

VILLAGE OF ELLSWORTH PLAN COMMISSION MEETING

December 4, 2023 5:30 p.m.

LOCATION: Village Hall, 130 N. Chestnut St. Lower level board room (East rear entrance)

Members Present: Chairperson Wayne Lundgaard, Lalley, Bull, Trustees Borner and Bench, and President Beissel

Others Present: Randy Brickner, Tom Judnic, Trustees Hines and Neeley, and Administrator/Clerk-Treasurer Roy

Minutes:

1. Meeting called to order at 5:30 pm by Chairperson Lundgaard
2. **Public Hearing of review and recommendation of a Certified Survey Map for Randy Brickner. The property is located at 527 South St., Village of Ellsworth, Pierce County, Wisconsin.** Randy Brickner presented the land division. One parcel will include the residence and the other parcel will include the shed. The shed will continue to be used for agriculture on the adjoining properties. **MSC Bull/Borner to approve the CSM.** No further discussion. **Unanimous.**
3. **Public Hearing of review and recommendation of a Variance of the Subdivision Standards for Tom Judnic. The property is located at 205 S. Utility St, Village of Ellsworth, Pierce County, Wisconsin.** Tom Judnic presented his request of a variance to the Subdivision requirements outlined in Chapter 45. Mr. Judnic wishes to split the property and sell a portion of the property and one building. The buyer will operate a septic system business on the site. Village Code of Ordinances requires 60 feet of road frontage for newly created lots. Complying with this would limit Mr. Judnic's use of the property he is to retain. He is proposing the new lot to have 21 feet of road frontage. A/C-T Roy explained that if the variance is approved, a CSM will be presented to the Plan Commission in the future. **MSC Bench/Bull to approve a Variance of the road frontage standard and to allow 21 feet of road frontage.** No further discussion. **Unanimous.**
4. Adjourn. **MSC Borner/ Lalley** to adjourn. No further discussion. **Unanimous.**

Respectfully submitted by Brad Roy, Administrator/Clerk-Treasurer