

Town of Perry
Minutes of Land Use Committee Meeting
Wednesday, June 4, 2025
Perry Town Hall, 10084 County Highway A

1. Call to Order. Committee Chairman Dean Vogel called the meeting to order at 8:00 PM. Committee members Jeff Anderson, Kevin Hefty and Deputy Clerk Stephanie Zwettler were present. Also in attendance: Gerald Keller and Bridgit Van Belleghem. Committee member Bird Cupps attended via teleconference.
2. Minutes of Previous Meeting – May 7, 2025. Jeff Anderson moved and Bird Cupps seconded a motion to approve the minutes of the Land Use Committee meeting held on May 7, 2025, as presented. Motion carried.
3. Gerald Keller, 1439 Keller Rd – zoning change to separate existing residence from farmland, creating Lot 2 (2.77 acres) from FP-35 to RR-2, and to adjust a previous boundary line for Lot 1, CSM 12503, to include driveway. The Committee reviewed the observations and discussions from the site view. A soil map requested at the site view was presented. Committee members observed that Choice soils are present in a section of the proposed lot, however, the soil is located near the existing residence. The Committee had no other concerns with the application.

Jeff Anderson moved and Kevin Hefty seconded the motion to recommend approval of the 2.77-acre zoning change from FP-35 to RR-2, grant a variance for the presence of Choice soil next to the homestead, and adjust a previous boundary line on Lot 1, CSM 12503, to include the existing driveway. Motion carried.

4. Town Comprehensive Plan – review and discuss updates. Dane County Senior Planner Bridgit Van Belleghem presented a draft template with current maps and census data, along with recommendations for the update process. The Committee discussed plans to review the draft and other zoning updates at the next meeting.
5. Pending applications – review and discussion. Deputy Clerk Stephanie Zwettler reported that there are no pending applications at this time.
6. Schedule meetings. Site views will be held on June 28, 2025, and the meeting and public hearings will be held on July 2, 2025, at 7:00 PM, for applications submitted by June 15, 2025.
7. Adjourn. Kevin Hefty moved and Jeff Anderson seconded a motion to adjourn. Motion carried. The meeting adjourned at 9:06 PM.

Respectfully submitted,
Stephanie Zwettler, Deputy Clerk
