

TOWN OF OCONOMOWOC

PLAN COMMISSION

MARCH 7, 2011

- Present: Chairman Ken Runyard, Commissioners Robert Peregrine, Richard Garvey, James Navin, Terry Largent, Janis Husak, Town Planner Jeffrey Herrmann, approximately 6 citizens.
- Chairman Runyard opened the meeting at 7:00 p.m.

AGENDA

1. Approve minutes for February 22, 2011 Town Plan Commission meeting.

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

2. Public Comments: None

3. Consider and act on Site Plan/Plan of Operation of Rick Goldberg for "The Art Project", N51 W34917 Wisconsin Avenue.

Rick Goldberg stated that he does photography on the side; he has a full time job and photography is a hobby. He plans on using the area on the side opposite from the dog grooming area. There would be no sales, but he would like to plan an event for the Oconomowoc Gallery Night. He would like hours from 9:00 a.m. until midnight. He plans on a sign on the left side to match the sign on the right side for the dog grooming. Letters the same size and shape.

Husak moved to approve the Site Plan/Plan of Operation with hours of 9:00 a.m. to midnight, 7 days a week, subject to the Planner's report of March 3, 2011.

Husak moved to amend the previous motion to include the sign as described by the petitioner. Seconded by Peregrine. Carried unanimously.

4. Consider and act on Site Plan/Plan of Operation of Karen Rudolph for "Yoga & Fitness Center", W359 N5002 Brown Street

Karen Rudolph would like to open a yoga studio on the second floor of the Oconomowoc Lakes Plaza. She stated that the hours would be 7:00 a.m. to 9:00 p.m. Monday through Friday, 8:00 a.m. to 4:00 p.m. Saturday, and 9:00 a.m. to 2:00 p.m. Sunday. No bathroom as they use a common area. She has submitted her temporary signage. She would like to be on the permanent marquee. Jeff stated she would have to work that out with the landlord.

Peregrine moved to approve the Site Plan/Plan of Operation in accordance with the terms and conditions of the Planner's report of March 3, 2011. Seconded by Navin. Carried unanimously.

5. Consider and act on Site Plan/Plan of Operation of Erin Waldron for "Dock of the Bay", N51 W34950 Wisconsin Avenue.

Erin Waldron presented her plan for a 20 ft x 40 ft standard size volley ball court with a 20 ft x 40 ft bleacher seating area. A 4 ft high fence would encompass the area, with a 6 ft high catch net on top of the fence. She would move the dumpster to the far eastern end of the lot. The court would be lit with an existing light source located on the corner of the seating area. This light would not be lit all the time Peregrine stated that noise is his concern and stated that if there were complaints the volley ball court would have to be shut down. She also plans to expand the bar area to include a smoking area with a sliding door out to the deck area.

Peregrine moved to approve the Site Plan/Plan of Operation subject to the Planner's report of March 1, 2011 with the following amendments to the Planner's report: Re No. 17, if there are complaints, the petitioner will be notified that the matter will be placed on the Plan Commission agenda; there shall be a 4 ft fence with a 6 ft catch net on top; the dumpster shall be enclosed; alcohol shall be inside the fenced area. Seconded by Navin. Carried unanimously.

6. Consider and act on Certified Survey Map for Dan Reddelein W394N4988 Reddelein Road

The petitioner was advised that he would have to show the buildings on the CSM and also apply in writing for a waiver for his remnant parcel.

Peregrine moved to recommend approval of the CSM to the Town Board subject to the Planner's memo dated March 1, 2011 with the caveat that the petitioner apply for relief of Section 18.06 (3)(1) on the adjacent parcel issue. Seconded by Navin. Carried unanimously.

7. Consider and act on variance request for Ronald & Marietta Marshall, W347 N6119 Road I and W347N6123 Road I.

Ronald Marshall stated that he plans on razing one of two residences and the detached garage of the other residence. The total square footage will be reduced after an addition is built onto the remaining residence.

After discussion Peregrine moved to recommend to the Board of Adjustment that they approve the variances applied for. The petitioner will be removing more structure in square footage than will be constructed after both of the lots will be combined in a single CSM and the addition, although rather large, is as close to the lake as it appears his neighbors are. Seconded by Garvey. Carried unanimously.

8. Adjourn

Navin moved to adjourn. Seconded by Husak. Carried unanimously. Adjourned at 75 p.m.

Respectfully submitted,

Betty Callen, Recording Secretary

_NOTE; APRIL 4TH MEETING WILL BE AT 6:00 P.M.