

**TOWN OF PORT WASHINGTON
OFFICE OF THE CLERK
Official Minutes**

Of the regular meeting of the Town of Port Washington Plan Commission was held on
Wednesday, June 10, 2020 at 7:30 p.m. at the
Town Hall, 3715 Highland Drive, Port Washington, WI.

1. Roll Call & Pledge of Allegiance

Present: Mike Didier, Gary Schlenvogt, Greg Welton, Dale Noll, Randy Noll, Chuck Beranek, Ed Potokar, Rick Fellenz, Christy DeMaster, Heather Krueger- Clerk

Absent: none

Residents present: 5, Members of the Press: 0

2. Approval of May Plan Commission minutes. Motion to approve May Plan Commission minutes made by Randy Noll, second by Potokar. Motion passed unanimously.

3. Public Comments. None.

4. Old Business. None.

5. Town Chairman's report. None.

6. Town Zoning Administrators report. None.

7. Town Planning and Engineering report. DeMaster reports there is an accepted offer on 20 acres on Sunset and Northwoods Rd, and the new owner would like to rezone to 4 lots and a shared drive, they will begin the process soon.

8. Discussion regarding site plan for Harbor City, 3860 County Road H. Owner Scott Nelson showed a building and unofficial site plan for an additional building on the property. The board agreed it would fit within the zoning for the location and he should move forward on submitting an official application.

9. Discussion and possible action to revise the approved site plan for Open Door Bible Church. Per Fellenz, the Church would like to make changes, and he would like to know if the board requires an application and new drawings. The changes include: the size of the islands in the parking lot from 20x40 to 10x40, and also to have angle parking. They don't plan on putting in the future parking lot at this time. They would also like to relocate the garage to next to the holding tank. Dale Noll would like to see the church submit an informal plan with the up to date drawings. Randy Noll agrees the Town should have a paper trail accepting the changes, he suggests they use the existing plan and make the changes with a written statement stating what they propose. Didier would like changes be submitted to Fellenz, and also to the Plan Commission for the July meeting.

10. First consideration of an amendment to Chapter 340, the zoning and subdivision code, to create the R-4 residential district. Per DeMaster, Neumann Developments would like to develop a parcel of land that is currently developed in the City. They would like to create 9 lots. DeMaster has contacted the City Planner and City Engineer, the City does not want these lots to be annexed because it would create an island of land. The lots would have access to the City water & sewer. The City has a RS-3 zoning which would be similar to the Town's R-4. This will need a second consideration, a public hearing and approval by the Town Board.

11. Discussion regarding Town of Port Washington Comprehensive Plan, updating Chapters 1-7. DeMaster updated the factual numbers, including population trends, educational attainment, income,

employment, industry of employment, and housing. The board will revisit to make an additional change to verbiage at a later date.

- 12. Adjourn. Motion made by Dale Noll, second by Schlenvogt to adjourn the June Plan Commission meeting.**

Heather Krueger, Clerk