

TOWN OF EMPIRE
Plan Commission Meeting
November 15, 2023

Chair Steve Abel called the Plan Commission meeting of the Town Board of the Town of Empire to order at 6:30 pm on Wednesday, November 15, 2023, at the Empire town hall. Notice and agenda of this meeting was sent to the Town's official newspaper, the Reporter, and a copy is on file with the Town Clerk.

Present at the meeting were Steve Abel, Chair, Dale Theel, Nikki Pierquet, Joe Miritz, and Graham Goebel, Plan Commissioners, James Pierquet, Chair, Scott Schnettler, Town Clerk, Mike Morgan, Deputy Clerk, Ted Halbur, Supervisor, Jeff Butzke from Compass Surveying, LLC, Trish Schnettler, and Grant Grinstead from VCF Land LLC. Several adjoining landowners were present; Judith Plautz, Mary Toriello, Karl and Joan Pennau, Brian and Jennifer Baker, Stephanie Martin, Rob Hutter.

Clerk Schnettler took role and Chair Abel announced that a quorum was present.

Clerk Schnettler read the public notice.

The first order of business was to review and to decide if the rezoning proposal for the VCF Land LLC property be recommended to the Town Board.

Grant Grinstead gave a description of what the rezoning all consisted of. Mary Toriello expressed concern about the larger lot being split into smaller residential lots. Grant stated that was not the intent and Chair Abel stated that there could only be access from Cty Hwy K and DeNeveu Lane giving maximum possibility of 2 lots. Jeff Butzke stated it was zoned R-1 residential to stay consistent with the surrounding properties as opposed to R-2 rural residential. Karl and Joan Pennau expressed concern about future development and possible increase in traffic on DeNeveu Lane. He proposed access off Cty Hwy K. Brian Baker stated he has two intents. One is to preserve the beauty of the area and two is to provide storage for him and his family.

Mary Toriello requested a site plan review before a building permit is granted.

Chair Abel stated that this proposal provides consistency to the area.

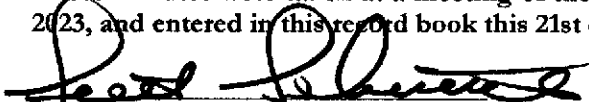
Joe Miritz motioned for a roll call vote, seconded by Nikki Pierquet. The Clerk polled the Commissioners: Theel, aye, Pierquet, aye, Miritz, aye, Goebel, aye, Abel, aye. The motion carried with all commissioners in favor.

On a motion by Dale Theel, seconded by Graham Goebel, all were in favor, Chair Abel announced that the meeting was adjourned at 6:57 p.m.



Scott Schnettler
Town Clerk

These minutes were taken at a meeting of the Town of Empire Planning Commission held on November 15, 2023, and entered in this record book this 21st day of November 2023.



Scott Schnettler
Town Clerk