

Proceedings – July 27, 2022

Town of Chase Plan Commission Meeting

1. Call to Order and Roll Call

Plan Commission Chairman, Dennis Kroll called the public hearing to order at 7:30 pm in the Chase Town Hall located at 8481 County Road S, Pulaski, WI 54162. Notices were posted in the three town display boxes which are located at the Town Recycling Center, North Chase Citgo, and South Chase Saloon.

Plan Commission Members Present: Chairman – Dennis Kroll, Jeff VanEnkevort, Perry Baugnet, Derek Leisner, Annette Pelegrin and Secretary – Jeromy Delebreau. Absent: Seth Ostrowski,

2. Recite the Pledge of Allegiance to the Flag

The Pledge of Allegiance was recited at the public hearing.

3. Approve the Agenda:

a. Change of Sequence

Van Enkevort/Baugnet approved to change the sequence to the following after the minutes to 7, 8, and 6.

b. Remove Items – None

Motion by Van Enkevort/Delebreau to approve agenda as amended. Motion was called and carried 6-0.

4. Approve Prior Meeting Minutes

Baugnet / Pelegrin approved the prior meeting minutes. Motion was called and carried 6-0.

7. Discuss and Act New Potential Candidate for the Planning Commission.

Dennis Kroll stated a warm welcome to Derek Leisner and Jeromy Delebreau as new commissioners.

Van Enkevort / Baugnet approve Jeromy Delebreau as the new Planning Commission. Motion was called and carried 6-0.

8. Discuss and Act on Rezone for Doug Malinski, 8957 Van Dornick Road, Parcel # 012-171700111

Discussion on 25.04 acres which included a quarry. 13 acres is wooded, and Doug is requesting to have a building built on it to store machine equipment and then let the quarry fill back up with water. Oconto is requesting a rezone of the property to forest.

Motion by Delebreau/ Baugnet to approve the rezone for Mulberry Lane. Motion was called and carried 6-0.

6. Discuss and Act on the Conditional Use Permit for Rita Richardson, 8423 County Road S, Parcel #012-222200922, and Parcel # 012-222200922B.

The Richardson family presented and proposed a home-based business at their property. They would like to start teaching\coach archery, bird swaps, seminars for butchering, canning, and farming. Mr. Richardson is a level 2 US Archery Coach that is willing to teach young children and adult women the proper way to shoot archery inside their barn. He also stated that he would be interested potentially in teaching hunters' education.

The board discussed conditions that they would like to see placed on the conditional use permit if granted. The following conditions were added to the motion.

- Archery Coaching - 6 days and 5 nights a week.
- Bird Swap – Saturdays and Sundays from 9 am to 5 pm.
- Lights out after 9 pm.
- Farm Plots – 7 days a week from 7 am to 7pm.
- Farm Services – 10 people max – Saturdays and Sundays from 7 am to 7 pm.
- Copy\Proof of Insurance and Liability.
- Parking confined to back and side of home.
- Large events the Town of Chase is informed with dates and times

Motion by Perry/ Leisner to approve the conditional use permit for the Rita Richardson with the seven noted conditions. Motion was called and carried 6-0.

5. Discuss and Act on the Options for Mulberry Lane.

Motion by Van Enkevort / Baugnet to approve changes to the letter to Mr. Stachura that stated work on the road would begin August 15 and end on October 31st. Motion was called and carried 6-0.

6. Announcements and General Information.

None

7. Adjournment to August 3rd, 2022

Dennis Kroll adjourned the meeting at 8:58 pm to August 3rd, 2022 at 7:30 pm.

Plan Commission Secretary – Jeromy Delebreau