

**Reedsburg Plan Commission**

March 11, 2025



Mayor Dave Estes called the meeting of the Reedsburg Plan Commission to order at 6:00 PM in Reedsburg City Hall.

**Present:** Alder Missy Frenz, Alder Sonny Hyde, Steve Zibell, Derek Horkan, Beth DeForge

**Absent:** Dan DeBaets

**Staff:** Brian Duvalle

**Approval of Plan Commission Minutes:** Motion by Zibell, seconded by Hyde to approve the 3/11/25 meeting minutes.

Motion approved

**Consider site plan for an 80' X 60' heated storage addition under § 690 Schedule 2 – 2567 E Main St; Parcel # 276-2261-10000– Prestige Landscaping**

Motion by Horkan, seconded by DeForge to approve the site plan as presented.

Motion approved

**Consider Conditional Use Permit for an addition of 96 units to Courtyard MHC Mobile Home Park under § 690-24 – 2701 E Main St; Parcel # 276-2260-12000 – Neil Pfaff, Vierbicher**

Phase 1 would have 62 units, and phase 2 would have 34. The entire lot will be graded, water services will be separated from the existing park, arbor vitae will be placed in the perimeter, a fence will go around the stormwater area and some existing sanitary sewer locations will be used.

Barb Christian asked when phase 1 will begin, which will be in May 2025.

Sheila Grainger asked if there will be a new road between trailers, which there will not be.

Paul Class stated concerns about mosquitos, mailboxes, bus stops, and gravel dust.

Joyce Meyer stated that there is too much traffic and E Main St/Wengel Dr. She added there is not enough help at the trailer park now without the new units.

Philip Litty asked about the retaining wall near his house, which Vierbicher will review.

Rob Douglas and Jessica Holdwyk, who handle maintenance at the park, discussed the water payments and grass mowing.

Discussion was held on DSPS requirements and adding a traffic light as part of a nearby future school expansion.

Motion by Horkan, seconded by Frenz to approve the site plan and CUP as presented.

Motion approved

**Review annual code of ethics**

Forms were signed and submitted.

Motion by DeForge, seconded by Zibell to adjourn at 6:51 PM.

Motion approved

Respectfully submitted,

Brian Duvalle, Planner/Building Inspector