

**Town of La Pointe Zoning
Town Plan Commission Special Monthly Meeting
Wednesday, May 6, 2009**

Town Plan Commission Members Present: Carl Broberg; Chair, Ron Madich, Suellen Soucek, Greg Thury, Carey Baxter, Larry Whalen (6)

Town Plan Commission Members Absent: Ron Harrold; Vice-Chair (1)

Public Present: Beth Alsgaard, Ric Gilman, Mike Starck, Warren Anderson, Ed Hartig, Marilyn Hartig (6)

Town Staff Members Present: Jennifer Croonborg; ZA, Jessica Hatch; ZCA (2)

I. Call to Order/Roll Call

Chair, C. Broberg called the meeting to order at 5 pm at the Town Hall. Roll call reflected members present or absent as recorded above.

II. Public Comment

Mike Starck makes two comments. First, he alerts the TPC to an error he found in the Zoning Ordinance that is displayed on the Town's Website. Second, he updates the Commission on the Sections that have been passed on to the County for approval in that they are moving through the process.

III. Zoning Administrator Report

No report at this time, ZA briefly gives an update on what is happening in the office.

IV. Review and Approval of Previous Meeting Minutes:

a. Town Plan Commission Regular Monthly Meeting April 15, 2009

S. Soucek moves to accept the minutes as published of the April 15 Town Plan Commission Regular Monthly Meeting. R. Madich seconds. All in favor, 5 aye. 1 abstain (LW). Chair states, "The minutes are adopted as published."

V. Consideration and/or Action of Permit Applications:

a. Lot 1 Certified Survey 547 Pt Govt Lots 3 & 4 32 T5n V519 Pg 662 Less V661 Pg 685 5.02 as parcel id #014-00338-0901 (Thomas R. and Cynthia F. Banner)

ZA explains the process this permit is taking and what the Banners are requesting. She recommends we apply the permit fees already paid to the new permit application. G. Thury moves that we retain the fees paid on the application for Lot 1 Certified Survey 547 Pt Govt Lots 3 & 4 32 T5n V519 Pg 662 Less V661 Pg 685 5.02 as parcel id #014-00338-0901 for the purpose of allowing them to reapply and use their already paid fees towards the new application as opposed to just refunding their fees outright. S. Soucek seconds. All in favor, 6 aye. Motion Carries.

VI. Old Business

a. Letter from William Bussey dated November 5, 2008 re Ron Lacey Adverse Possession Claim. (Tabled November 19, 2008 pending Town Board direction on 7th Street vacation.)

G. Thury moves to table Item VI-a pending Town Board direction. S. Soucek seconds. All in favor, 5 aye. 1 abstain (LW). ZA will have the Town Clerk notify the TPC of the Town Board decision on this matter.

b. The matter of the definition and application of Section 2.1(15) to the rental of a "guest house" or "bunkhouse" in conjunction with (not independently of) the rental of the principle dwelling at the request of the Inn on Madeline Island for Titcomb property. (tabled from April 15, 2009)

ZA explains the process she would like to take administratively on this matter. The text change for the definition of “guesthouse” is awaiting County approval, which will change the process the ZA presently takes. G. Thury moves to table Item VI-b, the matter of the definition and application of Section 2.1(15) to the rental of a “guest house” or “bunkhouse” in conjunction with (not independently of) the rental of the principle dwelling at the request of the Inn on Madeline Island for Titcomb property pending County Zoning Board decision on this matter. S. Soucek seconds. All in favor, 6 aye.

VII. New Business

- a. La Pointe Zoning Ordinance Section 4.2(7)(B) & (D) (General Provisions: Drainage, Sanitation and Water Supply) to review concerns and provide interpretation as requested by the Zoning Administrator.**

ZA has received a question from an applicant and in researching she found a problem with the current Ordinance. She is asking the TPC for their interpretation regarding water supply on land parcels. No permit is required from Ashland County in this matter. There will be a text change in the future to update the La Pointe Ordinance. TPC Consensus is that “potable water can be transported to the site.”

VIII. General Code Project/Ordinance Revision

- a. Zoning Map Review and Changes and Report from Planning Commission Sub-Committee.**

Commissioner Thury updates the TPC on the research. He will prepare a streamline packet for the TPC on the history of the S-2 and LZ zones for the next meeting. He will continue research on the S-1 zone. Commissioner Baxter has finished the research on the 1972 Ordinance regarding permitted and conditional uses. He will prepare a packet for distribution. He will continue his work on the 1988 Ordinance, by consensus of the TPC.

In the original Agenda this item was not numbered, ZCA asks for clarification on how this should appear in the minutes. R. Madich moves to amend the agenda to include Roman Numeral VIII referring to General Code Project/Ordinance Revision and the numbering sequence to follow. S. Soucek seconds. All in favor, 4 aye. 2 oppose (GT, LW). Motion Carries.

- b. Review of historical “Procedural Guidelines” no longer enforced due to prior Town of La Pointe attorney’s opinion.**

The history of these “Procedural Guidelines” is explained. The subject of multi-zoned lots is discussed. The question of whether or not to add item 15 from the “Procedural Guidelines” to our revision of the Zoning Ordinance is considered. Commissioner Thury will focus his research on looking for examples of lots in multi-zones. TPC would like to review the specific language of this document; ZCA will distribute a copy of the “Procedural Guidelines” to the TPC.

IX. Future Agenda Items

- a. Bussey letter pending Town Board direction**
b. Definition of “guest house” awaiting County approval
c. Zoning Map Sub-Committee Update and Review of Research
d. Procedural Guidelines
e. Multi-District Lots
f. TPC Chair Appointment --- Commissioner Thury has noticed in the TPC By-Laws and the Zoning Ordinance (Section 13.3) that it states the TPC Chair is elected by the TPC; however, the current Chair was appointed by the Town Board Chair. This matter needs to be researched and addressed for the next meeting.

X. Schedule of Meetings

Wednesday, May 20, 2009 TPC Regular Monthly Meeting @ 5 pm

XI. Adjournment

R. Madich moves to adjourn. S. Soucek seconds. All in favor, 6 aye. Meeting ends at 6:25 pm.

TPC Minutes respectfully submitted by the ZCA, Jessica L. Hatch on Thursday, May 07, 2009.

These TPC minutes are approved as corrected by ZCA on Wednesday, June 17, 2009.