

**PLANNING COMMISSION MEETING  
415 N. MILWAUKEE ST.  
SEPTEMBER 6, 2016 @ 5:30 PM  
APPROVED/OFFICIAL MINUTES**

1. Planning Commission meeting was called to order at 5:30 PM by Chairman Hincz. Present: Commissioners Schmidt, Luick, Smith, Derse, Atty. Dubis. Commissioners Wenck and Alvey were absent.
2. Chairman Hincz led the Pledge of Allegiance.
3. Commissioner Luick motioned to approve the August 1, 2016 meeting minutes as presented, seconded by Commissioner Schmidt. Vote taken: 5-0. Motion carried.
4. Correspondence- None
5. Proposed CSM/Conditional Use- Jendusa, 7611 Pleasant Rd. - Steve O'Claire, Red Leaf Bldrs., was in attendance for the property owner. Mr. O'Claire indicated that they would be willing to deed restrict to no further land divisions without prior Town and Racine County approval. Supervisor Gauerke informed Mr. O'Claire that the CSM would need to include the remnant parcel. Mr. O'Claire did indicate that this parcel does not extend to the lot line to the back (to the east). Commissioner Schmidt motioned to approve contingent on applicant/property owner obtaining a CSM and that it be deed restricted to no further land divisions, seconded by Commissioner Luick. Vote taken: 5-0. Motion carried. Clerk questioned if the CSM needed to go before the planning commission and Chairman Hincz indicated no that Atty. Dubis could review.
6. Discussion & possible action re: ordinance for land disturbance/bringing in fill- Chairman Hincz gave a brief background. Clerk Mayer noted that the reason this is being brought up is because there were two calls where property owners requested to bring in fill but not build right away. Our question is if fill is brought in can it be left in a mound, do we require that the property owner grade the fill, etc. Chairman Hincz indicated that he would like the commissioners to review the current ordinances (which the clerk will email) and this will be brought up again at the October 3<sup>rd</sup> planning meeting. No formal action taken at this time.
7. Shoreland Contract report- No report
8. Announcements/Discussion- Commissioner Schmidt invited the commissioners to attend the Waterford Art Walk on October 7<sup>th</sup> down Main St.

Commissioner Derse motioned to adjourn the meeting at 6:00 PM, seconded by Commissioner Smith. Vote taken: 5-0. Motion carried.

Respectfully submitted,

Tina Mayer, Town Clerk