

TOWN OF CLAYTON
Plan Commission Meeting Agenda
Wednesday, March 8, 2023 7:00 pm
Town Hall Meeting Room, 8348 County Road T, Larsen, WI 54947

- I. Call to Order:
 - A. Pledge of Allegiance
 - B. Verification of Notice
 - C. Verification of Meeting Roll

- II. Public Hearings:
 - A. Plan Commission Public Hearing on a Re-Zoning Application submitted by Martenson & Eisle, Inc., to re-zone Tax ID #006-0403-01 (8777 Oakwood Ave), owned by Jay Schultz. The application is to re-zone the listed parcels from R-1 (Rural Residential District) to A-2 (General Agriculture District).

- III. Approval of Minutes:
 - A. Approval of the minutes of the Wednesday, January 25, 2023 Plan Commission Meeting
 - B. Approval of the minutes of the Wednesday, February 8, 2023 Plan Commission Meeting

- IV. Open Forum - Public comments addressed to the Plan Commission.
Individuals properly signed in may speak directly to the Plan Commission on non-repetitive Planning and Zoning matters whether on or not on the agenda. Commenters must wait to be called, must speak from the podium, directing their comments to the Commission. Comments must be orderly, and will be limited to a maximum of 2 minutes per person. ***Public comment is not permitted outside of this public comment period.*** **Note:** The Commission’s ability to act on or respond to public comments is limited by Chapter 19, Wis. Stats. Please complete the “Request to Speak at Meeting” form located on the agenda/sign-in table and submit the form to the Town Clerk for in-person attendance.

- V. Correspondence:
 - A. Distribution of the February 2023 Building Inspection Report.

- VI. Business:
 - A. Review/Recommendation: Plan Commission review & recommendation on a Re-Zoning Application submitted by Martenson & Eisle, Inc., & Resolution 2023-004, A Resolution Recommending the Re-Zone of Properties known as Tax ID #006-0403-01 (8777 Oakwood Ave) from R-1 (Rural Residential District) to A-2 (General Agriculture District).

 - B. Review/Recommendation: Plan Commission review & recommendation on a Certified Survey Map (CSM) Review Application submitted by Jay Schultz to reconfigure Tax ID #006-0403-01 (8777 Oakwood Ave) and Tax ID #006-0403 into two (2) lots.

 - C. Review/Recommendation: Plan Commission review & recommendation on a Certified Survey Map (CSM) Review Application submitted by Leif Bergstrom to combine Tax ID #006-0670-01-03 and Tax

ID #006-0670-01-04 (3130 Rose Moon Way) into one (1) lot.

- D. Review/Discussion: Plan Commission review & discussion on defining/regulating “flex space” within the Town Zoning Code of Ordinances & draft code amendments relating to Site Plan Review.
- E. Review/Discussion: Plan Commission review & discussion on the timeline for completion of the Comprehensive Plan Update.
- F. Review/Discussion: Plan Commission review & discussion on proposed revisions to update Part 3 of the Town of Clayton Comprehensive Plan: “Park and Open Space Plan 2016-2020” recommended by the Parks & Trails Committee.
- G. Review/Discussion: Plan Commission review & discussion on updates to the Town of Clayton Comprehensive Plan, including development tiers, utilities, & community facilities.

VII. Upcoming Meeting Attendance

VIII. Adjournment

Respectfully submitted,
Dick Knapinski, Plan Commission Chair

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 any or all Boards, Commissions, and Committees of the Town of Clayton, may attend the meeting of the Plan Commission in order to gather information. For purposes of the Open Meetings Law only; attendance at a meeting by a quorum of members of the Town Boards, Commissions, and Committees constitutes a meeting of the Board, Commission, or Committee, 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 any formal action by those bodies will be taken. The only business to be conducted is for Plan Commission action.

Upon reasonable 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

UPCOMING MEETINGS (all begin at 7:00 p.m. unless specified)
(Parks & Trails Committee Meetings are scheduled to start at 5:00 p.m.)

| www.townofclayton.net | Mar 2023 | Apr 2023 | May 2023 |
|--|----------|-----------|----------|
| Town Board Meeting | | 5 and 19 | 3 and 17 |
| Plan Commission | 22 | 12 and 26 | 10 |
| Parks & Trails Committee | 8 | 12 | 10 |