

Minutes of the **August 4, 2020** Meeting of the Manitowish Waters Planning Commission

Meeting called to order at 7:19 P.M. by Chair Dan Sleight, following the conclusion of the three public hearings that began at 7:00 P.M.

Commissioners Present: Dan Sleight, Vince Hoehn, Mike Kramer, Robert Becker, John Hanson

Absent: Dan Johns, Jr

Also Present: Zoning Administrator Tom Thiessen

Public Visitors: Gary Schwenn, Jackie Quinlevan, John C Horter, Randy Meffert, Laura Meffert, Louis J Wroblewski

Approval of Agenda

Motion by Hanson, second by Kramer, to approve the agenda as posted and waive the reading. Motion carried.

Public Comments and Correspondence

None

Reading and Approval of Minutes

Motion by Becker, second by Hanson, to approve the May 5, 2020 Sipple CUP Public Hearing Minutes and the May 5, 2020 Regular Meeting minutes as presented. Motion carried.

Zoning Administrator's Report

ZA Thiessen presented his 2nd Q reports on permits issued, characterizing it as a "big" quarter.

Secretary Report

Hoehn presented the secretary's hours for approval. Motion by Hanson, second by Becker, to accept the secretary's report. Motion carried, with Hoehn abstaining.

New Business

A. Meffert CUP Application: Questions and discussion on setbacks, driveway location, building size with the overhang. Sleight read the Lenz email, which spoke to a request to add trees for screening. Randy Meffert stated that he will be planting some spruce trees to honor that request. Motion by Hanson, second by Kramer, to approve the CUP application for a 50x60 building with the condition of the tree plantings in accordance with the neighbors' request.

Roll call vote: Becker: Aye Kramer: Aye Hanson: Aye Hoehn: Aye Sleight: Aye Motion carried.

B. Cupertino CUP Application: Thiessen stated that as long as the setbacks are maintained, he has no problem with it. Discussion on actual building size vs. size stated in the public hearing notice. Motion by Becker, second by Kramer to approve the CUP for a 32x28 building subject to maintaining 15 foot lot line setbacks.

Roll call vote: Becker: Aye Kramer: Aye Hanson: Aye Hoehn: Aye Sleight: Aye Motion carried.

C. Quinlevan LUP Amendment Petition: Picking up from the public hearing testimony, Hanson stated that the question may be whether an easement may be modified due to a change in ownership. Seems to not have anything to do with the matter at hand. Further discussion on the easement and market value of it with Mr. Wroblewski. Question on whether separating the easement area from the current parcel is a subdivision. Any land division would have to be reviewed by the Zoning Administrator. Thiessen emphasized that the entire matter is a civil matter to be settled between parties. Motion by Hanson, second by Becker, to recommend to the Town Board to amend the Comprehensive Plan to change the designation of the subject parcel from Recreational to Single Family.

Roll call vote: Becker: Aye Kramer: Aye Hanson: Aye Hoehn: Aye Sleight: Aye Motion carried.

D. Discussion on residential rules for residential uses: Hoehn stated that in the past our practice has been that if the use is residential in a district other than R-1, the we still enforce R-1 rules. Recently we have had pushback on that because the ordinance is actually silent on this point. Discussion on how to clarify this point. To be an agenda item for next meeting.

Unfinished Business

A. Update on Avenue of the Balsams: Hanson reported that the lawsuit is going forward; we are being represented by an insurance company attorney. The trial is scheduled for April of 2021. The property has been sold; the people are gone. Proceeding with a fine at this late date may be considered a retaliatory action. The fact that we didn't know that the County had settled put us in a bind due to lack of prompt action on Town's part. It would still seem, though, that the contractor has left himself wide open to a charge of fraud. In consultation with our attorneys, the decision was made not to pursue the zoning violation forfeiture issue.

Next scheduled meeting: September 1, 2020 at 7:00 P.M.

Meeting declared adjourned by Chair Sleight. Time was 8:02 P.M.