

Minutes of St. Germain Planning and Zoning Committee May 17, 2004 at 5:30 p.m. at the Red Brick Schoolhouse

Meeting Type: Regular meeting of the P & Z committee

Members Present: Ed Odette, Mary Platner, and Ted Ritter. Tim Ebert, Zoning Administrator, was also present.

Others Present: Five members of the public.

1. **Call to Order:** Meeting was called to order by Ed Odette at 5:30 p.m.

2. **Approve Agenda:** Motion by Ritter and seconded by Platner to approve agenda. All voted aye. Motion carried.

3. **Approve Minutes:** Platner moved to defer Feb. 23 minutes, corrected March 8 minutes and April 19 minutes. Motion seconded by Ritter. All voted aye. Motion carried.

4. **Conditional Use Permit** Application by Jack Peil C/O Andrea K. Peil Trust for construction of duplex in a residential low density district. Motion by Ritter and seconded by Platner to approve permit. All voted aye. Motion carried.

5. **Travel Way permit application** for Leon Anderson on Deadman's Gulch Road. Tim Ebert reported no problem with issuing travelway permit for entrance to proposed site of construction for home on property in Section 8, Town 40, Range 8E Quarter SW ^{1/4}. Motion by Ritter and seconded by Platner to approve permit. All voted aye. Motion carried.

6. **Preliminary Plat** for three-lot CSM, Computer #995 by Steve Favorite, surveyor and property owner Bernard Stromberg, Jr. Subdivision is located in St. Germain Township, part of SW-NW Section 22, Town 40 N, Range 8 East. Motion to approve by Ritter and seconded by Platner. All voted aye. Motion carried.

7. **Final Plat** for above three-lot CSM, Computer #995 by Steve Favorite Surveying. Motion to approve by Platner and seconded by Ritter. All voted aye. Motion carried. Received check for \$300 for park fees and \$28 for minor subdivision lot.

8. **Revised and Final Plat** for Eagle Ridge Estates, a seven lot subdivision located on Shields Road with three lots on Little St. Germain Lake by Steve Favorite Surveying. Land is part of Government Lot 5, Section 26, T 40 N, R 8 E owned by Christopher C. Marion and Pamela J. Lemke. Motion to approve by Platner and seconded by Ritter. All voted aye. Motion carried. Checks received in the amount of \$700 for park fees and \$32 for lot fees.

9. **Update on Leon Anderson's property** on Dead Mans Gulch Road. Chairman Ed Odette again referred to memo to St. Germain Town Board from the St. Germain Planning and Zoning Committee indicating that approval for property exchange to facilitate road changes did not fall under the P&Z committee's jurisdiction. However, to facilitate a recommendation, Chairman Odette requested that Tim Ebert, Zoning Administrator, obtain the cost of improving the road from Hwy C to the Anderson

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property line and the cost of improving the road from Hwy C to the Anderson travel way entry. He also requested on the potential change in tax revenues involved in abandoning the road from C to the Anderson property line; from abandoning the loop, and the property line to Hwy 155. He was also instructed to get bids for the road improvements from Hwy C to the lot line and from C to the travel way.

10. Future Policy Development: Committee is to receive a proposed Ordinance for providing for the administrative and technical requirements of the Wisconsin Uniform Dwelling Code. Steven Lucareli, Attorney, is preparing the ordinance. Provision must also be made to choose a single inspector.

11. Discussion/Action on Timber Sale: Approval was requested for the removal of 20 mature jack pines along a 200 foot stretch of land along Kasoma Lake Road. The land is owned by Roger Stoeckmann and the Timber sale was prepared by John W. Huppert of the Dept. of Natural Resources, Eagle River Ranger Station. Motion to approve by Ritter and seconded by Platner. All voted aye. Motion approved.

12. Discussion of Secretarial Services: The committee discussed the need to hire a secretary to record the minutes of the Planning and Zoning Committee. All members present felt that this task should be professionally filled by other than committee members, since the members of the committee should be able to give their undivided attention to the matters under consideration. The committee's consensus was to advise PSS that their secretarial services were no longer required. Ed Odette will ask Linda McConnell, chairman of the Personnel Committee to draft a job description for the proposed P& Z secretary. He will also ask PSS for a CD with copies of all previous P & Z Committee minutes.

13. Citizen Concerns: Don Buchholz noted that the Birchwood Drive street sign needs to be replaced.

14. Adjourn: Motion to adjourn by Ritter and seconded by Platner. Meeting adjourned at 8:40.

Minutes written by Mary Platner, member of the Planning and Zoning Committee.