

Town of Perry
Minutes of Land Use Committee Meeting
Wednesday, August 3, 2022
Perry Town Hall, 10084 County A

1. Call to Order. Chairman Dean Vogel called the meeting to order at 8:00 PM. Committee members Ken Hefty, Gary Baumgartner, Bird Cupps and Deputy Clerk Stephanie Zwettler were present. Also in attendance: Brad Tisch. Pat Downing joined the meeting at 9:30 PM.
2. Minutes of Previous Meeting – June 8, 2022. Gary Baumgartner moved and Ken Hefty seconded a motion to approve the minutes of the Land Use Committee meeting held on June 8, 2022, as presented. Motion carried.
3. Richard Keller Trust/Mike Keller, 1378 Keller Rd – land division. Ken Hefty moved and Gary Baumgartner seconded the motion to discuss the application. Motion carried. The committee reviewed the Certified Survey Map as submitted by Mike Keller showing the proposed division of land of 36.65 acres that includes the existing homestead and buildings. Committee members noted that all density units have been consumed and no additional units remain. The committee had no concerns with the land division.

Ken Hefty moved and Bird Cupps seconded the motion to recommend approval of the land division of 36.65 acres. Motion carried.
4. Brad & Laura Tisch – 10962 Moen Rd – Conditional Use Permit – transient/tourist lodging to allow short-term rental. Gary Baumgartner moved and Ken Hefty seconded the motion to discuss the application. Motion carried.

The Committee held a public hearing for comments on the Conditional Use Permit application submitted by Brad and Laura Tisch. Brad Tisch explained the permit would allow short-term rentals at the residence they own on Moen Rd. He reported that they do not allow pets, parties, or ATVs, and that Airbnb screens renters. The applicant cited the residence lists as having three bedrooms but has a maximum occupancy of eight guests, based on the sanitary report filed with Dane County.

Bird Cupps commented that any action the committee takes would set precedence for future applications. Chairman Dean Vogel noted the aspect of public safety and a possible need for a licensing ordinance. Committee members also reviewed material from other Dane County towns that recently approved Conditional Use Permits for short-term rentals. They discussed the various conditions and limitations that were included with these approvals.

The Committee requested a list of the applicant's rental rules and a copy of the sanitary report confirming the septic is adequate for the 8-person occupancy.

Ken Hefty moved and Gary Baumgartner seconded the motion to postpone action until the September meeting to allow more time to consider comments, other town conditions and additional information. Motion carried.

5. Ryan & Lori Oehlhof, 365 Tyvand Rd – informal discussion. Ryan Oehlhof was not in attendance.
6. Town Comprehensive Plan – review and discuss possible updates. The committee postponed discussion until the next meeting.
7. Pending applications – review and discussion. Deputy Clerk Stephanie Zwettler reviewed an application that was submitted.
8. Schedule meetings. Site views will be held on August 27 and the meeting and public hearings will be held on Monday, September 12 for applications that are submitted by August 15.
9. Adjourn. Ken Hefty moved and Gary Baumgartner seconded a motion to adjourn. Motion carried. The meeting adjourned at 9:59 PM.

Respectfully submitted,
Stephanie Zwettler, Deputy Clerk
