

DRAFT



634 State Road 19 PO Box 37, Marshall, WI 53559
www.townofmedina.org

**TOWN OF MEDINA MEETING OF THE PLANNING COMMISSION
TUESDAY, JUNE 29, 2021
7:00 PM**

The meeting was called to order by Chairman Phillip Braithwaite
Pledge of Allegiance recited.

Roll Call: Sue Zingshiem, Donna Hellebrand, Gary Lukens, Phillip Braithwaite, Tammy Jordan, Mike Haag, Michelle and Steve Nampel, Ryan and Colleen Burke, Trevor and Christi Heffron, Justin and Amanda Pries, Caleb Rogers, Kim Kohler, Barb Kohler, Todd Weinberger, Nate and Lauren Nessam, Rick Olson, and Cara Broome.

Driveway Application: Trevor and Christi Heffron-41 Clarkson Road, Marshall
Wi. Intended use: Shared Residential Driveway. Easement agreement in place. Motion
by Gary Lukens 2nd by Mike Hagg to approve driveway application, motion carried. 5-0
Driveway Application: Nathan Neesam-970 West Medina Road, Marshall, Wi. Intended
use: Second driveway for trucks/equipment. Jim Hellebrand Okay with location, visual
site OK. Motion by Sue Zingshiem, 2nd by Gary Lukens to approve driveway
application. Motion carried. 5-0

Change Monthly meetings of Planning Co. to meet the Last Tuesday of the month. Motion
by Sue Zingshiem, 2nd Mike Haag. Motion carried. 5-0

FE Management LLC (Steve Nampel) Rezone-1151 Berlin Road, Marshall, Wi. Parcel #0812-
053-9090-0 Current Zoning: Rural Residential (RR-4)
Proposed Zoning: General Commercial (GC) 4.93 acres. Intended use Venue Barn with CUP
for the house residence.

Michelle and Steve Nampel presented an updated site plan. The new site plan added
events-did not state 12 events a year May until October. Weekends only. Parking
space 10-20 ft. Spaces-94 spots. Concerned area was low and would be
wet. Remanufactured black top would be applied to area. Bathrooms would be ADA
approved. Ditch would also be cleaned to provide drainage. No AC or heat in barn,
seasonal. Moved lighting and signage view from residential homes.

Kim Kohler presented a signed petition from residences of Deansville opposing the
rezone. Would like it to remain residential.
Concerns: Negative effect on residential home values.
West Neighbor only 88 ft. from lot line.

Phillip Braithwaite stated proposed fence was not acceptable. A berm and trees were
suggested.

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Motion by Phillip Braitwaite to deny rezone, 2nd by Gary Lukens. Phillip Braithwaite-
Yes Gary Lukens-No Donna Hellebrand-No Mike Haag-No. Sue Zingshiem-No 1 yes to
deny 4-No Discussion followed.

Nampels were asked to combine the 1st and 2nd plan and appear before the Planning Co
for a 3rd time. They will try to delay their July 27 Dane Co. appointment.

Motion by Gary Lukens to have Nampels combine plans and appear before the Planning
Co. Combined plan to be received two weeks before July meeting the additional fee
would be waved for this meeting only. 2nd Mike Haag. Phillip Braithwaite-No Mike
Haag-Yes Gary Lukens-Yes Sue Zingshiem-Yes. 1-No 4-yes

Gary suggested a professional rendering to include visual barrier, parking area,
number of events. Nampel's will do decimal level testing. Supply this information by
July 13 for July 27th meeting.

Motion to Adjourn: Motion by Gary Lukens, 2nd by Mike Haag. Adjourn 8:40pm
The above will be present to the Medina Town Board July 14, 2021, 6pm

Sue Zingshiem/Secretary
Supervisor
Town of Medina
Sup2@townofmedina.org