

**Town of St. Germain  
Planning & Zoning Meeting  
January 13, 2003**

It was noted this meeting was posted in accordance with public meeting laws, State of Wisconsin Statutes.

**AGENDA:**

1. **ROLL CALL:** Mr. Holthaus, Mr. Odette, Mr. Ebert, Ms. Platner, Mr. Gern, Mr. Santefort, and nine members of the public.
2. **APPROVAL OF AGENDA:** A motion was made by Mr. Gern to approve the agenda as posted and Ms. Platner seconded the motion. Motion unanimously carried. Mr. Odette commented that the preliminary plat for Waldmann Construction was received two weeks ago by everyone on the committee.
3. **APPROVAL OF MINUTES:** A motion was made by Ms. Platner to approve the minutes and Mr. Odette seconded the motion with an addition of a handout from Ms. Platner and to be noted that there is an ad-hock committee for the sign committee.
4. **DISCUSSION / BUSINESS:**

4.1 **Chairman Report / Communications:** Mr. Holthaus referred to the property on State Highway 155 and Birch Springs Road by Sayner. Mr. Schuman requested that property be annexed to the Town of Plum Lake for the site of the new Vilas County Museum. Mr. Holthaus called the Towns Association and they have no president with this. A letter will be sent to Mr. Schuman to have him initiate the beginning of this proposal.

He also noted that there were no changes made to the CUP at this time.

4.2 **Review/Action of Permit & Plan Submittals:** Mr. Ebert submitted a Travelway Permit application for the driveway on Half Mile Road for Waldmann Construction. Mr. Ebert did state a 12 inch galvanized culvert would need to be installed. It is also close to the crest of the hill on Half Mile, his concern was of a traffic hazard. It was suggested about putting a sign up to caution drivers of the driveway. Ms. Platner mentioned that when we were approving small subdivisions, that the County questioned the dead end ones and perhaps being able to connect them to the next possible subdivision if applicable. A discussion was had. Mr. Weber stated that 5.15d in our zoning ordinance addresses this concern in our Zoning Ordinance.

Ms. Platner stated that the County did approve this plat. A motion was made by Mr. Odette and seconded by Mr. Santefort with the addition of a 12 inch galvanized culvert. Motion unanimously carried.

Mr. Ebert also had a question on a lot on Highway G on Stella Lake. The County would not let them have a driveway access off of Highway G. Mr. Ebert didn't know why a permit from the County would not be allowed. Mr. Ebert told her to call Ray Schmidt from the County. The property is going to be put up for sale and they want to make sure they can put a driveway in.

With regards to a new laptop, Mr. Ebert did find out that the batteries were about \$250 and last about 8 months. Circuit City stated for \$250 they could have a 3 year warranty that would include everything including the battery.

Waldmann Preliminary/Final Plat Subdivision Submittal. Mr. Holthaus received the final plat (2 copies) on Friday with the amendments that the Committee made. Mr. Holthaus said we would let it ride for 14 days because that was what our ordinance stated. This will be put on the next meeting of January 27, 2003 at 5:00 p.m.

4.3 Discussion / Implementation of Long Range Planning & Zoning Considerations. Ms. Platner distributed a copy of the draft of the St. Germain Sign Ordinance (January 13, 2003). Ms. Platner, Mr. Odette and Mr. Ebert met on Saturday to discuss this. Ms. Platner handed out a comparison of sign standards for their review. A discussion was had. Please see dictation tape.

4.4 Policy Development Issues: No issues were discussed.

4.5 Committee Concerns: A Letter was received from Art Sherren regarding Lofty Pines RV Park. Vilas County has looked at this situation and said this case is closed. Mr. Sherren spoke to the committee. He said they fined Brian for disturbing the lake front and the rest was turned over to the DNR. DNR stated it was a county problem and walked away. Dawn from the County said it was a closed case. Mr. Sherren would like to settle this and would the committee to do so. Mr. Holthaus said he would see what could be done.

4.6 Public Concerns: Deana Buchholz addressed the committee. They own the property on Birchwood Drive behind Jim Kelsey's property. A plat was received for the property for a subdivision behind Taylor Street. The Sellers and Buchholz stated that they would not have purchased this property if they knew a subdivision would be placed there. It was stated that the property was zoned to accommodate a subdivision and he does not have to change the zoning on his business. They would like to stop the numbers of homes being put on this property. Mr. Holthaus stated that there has not been any official submittal of this subdivision. Mr. Holthaus said there has to be