

Town of Beaver Dam Notice of Plan Commission Meeting

Notice is hereby given that the Town of Beaver Dam Plan Commission will meet at 7:00 PM on Monday, November 27, 2023 in the Beaver Dam Town Hall at W8540 County Road W, Beaver Dam, WI. Town Board members may attend the meeting for purposes of gathering information.

The agenda is as follows:

1. Call to order and roll call
2. Verify compliance with the Open Meeting Law
3. Approve the minutes of the October 2, 2023 Plan Commission meeting
4. Review and approve, approve conditionally, or reject the site plan and application for a Land Use permit submitted by Dennis Giese, to rehabilitate an existing building in the C-1 Commercial district on parcel 004-1114-0821-004 at 1126 Madison St
- 5 Adjourn

Tom Zeamer
Plan Commission Chairman

UNAPPROVED MINUTES
Town Of Beaver Dam
Plan Commission Meeting
W8540 County Road W
October 2, 2023

1. Meeting called to order at 7:00pm Present: Tom Zeamer, Donna Schauer, Ryan Griswold, Earl Voigt, Mark Bobholz, Art Kitchen, Land Use Administrator Dan Prunuske. Absent: Dean Hughes, Secretary Amy Mallon.
2. Minutes of July 31, 2023 amended to show that Dan Prunuske was present. Revised minutes adopted.
3. Chairman opened public hearing on application for Conditional Use Permit for Racecar Components for Gearheads, LLC to sell automotive parts, operate a hobby shop and conduct light manufacturing with floor space exceeding 3,500 sq.ft on parcel 004-1114-0823-015 at 1235 Madison St. Anna Gehrke answered questions from the Board, no hours of operation set yet, facility will include 1 outdoor storage shed for small amounts of gas/oil and parts.
4. Motion (Schauer/Bobholz) to grant Conditional Permit for Racecar Components for Gearheads, LLC with no conditions. Motion carried on a unanimous voice vote.
5. Chairman opened a public hearing on application of Duane & Kathleen Foulkes Trust to amend Map 8-2 of the 2030 Future Land Use Plan to change zoning for a portion of parcel 004-1214-2824-000 north of city ROW from R-1 Single Family Residential to C-1 Commercial. Mark Tomashek, New Frontier Land Surveying answered questions from the Board. John & Jeri Henry plan to construct a storage building on this parcel.
6. Motion (Kitchen/Griswold) to approve the amendment of Map 8-2 of the 2030 Future Land Use Plan on the filled portion of Parcel 004-1214-2824-000 from R-1 to C-1. Motion carried on a unanimous voice vote.
7. Chairman opened a public hearing on the application of Duane & Kathleen Foulkes Trust to rezone the filled portion of parcel 004-1214-2824-000 from R-1 to C-1.
8. Motion (Bobholz/Griswold) to approve zoning change for Parcel 004-1214-2824-000 from R-1 to C-1. Motion carried on a unanimous voice vote.
9. Chairman conducted a review of the site layout for Beaver Bay Storage Co, fdba Jeremy Frank and Michael Bassette and application for a Land Use Permit for the construction of Building #2 on Parcel 1114-0742-003, W9500 Nova Pass. The applicant answered questions from the Board and provided a map of proposed location of Building #2. Land Use Administrator Dan Prunuske stated the applicants are in compliance with the existing LUP issued Sept 24, 2018. Chairman Zeamer suggested the applicant should not have to come back to the Board for additional approvals as long as the existing LUP is in compliance. The Board agreed.
10. Motion (Voigt/Schauer) to approve application for construction of Building #2 on Parcel 004-1114-0742-003. Motion carried on a unanimous voice vote.
11. (Voigt/Kitchen) motion to adjourn at 7:30pm. Motion carried on a unanimous voice vote.

Respectfully submitted,
Arthur Kitchen, Acting Secretary

Land Use Permit Application

Fee: \$75.00 + \$1.00 per \$1,000.00 of cost
\$150.00 + \$2.00 per \$1,000 of cost*

Town of Beaver Dam

W8540 County Road W
Beaver Dam, WI 53916
920-887-0791

Applicant (Agent) Dennis Giese
Street Address 1126 Madison St.
City, State, Zip Code Beaver Dam, Wisconsin 53916
Phone Number 1-920-382-2069 Email _____

Property Owner (If different from applicant) Dennis Giese
Street Address W 2458 Hillendale Parkway
City, State, Zip Code Beaver Dam, Wisconsin 53916
Phone Number 1-920-382-2069 Email Karen.tomko@yahoo.com

Parcel Identification Number (PIN) _____

Site Address 1126 Madison St. Beaver Dam, Wisconsin 53916

Present Use of Property Commercial

Proposed Use of Property Commercial

Permit Required For Renovation

Structure Dimensions: Length 62' Width 41'6" Height _____

Number of Stories 2 Total Square Footage _____

Total Structure Costs \$ 2,500.86

Note: 1. A site plan drawn to scale must be included with all applications.

2. Costs are defined as either Contracted or Do-it-yourself. Contracted cost includes material and labor. Do-it-yourself cost is the value of materials doubled.

Certificate

I hereby certify that I am the owner and/or authorized agent of the property and that all the above statements and attachments submitted are true and correct to the best of my knowledge and belief. Also, all work performed and equipment installed shall meet all applicable laws and regulations of the State of Wisconsin.

Signature of owner or authorized agent [Signature] Date 10-8-23
Phone Number 1-920-382-2069 Email _____

Disposition (For Town use only)

Zoning District _____ Date Permit Issued/Denied _____

Land Use Permit Number _____ Sanitary Permit Number _____

Total Fees Paid \$ _____ Date Collected _____

Land Use Administrator _____

*Fee doubles if construction has started prior to application for permit.

10/22/83

Materials ordered to button up building
for winter.

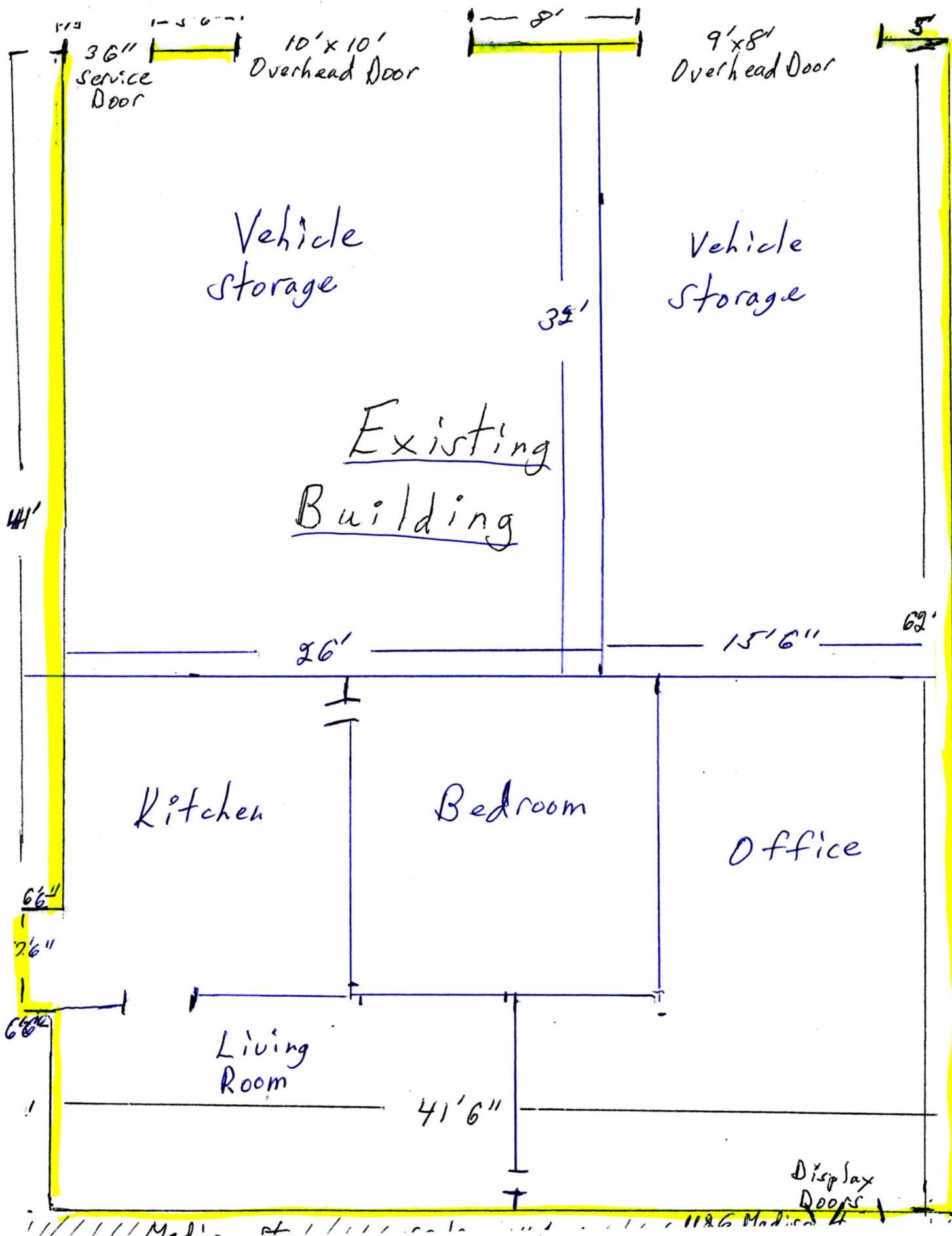
• roof and siding tin for storage area	_____	\$4,296.00
• 36" service door	_____	\$400.00
• 10'x10' Overhead Door	_____	\$3,829.86
• 9'x8' Overhead Door	_____	
Total	_____	\$8,525.86

Building is presently open to the elements. I would like to get the roof on along with the siding and doors on the storage area to prevent damage and vandalism to my property. Materials will be arriving this week. This part of building is structurally sound.

I would like the town to work with me on this, and I will get structure plans for the remainder of the building.

Thank You,
Dennis Green

1-920-382-7069



36" Service Door

10' x 10' Overhead Door

9' x 8' Overhead Door

Vehicle storage

Vehicle storage

Existing Building

Kitchen

Bedroom

Office

Living Room

Display Doors

1126 Medical

