

TOWN OF CLAYTON
Plan Commission
Meeting Agenda
7:00 P.M. on Wednesday, April 13th, 2016
Town Office Board Room, 8348 County Road T, Larsen, WI 54947

- I. Call to Order:
 - i. Pledge of Allegiance
 - ii. Verification of Notice
 - iii. Verification of Meeting Roll

- II. Public Hearings:
 - A. Public Hearing before the Town of Clayton Plan Commission on a re-zoning Application submitted by Mary K. and Craig A. Keberlein 9394 Oakwood Avenue, Neenah WI 54956 for property located at 9394 Oakwood Avenue, Neenah, WI 54956, in the Town of Clayton, specifically described as Tax ID # 006-0031-07-01, consisting of Lot 1 of CSM # 959 and located in Section 2, Township 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin. The Application is to re-zone the property from R-1 (RURAL RESIDENTIAL DISTRICT) to A-2 (GENERAL FARMING DISTRICT).

 - B. Public Hearing before the Town of Clayton Plan Commission on a Conditional Use Permit Application submitted by Horn RV, 8120 South Frontage Road, Sheboygan, Wisconsin 53081 to operate a Recreational Vehicle Sales and Service facility on property zoned B-3 (General Business District). The property is located at the east end of West American Drive in the Town of Clayton on property listed by Claymann Creek LLC, 5600 West Grand Market Drive, Suite 300 Appleton, WI 54913(new address) TAX ID # 006-0341, being part of Section 12, Township 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin.

 - C. Public Hearing before the Town of Clayton Plan Commission on a request by Jason Ehrmentraut, 2847 Larsen Road, Neenah, WI 54956 for an amendment to an existing Conditional Use permit to operate a landscaping business on property zoned A-2 (GENERAL FARMING DISTRICT). The property is located at 2847 Larsen Road, Neenah, WI 54956; specifically described as Tax ID # 006-0645-01, being part of the Northwest ¼ of the Northwest ¼ of Section 25, Township 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin.

- III. Approval of Minutes:
 - A. Approval of the minutes of the Wednesday, March 9th, 2016 Regular Plan Commission Meeting.

- IV. Open Forum: Town-related Matters not on the Plan Commission's Agenda:

Pursuant to WI Statutes 19.83(2) and 19.84(2), the public may present a question or issue; however, only limited discussion may occur and no action may be taken until specific notice of the subject matter of the proposed action can be given. If you wish to speak during the Open Forum portion of the meeting, please complete

“Request to Speak at Meeting Form” located on the Agenda Table and give the form to the Town Clerk or Treasurer.

- V. Correspondence:
 - A. March CY 2016 Building Inspection Report.

- VI. Business:
 - A. Discussion/Recommendation: Plan Commission review and consideration of a re-zoning Application submitted by Mary K. and Craig A. Keberlein 9394 Oakwood Avenue, Neenah WI 54956 for property located at 9394 Oakwood Avenue, Neenah, WI 54956, in the Town of Clayton, specifically described as Tax ID # 006-0031-07-01, consisting of Lot 1 of CSM # 959 and located in Section 2, Township 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin. The Application is to re-zone the property from R-1 (RURAL RESIDENTIAL DISTRICT) to A-2 (GENERAL FARMING DISTRICT).

 - B. Discussion/Recommendation: Plan Commission review and consideration of a Certified Survey Map (CSM) Application submitted by Mary K. and Craig A. Keberlein 9394 Oakwood Avenue, Neenah WI 54956 for property located at 9394 Oakwood Avenue, Neenah, WI 54956, in the Town of Clayton, specifically described as Tax ID # 006-0031-07, and Tax ID # 006-0031-07-01 consisting of all of Lot 1 of CSM # 959 as recorded in volume 1 of Certified Survey Maps on Page 959 and part of the southwest ¼ of the southwest ¼, all in Section 2, Township 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin.

 - C. Discussion/Recommendation: Plan Commission review and recommendation on a Conditional Use Permit Application submitted by Horn RV, 8120 South Frontage Road, Sheboygan, Wisconsin 53081 to operate a Recreational Vehicle Sales and Service facility on property zoned B-3 (General Business District). The property is located at the east end of West American Drive in the Town of Clayton on property listed by Claymann Creek LLC, 5600 West Grand Market Drive, Suite 300 Appleton, WI 54913(new address) TAX ID # 006-0341, being part of Section 12, Township 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin.

 - D. Discussion/Recommendation: Plan Commission review and recommendation of an amendment to a Conditional Use Application submitted by Jason Ehrmentraut, 2847 Larsen Road, Neenah, WI 54956, for operating a landscaping business on property zoned A-2 (GENERAL FARMING DISTRICT). The property is located at 2847 Larsen Road, Neenah, WI 54956; specifically described as Tax ID # 006-0645-01, being part of the

Northwest ¼ of the Northwest ¼ of Section 25, Township 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin.

E. Discussion/Recommendation: Plan Commission review and consideration of a Certified Survey Map (CSM) Application submitted by Jason Ehrmentraut, 2847 Larsen Road, Neenah, WI 54956 for property located at located at 2847 Larsen Road, Neenah, WI 54956; specifically described as Tax ID # 006-0645-01, being part of the Northwest ¼ of the Northwest ¼ of Section 25, Township 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin.

F. Discussion/Recommendation: Plan Commission review and consideration of updates to the Draft Comprehensive Plan Maps and Documents based on input from the Public Listening Session for the Town's CY 2015/16 Comprehensive Plan Update.

Upcoming Meeting Attendance

Adjournment

Respectfully submitted, Richard Knapinski
Plan Commission Chairperson

Pursuant to Wisconsin Statute 19.84 (2) and (3) notice is hereby given to the public and the media that two or more members of the Town Board of the Town of Clayton, may attend the meeting of the Town of Clayton Plan Commission scheduled to be held in the Town Office Meeting Room at 8348 CTR T, Larsen, WI 54947, in order to gather information about a subject over which the Town Board has decision making responsibility. For purposes of the Open Meetings Law only; attendance at a meeting by two or more Town Board members constitutes a meeting of the Town Board, pursuant to Badke Vs. Village Board of Village of Greendale, 173 Wis2d 553, 494 NW2d 408 (1993), and must be noticed as such, although it is not contemplated that the Town Board will take any formal action at this meeting.

Upon sufficient notice, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. For additional information or to request this service, please call the Town Office at (920) 836-2007 during regular office hours.

This agenda has been posted at the following locations in the Town of Clayton:

- 1. The Town Hall Posting Board – 8348 CTR “T” Larsen WI 54947**
- 2. The Town's Web Page – www.claytonwi.govoffice3.com**