

Village of Lena
117 E. Main St., Lena, WI 54139
Plan Commission Minutes
November 18, 2025, 5:00pm

Meeting was called to order

Roll Call: Judy Patenaude, Ken Wondrash, Corey Ama, Steve Marquardt, Chad Misco, Kris Verduzco

Absent: Josh Maloney

Also Present:

Approval of Agenda: Motion was made by Patenaude/Ama to approve the agenda as presented and allow change in sequence as necessary. Motion voted and carried.

Approval of Minutes from September 17, 2025: Motion by Patenaude/Misco to approve the minutes from September 17, 2025, Plan Commission meeting. Motion voted and carried.

Open Forum: Nothing

Parcel Change Request: A request was received from Brandon Graef to approve a parcel division to Parcel 146022700334A1, at 710 W Main St. Review of request, GIS map, and proposed certified survey map. Motion by S Marquardt/Ama to approve and recommend to the Village board their approval, the request to divide parcel 146022700334A1, at 710 W Main St. Motion voted and carried.

Ordinance Review: The sub committee is reviewing and updating ordinances. The pool ordinance was reviewed with clarification to include that portable pools must be removable, and taken down at end of summer season, and permanent pools are able to be up year-round. A fence must surround the pool for anything deeper than 18". A permit for pool/hot tub with application to the Village for approval and inspection of fence by building inspector. As discussed previously, The Committee decided to include all hot tubs, portable or others, must be guarded by a fence or a locking cover that can withstand 150lbs. Shipping containers- guidelines to be implemented for business use. Containers are not permitted on vacant lots. When used as an accessory building in a residential area that includes a primary residence, the container must maintain matching façade, and on proper foundation such as concrete. Mainstreet Residency-it was agreed that an ordinance to allow business "store fronts" to remain such to maintain a positive façade with business districts, and promotion of business development. Clarification needed on the amount of square footage required with store fronts. These recommendations will be forwarded to the Ordinance Sub Committee for creation and updates to Village Ordinances.

Correspondence/Miscellaneous: A developer has contacted the Village about development in the Rosera Business Park for business condos. This may include a building shell with movable walls to allow marketing to businesses of various sizes and options for professional race shops.

Next Meeting: TBD

Adjournment: Patenaude/Wondrash made a motion to adjourn at 6:18 pm. Motion voted and carried. Respectfully submitted, Jodi A. Marquardt, Clerk/Treasurer