

Plan Commission Meeting January 3, 2011

Cal Oldenburg called the regular monthly Plan Commission meeting to order at 7:00PM in the meeting room at the Town Hall. Present were Cal Oldenburg, Gene Stanis, Dan Krowas, Ken Uhlhorn, Jim Schorer, Peter Jacobs, Douglas Smith and 3 visitors.

Clerk verified posting. Motion made/second Dan/Gene to accept the agenda. Carried.

Accept minutes – Motion made/second Dan/Gene to accept the minutes. Carried.

Citizen input – None.

Discuss/decide the following items from the Door County Resource Planning Committee: Petition for Zoning Text Amendment to create a new Single Family Residential – 10,000 Zoning District – The County would be creating this zoning district but a resident would still have to go through the zoning change application process. Alternatively, a Town could establish this district by going through the same process. Only lots that are served by municipal sewer would be approved.

Petition for Zoning Text Amendment to establish/allow secondary dwelling units in conjunction with a single-family residence – One of the terms of this change would be that the units in question must be rented for no less than 30 days, thus preventing any type of rental with heavy turnover. There are also various size requirements that would be looked at.

Petition for Zoning Text Amendment to amend Chapter 6 of the Door County Zoning Ordinance to make Conservation Subdivision more attractive – This amendment would turn conservation subdivision into a regular zoning permit process, rather than going through a conditional use permit process. It would make it somewhat easier for the developer and therefore hopefully encourage more green space areas. If the property is close to the water, 200' from the high water mark must be preserved open space.

Copies of each of these petitions can be found in the 2011 Minute Book, or can be requested from the Door County Planning Department. Motion made/second Cal/Jim to recommend approval of all three petitions to the Town Board. Carried. The Town Board will talk about these items at their regular meeting on January 10.

Continue review of Implementation portions of 2005 Smart Growth/Comprehensive Plan and consider possible revisions – The Commission continued their review of the one remaining chapter, that being Intergovernmental Cooperation. Changes were suggested, which Peter will incorporate into the working document that the Commission has been using for the past several meetings. Once finished, the Town Board will review it and then send it on to Jeff Sanders. One suggestion Peter had was to put priorities on the items, rather than using timeframes. The Town Board may set a date to review this at their regular meeting.

Motion made/second Ken/Dan to adjourn at 8:00PM. Carried.

These minutes are subject to correction at the next regular monthly Plan Commission meeting.

Douglas Smith
Town Clerk