

## **Town of Woodboro Plan Commission Board**

### **Meeting Minutes**

**Monday, June 10<sup>th</sup>, 2024, 6pm**

The Plan Commission Board Meeting was called to order at 6:00 pm by Tim Mulhern. Confirmed agenda was posted in appropriate places and the town website.

Members present were Tim Mulhern, Mike Hoppe, Sherry Fechter, Kim Pontel, and Joann Beltz. Absent were Phil Krisel

Kim Pontel made a motion to approve, Mike Hoppe seconded by to approve the meeting minutes from May 13th, 2024, motion carried by voice vote.

#### **New Business:**

- Consider a rezone petition for Kevin Embacher & Barbara Spinzig for parcels WB-162-1 and WB-173.
  - The town received an official request for a petition for rezoning WB-16-1 and WB-173.
  - Kevin Embacher explained that he is requesting the rezoning for his horses to be closer to his home.
  - Adjacent neighbors voiced that they are against the rezoning.
    1. Concerned that the value of their property will decrease with a less restrictive rezone..
    2. Concerned if Mr. Embacher sells the property and it is rezoned to Rural Residential, less restrictive uses may be allowed by the new owner. Example, Rural Residential allows 1 head of livestock per acre. For WB-173 that could mean 40 horses would be allowed to be kept on the property.
    3. Mr. Embacher has the ability to keep his horses on the parcel south of WB-173 as it is zoned Residential and Farming. That parcel is only about 500' from his house.
  - A petition was submitted to the Commission with signatures of adjacent landowners who do not want to see the property rezoned.
- Mike Hoppe made a motion to not recommend rezoning WB-16-1 and WB-173 from Single Family Residential to Rural Residential to the Town Board 2<sup>nd</sup> by Kim Pontel motion carried by voice vote.

## **Old Business:**

- Update on Manson Lake CMS for Peter Slaga.
  - Question from the last meeting regarding length of waterfront potential being less than 100'. Oneida County Zoning was asked the question and it does not have to meet the minimum 100' length because it is a reconfiguration of existing lots of the Peter Paulson Plat which had lots less than 100' allowed at that time.
  - CMS has been completed and now will go to the county for approval.
  - Oneida County Zoning stated that the new parcels will be zoned both Single Family Residential and Forestry 1A which will need to be resolved. Most likely they will be rezoned to Single Family which will come back to the Plan Commission for approval.

Motion to adjourn by 1<sup>st</sup> Sherry Fechter, 2<sup>nd</sup> Mike Hoppe, all voted aye, meeting adjourned at 6:48pm