

TOWN OF OCONOMOWOC  
PLAN COMMISSION  
February 7, 2011

Present: Chairman Kenneth Runyard, Commissioners Robert Peregrine, Richard Garvey, James Navin, Terry Largent, Janis Husak, Town Planner Jeffrey Herrmann, approximately 10 citizens. Absent Commissioner Cathy Balthazor.

Chairman Runyard opened the Plan Commission meeting at 7:00 p.m.

**AGENDA**

**1. Approve minutes for January 17, 2011 Town Plan Commission meeting.**

Peregrine moved to accept the minutes as printed. Seconded by Navin. Carried unanimously.

**2. Public Comments: None**

**3. Consider and Act on Site Plan/Plan of Operation for Wine Manias, Debra Bertramd. W359 N5002 Brown Street.**

The petitioner stated that they were just changing the name. The operation would remain the same; it would be the same wine bar and bistro. They would like to put in a larger kitchen in the north east corner of the building to give them flexibility. Husak stated that she has received negative comments regarding the name "maniacs"

Navin moved to approve the Site Plan/Plan of Operation subject to the Planner's report of January 12, 2011. Seconded by Peregrine. Carried unanimously.

**4. Consider and act on construction of Farm Building without a Principal Residence – Al Runyard, 7534 Pennsylvania Street, Oconomowoc, Wisconsin.**

Chairman Runyard stated that he would abstain, as this item involved his son.

His son Dexter represented Al. Jeff explained that the Town of Oconomowoc, Lac la Belle Lake Management District, the Village of Lac la Belle are working on a study to improve the water quality in Lac la Belle and stream bank stabilization as it comes into Lac la Belle. They are working with the Runyards to create a one acre pond. Al Runyard would like to build a pole building to store farm equipment. The area is zoned R-2. The requirement is 20 ft off the property line. Dexter stated that they plan to take the water from the by-pass, filter it and then let it run into the lake. The building site would be 72 x 150. The building would be accessed from Lang Road, having a 36 ft sliding door on the south side facing the road. Peregrine stated that they would need a maintenance agreement.

Peregrine moved to approve the construction of a farm building without a principal residence as depicted on the map furnished. Seconded by Largent. Ken Runyard abstained from the vote. Carried with a vote of 5 members in favor, motion carried.

**5. Consider and Act on Site Plan/Plan of Operation (Sign) for First Bank Financial Centre – W359 N5900 Brown Street**

The petitioner stated that the new sign will not be taller than the old sign; they will be using different colors and design. The marquee sign will be in the middle instead of on top. This will require electrical work, and thus a permit.

Husak moved to approve the Site Plan/Plan of Operation for First Bank Financial Centre. Seconded by Navin. Carried unanimously.

**6. Consider and act on Variance request for Lynn Duncan, N50 W35038 Wisconsin Avenue for an after-the-fact deck/balcony.**

The petitioner stated that she is two (2) doors to the west of Just Kickin. She started out to merely support the old deck, and then at the suggestion of her carpenter made it larger. The new deck is about three times as large as the old one and five (5) feet closer to the lake. There is another deck at a lower level, which the petitioner said she is willing to get rid of.

Peregrine moved to recommend that the variances requested be granted on the condition that the petitioner remove the ground level deck situated on the east property line. Seconded by Garvey. Carried unanimously.

**7. Consider and act on Variance request for Parker Phend, N64 W34957 Road J to construct a new seasonal cottage.**

The petitioner was not present; therefore the Plan Commission was unable to elicit any information and could not make any recommendation.

**8. Consider and act on Site Plan/Plan of Operation (Sign) Alpha Collision, N58 W39800 Industrial Drive**

The petitioner stated that he had approval for five signs; however, this particular sign was not one of them. The sign is 4 ft 6 in wide by 3 ft high; it is not illuminated, is on Industrial Drive, is not in the right of way.

Peregrine moved to approve the Site Plan/Plan of Operation for Alpha Collision. Seconded by Garvey. Carried unanimously.

**9. Adjourn**

**Navin moved to adjourn. Seconded by Husak. Carried unanimously. Adjourned at 7:35 p.m.**

Respectfully submitted,

Betty Callen, Recording Secretary

