

**Town of Lawrence**  
Proceedings of Planning and Zoning/Site Review Board Meeting  
Wednesday, August 8, 2007  
Meeting Time 7:00PM – Town Hall 2595 French Road

**Call to Order**

The meeting was called to order by John Klasen at 7:00PM.

**Roll Call**

Present: Judy Benz, John Klasen, Skip Lee, Brian Peterson,  
Dale Warpinski  
Excused: Mary Jo Kussow  
Absent: John Krawczyk

1. **Approval of Minutes from Meeting Held July 11, 2007**

Motion was made by Skip Lee to approve the minutes from the meeting held on July 11, 2007. Seconded by Dale Warpinski. Motion carried.

2. **Request for a pond on parcel L-346-2 located at 1623 Barrington Drive**

Todd Teske was present to propose a 100'x114' pond on his property located at 1623 Barrington Drive. The pond will be constructed with a 3-1 slope and will be approximately 17-18 feet deep in the center. John Klasen questioned how he planned to keep the pond filled with water. Mr. Teske stated the pond should remain full with a hard clay base and with the natural drainage along with the sump pump running into the pond. Teske said he would use his well to fill if necessary. Mr. Teske stated he spoke with the neighbors and they are not opposed to the pond. Skip Lee expressed concern over stagnant water. Mr. Teske stated the pond will be aerated and treated periodically with chemicals. The pond will be surrounded by woods and a berm with tree plantings on the top of the berm. Mr. Klasen asked about geese and ducks being attracted to the pond. Teske indicated he has a dog.

A motion was made by Dale Warpinski to suspend the rules and open the floor. Seconded by Skip Lee. Motion carried.

Ken Klemm asked how close the berm will be to the lot line. Mr. Teske stated the back side of the berm will be on the lot line. Mr. Teske stated the shape of the berm could be changed to a kidney style versus an oval style.

Motion was made by Skip Lee to return to regular session. Seconded by Brian Peterson. Motion carried.

A letter dated August 6, 2007 and an email dated August 8, 2007 from Robert Nicholas and Michele Perillo were read and entered into the record. (See attached)

A motion was made by Skip Lee to move this request to a public hearing towards obtaining a conditional use permit from the town board for a pond. Motion seconded by Dale

Warpinski. Motion carried unanimously.

3. **Sign for Hemlock Creek School**

Todd Thomas from Creative Sign Co. was present to propose a monument sign to be constructed and placed at the main entrance to Hemlock Creek School. Kathy McMorris, Principal of Hemlock Creek School was also present. John Klasen raised concern over flashing of the sign. Ms. McMorris stated the sign is internally controlled and the flashing would not need to be on. Motion was made by Dale Warpinski to approve the sign. Seconded by Skip Lee. Motion carried. (See sign attached.)

4. **3-Lot Certified Survey Map/Nick Beno**

Mike Kaster from Mach 1V was present to propose a 3-lot CSM for Nick Beno. The lots are located on French Road north of County "S". Motion was made by Skip Lee to approve the three-lot CSM. Seconded by Brian Peterson. Motion carried. (See CSM attached.)

5. **Site Plan for Design Homes to be located on French Road**

Mike Kaster from Mach 4 was present to propose a final site plan for Design Homes to be located on French Road. The site plan proposed did not include full masonry on the front of the office building which is a town requirement. Mr. Kaster indicated the owners were with the understanding that if they moved their office more to the front of the property and made it larger, the full masonry was not required. John Klasen stated the front of the office building facing the road must consist of 100% masonry and 25% masonry on each side of the building. A motion was made by Dale Warpinski to approve the plan with the condition the masonry requirement be met on the building and the storm water plan is approved by the town engineer. Seconded by Brian Peterson. Discussion included the owner must return for approval on a landscape plan for the site and any business signs. Motion carried. (See plan attached.)

6. **Public Comments**

None

7. **Adjourn**

Motion was made by Brian Peterson to adjourn the meeting. Seconded by Skip Lee. Motion carried. The meeting adjourned at 7:50PM.

Respectfully Submitted  
Judy Benz for Mary Jo Kussow  
Planning and Zoning Board