

PLANNING COMMISSION MINUTES
Mayville City Hall, 15 S. School Street, Mayville, WI
December 27, 2011

1.) Call to Order and Roll Call.

Meeting called to order at 5:30PM

Members Present: Dolores Neumeyer, Jerry Moede, Bob Smith, David Pasbrig, and Ron Henkel

Absent: Merlin Kahlhamer, Legas

2.) Approve Agenda.

Motion by Henkel, second by Pasbrig to approve the agenda. Motion carried on a voice vote; no objections.

3.) Discuss and Act upon Letter of Intent Notification for Parcel 042-1217-1913-000, W2288 Gill Road, Town of Theresa.

Don Neitzel reviewed the Letter of Intent he received from Dodge County Land Resources and Parks Department for a Land Division for William and Bonita Steinbach. Mr. Neitzel stated that he reviewed the land division and found it was in non-compliance with the City of Mayville Extraterritorial Zoning Ordinance. So he checked the "Deny" box as the City's recommendation and cited the Zoning Ordinance 425-20 as the reason why and then returned the Letter of Intent to Dodge County. Mr. Steinbach then contacted Mr. Neitzel asking what else he could do in order to get the City's approval, because he has a closing date on December 30, 2011. Upon reviewing the City's Extraterritorial Ordinance, Mr. Neitzel found no protocol for filing a variance. At the direction of the City Attorney, Mr. Neitzel called for this meeting for the Plan Commission to review the Letter of Intent and the City Extraterritorial Zoning Ordinance and make their own decision regarding this matter.

Following a review of the Extraterritorial Zoning Ordinance and a discussion, the Plan Commission determined that the land split that Mr. Steinbach intended on is not in compliance with the City's ordinance. Members of the plan commission felt bad that they had to deny this based on the fact that Mr. Steinbach already had a closing date set for selling the property, but the fact remained that it still did not meet the requirements set forth in the City Ordinance. Members agreed that the subject should be addressed on a future agenda to discuss amending the Extraterritorial Zoning Ordinance 425-20, based on parcels that are proposed to be split that contain existing houses and outbuildings.

Don Neitzel stated that he would look to see if there are other communities that have dealt with this maximum parcel size issue, as it relates to extraterritorial zoning with townships.

Motion by Henkel, second by Smith, to deny the Letter of Intent Notification for Parcel 042-1217-1913-000, W2288 Gill Road, in the Town of Theresa. Roll was called; motion carried on a 4 to 1 vote.

4.) Adjournment.

Motion made by Smith, second by Pasbrig, to adjourn. Motion carried on a voice vote; no objections. Meeting adjourned at 6:35 p.m.

Minutes prepared by Don Neitzel