



Agenda
Plan Commission Meeting
Thursday, June 12, 2025 at 5:00 PM
City Hall Council Chambers, 100 E Fountain St,
Dodgeville, WI

I. CALL TO ORDER AND ROLL CALL

II. CONFIRMATION AND COMPLIANCE WITH THE OPEN MEETING LAW

III. APPROVAL OF MINUTES

1. Approval of Minutes from May 29, 2025.

IV. NEW BUSINESS

2. Discussion and possible action to approve an ordinance to create sections 17.145(b)(21) and 17.18(a)(24) and to repeal and recreate section 17.20(a) of the Municipal Code of the City of Dodgeville, Iowa County, Wisconsin, Relating to allowing hospitals in the M-U Mixed Use District, B-H General Highway Business District, M-L Limited Industrial District, and M-G General Industrial District as a permitted use.
3. Discussion of the role of the Plan Commission in shaping the community's physical, economic, and environmental future.

V. ADJOURN

4. Motion to Adjourn

Any person who has a qualifying disability, as defined by the Americans with Disabilities Act, that requires the meeting or material at the meeting to be in an accessible location or format, must contact the City Clerk at the address listed above or call 930-5228, prior to the meeting so that any necessary arrangements can be made to accommodate each request.



MINUTES

Plan Commission Meeting

Thursday, May 29, 2025 at 5:00 PM

City Hall, 100 E Fountain St, Dodgeville, WI

I. CALL TO ORDER AND ROLL CALL

The meeting was called to order by Mayor Barry Hottmann at 5pm. Members present were: Barry Hottmann, Tom DeVoss, Danielle Kratcha, Michael Humke, Jason Reed, & Natalie Gregerson (arrived after roll call). Members absent were: Jim Barmore & Aaron Boehnen

Others Present: Eric Hagen (City Attorney from Boardman Clark)

City Hall Staff Present: Greg Lee (Director of Public Works), Dylan Wadzinski (Assistant DPW)

II. CONFIRMATION AND COMPLIANCE WITH THE OPEN MEETING LAW

III. APPROVAL OF MINUTES

1. *Approval of minutes from May 1, 2025.*

Motion By Humke, Second by DeVoss

IV. NEW BUSINESS

2. *Discussion and possible action to approve conditional use permit from Vita Builders LLC, located on King St (216-1074.E), to allow construction of grain elevator to exceed the height requirement set forth in the M-L Zoning District.*

Greg Lee reports that the ordinance has been updated so that Vita Plus does not have to come back for variance request. Representative from Vita Builders notes that they are adding an additional receiving leg to speed up process, and eliminate some safety hazards, and to strain out traffic. The bigger part of the project will be the larger bin which will involve truck traffic coming in one way and scaling in and then going out another way, and scale out upon exit.

Motion By DeVoss, Second by Kratcha to approve conditional use permit for Vita Builders. Voice Vote.

Motion Carried.

3. *Discussion and possible action to approve conditional use permit from Cindy's Red Wagon, located at N Bequette St (216-1142 & 216-1132.E), to allow use of seasonal greenhouses in the B-H Zoning District.*

Greg Lee states that he had discussions with Cindy about this, but no paperwork was submitted.

Motion By DeVoss, Second by Humke to table this conditional use permit request from Cindy's Red Wagon, since no paperwork had been sent to Greg/Dylan for this request. Voice Vote. Motion Carried.

4. *Discussion on allowing hospitals to be added in multiple Zoning Districts as a permitted use.*

Greg Lee states that hospitals are only currently allowed in Multi-Family districts, no other districts.

Looking to update the ordinance so that it is allowed in other districts. This will be a future discussion on future Plan Commission agendas.

5. *Discussion on revising the city's sign ordinance.*

Eric Hagen (City of Dodgeville's City Attorney) provided copy of Sec. 17.30 Signs & Billboards with several comments/suggestions to update this ordinance. A discussion was held but no action was taken on any of the discussion, as Eric stated that he would take the comments that were shared at the Plan Commission meeting and bring back a revised copy to the Plan Commission for further review.

6. *Discussion and possible action to approve changes to the Future Land Use Map for the City of Dodgeville.*

Dylan Wadzinski (Assistant DPW) provided an updated copy of the Future Land Use Map which included the eventual annexation for the hospital project, and other residential areas. Dylan states that this is not the official Land Use Map. He is still working on adding the GIS features, which will include roads, streets, etc.

Motion By DeVoss, Second by Humke to approve changes to the Future Land Use Map for the City of Dodgeville. Voice Vote. Motion Carried.

7. *Resolution approving an amendment to the comprehensive plan for the City of Dodgeville.*

Plan Commission approved resolution number for this amendment to be 2025-01.

Motion By Humke, Second by DeVoss to approve amendment 2025-01.

VI. ADJOURN

8. *Motion to Adjourn*

Motion By Gregerson, Second by Humke

Time: 7pm

ORDINANCE NO. _____

AN ORDINANCE TO CREATE SECTIONS 17.145(b)(21) AND 17.18(a)(24) AND TO REPEAL AND RECREATE SECTION 17.20(a) OF THE MUNICIPAL CODE OF THE CITY OF DODGEVILLE, IOWA COUNTY, WISCONSIN, RELATING TO ALLOWING HOSPITALS IN THE M-U MIXED USE DISTRICT, B-H GENERAL HIGHWAY BUSINESS DISTRICT, M-L LIMITED INDUSTRIAL DISTRICT, AND M-G GENERAL INDUSTRIAL DISTRICT AS A PERMITTED USE.

THE COMMON COUNCIL OF THE CITY OF DODGEVILLE, IOWA COUNTY, WISCONSIN, DO HEREBY ORDAIN AS FOLLOWS:

Section I: Section 17.145(b)(21) of the Zoning Code of the City of Dodgeville shall be and hereby is created to read as follows:

“(21) Hospitals.”

Section II: Section 17.18(a)(24) of the Zoning Code of the City of Dodgeville shall be and hereby is created to read as follows:

“(24) Hospitals.”

Section III: Sections 17.20(a) of the Zoning Code of the City of Dodgeville shall be and hereby is repealed and recreated to read as follows:¹

“(a) *Permitted Uses.* ~~Any manufacturing or storage use, except for uses listed in sub. (b) below.~~

(1) Any manufacturing or storage use, except for uses listed in sub. (b) below.

(2) Hospitals.”

Section IV: This ordinance shall become effective upon its passage and publication as required by law.

Adopted and approved this _____ day of _____ 2025.

Barry Hottmann, Mayor

ATTEST:

Lauree M. Aulik, City Clerk

¹ Existing language to be repealed is shown by strike out in **red**. Proposed new language is underlined in **green**.

Date Adopted: _____
Date Published: _____
Effective Date: _____