

MINUTES
TOWN OF VERMONT PLAN COMMISSION MEETING
September 28, 2009 – 7:30 P.M. 4017 CTY JJ

CALL TO ORDER

The meeting was called to order by Jim Elleson at 7:30 p.m. Johanna Solms certified the meeting notice was posted at the Black Earth State Bank, Amcore Bank in Mt. Horeb, on the front door of the Town Hall and published in the News Sickle Arrow and Mt. Horeb Mail and on the town website, www.townofvermont.com.

Members present: Jim Elleson, Barbara Grenlie, Eric Haugen, Larry Ziemer, and Johanna Solms. Absent: John Brings, Bruce Ellarson. Board member Don McKay was present as a citizen.

APPROVAL OF AGENDA

Moved by Barbara Grenlie seconded by Larry Ziemer and carried 5-0 to approve the agenda as posted.

APPROVAL OF MINUTES

Moved by Larry Ziemer seconded by Eric Haugen and carried 5-0 to approve the August 31, 2009, minutes with corrections.

DISCUSSION OF DANE COUNTY STAFF MEMO REGARDING NEW COMPREHENSIVE
LAND USE PLAN

Jim Elleson reported that the Comprehensive Land Use Plan was approved by the ZLR committee and sent to the County Board. All changes of any kind including map titles will be postponed to the next iteration of the plan.

DISCUSSION OF DANE COUNTY ORDINANCE AMENDMENT #21, 2009-10 REGARDING
RESIDENTIAL USES IN THE A-1EX EXCLUSIVE AGRICULTURE ZONING DISTRICT

There was a discussion of how the homesite approval process might be affected. There will be additions to the Land Use Intent Form. It was suggested that if a grandfathered homesite where these rules apply is moved 100+ feet then a full site visit and fees should be triggered. A complete review of the policy/procedure for homesite/driveway/conditional use permit is needed to take into account all possibilities.

Moved by Eric Haugen seconded by Johanna Solms and carried 5-0 to recommend to the Town Board to recommend approval of Ordinance Amendment #21, 2009-10 Regarding Residential Uses in the A1-Ex Exclusive Agriculture Zoning District.

CONTINUATION OF WORK ON ORDINANCE REVISIONS AND POLICY AND PROCEDURE
MANUAL

There were updates on various items including the Olympics bid, for which Don McKay reported Homeland Security would cover all additional security costs.

Jim Elleson provided the draft ordinance revisions from Kay Millonzi and the document was reviewed.

Eric Haugen shared a field road ordinance from Prairie du Sac. The Town of Dunn has a good definition of field roads. The discussion of whether to separate the requirements for driveways and field roads continued; Kay Millonzi does not recommend this change.

There was agreement that there needs to be a single fee for all driveways regardless of length, since all site visits cost the same, and that will be proposed to the Town Board. If approved this change will be made to policies and procedures.

The Vermont Voice article on driveways will not run without a complete review for consistency with any changes made to the ordinances and policies.

We discussed incorporating language regarding drainage.

It will be necessary to firm up how the Ridgetop Protection Area will work with the building permit process.

Johanna Solms reported back regarding paper flow on home sites, and the concern that applicants could change the location that was approved by the town on their paperwork for the county. The problem can be solved by consistent recording of GPS coordinates taken at site visits on the Land Use Intent Form. The form should be revised to provide a space for that.

Johanna will dig out some erosion control plans for the next meeting to help determine a timetable for regular and temporary measures and will also provide copies of the LUIF and process form to discuss and revise at the next meeting.

NEXT MEETING

The next meeting will be October 26, 2009, with a site visit to Kelliher Road on October 24.

ADJOURNMENT

Moved by Barbara Grenlie seconded by Eric Haugen and carried 5-0 to adjourn at 10:20 p.m.

Johanna Solms
Plan Commission Secretary