

MINUTES

VILAS COUNTY ZONING AND PLANNING COMMITTEE

April 7, 2008

Location of Meeting: Vilas County Courthouse, Conference Rm. #2

Subject: Regular Zoning Committee Meeting

Members Present: Chuck Ahlborn, Jack Harrison, John Annin, Chris Mayer, Bob Egan

Others Present: Dawn Schmidt, Zoning Administrator; Sue Petruzates, Acting Admin. Assist;
Greg Maines, David Konopacky, Doug Elten.

1. Call to Order Chuck Ahlborn called the Zoning Committee Meeting to order at 9:00 a.m.
2. Approve Agenda Motion by Jack Harrison and second by John Annin to approve 4/7/08 Agenda. All voting aye. Motion carried.
3. Approve Minutes Motion by John Annin and second by Bob Egan to approve Regular Zoning and Public Hearing minutes dated 3/6/08 with a correction on #21 Regular Zoning: change "Bob" Annin to "John" Annin. All voting aye. Motion carried.
4. Preliminary Plat – 3 lot subdivision of the Nor-Wis Condominium property located on Fishtrap Lake. Being Part of Gov't Lot 4, Section 11, T 42 N, R 7 E. Town of Boulder Junction. Computer #4-1345. (Wilderness Surveying, Inc.) No surveyor present; Dawn states Nor-Wis is terminating their condominium status, removing all structures, and wants to subdivide the property to sell as lots. Discussed borings, sanitary location and easement roads. Need wetlands delineated, Nor-Wis Condominium name removed on plat, copy of original affidavit or removal of condo name with original owners signatures, and remove lot 4 label – designate as an outlot. Motion by Chris Mayer and second by Bob Egan to approve with conditions presented. All voting aye. Motion carried.
5. Preliminary Plat – 3 lot subdivision for the Russell L. Pride property located on State Highway 70 being Part of the NE – NW & SE – NW , Section 21, T 40 N, R 11 E. Town of Washington. Computer #26-2631. (Favorite, Anderson & Maines Surveying, S.C.) Greg Maines presented subdivision plat, Zoned General Business, he has an approved access permit from DOT. Motion by Chris Mayer and second by Bob Egan to approve as presented. All voting aye. Motion carried.
6. Preliminary Plat – 4 lot subdivision of the Sparsa Enterprise Parcel property. Being Part of NE ¼ of the NE ¼ and SE ¼ of the NE ¼, Section 9, T 42 N, R 10 E. Town of Land O Lakes. Computer #12-1861 and #12-1861-10. (Northwoods Surveying) David Konopacky presented subdivision, soils good, no wetlands, and no access issues. Motion by John Annin and second by Chris Mayer to approve as presented. All voting aye. Motion carried.
7. Preliminary Plat for "Idle-Wild Resort Condominium", a 5 unit Resort Conversion Condominium, located in Gov't Lot 1, Section 17, T 42 N, R 11 E, Town of Phelps. Zoned General Business. Computer #18-1196. (Northwoods Surveying) David Konopacky presented condominium, zoned General Business; discussed south property line "gap parcel", a triangle thirty feet wide at road to zero feet wide on lake that was a survey issue. Deed shows the triangle was purchased from the County in 2007, would have gone before County Board for sale of property. No resolution found in Clerks Office for property transfer. Motion made by John Annin and second by Bob Egan to conditionally approve the condominium upon confirmation of transfer of the triangle piece of property. All voting aye. Motion carried.

8. NR 115 Topics Dawn states that there are no changes in the proposed NR115 draft from last summer. The draft is available for the public to review. Proposed changes are going to the DNR Board in August. Discussed sending a Vilas County representative to the next DNR meeting due to changes in Board and Committee Members, will keep on next months agenda.
9. Density Requirements Will review when new Committee Members are decided.
10. Non-Metallic Mining Reclamation Ordinance Amendment to County Board for approval 4/15/08.
11. Letters and Communications Dawn read a letter of request from Allen Brodbeck for a \$250.00 refund because he is not building the structure. Refund process discussed. A \$50.00 fee will be charged for initial application processing and record keeping, and we will refund him \$200.00.

Dawn read an email Fred Radtke sent to her from Thomas Rose regarding signs in the Town of Lincoln, we will mail both of them a copy of the 3/6/08 Regular Zoning Meeting minutes highlighting item #9 regarding signage.
12. Review Statistics Discussed statistics.
13. Review Budget Discussed postage costs. Motion by John Annin and second by Jack Harrison to approve statistics and budget. All voting aye. Motion carried.
14. Public Comments None.
15. Training/Out of County Travel None.
16. Alternative Tree Cutting Plan None.
17. Status of Pending Zoning Amendments Big Portage Lake still tabled by County Board.
18. Sign Vouchers Motion by Jack Harrison and second by John Annin to approve vouchers. All voting aye. Motion carried.
19. Adjourn Motion by Bob Egan and second by Jack Harrison to adjourn. All voting aye. Motion carried. Adjourned at 10:15.