

PLANNING COMMISSION MINUTES
Mayville City Hall, 15 S. School Street, Mayville, WI
February 23, 2011

1.) Call to Order and Roll Call.

Meeting called to order at 5:30PM

Members Present: Scott Mastalish, Merlin Kahlhamer, Jerry Moede, Gary Benter, Bob Smith, Phil Luce

Members Absent: Ron Henkel

Others Present: Pastor David Koch, David Gabel, Erich Schmidtke – DOA, Jim & Cheryl Congdon

2.) Approve Agenda.

Motion by Luce, second by Kahlhamer to approve the agenda. Motion carried on a voice vote; no objections.

3.) Approve the Minutes of the December 22, 2010 meeting.

Motion by Mastalish, second by Benter to approve the December 22, 2010, minutes. Motion carried on a voice vote; no objections.

4.) Conditional Use Public Hearing for SAC Wireless DBA Verizon Wireless to locate a cellular tower on the water tower located at 595 S. Clark Street, 251-1216-2333-002, in the City of Mayville.

- a. Action on Conditional Use for SAC Wireless DBA Verizon Wireless to locate a cellular tower on the water tower located at 595 S. Clark Street, 251-1216-2333-002, in the City of Mayville.**

Don Neitzel update the members of the Plan Commission that Verizon Wireless has decided to allocate their budgeted monies for this project towards updating their existing Wireless towers, in lieu of installing new tower locations. He stated that SAC Wireless was not in favor of this move, but Verizon ultimately has the last say in this matter. The attorneys practically had the agreement worked out, but this project is no longer being proposed. All City Attorney fees regarding this matter were covered by the City Utility Department.

5.) Conditional Use Public Hearing Amendment to Conditional Use for the Christian Life Fellowship to install a sign at 113 N. Clark Street, 251-1216-2323-002.

- a. Action on Amendment to Conditional Use for Christian Life Fellowship to install a sign at 113 N. Clark Street, 251-1216-2323-002.**

Don Neitzel stated in the Plan Commission members packets there was a location map and specifications for the proposed sign.

Mayor Moede asked if there was anyone present from the public that would like to speak in regards to the proposed sign and the amendment to the conditional use. No one came forward to speak in regards to this matter.

Pastor David Koch and David Gabel were present from the church to answer any questions in regards to the proposed sign.

Mayor Moede asked if the sign would be like the one that St. Stephens Church installed in the city of Horicon along Clason St./Hwy 28? Both Pastor Koch and Mr. Gabel stated that the sign would be much lower and scaled down than what is at St. Stephens Church.

Bob Smith asked if the installation of this sign would cause a vision issue at the intersection of Dayton and S. Clark Street? Don Neitzel stated that it met all City set back requirements for signage and that by reviewing the location of the sign in relation to the intersection, he didn't feel there would be any sight problems.

Don Neitzel asked if the sign was going to be illuminate 24 hours a day, 7 days a week? Both Pastor Koch and Mr. Gabel stated that it would not be, as they don't want it to be a nuisance to the neighbors.

Motion by Luce, second by Smith to approve the Amendment to the Conditional Use for Christian Life Fellowship to install a sign at 113 N. Clark Street, 251-1216-2323-002. Don Neitzel called roll; motion carried; no objections.

6.) Presentation by Erich Schmidtke of Wisconsin Department of Administration on Intergovernmental Agreements with Discussion / Possible Action.

Don Neitzel introduced Erich Schmidtke and stated that he was here to give a small presentation on Intergovernmental Agreements and discuss the pros and cons of them. Mr. Schmidtke handed out some information regarding the different types of agreements.

Phil Luce asked if these agreements are typically 10 year agreements? Mr. Schmidtke stated that the lengths can vary. Scott Mastalish asked Bob Smith if the Town of Williamstown was looking for a 25 year agreement the last time they requested an intergovernmental agreement with the City. Mr. Smith stated that they were looking for a 25 year agreement at that time.

Gary Benter asked if it made a difference if both communities had developed Smart Growth Plans prior to developing an intergovernmental agreement? Mr. Schmidtke stated that while information contained in a Smart Growth Plan and an intergovernmental agreement maybe similar, the intergovernmental / boundary agreement is consider separate from a Smart Growth Plan.

Bob Smith asked why the City would want to enter into an agreement like this, seeing as they already have extra-territorial zoning. Mr. Schmidtke stated that the extra-territorial zoning ordinance can be here today and gone tomorrow, they can change, there by affecting the City's rights.

Bob Smith touched on the Village of Kekoskee's sanitary sewer issues and the Town of Williamstown's unwillingness to assist in connecting them to the City of Mayville's

wastewater treatment facility. Mr. Schmidtke stated that there is a “fourth” option to hammering an agreement out and that is force mediation. Phil Luce feels even for this to happen, there has to be open communication between both parties first as to what they are looking for in an agreement.

Mr. Schmidtke pointed out that Townships have gotten pretty powerful over the years Mr. Luce stated that he would like to see a reply letter drafted to the July 22, 2010 Town of Williamstown letter that stated what they were looking for in an agreement. Mr. Luce feels that the City of Mayville Plan Commission should reply with a letter to the Town stating what issues it would like to see covered in an agreement.

Members of the Plan Commission agreed that Don Neitzel could draft this letter on behalf of the Plan Commission, in lieu of using the City Attorney, in order to convey the issues they would like to see covered in an agreement.

7.) Discuss / Approve Possible Meeting Time Change.

Motion made by Luce, second by Smith to recommend to the City Council to have the meeting time change to 5:30 p.m. Motion carried on a voice vote; no objections.

8.) Adjournment.

Motion made by Smith, second by Luce, to adjourn. Motion carried on a voice vote; no objections. Meeting adjourned at 6:55 p.m.

Minutes prepared by Don Neitzel