

Town of Burke Plan Commission Meeting Minutes
Wednesday, May 2, 2018
5:30 p.m.

Commission members in attendance: Mike Vraniak, Chair; Steve Berg; Jodi Nachtwey; Joan Stoflet; Marv Urban and George Walsh. Also in attendance Brenda Ayers, Administrator/Clerk/Treasurer. See attached list for other interested parties in attendance.

- 1) The meeting was called to order at 5:30 p.m. by Acting Chair Berg.
- 2) Preliminary consultation with Tom Schultz regarding a possible rezone from B-1 to C-2 of Outlot 138 and 141 of the Burke Assessor's Plat 1 for the proposed construction of mini-warehouses. Properties located at 6332 Portage Road (parcel numbers 0810-031-2321-4 and 0810-031-2108-3. Tom Schultz explained that his main goal is to sell the property but after some time on the market he has not been successful mostly due to the lack of water and sewer service. Nachtwey noted that surrounding properties are zoned C-1 and the concern that the C-2 zoning opens the property to many uses including a slaughter house. Ayers explained that in the past the Town has required a recording of a Deed Restriction either limiting the types of uses on the property or specifically prohibiting certain uses. Walsh further explained that any proposed future use that is contrary to the Deed Restriction would need to be approved by the Town. Vraniak asked if there would be fencing on the property. Schultz said probably not initially. Vraniak asked if there would be access from the storage units Schultz currently owns along Hwy 19. Schultz replied that his son Austin would lease the land from him and own the units so they do not plan to combine the properties. He also noted the access would be off Portage Road. Nachtwey inquired about the lighting and noted the preference to have down cast lighting. Schultz noted that the septic has been vacated but the well still exists and the well will be abandoned if the warehouses are built. The Plan Commission was generally in favor of the proposed use. Ayers noted that a CSM would need to be done to combine the lots as well as the rezone. Schultz said he will work out the details and will submit an application to the Town if he decides to further pursue this use.
- 3) Update on the DeForest ETZ. Met on April 10 recommended approval of a conditional use permit to allow display of recreational vehicles inside Gander Outdoors. DeForest is revising their zoning code and the ETZ will meet regularly to discuss revisions in the future.
- 4) Update on items that previously appeared before the Plan Commission. The Town Board approved the CUP for indoor display of recreational vehicles at Gander Outdoors on April 17 with the conditions recommended by the DeForest ETZ Committee.
- 5) Approval of minutes from April 4, 2018. Motion: Berg/Stoflet to approve the minutes as presented. Motion carried.
- 6) ADJOURNMENT. Meeting adjourned at 6:06 p.m.

Brenda Ayers
Administrator/Clerk/Treasurer
08/03/2018