

TOWN OF HOLLAND PLAN COMMISSION

May 5, 2021

MEMBERS PRESENT	Chair Kathy Warzynski, Doug Klenke, Ron Knapmiller, Bryan Nindorf, Jared Noffke, Jeff Osgood and Heidi Stein
OTHERS PRESENT	Jason Vrbsky, Bryon Stein, Mike Flury, Abbey Nicewander, (MRRPC); Ben Filter and Jeff Herltizke (Town Supervisor), Marilyn Pedretti (Clerk)

CALL TO ORDER

Chair Warzynski called the meeting to order at 6:32 p.m. Notices were properly posted. She welcomed new member Heidi Stein and welcomed back Ron Knapmiller and Doug Klenke.

MINUTES

Motion by Noffke/Stein to approve the minutes for April 7, 2021. **MOTION** carried.

CITIZENS' CONCERNS

Mike Flury, W7815 Amsterdam Prairie Road, reported that he is working on donating towards installing a baseball field at the Holland Estates Park and was told to meet with the Plan Commission on placement. The Clerk will check into the process and work with Mr. Flury.

ZONING VARIANCE: VRBSKY

Jason Vrbsky, N8365 Bringe Court, requested a variance to allow retention of an existing closed fence within the right-of-way setback and a variance to retain an existing portion of the garage within the vision triangle. He explained the garage was built before the house and they added the fence several years ago with the understanding that there were no regulations. Vrbsky reported the issue arose when he applied for a pool permit this spring. Warzynski reviewed the recommendation from Jim Webb, Town Building Inspector. Discussion followed. Motion by Knapmiller/Stein to recommend approval of the variance to retain the existing closed fence within the right-of-way setback and a variance to retain the garage within the vision triangle. **MOTION** carried 6 to 1 (Klenke).

DRIVEWAY VARIANCE: CASTLE MOUND CONDOS

Property One La Crosse LLC, requested a variance to eliminate the opening between two connecting driveways that would exceed the 24' limit (lots #1, #2, #3, #4 and #5) Castle Mound Condos. The applicant was not present. Warzynski reviewed the recommendation from Inspector Jim Webb. Osgood suggested putting a stipulation on the variance that would require the condo association maintain the culverts. Discussion followed and a list of questions were given that require the applicant's input: what size are the culverts, where do residents place snow, and whether the condos were rental or owner occupied. Item held over.

COMPREHENSIVE PLAN UPDATE

Abbey Nicewander, Senior Planner, Mississippi River Regional Planning Commission (MRRPC), was present as consultant on the Comprehensive Plan Updates.

Public hearing: No input was given at the public hearing held earlier in the evening.

Draft plan: No changes suggested.

Resolution 2021-9: Clerk Pedretti read the following into the record:

**RESOLUTION 2021-9
RECOMMEND ADOPTION OF THE
COMPREHENSIVE PLAN 2021-2040 AS PREPARED
BY THE TOWN OF HOLLAND PLAN COMMISSION**

*WHEREAS, the Town Board of the Town of Holland established a Plan Commission;
and*

*WHEREAS, it is the Town Plan Commission’s responsibility to prepare and
recommend for adoption a Town Comprehensive Plan to the Town Board pursuant to
Section 62.232(2) and (3) and 66.1001(4) of Wisconsin Statutes; and*

*WHEREAS, the Town Plan Commission has prepared a comprehensive plan as defined
in Sections 66.1001(1)(a) and 66.1001(2) of the Wisconsin Statutes; and*

*WHEREAS, the Town Comprehensive Plan 2021-2040 contains the following nine
elements: Issues and Opportunities; Land Use; Housing; Transportation; Economic
Development; Utilities and Community Facilities; Intergovernmental Cooperation;
Agricultural, Cultural and Natural Resources; and Plan Goals and Implementation; and*

*WHEREAS, the Comprehensive Plan may be used as the basis for, among other things,
updating local ordinances, and as a guide for approving or disapproving actions affecting
growth and development within the jurisdiction of the Town of Holland; and*

*WHEREAS, a Public Participation Plan was adopted and the public was involved in
local planning and comments were accepted at meetings, open houses and through the Town
website; and*

*WHEREAS, members of the public, adjacent local governmental units and La Crosse
County were given a 30-day review and comment period prior to the public hearing; and*

*WHEREAS, this Comprehensive Plan may from time to time be amended, extended or
added to in greater detail.*

*NOW, THEREFORE, BE IT RESOLVED, that the Town of Holland Plan
Commission hereby recommends referring the Comprehensive Plan 2021-2040 to the Town
Board and that the Plan Commission recommends said Comprehensive Plan be adopted by
ordinance.*

Adopted this 5th day of May, 2021.

Motion by Nindorf/Osgood to accept the resolution of the Comprehensive Plan Update 2021-2040.

MOTION carried unanimously.

ANNOUNCEMENTS AND FUTURE AGENDA ITEMS: condo driveways.

ADJOURNMENT

Motion by Klenke/Noffke to adjourn. **MOTION** carried. Meeting adjourned at 6:57 p.m.

Respectfully submitted,
Marilyn Pedretti
Town Clerk