

TOWN OF CLAYTON

Plan Commission

Meeting Agenda

7:00 P.M. on Wednesday, October 10<sup>th</sup>, 2018

Town Office Board Room, 8348 County Road T, Larsen, WI 54947

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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 Chris Lichtenberg, 3461 Dekalb Lane, Neenah for property located on Shady Lane, and specifically described as Tax ID# 006-0331-04, being a part Section 12, 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) to A-2 (General Agricultural District).
- B. Plan Commission Public Hearing on a Re-zoning application submitted By Craig Locy, CRL Surveying LLC, N1674 Medina Drive, Greenville, WI 54941 for property located at the northern termini of Black Top Way, Neenah and specifically described as Tax ID# 006-0895-06, being a part Section 36, Township 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin. The application is to re-zone the property from A-2 (General Agricultural District) to I-1 (Light Industrial District).
- C. Plan Commission Public Hearing on a Conditional Use Application submitted by Jeff and Dana Burkhart to raise Backyard Chickens. The property is located at 8331 State Road 76, Neenah, WI 54956; specifically described as Tax ID #006-0598-10, being located in Section 23, Town 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin.
- D. Plan Commission Public Hearing on minor changes to the Town's Zoning Code of Ordinances, Chapter 9 – Town of Clayton Zoning Ordinances, Article 7 – Specific Review Procedures, Division 4 – Conditional Use to bring the Code's Conditional Use function of the Zoning Code into compliance with 2017 Wisconsin Act 67.

III. Approval of Minutes:

- A. Approval of the minutes of the Wednesday, September 12<sup>th</sup>, 2018 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 and give the form to the Town Staff.
- V. Correspondence:
- A. September CY 2018 Building Inspection Report.
- VI. Business:
- A. Discussion/Recommendation: Plan Commission review and recommendation on a Certified Survey Map (CSM) Application submitted by Chris Lichtenberg, 3461 DeKalb Lane, Neenah, WI 54956 for property located on East Shady Lane (west of the Town Line), and specifically identified as Tax ID # 006-0331-04 and Tax ID# 006-0331-06 and described as All of Lot 2 of Certified Survey Map 475 and all of Lot 2 of CSM 5918, located in the northeast ¼ of the northwest ¼ of Section 12, Town 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin.
- B. Discussion/Recommendation: Plan Commission review and recommendation on a Re-zoning application submitted by Chris Lichtenberg, 3461 Dekalb Lane, Neenah for property located on East Shady Lane, and specifically described as Tax ID# 006-0331-04, being a part Section 12, 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) to A-2 (General Agricultural District).
- C. Discussion/Recommendation: Plan Commission review and recommendation on a Re-zoning application submitted By Craig Locy, CRL Surveying LLC, N1674 Medina Drive, Greenville, WI 54942 for property located at the northern termini of Black Top Way, Neenah and specifically described as Tax ID# 006-0895-06, being a part Section 36, Township 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin. The application is to re-zone the property from A-2 (General Agricultural District) to I-1 (Light Industrial District).
- D. Discussion/Recommendation: Plan Commission review and recommendation on a Site Plan Approval Application submitted By Craig Locy, CRL Surveying LLC, N1674 Medina Drive, Greenville for property located at the northern termini of Black Top Way,

Neenah and specifically described as Tax ID# 006-0895-06, being a part Section 36, Township 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin.

- E. Discussion/Recommendation: Plan Commission review and recommendation on a Conditional Use Application submitted by Jeff and Dana Burkhart to raise Backyard Chickens. The property is located at 8331 State Road 76, Neenah, WI 54956; specifically described as Tax ID #006-0598-10, being located in Section 23, Town 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin.
- F. Discussion/Recommendation: Plan Commission review and recommendation on minor changes to the Town's Zoning Code of Ordinances, Chapter 9 – Town of Clayton Zoning Ordinances, Article 7 – Specific Review Procedures, Division 4 – Conditional Use to bring the Code's Conditional Use function of the Zoning Code into compliance with 2017 Wisconsin Act 67.

VII. Upcoming Meeting Attendance

VIII. Adjournment

Respectfully submitted,  
Richard 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 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](http://www.claytonwi.govoffice3.com)**