

Plan Commission Meeting – April 28, 2009

The following media were noticed relative to this meeting per the Open Meetings Law of the State of Wisconsin: The Ozaukee Press, Port Washington, WI; The Milwaukee Journal-Sentinel (Ozaukee-Washington Desk), Milwaukee, WI; The Sheboygan Press, Sheboygan, WI. In addition, a copy of the agenda was also posted at the following locations within the Village of Belgium: Belgium Village Hall, Belgium Post Office, Port Washington State Bank (Belgium Office), Harris Bank (Belgium Office), and Belgium Hardware and Beverage.

Call to Order, Roll Call, Establishment of a Quorum:

President Kevin Kowalkowski called the meeting to order at 7:01 p.m. In attendance were James Sprader, Eric Wilkowski, Ronald Weyker, John St. Peter, Bryan Lund, and Patrick Birenbaum; absent: Dan Buck. A quorum was declared established.

Open Meeting Law Compliance Check

This meeting is in compliance.

Pledge to Flag, Moment of Silence

Approval of Minutes of Previous Meeting(s):

- March 24, 2009 – A motion was made by James Sprader and seconded by John St. Peter to approve the minutes of a Plan Commission Meeting held March 24, 2009 as written. The Plan Commission was polled: ayes – Sprader, Wilkowski, Weyker, Kowalkowski, St. Peter, Lund, Birenbaum; noes – none; abstain – none. Motion carried.
- April 6, 2009 - A motion was made by James Sprader and seconded by Patrick Birenbaum to approve the minutes of a Plan Commission Meeting held April 6, 2009 as written. The Plan Commission was polled: ayes – Sprader, Wilkowski, Weyker, Kowalkowski, St. Peter, Lund, Birenbaum; noes – none; abstain – none. Motion carried.

Building Inspector Input:

For March there were 9 miscellaneous permits totaling \$13,500.00.

Architectural Review Board Hearings:

A memo was read from Atty. Antoine.

- Lakeside Foods, Inc.
- Site Plan – Representatives from Lakeside Foods and A.C.E. Building Services, Inc. was present. A dry pond is to be indicated on the site plan. If any industrial development takes place, the paving is to get done. The camp has a one car per family vehicle rule. 12 new parking places are to be installed. A motion was made by Bryan Lund and seconded by Patrick Birenbaum to approve the site plan, subject to Conditional Use approval, providing that the dry pond is included on the site plan, enforce camp rules of 1 car per family and an opportunity to apply for a variance for the paving of the parking lot. The Plan Commission was polled: ayes – Sprader, Wilkowski, Weyker, Kowalkowski, St. Peter, Lund, Birenbaum; noes – none; abstain – none. Motion carried.
- Landscape Plan – A row of cedars will be located to the north lot line. A screen will be required for screening the HVAC. HVAC will be located 1' above the 838 elevation above

the ground on a concrete pad to elevate the water concern. A motion was made by Patrick Birenbaum and seconded by John St. Peter to approve the Landscape Plan as presented with the possibility of adding more cedars down the road. The Plan Commission was polled: ayes – Sprader, Wilkowski, Weyker, Kowalkowski, St. Peter, Lund, Birenbaum; noes – none; abstain – none. Motion carried.

- Building plans. Building Plan approval is subject to Conditional Use approval. No underground storm sewer will exist. Stormwater will be 6' away from the building. A.C.E. Building Service will be doing that. The building will be 7,000 square feet and will consist of 3 women's toilets, 4 showers, 3 sinks, 2 washers, 2 dryers, 3 water heaters, 3 furnaces, 3 HVAC, 48 beds with a potential for 48 people. This will be for family use only. The State of WI warrants 1 toilet for every 10 people. Workforce Development who is insured by Factory Mutual has a higher set of standards.

This development will be a big improvement for the Village and Lakeside.

A shuttle service is to take place for the residents to the Random Lake plant.

Fire Protection is regulated by the Department of Commerce. A sprinkler system is not required. A hard wired and local system fire detector system will be installed along with fire extinguishers.

A motion was made by Bryan Lund and seconded by James Sprader to approve the Building Plans for the dormitory subject to approval of a Conditional Use. The Plan Commission was polled: ayes – Sprader, Wilkowski, Weyker, Kowalkowski, St. Peter, Lund, Birenbaum; noes – none; abstain – none. Motion carried.

Announcements/Input:

The following announcements and input will be discussed and possible action taken:
None

Action Items:

- Recommendation for Park Fee Ordinance. Ronald Weyker explained the ordinance. We need to treat it fair and equitably. A motion was made by John St. Peter and seconded by Patrick Birenbaum to recommend the proposed Park Fee Ordinance to the Village Board for approval. The Plan Commission was polled: ayes – Sprader, Weyker, Kowalkowski, St. Peter, Lund, Birenbaum; noes – none; abstain – Eric Wilkowski. Motion carried. Mr. Wilkowski noted that he voted no as he doesn't have enough knowledge about it.

Miscellaneous Matters:

The following actions will be discussed and possible action taken:

- Naming Rights Criteria
- Randall & Donna Ingelse request. The Ingelse allowed the sale of their land for a right-of-way to Heritage Park. The Plan Commission would like to see a decorative trash container by the proposed bench along this path. A motion was made by Patrick Birenbaum and seconded by James Sprader to allow the name "Lanser Way" to be

applied to a path leading to Heritage Park and allow the signs, a bench and possibly a trash receptacle to be placed along the path. The Plan Commission was polled: ayes – Sprader, Wilkowski, Weyker, Kowalkowski, St. Peter, Lund, Birenbaum; noes – none; abstain – none. Motion carried.

Adjourn:

A motion to adjourn at 7:54 p.m. was made by James Sprader and seconded by Bryan Lund. The Plan Commission was polled: ayes – Sprader, Wilkowski, Weyker, Kowalkowski, St. Peter, Lund, Birenbaum; noes – none; abstain – none. Motion carried.

Respectfully submitted,

Lila M. Mueller
Village Clerk-Treasurer