

**Town of Buffalo
Minutes for the
Land Use Planning Commission
February 2nd, 2022
@6:00 p.m.
Buffalo Town Hall**

Present-Jon Mast, Gary Napralla, Kevin Wegner, Charlie Church and David Berg

Others Present- 6

Meeting was called to order with the pledge of Allegiance at 6:00 p.m. by Jon Mast

Motion was made by Kevin Wegner to approve the Agenda. Second by Charles Church.

In Favor -5 Opposed - 0 Motion Carried.

Motion to table minutes from November, 2021 until March Land Use meeting due to not having copies in hand by Gary Napralla –Second by David Berg.

In Favor - 5 Opposed - 0 Motion Carried.

Board Discussion and Recommendation to the Town Board regarding:

The proposed amendment to the Town of Buffalo General Zoning Ordinance Chapter 16, which Proposed amendment as follows:

Jason Lalor, N1523 16th Rd, Montello, WI 53949 who is requesting to rezone from Agriculture Residential (AG-3(5)) and General Agriculture (AG-2) Districts to a Commercial Business (CM-B) District), lands described as follows: Lot 1, CSM 1894 being part of the NE1/4-SW1/4 & NW1/4-SE1/4, Section 15, T14N R10E, Town of Buffalo, containing 5.46 acres more or less.

The board reviewed the request as presented on the application. The board reviewed the diagrams and maps. Brief discussion followed. David Berg stated that everything looks in order. Jon Mast stated that Commercial zoning states that storage is not specifically listed and also that outside storage requires screening. Mr. Miller representing Jason Lalors request stated that it would only be used for indoor storage. Charles Church made the statement that most of the neighbors are family members and felt that it should not affect them.

There was a motion by David Berg to recommend to the board to approve the request as stated. Second by Charles Church.

In Favor – 5 Opposed – 0 Motion Carried.

The board discussed the proposed amendment to the Town of Buffalo General Zoning Ordinance Chapter 16, Proposed amendment as follows:

David and Renee Peterson, 322 A S Hubbard St, Horicon, WI 53032 who are requesting **to rezone from Prime Agriculture (AG-1) to a General Agriculture (AG-2) District**, lands described as follows:

Lot 1, CSM 3562 being part of the NE1/4-NW1/4 & NW1/4-NW1/4, Section 25, T14N R10E, Town of Buffalo, containing 15 acres more or less. (Tax Parcel 002008820000)

David Peterson wants to put up a building to store Equipment. Tom Onofrey stated that because AG 1 only allows for Agricultural equipment the property would need to be rezoned. Charles Church stated the he feels that the neighbors will not be affected. The Neighboring lands are not tilled properties on any of the sides of the property. There is a pine plantation on one side but mostly hardwoods on other sides. There are special exceptions required for other uses. Fred Wollenburg wondered if part of the parcel could still be left in AG1 Tom Onofrey stated that there would be no reason to do that. Ag2 properties cannot be divided again later. There was a motion by Charles Church to recommend to the Town board to approve the request. There was a second from David Berg.

In Favor-5 Opposed- 0 Motion Carried.

The next Land Use meeting will be on March 2nd @ 6:30 p.m-already have application on file.

Motion to adjourn by Gary Napralla. Second by Charles Church.

In Favor-5 Opposed-0 Motion Carried

MEETING WAS ADJOURNED

Clerk-Laurie Beahm