

**Plan Commission Meeting Minutes**  
**FROM October 7, 2021 at 5:30 PM**  
**HELD AT THE TOWN OF SHEBOYGAN FALLS TOWN HALL**

Chairperson Lyman Theobald called the Plan Commission meeting to order at 5:30 PM. Notices were posted Friday, October 1, 2021 at 4:00pm.

Board members present: Chairman Lyman Theobald, Vice Chair Carol Leannah, Secretary Jeanette Meyer, and Plan Commissioners David Schueffner & Kevin Meyer. There was no one in the audience.

Approval of Minutes from August 5, 2021 Plan Commission meeting minutes – A motion to approve the minutes from the August 5, 2021 Plan Commission meeting as printed was made by Leannah, seconded by Schueffner. Motion carried 4-0.

Review / Recommendation – Review and amend section 7.31 Solar Regulations for the Town of Sheboygan Falls Municipal Code.

The Plan Commission discussed handling permitting ground mount vs roof mounted system. Because roof mounted systems are limited by the amount of roof space, it was decided to require a regular building permit. The group then discussed ground mounted systems. It was decided to add verbiage to the ordinance that ground mounted systems cannot adversely impact neighboring properties. A setback will also be added to state the system has to be as far off the lot line as need to provide room in the event of collapse.

Permit schedule as discussed:

0-1 MW - require a regular building permit as well as following setbacks

1-5 MW – require a solar system permit including driveway access to system but at the regular building permit fee.

The Clerk was asked to look into: -How solar systems affect value  
-If the County has regulations for systems installed in shoreland / floodplain areas.

Correspondence / Communication – Nothing to report.

Adjournment - A motion to adjourn was made by Leannah, seconded by Schueffner. Meeting adjourned at 6:28 pm.

Respectfully submitted,

---

Jeanette Meyer, Town Clerk  
Town of Sheboygan Falls