

## MINUTES OF THE TOWN OF OMRO PLANNING COMMISSION

Omro Town Hall, 4205 Rivermoor Road, Omro, WI

October 5, 2017

6:30 P.M.

Notice of this meeting was posted on the Town of Omro Web Page and the posting board at the Omro Town Hall.

It was mailed to the Omro Herald and the Oshkosh Northwestern.

Present: Commissioners Chris Musha, Rich Kern, Joy Schwarz, Barbara Meyers, Tom Tuschl, Larry Remer.

Chairman Tom Tuschl called the meeting to order at 6:30 P.M.

### Approve Minutes

MOTION: Rich Kern moved to approve the minutes of September 7, 2017. Larry Remer seconded the motion. Motion carried.

### Announcements and Reports

- CSM for LBF approved
- CSM for David Schultz approved
- Request to name driveway at 3102 Heise Road denied
- WCC will begin cutting trails at Priske Park next week
- Boy Scouts are using Schnyder/Wendt Park

### Zoning Change: LBF Investments LLC, 3006 County Road F, parcel number 016-0687 R-1 and A-2 to A-2

MOTION: Barbara Meyers moved to re-zone parcel 016-0687 from R-1 and A-2 to A-2 because it is compatible with the land in the area and could have been changed in the dual zoning elimination project. Chris Musha seconded the motion. Motion carried.

### CSM: Don and Ruth Weber, 3779 Cty Rd FF, parcel numbers 016-0395-02, 016-0395-03, and 016-0395-06

MOTION: Barbara Meyers moved that the parcels 016-0395-02, 016-0395-03, and 016-0395-06 be merged into one lot. Rich Kern seconded the motion. Motion carried.

### Reduce road setback requirement of Hayfield Drive

MOTION: Rich Kern moved to recommend that the Town Board grant a variance for the property south of Leonard Pt. Rd. and west of Hayfield Dr. to reduce their road setback. Larry Remer seconded the motion. A discussion ensued with the commissioners preferring a variance at the Town's expense instead of adding another exception to the current ordinance. Motion carried.

Preliminary Plat of Sandhill Farms subdivision. West of Marquart Lane and North of Leonard Pt Rd.

The Preliminary Plat of Sandhill Farms was discussed with Jim Sehloff, engineer for Davel Engineering, and Robert Albright, owner of Sandhill Farms. A large part of the discussion centered around the review letter of Sept. 25 from Strand Associates. Among the topics addressed were: drainage, erosion control, roadway design documents, stormwater management, and the intent to final plat the remainder of the development or just a certain portion.

MOTION: Tom Tuschl moved to continue the discussion for another 30 minutes. Barbara Meyers seconded the motion. Motion carried. The final item in the Strand letter addressed the requirements of finishing all of the roads and utilities in the subdivision at one time. This was initially misunderstood by Mr. Albright as he thought he could finish roads as needed. He intends to consult the Town Board to avoid this requirement; otherwise he will submit the Preliminary Plat in phases. Further items on the check lists from last month are being completed by Mr. Sehloff and will be submitted soon. Roads with bike paths, the 90 day approval period, and the Tier II road requirements were discussed. Mr. Albright gave verbal acknowledgment that Hayfield Drive and Fenceline Drive would both be built with the bike paths by ASA at ASA's expense in lieu of the parkland dedication.

Parks and Recreation Sub-Committee:

2018 Budget lines: The Planning Commission reviewed the budget items which included expenses for mowing, boardwalks, and the creation of a sledding hill.

MOTION: Joy Schwarz moved to inform the Town Board that the Plan Commission approves the budget segment as put forward by the Parks and Recreation sub-committee. Larry Remer seconded the motion. Motion carried.

Sledding hill plan: Chris Musha distributed an aerial map of Schnyder/Wendt Park which showed the location and rough contours of the proposed sledding hill.

MOTION: Rich Kern moved to recommend that the Town Board approve the construction of the sledding hill at Schnyder/Wendt Park per the plan submitted and the drawing presented at this meeting. Barbara Meyers seconded the motion. Motion carried.

Review of Comprehensive Outdoor Recreation Plan

Chapter 6 was discussed briefly. Chris wants to distribute the changes electronically and amend the Open House page. Rich would like to see Future land use added to Priority Projects.

Regulating Hunting in Town of Omro Parks

MOTION: Rich Kern moved to table discussion of hunting until November. Larry Remer seconded the motion. Motion carried.

Adjournment

MOTION: Barbara Meyers moved to adjourn. Rich Kern seconded the motion. Motion carried. This meeting adjourned at 9:00 P.M.

Minutes by  
Cheryl Gardner/Recording Secretary