

**Town of Lawrence  
Planning and Zoning Board Meeting Minutes  
Wednesday, December 9, 2020  
Meeting Time 6:00 PM**

**DUE TO THE COVID-19 PUBLIC HEALTH SITUATION, AND UNDER ADVISEMENT OF THE BROWN COUNTY HEALTH DEPT "PUBLIC HEALTH EMERGENCY COVID-19 ALERT" ISSUED OCTOBER 3, 2020, THIS MEETING WILL BE HELD VIRTUALLY VIA ZOOM ONLY.**

**THIS MEETING WILL NOT BE HELD IN-PERSON**

**This meeting can be accessed virtually or by phone via Zoom.**

**ACCESS INSTRUCTIONS**

**<https://zoom.us> "Join a Meeting" Meeting  
Meeting ID: 831 8068 9130**

**Passcode: 310748**

**Call 1-312-626-6799 for phone audio access, use meeting ID and password above.**

**Roll Call:** The meeting was called to order at 6:09pm.

**Chair:** Tonya Wagner, Present

**Secretary:** Larry Boldt, Present

Travis Runke, Excused

Brian Peterson, Absent

Mike Van Dehei, Present

Dr. Lanny Tibaldo, Present

Skip Lee, Present

**Staff:** Scott Beining, Patrick Wetzel, Tara Czachor,  
Cindy Kocken, All Present

**Discussion and Action on the following:**

**1. Approve Minutes from November 11, 2020 meeting.**

Skip Lee made a motion to approve the minutes from the October 14, 2020 meeting. Mike Van Dehei seconded the motion. Motion carried unanimously.

**2. Consider Request to Rezone Parcel L-398-1-1 at 2620 Wm. Grant Dr. from A-1 Agricultural to E-R Estate Residential Zoning from William Bain.**

Scott Beining explained that this parcel should be rezoned to E-R to be compliant with current zoning rules. Current A-1 zoning rules require 10 acres for A-1, therefore this is currently a substandard parcel. Dr. Lanny Tibaldo made a motion to approve the rezoning and send to the Town Board. Mike Van Dehei seconded the motion. Tonya Wagner abstained. Motion carried.

**3. \*Discussion Only\* Consider Preliminary Site Plan Review for a Commercial Development on Parcel L-40-2 by Dan Doyen.**

Dan Doyen presented his preliminary drawing. He stated he was working on permits from the DNR and the Army Corps of Engineers. He would like to put up a building and some storage units. It was discussed a public hearing would be required. Project would be coming back to the committee in January. The “buildable area” will need to be determined before a project plan or site plan may be considered.

**4. Consider Preliminary Plans for Planned Development District on Parcel L-264-3-1 by Bill Schmook.**

Bill Schmook presented. His lot is currently vacant and zoned R-1. He would like to build five 2-unit condos about 1500 sq ft. He is thinking one unit would have a 2-stall garage and the other would have a 3-stall garage. Sewer and water are both in the area. There is also a regional pond in the area. Tonya Wagner brought up the outfall on the pond needs to be looked at. Item to come back to the committee in January for further discussion and or action. Determination of sewer/water/storm location will be needed.

**5. Consider Recertification of Farmland Preservation Ordinance/Working Lands Initiative for DATCP.** No discussion or action taken. Waiting for DATCP certification.

**6. Administrative Staff Report**

The Trinks Development agreement is currently in process.

**7. Public comments upon matters not on the Agenda.**

There were no public comments.

**8. Adjourn.**

Skip Lee made a motion to adjourn the meeting. Dr. Lanny Tibaldo seconded the motion. Motion carried. Meeting adjourned at 6:50pm.

*Scott Beining, Zoning Administrator*  
Planning and Zoning Board