

**TOWN OF OCONOMOWOC BOARD OF SUPERVISORS
REGULAR MEETING MINUTES
Monday, April 7, 2014**

Chairman Robert C. Hultquist called the meeting to order at 6:00 PM. Supervisor present included John Koepke, Terry Largent and John Roelandts. Supervisor Jan Husak was excused. Also in attendance included Attorney Bill Chapman, Police Chief James Wallis, Public Works Superintendent Owen Salzman, Administrator/Planner Jeffrey Herrmann and Clerk/Treasurer Lori Opitz. See attached sign-in sheet for additional attendees.

Those present stood to recite the Pledge of Allegiance

Approve Minutes from March 17, 2014 – Regular Town Board Meeting. – Supervisor Roelandts made a motion to approve the minutes as presented. Supervisor Koepke seconded the motion. Motion carried by unanimous voice vote.

Correspondence. – None

Comments from the Floor on Agenda items or any other items.

Dave Welnetz, N54 W38928 Islandale Drive, spoke about the rentals in the area and stated the privacy and quiet are gone, the security and safety of the area is gone, it has decreased property value in the area and there is an overabundance of traffic due to the rentals and they would like to be able to enjoy their house with their family without worrying about rentals

Bruce Graham, W383N6305 Sand Beach Road, stated to the Board that he was happy to see the ordinance designed regarding rentals and asked the Board to make it effective immediately.

Don Moore, N54 W38926 Islandale Drive, stated he started renting his property 2 years ago and during that time he stated that there has only been 2 occasions that the renters were not up to par, but since then he has had renters sign a heavily designed agreement regarding renting his property; a Wisconsin lease contract. He also stated that after September 5th would be the last day he would have a renter and asked the Board to have the ordinance go into effect then.

John Van Kempen, N54 W38932 Islandale Drive, stated he likes the design of the ordinance and feels the rentals were done even after the neighbor's placed a concern regarding the rentals to the property owner

Tommie Coppinger, N52 W35147 W Lake Drive, stated she feels that rentals are an invasion of the neighbor's property and restrictions of rentals are good and the ordinance that was designed regarding rentals is good.

Ms. Graham, N54 W38926 Islandale Drive, stated she hopes the ordinance passes and is implemented immediately.

Steve Wallace, W383 N6239 Sand Beach Road, stated he feels the ordinance is good and it would help preserve the area and he hopes it will pass and be implemented soon.

Mary, Welnetz, N54 W38928 Islandale Drive, stated the ordinance is well written and when they bought their house it was purchased as a single family home and the area should be preserved that way; there is an increase volume of traffic because of the rentals and it is causing a safety issue in the area.

Beth Cole, Sand Beach Road, stated they bought the house to come and enjoy with their family during the summer; the renters right now are using their pier and their property and not allowing her own family to enjoy their property.

PRESENTATION: Phil Cosson, Ehlers & Associates, on Existing Debt Structure and Potential Borrowing for West Lake Drive and Future Road Projects.

Phil Cosson, Senior Financial Advisor/Director of Ehlers gave a summarization to the Town Board regarding refinancing the Town's bond notes and how the Town could save money. Chairman Hulquist stated that he would like the Board to take time and really look over the information that was presented to them. Phil Cosson stated it would take approximately 30 days after authorization to proceed.

OLD BUSINESS:

- 1. Consider and Act on Ordinance 2014-2 Regulating Short-Term Rentals.** - Administrator/Planner Herrmann stated the Board has a copy of the ordinance, but there was one small modification that was made the ordinance today; he stated on page 2, P216-6 the word "standard" was changed to "prohibition". – meaning they are prohibited. Administrator/Planner Herrmann stated on page 3, 216-1 has an area of an effective date which would have to be discussed if the Board decides to approve the ordinance. Supervisor Roelandts made the motion to adopt ordinance 2014-2 as submitted with an effective date of May 1st, 2014. Supervisor Koepke seconded the motion. Attorney Bill Chapman wanted the record to show ordinance 2014-2 passed with an unanimous voice vote.
- 2. Consider and Act on West Lake Drive Resurfacing Project.** – Administrator/Planner Herrmann gave a detailed explanation of each segment choices regarding West Lake Drive. He also stated that Okauchee Lake Management can't guarantee anything but they would look into help funding for this project and at the most, if they could do anything would be \$200,000 or less. Chairman Hultquist stated if they could help it would \$100,000 right away in cash and then the next \$100,000 would be paid over the next 5 (five) years at \$20,000 a year. Administrator/Planner Herrmann also stated there is a grant out there, however, at this time they don't consider Okauchee Lake impaired water or an outstanding water source and that is why Okauchee Lake does not qualify for that grant. Administrator/Planner Herrmann did state that it could be possible to qualify for the grant in the future as being impaired due to fertilizer getting into the water, but that is not for sure. He stated the grant takes time to prepare and the Town would need an engineer to help out with the grant – Supervisor Koepke stated he would like to know how much sediment is really going into the lake and if the Town could get some kind measure that would be beneficial when figuring out what kind of quality level program they would decide on. Supervisor Roelandts made the motion to approve alternative #3, which is the retention pond/Johnson property option regarding Lake Drive. Supervisor Koepke seconded the motion. Motion carried by unanimous voice vote.

NEW BUSINESS:

- 1. Consider and Act on Waiver from Section 265-37 Street Width of the Town of Oconomowoc Code of Ordinances for SchneiderTrust/Mayer - N57W34387 & N57W34375 Nickels Point Road.** Administrator/Planner Herrmann stated the certified survey map was approved at the last meeting to adjust the one property line – Administrator/Planner is recommending to wave that requirement. Supervisor Roelandts made the motion to approve the Waiver from Section 265-37 Street Width of the Town of Oconomowoc Code of Ordinance for Schneider Trust/Mayer – N57W34387 & N57W34375 Nickels Point Road. Supervisor Koepke seconded the motion. Motion carried by unanimous voice vote.
- 2. Consider and Act on Resolution 2014-5 to Amend the Town of Oconomowoc District Zoning Map from C-1 Conservancy District to R-3 Residential District to allow wetland fill associated with driveway construction – Norm & Ann Greeb, N51 W34300 Park Bay Road. –** Administrator/Planner Herrmann stated this item went to the Plan Commission meeting and the Board approved his request; to put in a driveway. Supervisor Koepke made the motion to approve the Resolution 2014-5 to Amend the Town of Oconomowoc District Zoning Map from C-1 Conservancy District to R-3 Residential District to allow wetland fill associated with driveway construction – Norm & Ann Greeb, N51W34300 Park Bay Road. Supervisor Roelandts seconded the motion. Motion carried by unanimous voice vote.
- 3. Consider and Act on Acquiring Chairs from St. Joan of Arc Church. –** Administrator/Planner Herrmann showed the Board the example of the chairs that were in the Town Hall that St. Joan of Arc Church stated that the Town could have for free. Highway Superintendent Owen Salzman stated that the Mapleton School House could use some of the chairs in the building. Supervisor Roelandts made the motion to have Highway Superintendent Owen Salzman to go over the chairs and pick out the ones that the School House could use. Supervisor Largent seconded the motion. Motion carried by unanimous voice vote.
- 4. Consider and Act on special event application for Rock River Chapter Picnic at Okauchee Lion's Park on Sunday, July 20th –** The Board ask that this application be held over until next month so the Rock River Chapter could supply more information on their application

5. **Consider and Act on special event application for Okauchee Fire Department to have their Annual Street Dance on Saturday, August 16th** – Supervisor Koepke made the motion to approve the special event application of Okauchee Fire Department to have their Annual Street Dance on Saturday, August 16th – Supervisor Largent seconded the motion. Motion carried by unanimous voice vote
6. **Consider and Act on special event application for Hideaway Bar and Grill to have a Swim Suit contest on Sunday, August 17th.** – Chairman Hultquist made the motion to approve the special event application for Hideaway Bar and Grill to have a Swim Suit contest on Sunday, August 17th. Supervisor Roelandts seconded the motion. Motion carried by unanimous voice vote.
7. **Consider and Act on special event application for Hideaway Bar and Grill to have a Luau on Saturday, May 24th.** – Supervisor Koepke made the motion to approve the special event application for Hideaway Bar and Grill to have a Luau on Saturday, May 24th. Supervisor Largent seconded the motion. Motion carried by unanimous voice vote.
8. **Consider and Act on Combination Class B Retail License to sell Alcohol by Norberto's Authentic Mexican Restaurant, LLC at N51W34922 Wisconsin Avenue, Oconomowoc WI, Tami Lynn Marso– Agent.** – Supervisor Koepke made the motion to approve the Class B Retail License to sell alcohol by Norberto's Authentic Mexican Restaurant with Lynn Marso as agent. Supervisor Roelandts seconded the motion. Motion carried by unanimous voice vote.
9. **Chairman Hultquist** - Nothing
10. **Supervisor Reports**
 - a. **John Koepke** - Nothing
 - b. **John Roelandts** – felt that TIF districts should be looked at for the Town
 - c. **Terry Largent** - Nothing
11. **Attorney Chapman** - Nothing
12. **Public Works Superintendent Salzman** - Nothing
13. **Chief Wallis** - Nothing
14. **Administrator/Planner Herrmann** - Nothing
15. **Clerk/Treasurer Opitz**
 - a. **Consider and Act on New Operator License Application for Alyse Butzlaff, Scott Brand, Shawn Mueller, Abagayle Bruce, Christopher Stenz, and Jessica Klug** – Supervisor Koepke made the motion to approve the operator licenses for Alyse Butzlaff, Scott Brand, Shawn Mueller, Abagayle Bruce, Christopher Stenz and Jessica Klug. Supervisor Roelandts seconded the motion. Motion carried by unanimous voice vote.
16. **Proclamation to Designate April 2014 as Fair Housing Month** – Chariman Robert C. Hultquist made a proclamation to designate April 2014 as Fair Housing Month in the Town of Oconomowoc
17. **Approve Vouchers and Checks** – Supervisor Largent made the motion to approve vouchers and checks subject to Administrator/Planner Herrmann's review. Supervisor Koepke seconded the motion. Motion carried by unanimous voice vote.
18. **Adjourn.** – Supervisor Roelandts made the motion to adjourn at 7:12 PM. Supervisor Koepke seconded the motion. Motion carried by unanimous voice vote.

Respectfully submitted –
Lori Opitz, WCMC
Clerk/Treasurer