



# PLAN COMMISSION

Wednesday, May 24, 2023 at 6:30 PM

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**Town Hall Meeting Room, 8348 Hickory Ave, Larsen, WI 54947**

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## AGENDA

### CALL TO ORDER

- A. Pledge of Allegiance
- B. Verification of Notice
- C. Meeting Roll

### PUBLIC HEARING(S)

- A. Plan Commission Public Hearing on a Re-zoning Application submitted by Doug Woelz of McMahon Associates on behalf of Clayton Development Group, LLC, to re-zone Tax ID #006-0617 (2689 County Rd II), Tax ID #006-0618, and Tax ID #006-0632. The application is to re-zone: Tax ID #006-0617 (2689 County Rd II) from the A-2 (General Agriculture) District to the B-2 (Community Business) District, R-4 (Multifamily Residential) District, and R-3 (Two-Family Residential) District; Tax ID #006-0618 from the A-2 District to R-3 District and R-2 (Suburban Residential) District; and Tax ID #006-0632 from the A-2 District to the R-2 District.

### OPEN FORUM – Public comments addressed to the Plan Commission

**Individuals properly signed in may speak directly to the Plan Commission on non-repetitive Planning and Zoning matters whether on or not on the agenda.** Commentators must wait to be called, must speak from the podium, directing their comments to the Commission. Comments must be orderly, and will be limited to a maximum of **2 minutes** per person. **Public comment is not permitted outside of this public comment period. Note:** The Commission's ability to act on or respond to the public comments is limited by Chapter 19, Wis. Stats. Please complete the "Request to Speak at Meeting" form located on the agenda/sign-in table and submit the form to the Town Clerk for in-person attendance.

### BUSINESS

- A. Review/Recommendation: Plan Commission review & recommendation on a Re-zoning Application submitted by Doug Woelz of McMahon Associates on behalf of Clayton Development Group, LLC, to re-zone Tax ID #006-0617 (2689 County Rd II), Tax ID #006-0618, and Tax ID #006-0632 as described in Public Hearing Item A.
- B. Review/Discussion: Plan Commission review & discussion on the April 26, 2023 Public Information Meeting held to gain resident input on the proposed Comprehensive Plan 2045.
- C. Review/Discussion: Plan Commission review & discussion on updates to the Comprehensive Plan including the draft Future Land Use Plan Map & draft Chapter 11 - The 2045 Plan & Implementation document.

### UPCOMING MEETING ATTENDANCE

- A. Town Board (6:30 pm start) - June 7 & 21; July 5 & 19; August 2 & 16

B. Plan Commission (6:30 pm start) - June 14 & 28; July 12 & 26; August 9

**ADJOURNMENT**

Respectfully submitted,

Dick Knapinski  
Plan Commission Chair

*Pursuant to Wisconsin Statute 19.84 (2) and (3) notice is hereby given to the public and the media that two or more members of any or all Boards, Commissions, and Committees of the Town of Clayton, may attend the meeting of the Plan Commission in order to gather information. For purposes of the Open Meetings Law only; attendance at a meeting by a quorum of members of the Town Boards, Commissions, and Committees constitutes a meeting of the Board, Commission, or Committee, pursuant to Badke Vs. Village Board of Village of Greendale, 173 Wis2d 553, 494 NW2d 408 (1993), and must be noticed as such, although it is not contemplated that any formal action by those bodies will be taken. The only business to be conducted is for Plan Commission action.*

*Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. For additional information or to request this service, please call the Town Office at 920.836.2007.*

**This agenda has been posted at the following locations in the Town of Clayton:**

1. The Town Hall Posting Board – 8348 CTR “T” Larsen, WI 54947
2. The Town’s Web Page: --