

JOINT MEETING of the PLAN COMMISSION and TOWN BOARD

Wednesday, November 5, 2025

St. Joseph Town Hall / Online

Call to Order by Chair Anton Rang at 6:30 pm

Statement of Public Notice read by Chair Rang

Roll Call & Quorum: Chair Anton Rang, Carol Loncar, Dave Lallier, Eric Lorenz, Rick Caruso, Joanne Kocik, Chris Matter, Craig Sykora

Pledge of Allegiance

Adoption of Agenda: **MOTION** to adopt the agenda (Loncar/Lorenz). **Motion carried.**

Approval of Prior Meeting Minutes: **MOTION** to approve the meeting minutes from October 1, 2025 (Loncar/Sykora). **Motion carried.**

PUBLIC COMMENTS: None

ITEMS FOR DISCUSSION and/or ACTIONS BY COMMISSION

1. Discussion of potential accessory structure affidavit (for non-habitable accessory structures): Discussed the reasoning and need for the affidavit. Members of the Plan Commission agreed that this seems redundant, unnecessary and only adds additional restrictions and paperwork. There were additional questions about enforcement. The Plan Commission was unanimous in their decision not to proceed further. Any cases should be referred to the County or State for enforcement.
2. Discussion of potential CAFO operations ordinance: Steve Mueller, 1381 County Road E, President of the St. Croix County Farm Bureau, spoke on behalf of the Farm Bureau regarding the adoption of a CAFO Ordinance would not support farms and farmers. The Farm Bureau would like to work with the Town of St. Joseph to be a part of the conversation of this potential ordinance. Craig Sykora stated that the size of the farm still has validity and would provide a basis so the existing farms would not be affected. Discussed the other circumstances (i.e., spreading waste) that could result from CAFOs. Discussed having community input regarding any potential moratorium. Discussed the draft CAFO ordinance.
3. Standing items: Review of budget; updates from county; update on complaints: Reviewed budget; no new information from the County; no new updates on complaints.

RECOMMENDATIONS TO TOWN BOARD: Give up on the accessory structure, subcommittee together for potential CAFO Ordinance advice.

ITEMS FOR NEXT AGENDA: CAFO Ordinance

ITEMS FOR TOWN BOARD AGENDA: Accessory structure and CAFO subcommittee discussions

ADJOURNMENT: **MOTION** to adjourn at 7:56 pm (Loncar/Lorenz). **Motion carried.**

Minutes submitted by Teri Kelly