

Town of Black Earth
Minutes of Plan Commission Meeting
Tuesday, May 7, 2024

1. Meeting call to Order. Plan Commission Chair Steve Parrell called the meeting to order at 6:04 PM. Plan Commission members Chuck Bruhn, Bruce Johnson, Peter Weil, Pat Helmenstine, and Clerk Stephanie Zwettler were present. Also in attendance: Steve and Lisa Fogel, Christina Ryan, Joann Bennett, Tom Turk, Barb Parrell, and Brenda Kahl.
2. Proof of Posting. An affidavit of posting was provided.
3. Approval of the Agenda. Peter Weil moved and Pat Helmenstine seconded a motion to approve the agenda. Motion carried. 5-0
4. Minutes of Previous Meetings – March 5 and April 11, 2024. Bruce Johnson moved and Chuck Bruhn seconded the motion to approve the minutes from March 5, 2024, as presented; Peter Weil moved and Chuck Bruhn seconded the motion to approve the minutes from April 11, 2024, as presented. Both motions carried. 5-0
5. Steve & Lisa Fogel, approx. 5439 Midland Rd – driveway construction permit. Plan Commission member Peter Weil and Chair Steve Parrell discussed observations from the site visit, noting the proposed driveway has an appropriate grade and will include a culvert at the end. The Commission had no concerns with the application. Pat Helmenstine moved and Bruce Johnson seconded the motion to recommend approval of the driveway construction permit submitted by Steve and Lisa Fogel. Motion carried. 5-0
6. Michael & Christina Ryan, 124 Main St – Conditional Use Permit – transient/tourist lodging to allow short-term rental, DCPCUP-2024-02616. Plan Commission members discussed the application for short-term rentals through Airbnb at the property. The Commission had no concerns with the application. Peter Weil moved and Chuck Bruhn seconded the motion to recommend approval of the Conditional Use Permit to allow transient/tourist lodging for short-term rental as presented. Motion carried. 5-0
7. Solar Energy System Licensing Ordinance – update, schedule next meeting. The Plan Commission reviewed responses and recommendations from the Wisconsin Towns Association and Dane County Towns Association. The next meeting is scheduled for Tuesday, June 18, 2024, at 6:00 PM.
8. Discussion of future agenda items. Develop a Solar Energy System Ordinance.
9. Adjourn. Pat Helmenstine moved and Chuck Bruhn seconded a motion to adjourn. Motion carried. The meeting adjourned at 6:23 PM.

Respectfully submitted,
Stephanie Zwettler, Town Clerk