

**Farmington Plan Commission Agenda**  
**Wednesday, April 2, 2025, at 9:00am**  
**E913 Prairie View Ln**  
[www.farmingtonwaup.gov](http://www.farmingtonwaup.gov)

**Call to Order:**

**Open Meeting Statement:** This meeting and all meetings of this Town Plan Commission are open to the public. Proper notice has been posted and given to the press, in accordance with Wisconsin Statutes, so the citizens may be aware of the time, place and agenda of this meeting.

**Roll Call:**

**Approve Agenda:**

**Approve Minutes of February 5, 2025:**

**New Business:**

1. Recognition of Jack Fulcher's years of service on the Town of Farmington Plan Commission.
2. Discussion of responsibilities of a Plan Commission with Waupaca County Planning & Zoning Director Ryan Brown and Deputy Director Jason Snyder
3. Issues/Projects Discussion - No Action Required

**Adjournment**

**Posted March 24, 2025, at Farmington Town Hall**  
**& Website [www.farmingtonwaup.gov](http://www.farmingtonwaup.gov)**

**Farmington Plan Commission Minutes**  
**Wednesday, February 5, 2025, at 9:00am**  
**E913 Prairie View Ln**  
[www.farmingtonwaup.gov](http://www.farmingtonwaup.gov)

**Call to Order:** Called to order at 9:00am. Robert Karpinski, Plan Commission Vice Chair, presided. The opening statement was given. Notices were properly published and posted.

**Open Meeting Statement:** This meeting and all meetings of this Town Plan Commission are open to the public. Proper notice has been posted and given to the press, in accordance with Wisconsin Statutes, so the citizens may be aware of the time, place and agenda of this meeting.

**Roll Call:** Robert Karpinski, Vice Chair; Caroline Murphy, Town Board; Craig Nelson, Town Board; Richard Kasza, Plan Commission Member; Anjela Hamm, Plan Commission Secretary and 6 residents.

**Approve Agenda:** A motion by Craig Nelson, seconded by Richard Kasza, to approve the agenda. Motion carried by unanimous voice vote.

**Approve Minutes of October 2, 2024:** A motion by Craig Nelson, seconded by Richard Kasza, to approve the minutes of October 2, 2024. Motion carried by unanimous voice vote.

**Old Business:** None.

**New Business:**

- 1. Zone Map Amendment for the property owned by Charles Posnanski (CJP Living Trust) for parcel #05-35-32-5 and #05-35-32-2 (N2692 County Rd QQ and E1749 King Rd) from Sewered Residential (SR) to Hamlet (H), allowing both commercial and residential land uses consistent with Town of Farmington Comprehensive Plan.**
  - The property owner, Charles Posnanski, was not present. A motion by Richard Kasza, seconded by Craig Nelson, to recommend approval of the Zone Map amendment for parcels #05-35-32-5 and #05-35-32-2 (N2692 County Rd QQ and E1749 King Rd) from Sewered Residential (SR) to Hamlet (H), allowing both commercial and residential land uses consistent with Town of Farmington Comprehensive Plan. Motion carried by unanimous voice vote.

**2. Conditional Use Permit for the property owned by ICC Holdings, LLC (Casino) for parcel #05-33-77-2 in Rural Commercial - General (RC-G) for the purpose of having a food truck placed on the property while remodeling is taking place. According to Waupaca County Planning & Zoning and Table 5.0 a conditional use permit is required for in-vehicle sales and service.**

- ICC Holdings, LLC representative, Andrew Jordan (General Manager), was present. Andrew explained that the food truck will be used from 5-1-2025 to 9-30-2025. The food truck is needed due to the slower than expected remodeling of their “Brown House” (waiting on state permitting). They will plumb the food truck into what they already have built on the property. Food will be sold directly from the truck. At this time, they don’t think an extension for this Conditional Use Permit will be necessary. A motion by Richard Kasza, seconded by Craig Nelson, to recommend approval of the Conditional Use Permit for the property owned by ICC Holdings, LLC (Casino) for parcel #05-33-77-2 in Rural Commercial - General (RC-G) for the purpose of having a food truck placed on the property while remodeling is taking place. Motion carried by unanimous voice vote.

**3. Discussion of Plan Commission additional meeting / fee.**

- In an attempt to fast track the process of approving Plan Commission business, Farmington’s Town Board wanted to bring up a possible solution for that. The Board discussed that meeting on the 1<sup>st</sup> Wednesday every month (as needed) is still necessary, but adding an additional meeting in the middle of the month (as requested by the resident) will move things along faster vs. waiting a whole month for the next Plan Commission regular scheduled meeting. Caroline Murphy (Town Board) brought up that Farmington needs at least a week’s time in order to publish the Plan Commission agendas in the paper, as required by state regulations. Also mentioned we would need to allow time to notify the nearby residents involved, as directed by the County.
  - o It was recommended by Robert Karpinski (Vice Chair) to charge a fee of \$200.00 to the residents requesting a sooner meeting to take place. A motion by Richard Kasza, seconded by Craig Nelson, to recommend approval for an additional Planning Commission meeting to take place at the request of a resident, with a \$200.00 fee to expedite the approval process.

**Adjournment:** No further business was brought forward. A motion by Craig Nelson, seconded by Richard Kasza, to adjourn at 9:15am.

Submitted by,  
Anjela Hamm – Plan Commission Secretary