

PLANNING & ZONING COMMITTEE

TOWN OF ST. GERMAIN

P.O. BOX 7

OFFICE OF THE CLERK

ST. GERMAIN, WISCONSIN 54558

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MINUTES ST. GERMAIN PLANNING AND ZONING COMMITTEE MEETING: NOVEMBER 27, 2006

Meeting Type: Regular Meeting of the P & Z Committee. The chairman noted that this was a duly called meeting in accordance with the Wisconsin Open Meeting Law.

1. **Call to Order:** Chairman, Todd Wiese, called the meeting to order at 4:05 P.M.
2. **Roll Call -Members Present:** Todd Wiese, Ted Ritter, Mary Platner, Lee Holthaus, Marion Janssen, Tom Martens, town clerk, Tim Ebert Zoning Administrator.
3. **Approve Agenda:** Motion Ritter seconded Janssen that the agenda be approved as posted. Approved.
4. **Approval of Minutes:** Motion Platner seconded Holthaus that the minutes of the November 2, 2006 workshop meeting be approved as written. Approved.
5. **Public Comments:** There were no public comments.
6. **Zoning Administrator Report – Discussion/Action:**
 - 6A. **Little Acorn Lodge Travelway Permit Request, (Goller):** Mr. Wiese read the following synopsis of the events concerning the Little Acorn Lodge Travelway. On October 12, 2006 Charles Vogel was told that because of the proximity to Hwy. 155, Mr. Ebert would have to bring the travelway permit request before the Planning & Zoning Committee. On October 16, 2006 Mr. Ebert informed the committee about the proposed driveway. The committee decided that an application needed to be made showing all of the details before a decision could be made. On October 24, 2006 Vogel Enterprises, without making an application, removed the trees and installed the gravel base violating section 4.02 of the St. Germain Ordinance. On October 30, 2006 upon returning from vacation, Mr. Ebert informed both Vogel Enterprises and Ms. Goller of the violation. On October 31, 2006 Ms. Goller submitted a Travelway Application. Ms. Goller was made aware of possible penalties and closure of the driveway. Ms. Goller explained that she had talked to Jim Kelsey concerning the present driveway off of Hwy. 155. She did not want a thoroughfare running past the day care center. Mr. Kelsey apparently removed the access from the deed. Ms. Goller also stated that she had talked to Chris Drees from the D.O.T. Originally he stated that the new driveway would have to be 90 to 95 feet from the centerline of Hwy. 155. He then called back and said that 70-75 feet would work. The west side of the new travelway is 70 feet from the centerline of Hwy. 155. The town road right of way on Birchwood Drive is 66 feet wide. The distance between Ms. Goller's new travelway and old entrance is 112 feet. The new travelway is there because of the school bus drivers not wanting to back up to turn around. If the committee would grant a permit, the penalty for the travelway being put in without a permit is three times the \$15 fee plus from \$100 to \$1,000 per day for each day there is the violation. The penalty can be charged to either the property owner of the contractor or a combination of both. Birchwood Drive is also a snowmobile trail. The consensus of the committee is that it is a very dangerous situation. There seem to be other alternatives. Mr. Ritter suggested that the committee meet with representatives of the school bus company and the D.O.T.

Motion Ritter seconded Platner that matter be tabled until the committee meets with representatives from the school bus company, the D.O.T. and Ms. Goller. Approved. Mr. Holthaus suggested that Ms. Goller come up with some alternatives. Mr. Holthaus also asked how Mr. Kelsey could close the driveway off of Hwy. 155 if it was a deeded access road. Mr. Wiese will try to find out if the original plat shows the access road. Right now the situation is being left status quo.
7. **Ordinance Amendments – Discussion/Action:**
 - 7A. **Fire Department Proposed Ordinance Review (Ebert-Jones):** Regulation and Licensing of Fireworks. Bill Jones explained why he thought that the ordinance was necessary. The fire department is required to know where explosives are stored. There would be an annual \$100 permit fee. There would also be two \$25 inspections per year. The town clerk would collect the permit fee and issue the permit. The fire department would keep the \$25 inspection fee. The

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committee noted that there needed to be some changes, as some of the things in the ordinance do not pertain to St. Germain. .

Repair of Fire Damaged Buildings. Mr. Jones stated that right now, there is nothing to make a property owner to make the necessary repairs to a structure after a fire. The ordinance would allow the fire chief or someone whom he chooses to inspect the structure to determine whether or not the building is safe. The UDC inspector is not qualified to inspect commercial buildings.

Fumigation Ordinance. This ordinance needs to have a title. It would require that a notice be posted on a building prior to fumigation. The fire department will also have to be notified of the fumigation ahead of time.

Fire Lane Ordinance. Buildings 200 feet long would require fire lanes on two sides. Buildings over 200 feet long would require fire lanes on all four sides. The fire chief would determine if fire lanes were necessary in other areas. The property owners would pay any costs.

Mr. Jones and Mr. Ebert will make the necessary changes to the ordinances and bring them back to the next meeting. The committee will determine what penalties should be imposed. Once the committee is satisfied with the ordinances, they will be sent to the attorney for review. The ordinances could fit into Chapter 8 of the St. Germain Ordinance.

7B. Discussion of Possible “Downtown” Burning Ordinance: Mr. Wiese stated that the town chairman has asked that the committee consider a downtown-burning ordinance. There have been complaints concerning the outdoor furnace smoke from Coyote Joe’s. There is also a concern that garbage is being burned. Mr. Ritter felt that there are two concerns. He felt that the committee could not prevent the use of the outdoor wood furnace for heat. He did feel, however, that the issue of burning garbage needed to be considered. Mr. Wiese will check with the owner of Coyote Joe’s to make sure that she is not burning garbage.

8. Re-zonings – Discussion/Action: There were none.

9. Conditional Use Request - Discussion/Action: There were none.

10. Plat and Survey - Discussion/Action: There were none.

11. Miscellaneous Agenda Items – Discussion/Action:

11A. Review Amended Zoning Ordinances for Submittal to Vilas County. (Platner): The town board has approved the proposed changes to the amendments. Ms. Platner will prepare a cleaned up copy for the Vilas County Zoning Committee.

12. Letters and Communication

12A. Hearing Date Set for Little Bass Lake “No Motor” Ordinance: Mr. Wiese noted that the Public Hearing for the Little Bass Lake Ordinance has been set for Wednesday, January 3, 2007 at 6:00 P.M. in meeting room #4 of the Community Center.

13. Committee Concerns:

13A. Burgess/Newby: Mr. Wiese noted that he had received copies of the summons and complaint requiring Burgess/Newby to appear in Vilas County Circuit Court or move the building. The Vilas County corporate counsel will keep the St. Germain Planning and Zoning informed of the proceedings.

14. Set Time and Date of Next Meeting: The next regular committee meeting will be held on December 18, 2006 at 4:00 P.M. in meeting room #4 of the Community Center. Mr. Wiese will check with the school bus company and the D.O.T. to set a date for the special meeting concerning the Little Acorn Lodge travelway.

15. Adjournment: Motion Platner seconded Holthaus that the meeting be adjourned. Approved. Meeting adjourned 5:52 P.M

Town Clerk

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Chairman

Vice Chairman

Member

Member

Member