VILLAGE OF JOHNSON CREEK
MEETING NOTICE
125 Depot Street, Johnson Creek, WI

PLAN COMMISSION
September 19, 2013
Village Hall
125 Depot Street
5:30 p.m.

1. Call to order; Roll Call
2. Statement of Public Notice
3. Approve Minutes of August 15, 2013 – *pg 2*
4. Resolution 86-13 Certified Survey Map – Lot 8 – Johnson Creek Wright Road Plat – *pgs 3-6*
5. Discussion and Recommendation – Rock River Powersports – Building Changes & Signage
6. Next Meeting November 14, 2013 – 5:30 p.m.
7. Adjourn

Members: David Armstrong, Nick Ansay, David Blend, Chad Chapman, Greg Schopp, C.J. O'Neil and Scott Thomas.

*Page/packet numbers relate to meeting packets distributed to appropriate commission/committee members.

NOTICE: It is possible that members of, and possibly a quorum of, other governmental bodies of the Village may be in attendance at the meeting above to gather information. No action will be taken by any governmental body at the meetings above other than by the governmental body specifically referred to in the above notice.

Requests from persons with hearing or sight disabilities who need assistance to participate in this meeting should be made to the Village Clerk's Office at (920) 699-2296 with as much advance notice as possible.

Agenda Posting Information	
Date Posted	
Time	a.m. / p.m.
Initials	

PLAN COMMISSION
August 15, 2013

Greg Schopp called the Plan Commission meeting to order at 5:30 p.m. In attendance: Plan Commissioners Nick Ansay, David Blend, Carol O'Neil, Greg Schopp and Scott Thomas. David Armstrong, Chad Chapman were absent and excused. Village Trustee in attendance: Steve Wollin. Also in attendance: Village Administrator Mark Johnsrud.

Statement of Public Notice – This meeting was posted and noticed according to law.

Approve Minutes of July 22, 2013
Thomas/Blend motion carried unanimously to approve July 22, 2013 minutes.

Personal Appearances
None

Resolution 72-13 Amy Hudson – Vet Clinic – Site Plan
Administrator Johnsrud reviewed the letters from Village Planner, Sarah Pittz and Village Engineer, Kevin Lord on their review of the site plan. Approval Resolution 72-13 includes approval of the final site plan by the Village Engineer and Village Planner.

A Blend/O'Neil motion carried unanimously to approve Resolution 72-13 Amy Hudson – Vet Clinic – site plan located on the northern one half of lot 8 of the Johnson Creek Wright Road plat.

Next Meeting - September 19, 2013 – 5:30 p.m.

Adjourn
An Ansay/Blend motion carried to adjourn at 5:49 p.m.

Mark Johnsrud
Village Administrator

Disclaimer: These minutes are uncorrected; any corrections made thereto will be so noted in the proceedings at which these minutes are approved.

Village of Johnson Creek

Crossroads With A Future

RESOLUTION 86-13

CERTIFIED SURVEY MAP
LOT 8 – JOHNSON CREEK WRIGHT ROAD PLAT

Plan Commission 9-19-13

Village Board 9-23-13

Requested by: Village Board

Introduced by: Village President Greg Schopp

STATE OF WISCONSIN VILLAGE OF JOHNSON CREEK JEFFERSON COUNTY

RESOLUTION 86-13

CERTIFIED SURVEY MAP
LOT 8 – JOHNSON CREEK WRIGHT ROAD PLAT

THE VILLAGE BOARD OF THE VILLAGE OF JOHNSON CREEK, JEFFERSON COUNTY, WISCONSIN, DOES RESOLVE AS FOLLOWS:

WHEREAS, the Village Board has approved a terms agreement and a site plan for the construction of a building to be used as a small animal veterinary clinic with the developer, Amy Hudson for the North half of Lot 8 of the Johnson Creek Wright Road Plat, and

WHEREAS, the Village Engineer, MSA, has completed a survey and a Certified Survey Map of Lot 8 to subdivide the parcel into two equal parcels, and

WHEREAS, the Village Attorney, James Hammes has reviewed the CSM, and

NOW THEREFORE BE IT RESOLVED, that the Board of Trustees of the Village of Johnson Creek hereby approves a Certified Survey Map of Lot 8 of the Johnson Creek Wright Road plat into two parcels, Lot 1 and Lot 2, and

BE IT FURTHER RESOLVED, that the Village Clerk/Treasurer and Administrator are authorized to effectuate such transaction.

PASSED AND ADOPTED by the Village Board of Trustees this 23rd day of September, 2013

_____
Greg Schopp, Village President

ATTEST:

_____
Joan Dykstra, Clerk – Treasurer

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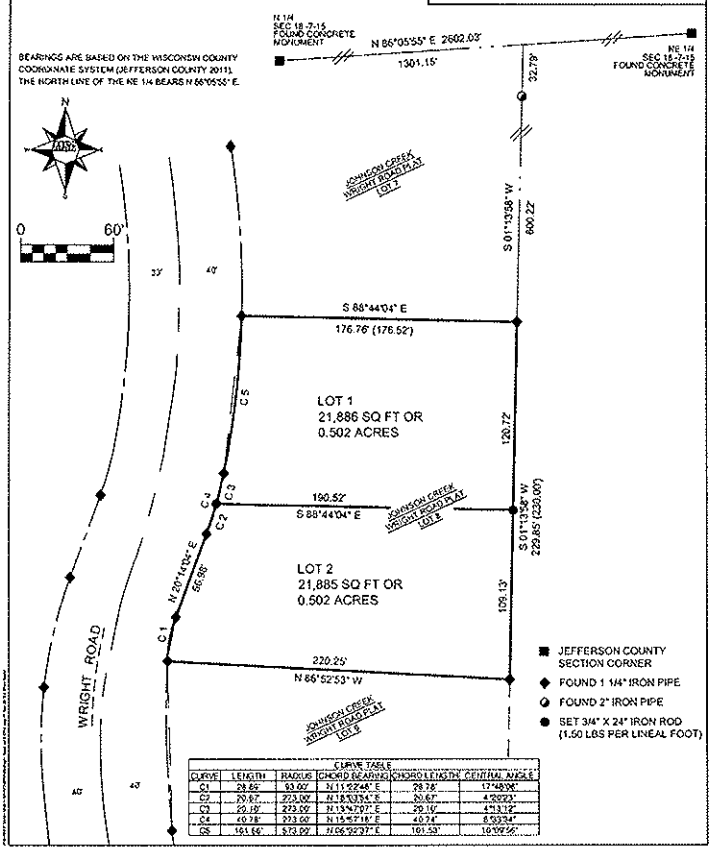
PROJECT NO. 05114017	OWNER:
DRAWN BY: BLT	Village of Johnson Creek
SURVEYOR: KLO	125 Depot Street
FILE NO. 05114017	P.O. Box 238
SHEET NO 1 of 2	Johnson Creek, WI

JEFFERSON COUNTY CERTIFIED SURVEY MAP #

A REDIVISION OF LOT 8 JOHNSON CREEK WRIGHT ROAD PLAT LOCATED IN PART OF THE NW 1/4 OF THE NE 1/4 OF SECTION 18, T7N, R15E, VILLAGE OF JOHNSON CREEK, JEFFERSON COUNTY, WI.



CURVE TABLE

CURVE	LENGTH	RADIUS	CHORD BEARING	CHORD LENGTH	CENTRAL ANGLE
C1	28.65'	93.00'	N 11°22'46" E	28.78'	17°48'06"
C2	20.67'	273.00'	N 18°03'41" E	20.67'	4°20'23"
C3	20.19'	273.00'	N 13°47'07" E	20.19'	4°13'12"
C4	40.78'	273.00'	N 15°57'18" E	40.74'	8°33'34"
C5	101.66'	573.00'	N 06°32'37" E	101.53'	10°09'56"

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PROJECT NO.	05114017
DRAWN BY:	BLT
CHECKED BY:	KLO
FILE:	05114017
SHEET NO.	2 OF 2

COUNTY COUNTY CERTIFIED SURVEY MAP

I, Bradley L Tisdale, Registered Land Surveyor S-2824, do hereby certify that by the direction of the Village of Johnson Creek, I have surveyed, divided and mapped Lot 8 of the JOHNSON CREEK WRIGHT ROAD PLAT, which is located in the Northwest 1/4 of the Northeast 1/4 of Section 18, T 7 N, R 15 E, Village of Johnson Creek, Jefferson County, Wisconsin, more fully described as follows: Commencing at the North 1/4 corner of said Section 18; thence, N 86°05'55" E, 1301.15 feet; thence S 01°13'58" W, 633.01 feet to the Point of Beginning; thence, S 01°13'58" W, 229.85 (230.00) feet; thence N 86°52'53" W, 220.25 to the easterly right-of-way of Wright Road; thence along said easterly right-of-way Wright Road the following courses:

1) 28.89 feet along a 93.00-foot curve to the left, whose chord bears N 11°22'48" E, 28.78 feet;

2) N 20°14'04" E, 58.98 feet;

3) 40.78 feet along a 273.00-foot curve to the left, whose chord bears N 15°57'18" E, 40.74 feet;

4) 101.66 feet along a 573.00-foot curve to the left, whose chord bears N 06°32'37 E, 101.53 feet;

thence leaving said right-of-way S 88°44'04" E, 176.76 (176.52) feet to the Point of Beginning.

Said parcel contains 43,771 square feet or 1.004 acres.

I also certify that I have complied with the provisions of Chapter 236.34 of the Wisconsin State Statutes and Village of Johnson Creek subdivision ordinances.

_____

Bradley L Tisdale, Registered Land Surveyor S-2824 Date

OWNER'S CERTIFICATE

The Village of Johnson Creek, as owner, do hereby certify that we have caused the land described to be surveyed, divided and mapped as represented on this certified survey map.

_____

Greg Schopp, Village President Date

STATE OF WISCONSIN)
JEFFERSON COUNTY) SS

Personally can before me this _____ day of _____, 20____, the above named _____, to me known to be the person who executed the foregoing instrument and acknowledged the same.

Notary Public, _____, Wisconsin
My commission expires _____.

VILLAGE APPROVAL

Approved by the Village of Johnson Creek.

_____

Village President Date

_____

Village Clerk Date

JEFFERSON COUNTY REGISTER OF DEEDS

Received for recording this _____ day of _____ 20___ at

_____ o'clock __.m. and recorded in Volume _____ of Certified

Survey Maps of Jefferson County on Pages _____.

_____

Staci Hoffman, Register of Deeds