

TOWN OF FARMINGTON MEETING MINUTES

SPECIAL MEETING

July 24, 2025

6:00pm

FARMINGTON TOWN HALL

N8309 County Road C, Mindoro WI, 54644

Attendees: Mike Hesse, Paul Lash

Minutes Prepared By: Crystal Sbraggia

Attendees: Larry Craig, Jordan Glanzer

CALL TO ORDER:

Mike Hesse called the special Town Board Meeting to order at 6:00pm.

PUBLIC CONCERNS:

No public concerns

Warren Yutzy | County Road TA | Parcel: 5-166-2

Mr. Yutzy is requesting a variance be granted that will allow for him to construct a driveway that is not compliant with Chapter 17 zoning restrictions. LaCrosse County Zoning Chapter 17 requires that driveways on Exclusive Ag properties be constructed within 100' from a field's edge. Jordan Glanzer, a builder representing Mr. Yutzy, was in attendance to present the request to build a driveway that measures 150' from the property edge.

Maps were shared of the two different driveway options. The first map illustrated a switchback type driveway that followed the 100' rule from the road to the house. The second showed a direct driveway that was much straighter and shorter but measured 150' from both edges of the field. Glanzer noted that the original compliant plan would be much steeper and more vulnerable to erosion and washout than the straight driveway which has a much lower profile. It was also noted that the 100' compliant driveway would ultimately consume more farmland than the proposed driveway. The straight driveway, according to Glanzer, is approximately 500' shorter in length than the straight version. It is estimated that approximately 1.5 acres of farmland would be saved through this plan. The shorter driveway would also be near level with the surrounding land, causing minimal impact on the the ability to farm each side.

For the following reasons, the Farmington Town Boad is recommending that LaCrosse County approve Mr. Yutzy's request for variance and allow for a non-compliant driveway to be constructed onto Land Parcel 5-166-2 as proposed.

- The proposed driveway will significantly reduce the amount of farmland disrupted.
- The proposed driveway plan allows for a lower profile, level structure that will minimally impact the ability to continue farming the land on both sides.
- The proposed driveway will minimize the risk of erosion.
- The neighboring property owner is in agreement with the proposed placement.

Mmsp: Hesse / Lash: Motion to recommend a variance be granted to Mr. Yutzy, allowing for him to build a low-profile driveway measuring 150' from the property parcel edge. 2/0/0
PASSED

OTHER BUSINESS

No public concerns

Mmsp: Hesse / Lash: Motion to Adjourn 6:12pm.

Next Monthly meeting postponed until Wednesday August 6, 2025.