stated that they are looking for up to an additional five (5) accessory buildings. He stated that the map provided must be refined to show the 50-foot set-back required for agricultural buildings that house animals. Rebecca Fedak stated that they are looking for two (2) additional greenhouses, one (1) mobile chicken coop and two (2) shade structures. She states that due to the proposed fence line, it would be no problem to keep 50-feet from the property lines. Engelking made a motion to approve the five (5) additional structures as long as they meet the 50-foot setback. The motion was seconded by Christiansen. The motion was approved 7-0
3. **Discussion/Action- Certified Survey Map for Scott Messinger. The property is described as being a part of the SW ¼ of Section 27 and a part of the SE ¼ of Section 28 T6N R18E Town of Genesee, Waukesha County. More specifically, the property is located at S53W31165 Old Village Road. (GNT 1547-973)** Planner Herrmann stated that the soil borings have not been completed yet, therefore he has asked and been granted a 60-day extension on the CSM from Mr. Messinger. Planner Herrmann states that this will be on next months agenda and the no action be taken tonight.
4. **CU Reviews**
 - a. **Century Springs- 1-year CU review**
 - b. **Genesee Pet Suites-1-year CU review**
 - c. **Wern Valley Sportmen's Club- 1-year CU review**
 - d. **Wern Valley Game Farm- 1-year CU review**
 - e. **Neighborhood Services- 1-year CU review**
 - f. **Rosebury Farms- 1-year CU review**
 - g. **Hoovers Haus All Dog Rescue- 1-year CU review**
 - h. **Foremost Stables- 1-year CU reviews**
 - i. **Gapinski- In-law-unit 1-year CU review**
 - j. **Gardipee- In-law-unit 1-year CU review**
 - k. **Jerry Roder Trucking-2-year CU review**

Planner Herrmann stated that there have been a few complaints on Hoover's Haus All Dog Rescue with the noise of dogs barking. Planner Herrmann states that the owner, Stephanie Seitz, is willing to come in and talk to the plan Commission at the next meeting. The Plan Commission would like her to do so. Then, Planner Herrmann spoke on Neighborhood Services and the need for a significant clean-up to happen. Bruce Fleischmann, the owner of Neighborhood Services was present and stated that he got everything cleaned up and put behind his fence that day. Planner Herrmann and the Plan Commission were satisfied. Engelking made a motion to place all CU Reviews on file. The motion was seconded by Christiansen. The motion was approved 7-0

5. **Discussion/Action- Approval of May 21st, 2024 Plan Commission Minutes.** Christiansen made a motion to approve the May 21st, 2024 Plan Commission Minutes. The motion was seconded by Engelking. The motion was approved 7-0
6. **Correspondence** Planner Herrmann stated that he received video of the music from Sideliner's recent special event with showed a decibel reading. This will go on next month's agenda for further discussion. Planer Herrmann also notified the Plan Commission that Tola's Cocina is changing names to "The Party Room" and they will not be serving food at this time.
7. **Adjourn** Engelking made a motion to adjourn. The motion was seconded by Christiansen. The meeting was adjourned at 6:26 p.m.

Rachel Workman

Deputy Clerk

June 12, 2024