

Village of Campbellsport – Regular Plan Commission Meeting – September 25, 2007

Meeting of the Village Plan Commission was held in the Village Council Room, 177 E. Main St.

Item#1 – Plan Commission meeting was called to order by Chairperson Pat Twohig at 6:00P.M.

Item#2 – Meeting notice was given to the Campbellsport News, National Exchange, Library, Post Office and posted at the Village Hall in compliance with the open meeting law.

Item#3 – Roll Call: Bill Grede, Mark Gruber, Larry Martiny, Matt Mrochinski, Don Stoffel, Steve Wolf, Pat Twohig

Others in attendance: Ken Schwartz, Janet Hafemann, Henry Straub, Curtis Koth, Steve Schickert, Joanne Del Ponte, Bart Welsh, Kyle Greene, Glen Renderman, Mary Jo Greene, Joann Schrauth

Item#4 – **Motion** by Don Stoffel, seconded by Mark Gruber to approve the written minutes of the August 28th planning commission meeting with corrections as discussed. Ayes–6, Noes–0, Abstain-1 (Mrochinski)

Item#5 – No Public Comments

Chairperson Twohig publicly Thanked Matt Mrochinski for supplying samples of ordinances on fencing from Sheboygan County communities to help clarify and possibly change our ordinance.

Item#6 – Drainage plan for Curtis Koth, 119 Martin St. was presented to Plan Commission because he would like to concrete area for his entire frontage from the garage to the alley and slope towards the alley. Allowed driveway entrance per ordinance is 26ft. This ordinance was passed specifically for streets and parking issues. Any deviation needs to come before the Plan Commission and Village Board for approval or denial. Mark Gruber also DPW Director said drainage plan is being presented because of ordinance allowing only 26ft for single and 32ft for duplex opening for driveway approach. Request is not inconsistent with what neighbors in the same alley have done in the past, but wanted the Plan Commission to review for comments and recommendation.

6a. Motion by Matt Mrochinski, seconded by Larry Martiny to recommend to the Village Board acceptance of request of Mr. Curtis Koth of 119 Martin St. to have concrete laid in the entire frontage of lot line in front of garage facing South to the alley because there is no curb and gutter and driveway leads onto alley with a limited turning radius. Ayes-7, Noes-0

Mr. Koth was reminded that he could start pouring cement, but must be in front of garage portion and that the request must go before the Village Board on Oct. 8, 2007 for approval also before the entire portion can be poured in concrete.

Item#7 – Chairperson Twohig said Plan Commission Members had visited the site of the Day Care property last month and concerns of where the stormwater goes to adjacent property line to the East was discussed in detail tonight by Plan Commission members and Bart Welsh & Kyle Greene. The property does have a detention pond in the front SW corner of the lot.

Don Stoffel said there used be a natural waterway thru the 3 acre parcel which was changed when the parcel was filled in. Bart Welsh and Kyle Greene disagreed and said they would like the Daycare Center to take of their own water and keep on their property. They also said the HomeOwners Association document does not include the 3 acre parcel and why should the 63 lot owners be responsible for their neighbors(Daycare Center) stormwater.

When issue of Agnesian Clinic stormwater was brought up Mark Gruber said Agnesian does not have any ownership on the Theisen Trails stormwater retention and flows into storm drains on E. Sheboygan St. After more discussion and no evident solution Chairperson Twohig said he would like permission from Plan Commission to have Mark Gruber, Glen Renderman and himself meet to discuss viable options and report back to the Board next month.

Motion by Steve Wolf, seconded by Matt Mrochinski to table issue of stormwater and drainage of the Daycare Properties until a future meeting date. Ayes –6, Noes – 0 Abstain-1(Grede)

Item#9 – Mark Gruber and Pat Twohig said that Mr. Robert Beining had approached them about a change/alternative to his original granted waiver to move trailer number#9 15ft. to the West and move trailer number#8 15ft to the West and the only problem he was having is that the porch would extend into the ROW area. Mr. Beining was trying to appease the Bakken's and get one of the trailer (number#9) more than 18in off of the property line.

Discussion among the Plan Commission members and Mr. Beining did not come out favorable about fixing one problem and creating another by placing a porch/steps in the ROW area.

Mr. Robert Beining withdrew his request to move any trailers other than what was originally stated and approved by the Plan Commission and Village Board.

Item#9 – Chairperson Pat Twohig informed the Plan Commission Members that he does not have any new information since the August meeting regarding the Mill Pond Dam status. He is waiting to hear from the Wisconsin River Alliance people and said that he is working to have someone attend the Oct. 23rd Plan Commission meeting to discuss the process to follow for compliance. When Pat Twohig was asked about cost for engineering he threw out figure of approx. \$5,000-\$10,000 to put into the budget. Matt Mrochinski questioned that figure and would like more definite ideas on engineering and plans to follow as directed by the DNR and/or other communities who have gone thru the procedure to meet current regulations and standards

Item#10 – Announcements/Correspondence - None

Item#11 – **Motion** by Mark Gruber, seconded by Matt Mrochinski, to adjourn meeting at 7:17P.M.
Motion carried without a negative vote outcome

Respectfully submitted

Diane Lemke, Clerk/Treasurer CMC, WCMC

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