

Town of Beaver Dam Amended 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, September 9, 2024 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 March 11, 2024 Plan Commission meeting
4. Review and approve, approve conditionally, or reject the site plan submitted by Dennis Giese to support his application for a Land Use permit for 2 storage sheds at 1126 Madison St parcel 004-1114-0821-004
5. Review and approve, approve conditionally, or reject the site plan submitted by Ronald Warmka agent for Specialty Painting & Finishing to support its application for a Land Use permit for a storage shed at W8154 County W parcel 004-1114-1511-000
6. Adjourn

Dan Prunuske
Land Use Administrator

**Unapproved Minutes
Town of Beaver Dam
Plan Commission Meeting
March 11, 2024**

Meeting called to order: 7:00pm

Present: Art Kitchen, Donna Schauer, Earl Voigt, Mark Bobholz, Ryan Griswold

Verified compliance with open meeting law.

Motion (Bobholz/Voigt) to approve November 27, 2023 meeting minutes. Carried unanimously.

Acting Chairman Art Kitchen opened public hearing on recommendation from the Town Board to amend s.62-7(c) of the Zoning Ordinance requiring basements for all new homes and s. 62-14 definition of "basement."

Town of Beaver Dam Land Use Administrator (LUA) Dan Prunuske spoke giving his opinion that building construction regulations do not belong in a zoning ordinance. IF your recommendations include such regulations, they belong in Chapter 10, not in Chapter 62. Therefore, remove building regs from the Zoning Ordinance, and provide a recommended spot to recreate these, IF NECESSARY, in the building code.

Art Kitchen asked if LUA was aware why ordinance originally came to be. LUA stated he did not as that occurred before his hiring and well before any current board member started serving.

Jim Chuel stated he and neighbors are not in favor of having the "barndominium" style in their neighborhood and would like to see a more traditional build being done there.

Dave Schoenberger spoke in favor of not having a basement and how keeping the basement code specifically for stopping the build of a "barndominium" in a specific neighborhood will stop potential future builds in the township.

Town Board Chairman Joe Kern reiterated the board's sentiment that the board would like to increase builds in the township thus increasing the town's tax base.

Art Kitchen closed the public hearing. 7:20pm.

(Voigt/Schauer) motion to recommend that the Town Board remove the second to last sentence of s. 62-7(c) "All homes shall be placed upon a permanent basement type foundation." and to remove the definition of "Basements" from s. 62-14 of the Zoning Ordinance, and move said codes to the building code. Carried unanimously.

Art Kitchen opened public hearing on the application of Steve and Tamera Schwartzer for Conditional Use Permit to operate a flea market in the lower-level of 1227 Madison St. Parcel 004-1114-0823-019.

Steve Schwartzer spoke in favor of having flea market as well as part of his business plan stating it would benefit the community and save good condition items from going to the landfill. They will be supplying what is available in the flea market and they will not be utilizing any outdoor space at the building.

Art Kitchen closed public hearing. 7:29pm

(Schauer/Bobholz) motion to approve conditional use permit. Carried unanimously.

Art Kitchen opened public hearing on the application of the John J. and Pamela J. Pryme Trust for a Conditional Use Permit to permit the creation of a 1+ acre residential parcel in the A-2 General Agricultural zone at W9531 County Road S, parcel 004-1114-3021-000.

Shared driveway will be utilized, and Dodge County Highway Commission already approved shared access permit.

Mark Bobholz shared his previous experiences with shared driveways and a resolution cannot be granted by the town if a shared driveway is no longer wanted.

Art Kitchen closed public hearing. 7:35pm

(Bobholz/Voigt) motion to approve creation of land parcel with shared driveway. Carried unanimously.

(Voigt/Griswold) motion to approve the Letter of Intent submitted by John J. and Pamela J. Pryme Trust to create a 2 lot CSM at W9531 County Road S, parcel 004-1114-3021-000. Carried unanimously.

(Schauer/Voigt) motion to adjourn. Motion carried unanimously. 7:38pm

Respectfully submitted,

Aimee Mallon, 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 WI 53916
Phone Number (920) 382-7069 Email -

Property Owner (If different from applicant) SAME
Street Address W7458 HILLENDALE PARKWAY
City, State, Zip Code BEAVER DAM WI 53916
Phone Number (920) 382-7069 Email -

Parcel Identification Number (PIN) 004-1114-0821-004
Site Address 1126 MADISON ST

Present Use of Property COMMERCIAL

Proposed Use of Property SAME

Permit Required For (2) OUTBUILDINGS 30' X 30' X 19' Bldg #1

Structure Dimensions: Length 104' Width 70' Height 22' Bldg #2

Number of Stories 1 Total Square Footage 7280 ± 900 = 8200 ±

Total Structure Costs \$ Both Buildings - 195,000.00 195,000 + 75 = 195,075

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 7-31-24
Phone Number (920) 382-7069 Email -

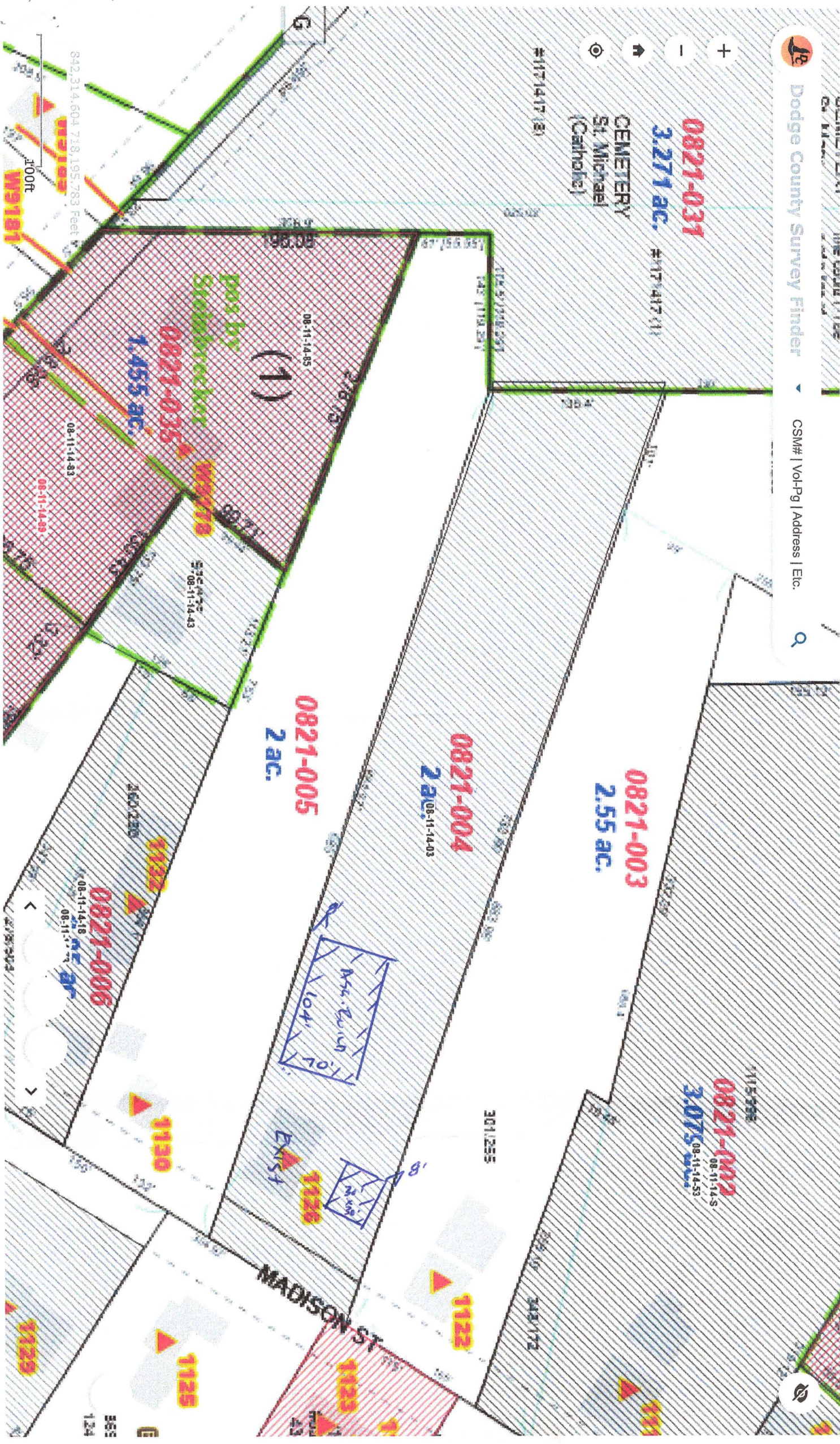
Disposition (For Town use only)

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.

WCB

EXHIBIT C



Dodge County Survey Finder

CSM# | Vol-Pg | Address | Etc.



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) Ronald Warmka
Street Address N6545 S. Crystal Lake Rd
City, State, Zip Code Beaver Dam, WI 53916
Phone Number 920-296-1956 Email rwarmka@gmail.com

Property Owner (If different from applicant) _____
Street Address _____
City, State, Zip Code _____
Phone Number _____ Email _____

Parcel Identification Number (PIN) 00411141511000
Site Address W8152 County Rd W Beaver Dam WI 53916

Present Use of Property Sandblasting + Painting
Proposed Use of Property Storage - building
Permit Required For Storage building

Structure Dimensions: Length 120 Width 58 Height 16
Number of Stories 1 Total Square Footage 6,960
Total Structure Costs \$ 211,000.00

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 Ronald Warmka Date 8/30/24
Phone Number 920-296-1956 Email rwarmka@gmail.com

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.

