

## **Plan Commission Meeting** – January 26, 2010

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 6:59 p.m. In attendance were James Sprader, Pat Birenbaum, Bryan Lund, Rosemary Bruss, Ronald Weyker; absent: Daniel Buck, John St. Peter. A quorum has been declared established. Also in attendance were Daniel Pelon – Kaerek Homes, Inc., Frank Mayer – Building Inspector, Jamie Cecil – Treasurer/Deputy Clerk, and Jeff Thiel.

### **Open Meeting Law Compliance Check**

This meeting is in compliance.

### **Pledge to Flag, Moment of Silence**

### **Approval of Minutes of Previous Meeting(s):**

A motion was made by Patrick Birenbaum and seconded by James Sprader to approve the minutes of December 14, 2009. The Plan Commission was polled: ayes – Kowalkowski, Sprader, Birenbaum, Lund, Bruss, Weyker; noes – none; abstain – none. Motion carried.

### **Building Inspector Input:**

Frank Mayer – Building Inspector, reported that there were 112 permits issued for 2009, totaling \$858,593.00 valuation of project cost and 3 single family homes. Lakeside Foods, Inc. did not put a valuation of project cost on the Migrant Housing permit/application, so that amount is not included in the above figure. Discussion took place. There have been two single family residential permits issued so far this year.

- Easement obstructions. Nate Kohn has inquired about the planting of trees along his utility easement. President Kowalkowski reported that Lila Mueller – Clerk/Deputy Treasurer gathered information from all of the Village's utility carriers and that none objected to the placement of trees in a utility easement, as long as owner is aware that should the trees become a nuisance they be removed. As for the Village there is no ordinance in place to prohibit a resident from planting in a utility easement. Discussion took place. President Kowalkowski stated to let Nate Kohn know that he was fine with his request. Frank Mayer – Building Inspector was concerned with future owners possibly running into issues with trees that were planted previously and stated that he would like this to be further investigated. President Kowalkowski noted that he did not want to be governing too much from Village Hall, especially if this was not an issue pertaining to a water/wet zone or drainage easement. President

Kowalkowski stated to get the materials that were gathered for this issue to Nate Kohn.

**Architectural Review Board Hearings:**

- **967 Log Cabin Lane**, Heritage Park Subdivision, Lot #36, single family house, Dennis and Michele O'Neil, by Kaerek Homes, Inc. This is a three story house with three bedrooms, and two full baths. Estimate cost without lot is \$150,000.00  
Building size: Basement 1629 sq. ft., Living Area 1629 sq. ft., Garage 457 sq. ft. for a Total Area of 3715 sq. ft. The house will feature Dimensional shingles in Teak, Dbl. 4 Vinyl siding in Pebblestone Clay, Kings Mill Champion Brick in Palmetto, and Wood trim in Desert Tan, no skylights or shutters. The windows are white vinyl. Garage door of steel in Sahara, aluminum soffit/fascia/gutters in Desert Tan, front door of steel in Canyon Clay, and cedar posts and railings in Desert Tan. A motion was made by Patrick Birenbaum and seconded by Bryan Lund to approve the plans as presented. The Plan Commission was polled: ayes – Kowalkowski, Sprader, Birenbaum, Lund, Bruss, Weyker; noes – none; abstain – none. Motion carried.

**Announcements/Input:**

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

**Action Items:**

None

**Miscellaneous Matters:**

The following actions will be discussed and possible action taken:  
Pat Birenbaum noted that a house in the Ardennes that has been finished for about 4 years still does not have a deck. There is an eight to ten foot drop from door facing west. Birenbaum questioned whether this would happen this spring. Frank Mayer – Building Inspector noted that legally the house is okay as it has two legal exits and the deck is not in the main house. Bruss questioned whether it was an aesthetic issue, Birenbaum stated that he was concerned with an issue of safety. Discussion took place.

**Adjourn:**

A motion to adjourn at 7:37 p.m. was made by Patrick Birenbaum and seconded by Bryan Lund. The Plan Commission was polled: ayes – Kowalkowski, Sprader, Birenbaum, Lund, Bruss, Weyker; noes – none; abstain – none. Motion carried.

Respectfully submitted,

Lila M. Mueller, CMC  
Village Clerk-Deputy Treasurer

kmk