

PLANNING COMMISSION MINUTES
Mayville City Hall, 15 S. School Street, Mayville, WI
December 13, 2017

1.) Call to Order and Roll Call.

Meeting called to order at 5:00 PM

Members Present: Rob Boelk, Dolores Neumeyer, Merlin Kahlhamer, Bob Smith, and John Gable.

Absent: Arlitt Del Ponte, D.J. Legas.

Others present: Mike Kurutz, Bill Hartwig, Don Neitzel, Dan Moldenhauer.

2.) Approve Agenda.

Motion by Kahlhamer, second by Smith to approve revised agenda with Item #5 removed. Motion carried 5-0.

3.) Citizen Comments

Mayor Boelk stated that he had attended the public hearing held in Kekoskee regarding the joint agreement between the Village of Kekoskee and the Town of Williamstown. He stated that he has been in discussions with an attorney and plans to file an objection. He has also been in contact with Representative Born and Senator Fitzgerald regarding this issue.

4.) Approve the Minutes of the July 26, 2017, meeting.

Motion by Neumeyer, second by Smith to approve minutes of the July 26, 2017 meeting. Motion carried 5-0.

5.) ~~Discussion regarding storage units in the City of Mayville.~~

This item was removed from the agenda due to it being a duplicate of Item #7.

6.) Discuss/Approve Site Plan Review for Mayville Dog Park at 1700 Breckenridge Street (TAG Center), Parcel #251-1216-1544-001.

Mike Kurutz stated that he has been approached by residents about a dog park in Mayville because dogs are not allowed in city parks. He looked at areas that were already city-owned so there wouldn't be a need to purchase property and the TAG Center property was the area that worked best. The area at the TAG Center provides parking and is the furthest from residential areas, when compared with other sites. Two locations for the fenced-in dog park were presented, one north of the TAG building (Site 1) and the other to the east of the building (Site 2). Bill Hartwig stated the hours of operation for the dog park would be dawn to dusk. He added that the cost for dog owners would be free but there would be a donation box provided. He estimated the amount that would need to be raised to build the dog park was around \$10-12,000. Kurutz added that only licensed dogs would be allowed in the dog park. Boelk mentioned that the dog park would be similar to other city parks as far as liability is concerned. Hartwig added that there would be a sign posted with rules for the dog park letting the owners know their responsibilities.

Motion by Gable, second by Kahlhamer to approve the Site 2 plan for the dog park (area adjacent to the east parking lot of the TAG Center). Motion carried 5-0.

7.) Discuss with possible action, Cardinal Storage development in River Knoll Industrial Park.

Dan Moldenhauer stated that he has received the construction permit from the DNR for his site and wanted to discuss a price for the land purchase. Don Neitzel reminded the Commission of incentives that had been discussed previously regarding the purchase price of the land. Moldenhauer mentioned that his plan was to construct two buildings at first with a goal of eventually constructing a total of 6 buildings on the site. He was going to wait to see how quickly the first two buildings filled up before constructing the remaining 4 buildings. Neitzel stated that once an agreement was reached on the purchase price for the land, the developer's agreement would be revised accordingly. If the price agreement were made tonight, the revised developer's agreement could be prepared for the January Planning Commission meeting. After discussion, an agreement for a purchase price of \$4,000/Acre was reached between Moldenhauer and the Commission.

Motion by Smith, second by Kahlhamer to amend the agreement to reflect a purchase price of \$4,000/Acre based on 2 buildings going up. Role call vote was taken; Motion carried 5-0.

6.) Adjournment.

Motion made by Kahlhamer, second by Gable to adjourn. Motion carried 5-0. Meeting adjourned at 5:32 p.m.