

Town of Perry  
Minutes of Land Use Committee Meeting  
Tuesday, February 5, 2019  
Perry Town Hall, 10084 County A  
8:00 PM

1. Call to Order. Chairman Dean Vogel called the meeting to order at 8:00 PM. Committee Chairman Dean Vogel, and committee members Gary Baumgartner, Ken Hefty, Bird Cupps and Deputy Clerk Stephanie Zwettler were present. Also in attendance: Tyler Hesseling and John Ranum.
2. Minutes of Previous Meeting – December 4, 2018. Gary Baumgartner moved and Dean Vogel seconded a motion to approve the minutes of the Land Use Committee meeting held on December 4, 2018 as presented. Motion carried.
3. John Ranum, 1059 County Rd H – review proposed CSM. John Ranum presented copies of the proposed CSM showing a minor adjustment made to the north boundary of the lot that now totals 5.6 acres. He confirmed there would not be a need for a driveway easement after the rezone. John affirmed the CSM is correct as drawn. Ken Hefty made a motion to recommend approval of the amended CSM; Gary Baumgartner seconded the motion. Motion carried.
4. Brad Gilbertson, 783 Drammen Valley Rd – accessory building. Applicant was not present for the meeting. Gary Baumgartner moved and Ken Hefty seconded the motion for postponement. Motion carried.
5. Tyler Hesseling, approx. 1400 Savanna Rd – site plan for residence, driveway. Ken Hefty moved and Dean Vogel seconded a motion to discuss the application. Motion carried. Observations at the site view were discussed. Applicant, Tyler Hesseling, presented an additional soil map with an overlay of the site plan. Chairman Vogel commented that there is minimal impact on the soils present and that the proposed driveway has no issues. Gary Baumgartner agreed that the driveway has good sight lines. The committee found no issues with this application.  
  
Ken Hefty moved and Gary Baumgartner seconded the motion to recommend approval of the site plan and driveway. Motion carried.
6. Kymberley Anderson, 10844 CTH A – request for change in Ch. 10 proposed zoning district. Applicant was not present, however, her request was expressed in email correspondence between Dane County Senior Planner, Brian Standing and Deputy Clerk Stephanie Zwettler. Ms. Anderson currently owns animals that would not be permitted to have in the proposed district of SFR-1 for her 1.11 acres. Brian Standing had suggested that the zoning district of RR-1 might be more suitable

since her animals fall within the guidelines of the one animal unit (or 1000 lbs) per acre standard. The committee reviewed the descriptions for the proposed and requested zoning districts and had no concerns with the change.

Gary Baumgartner moved to recommend approval of changing the proposed zoning district from SFR-1 to RR-1; Bird Cupps seconded the motion. Motion carried.

7. Comprehensive Revision to the Dane Cty Zoning Ordinance, Ch. 10, Dane Cty Code of Ordinances – review for adoption recommendation. Committee members reviewed the changes to the ordinance. More discussion may be necessary.
8. Pending applications – review and discussion. Deputy Clerk Stephanie Zwettler reported that there may be rezone on Perry Center Rd later this year, but there are no pending applications at this time.
9. Schedule meetings. Site views will be held on March 2 and the meeting will be held on March 5 for applications that are submitted by February 15.
10. Adjourn. Bird Cupps moved and Gary Baumgartner seconded a motion to adjourn. Motion carried. The meeting adjourned at 9:35 PM.

Respectfully submitted,  
Stephanie Zwettler, Deputy Clerk