

Avon Township Planning Board

May 25, 2005

Avon City Hall

7:00 Discussion Hour

Lowell Rushmeyer was present to begin his work on this board.

Discussion began on Section 303-04-05: Most of the board favors development with clusters and open spaces.

Rushmeyer feels that movement toward any sewage treatment district or small treatment areas should be slow and cautious.

Perhaps lots could be designed so owners would have an option to split the land later if sewer and water become available.

Section 305: sketch plan. Digital camera photos from 4 corners should be included.

Graphic scale no greater than one inch equals 20 feet.

Location map of development plan place within the township.

Ordinary high water mark may be used rather than flood plain limits data.

Communication and wind tower locations should be included in the sketch plan.

Six copies should be sufficient.

Section 305 could basically be adopted with the changes stated.

At 8:00pm. Chairman Plantenberg called the meeting to order. Everyone stood for the Pledge of Allegiance.

Roll Call: Present; Cliff Borgerding, Steve Plantenberg, Ken Mergen, John Merdan, Richard Bresnahan, Lowell Rushmeyer, Renee Smith. All present.

Minutes: Motion by Merdan, seconded by Mergen, to approve the minutes of the last meeting. All in favor, motion carried.

Tony Beuning was present to discuss the communication tower on his property. Scott Watson of Verizon, has been working with Beuning and Borgerding.

At 8:15pm., Chairman Plantenberg opened a public hearing for Chester and Lois Angulski, to discuss their Planned Unit Development. They have a one lot plat and a four lot plat. Board members conducted a site inspection last evening. there was no comment from the public and none received by mail. Motion by Mergen, seconded by Merdan, to close the public hearing. all in favor, motion carried.

Board comments were that Angulskis need a long range plan.

Cabin 2 should be taken down and the land included in the other lots.

Wetland deliniation should be included on map.

If saved, cabin 2 should be limited to seasonal use.

Declarations come from the county. Owners need to have covenants. Pelican Creek, one lot plat. Shoreland is included in Outlot A. Taxes would be divided by 4 owners. Motion by Bresnahan, seconded by Mergen, to approve Pelican Creek. All in favor, motion carried.

Angulski Shores. Recommended that Lot 2 is restricted to seasonal use only. No out buildings or anything else built on Lot 2.

Motion by Rushmeyer, seconded by Merdan, to approve Angulski Shores with condition that lot 2 be limited to the present cabin, Voting yes, Rushmeyer, Merdan, Mergen, Plantenberg. Voting no, Bresnahan, Borgerding. Motion carried.

Julie Lillemoen was present to discuss the acreage they own which was not included in the 1998 plat plan because of the prime Ag policy at the time. County says that the land is

now eligible for rezoning.

Borgerding signed off on the following county permits.

2005-05-02 Keith and Eva Card, 15063 Parkwood Circle, Avon. Permit to construct a 12x12 foot addition to their home.

2005-05-05 Brent and Nancy Mellesmoen, 32518-182nd Ave, Avon. Permit to construct a 30x40 foot accessory building.

2005-05-06 Anthony Vorerbruggen, 37631-182nd Avenue, Avon. Permit to construct a 24x22 foot accessory building.

2005-08-07 Gerald and Diane Panek 19178 Quaker Road, Albany. Permit to construct 12x14 foot porch addition to existing home.

2005-05-08 Mark Casey, 17365 Upper Spunk Lake Road, Avon. Permit to construct a 12x18 foot addition to existing home. Purpose to use for adult foster care.

Township permits were issued for the following.

2005-05-03 Jerry and Teresa Eichers, 36932-160th Ave., Avon. Permit to construct a 24x60 foot accessory building.

2005-05-04 Brenda Opatz, 37573 County Road 155, Avon. Permit to construct a 40x80 foot residential accessory building.

2005-05-04 Tony Beuning 32906 County Road 50 Avon. Permit to construct a 12x30 foot accessory building to serve a communication tower. Beuning was not sure how many companies are co-located on the tower, as this is controlled by the government. All the leased land will be used up with construction of this building.

Motion by Bresnahan, seconded by Mergen, to approve all the township permits. All in favor, motion carried.

Paul and Many Moran had the land survey of the 40 acre parcel which they intend to sell to John and Mary Eisenschenk. Motion by Plantenberg, seconded by Merdan, to issue a certificate of compliance needed for recording the transaction. all in favor, motion carried.

Jeff Lange and Cliff Borgerding have talked about a road damage permit issued for all construction projects. At times, some damage may be done as a result of construction projects. Township would not be aware of when this may happen. Board members were not sure that this is necessary since administration the damage deposit permits would require more expense. Subject will be discussed with the supervisors at the next meeting. Rich and Brenda Sanoski were interested in purchasing Outlot B of Gertkens County View. As of now, outlots are not buildable. Also the zoning would have to be changed at some time in the future. the subdivision, as of now is considered complete.

At this time, we are still waiting for a reply from the attorney generals office to confirm that the land requested for annexation is contiguous to the city.

The city and township[will then plan a public meeting to sign the orderly annexation agreement.

HCP has nothing to report at this time. New people are needed to take part and provide leadership of committees.

Meeting adjourned at 10:00pm.