

Approved 12/20/23

MINUTES

TOWN OF WAYNE **TOWN BOARD** MEETING

Wayne Town Hall - 6030 Mohawk Road, Campbellsport, WI 53010

November 15, 2023 - from 6:51 p.m. to 7:28 p.m.

1. Call meeting to order - Klemme
2. Motion to open public hearing for Humble Huts, Inc - Matt Yogerst, CUP application - **Motion** (Balistreri/Schulteis) to open the public hearing. Motion carried.
3. A Public Hearing will be held at the Town Hall, located at 6030 Mohawk Road, in the Town of Wayne, before the Town Board/Planning Commission, on Wednesday, November 15, 2023 at 6:30 p.m. for Humble Huts, Inc - Matt Yogerst, Owner to consider the issuance of a Conditional Use Permit for the following purposes:
 - a. Music Hall/Religious Institution in zoning district R1 per sections 3.05, 4.04 C., and 4.09 K. of the Town of Wayne zoning ordinance. Upon the following described property: 5036 Cty Rd D West Bend, WI, Tax Key T12-0562018, Town of Wayne, Washington County, WI
 - i. The following are recorded comments:
 1. Houses in the subdivision are close to the potential music hall
 2. Current state law constrictions on how many events can take place during a year
 3. Traffic and parking
 4. Property values with a music hall close by
 5. Property owners built here for country living
 6. Noise levels
 7. Music hall guests trespassing on private property
 8. Lights for safety but hindering on private property owners
 9. Pond on private property. Additional liability?
 10. Three additional rows of trees were planted as a sound barrier
 11. Music hall will not be opened on Sunday's
 12. Forty days out of 365 will be scheduled for events. The forty days will be during the warm months.
 13. No hard liquor will be offered but that doesn't restrict clients from bringing it to the music hall.
 14. Zoning ordinance 4.01 - The determination of such conditional use by the Town Board shall be based on whether or not the proposed use will violate the spirit or intent of the chapter; be contrary to the public health, safety or general welfare; be hazardous, harmful, noxious, offensive or a nuisance by reason of noise, dust, smoke, odor or other similar factor; or for any other reason cause an adverse effect on the property values and general desirability of the neighborhood.
 15. [Act 67 2017](#) .
4. Motion to close public hearing for Humble Huts, Inc - Matt Yogerst, CUP application. - **Motion** (Balistreri/Schulteis) to close the public hearing. Motion carried..

Recess - Town Board will reconvene after the Planning Commission Meeting