Village of Lena
117 E. Main St., Lena, WI 54139
Plan Commission/Finance Committee Minutes
April 6, 2026, 5:30pm

Meeting was called to order

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

Also Present: Jayme Sellen, TEDCOR, Jodi Marquardt

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 April 1, 2026, Motion by Patenaude/Verduzco to approve the minutes from April 1, 2026, Plan Commission meeting. Motion voted and carried.

Open Forum: Nothing

Rosera Business Park Covenants: Review of current Covenants with recommended changes to legal description of lot, conditional uses to include commercial leasing, short term stay of 14 days continuous and 60 days max in calendar year, outdoor storage to remain aesthetically pleasing, referencing Developer's Agreement for failure to build and investment criteria. Motion by Wondrash/Ama to approve and recommend the noted changes to the Rosera Business Park Changes to the Village Board for their approval. Motion voted and carried.

Design Standards: Standards are needed for façade of buildings in the Business Park, along with awareness of street and neighborhood views. Jodi/Jayme to work on a draft plan.

TID Boundaries: Discussion on potential boundaries. Finance/Plan Commission and Ehlers will work to determine boundaries.

Motion by Patenaude/Wondrash to convene into closed session pursuant to Wi.Stat. 19.85(1)e Deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session regarding Rosera Business Park Development. Motion includes allowing Clerk and Jayme Sellen to be included in the closed session. Roll Call Vote: Ama-Aye, Misco-Aye, Verduzco-Aye, Wondrash-Aye, Patenaude-Aye, S Marquardt-Aye. Motion carried.

Motion by Ama/Wondrash may reconvene in open session and take action, if any, on matters discussed in closed session. Motion voted and carried at 7:39pm. Motion by Patenaude/Verduzco to approve the MOU presented and refer to Finance for their consideration. Motion voted and carried. S Marquardt abstained from the vote.

Correspondence/Miscellaneous: Nothing

Next Meeting: TBD

Adjournment: Patenaude/Verduzco made a motion to adjourn at 7:42 pm. Motion voted and carried.
Respectfully submitted, Jodi A. Marquardt, Clerk/Treasurer