

## Town of Trenton

**Office minutes of the regular meeting of the Town of Trenton Plan Commission held on Monday, November 11, 2024, at 7:00 PM at the Town Hall, 1071 State Highway 33 East.**

Present: Scott Schweizer, Tony Thoma, Lee Kidney, Ray Werhand, Bob Roden, Dennis Kay. Other Town officials present Chairman Mike Lipscomb, Supervisor Barb Davies, Town Administrator/Zoning Administrator Cindy Komro, and Clerk Heather Krueger.

Members of the public: 12

Call to order: Chairman Lipscomb called the meeting to order at 7:00 PM

Pledge of Allegiance: Lipscomb invited those in attendance to stand and join in reciting the Pledge of Allegiance.

Affidavit of Posting: Lipscomb confirmed that the meeting notice was properly posted.

Determination of Quorum: Per Lipscomb, quorum is satisfied.

Review and Accept Agenda: **Kay moved, and Werhand seconded to approve the agenda. The motion carried 6-0.**

Approve October 14, 2024, Plan Commission Meeting Minutes. **Schweizer moved, and Kidney seconded to approve the October 14, 2024, Public Hearing minutes. The motion carried 6-0.**

Public Comments: None

Pre-Application Concept Review: Arick Growth/Dean Growth/Joseph Groth Land division, Zoning Map amendment (T11\_0760, 2230 Rusco Dr). Arick Groth requests a land division of one acre around the house to be re-zoned from A-1 to R-2. He will also request a modified setback from the agriculture accessory structure for the parcel division if approved. Komro would like to know if the Plan Commission would be willing to hear this and if the applicant should apply. The general consensus is to move forward with the application.

Pre-Application Concept Review: Adam Hubacek, Subdivision Plat, corner of N River Rd and Wallace Lake Rd (T11\_014900A). Per Komro, the concept plan proposed is for seven new lots on Wallace Lake Rd and N River Rd, ranging from 1.5 to 2.9 acres. This land of 32.48 acres is currently undeveloped and zoned R-1. They would not need to request a rezone, but an amendment to the Comprehensive Plan would be needed. Discussion followed regarding using Certified Survey Maps or a Subdivision Plat to accomplish the land division. The general consensus of the Plan Commission is to move forward with the application.

Zoning Text Amendment: Accessory Structures Komro has made text changes to the Ordinance, including tables: Accessory Structures Number and Size Limitations in Residential Zoning Districts and Agricultural Zoning Districts. The Plan Commission feels this is much easier to follow in this format. **Thoma moved to hold a public hearing for the accessory structure zoning text amendment on December 9, 2024, at 6:40 PM, seconded by Schweizer. The motion carried 6-0.**

Zoning Text Amendment: Setbacks in Agricultural Districts Discussion regarding the draft of the Text Amendment, slight changes will be made before the public hearing. **Schweizer moved to hold a public hearing for the Zoning Text Amendment Regarding Yards in the Exclusive Agricultural District on December 9, 2024, at 6:50 PM, seconded by Kay. The motion carried 6-0.**

Reports:

Plan Commission members: None

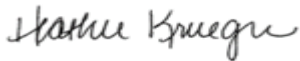
County Board Representative Thoma: None

Clerk: The General Election went very well; 3381 ballots were cast, which is 95% of registered voters. The town had 2,377 voters who voted absentee by mail or in-person, which was 64%. There were 138 Election Day Registrations.

Town Chairman: Lipscomb has appointed Alternate Lee Kidney to serve on the Plan Commission full-time as Joan Baumgartner has resigned. Bob Roden will serve as the alternate while the agricultural ordinance is being considered, and Doug Hein will be added to the Plan Commission.

Adjournment. Lipscomb moved and Thoma seconded to adjourn the Plan Commission meeting at 7:49 PM.

Respectfully submitted,



Heather Krueger, Town Clerk

*These minutes were approved at the December 9, 2024, Plan Commission meeting and posted on the Town website on December 10, 2025.*