



PLAN COMMISSION MEETING MINUTES

January 20, 2025 at 6:00 PM

Kronenwetter Municipal Center - 1582 Kronenwetter Drive Board Room (Lower Level)

1. CALL MEETING TO ORDER

@6PM

A. Pledge of Allegiance

B. Roll Call

PRESENT

Chair Chris Voll

Dick Kvapil

Tony Stange

Bruce Sinkula

Dan Lesniak

Rick Grundman

Ken Charneski

2. PUBLIC COMMENT

Please be advised per State Statute Section 19.84(2), information will be received from the public. It is the policy of this Village that Public Comment will take no longer than 15 minutes with a three-minute time period, per person, with time extension per the Chief Presiding Officer's discretion. Be further advised that there may be limited discussion on the information received, however, no action will be taken under public comments.

Guy Fredel-trail wood ventures and 109 lot residential subdivision.

3. APPROVAL OF MINUTES

C. 2024 10 21 Plan Commission Meeting Minutes

D. 2024 11 18 Plan Commission Meeting Minutes

Motion made by Charneski, Seconded by Chair Voll.

Voting Yea: Chair Voll, Kvapil, Stange, Sinkula, Lesniak, Grundman, Charneski

4. REPORTS AND DISCUSSIONS

E. CDPZD Report

5. OLD BUSINESS

F. Discussion and possible action: Proposed Zero-lot-line Language.

typo on: For zero lot line structures, each lot shall have a minimum lot area of 5,000 square feet per unit and must be of at least 40 feet in width within two family residential zoning districts.

Change to: For zero lot line structures, each lot shall have a minimum lot area of 10,000 square feet per unit and must be of at least 40 feet in width within two family residential zoning districts.

Chart letters to be corrected.

Motion to move to Public Hearing.

Motion made by Charneski, Seconded by Lesniak.

Voting Yea: Chair Voll, Kvapil, Stange, Sinkula, Lesniak, Grundman, Charneski

6. NEW BUSINESS

- G. Discussion and possible action: CSM Dean Prohaska, Happy Hollow Road (Vacant Land).
Motion to approved CSM.
Motion made by Sinkula, Seconded by Lesniak.
Voting Yea: Chair Voll, Kvapil, Stange, Sinkula, Lesniak, Grundman
Voting Nay: Charneski
- H. Discussion and possible action: CSM Trailwood Ventures LLC, 1500 Kowalski Road.
Rick Grundman to recuse himself as he is an employee of the school.
Motion made by Lesniak, Seconded by Sinkula.
Voting Yea: Chair Voll, Kvapil, Stange, Sinkula, Lesniak, Charneski
Voting Abstaining: Grundman
- I. Discussion and possible action: Denyon Homes Inc. Subdivision Concept Plan.
No Action

7. NEXT MEETING: FEBRUARY 17, 2025

8. CONSIDERATION OF ITEMS FOR FUTURE AGENDA

Zero lot line.

9. ADJOURNMENT

@7:33PM

Motion made by Charneski, Seconded by Lesniak.

Voting Yea: Chair Voll, Kvapil, Stange, Sinkula, Lesniak, Grundman, Charneski

NOTE: Requests from persons with disabilities who need assistance to participate in this meeting or hearing should be made at least 24 hours in advance to the Village Clerk's office at (715) 693-4200 during business hours.

Posted: 01/17/2025 Kronenwetter Municipal Center and www.kronenwetter.org

Faxed: WAOW, WSAU, City Pages, Mosinee Times | Emailed: Wausau Daily Herald, WSAW, WAOW, Mosinee Times, Wausau Pilot and Review, City Pages

Minutes prepared by Kim Coyle