



**TOWN OF SPIDER LAKE, SAWYER CO, WI
PLAN AND REVIEW COMMISSION MEETING 06/02/2010**

The regular monthly meeting of the Plan & Review Commission was called to order by the Commission Chair Hucker at 6:35 P.M. Present were Hucker, Brandt, Cerman, Ross, Zoning Administrator Boss and Acting Secretary Christine Ferda. Woods was absent.

The Pledge of Allegiance was recited.

Motion was made by Brandt and 2nd by Cerman to approve the 5-5-10 minutes. All in Favor. Motion carried.

Zoning Administrators Report

Status of campground and Notice of Violation/Order for Corrective Action. Recreational equipment not removed by 4-23-10 as stated in Notice. Owner: Bear Foot Bay LLC. c/o Michon M. Schaefer. Location: 12375N Town Hall Rd. Placement of a new recreational vehicle on property that is no longer a campground.

Hucker read a fax from Attorney Kelsey (attorney for Bear Paw Resort) advising that his clients are removing the recreational vehicle from the property. ZA Boss confirmed the vehicle has been removed.

Proposed Amendment to 4.2 (D) Driveway and Private Road Regulations

ZA Boss handed out copies of a proposed amendment to D) Driveway and Private Road Regulations by adding numbers 4, 5, 6, 7, 8, 9 and 10 (copy attached). Discussion followed. It was decided to remove all headers and colons to keep the format of the ordinance consistent. It was also decided to eliminate 4 and 8 of the revised draft as redundant. After further discussion, it was decided to modify additional language to require installation of culverts unless not required for drainage. Further, culverts shall be installed prior to construction work being commenced on the property served in a size and a thickness necessary to allow for adequate drainage, with a minimum size of twelve (12) inches in diameter (or equivalent elliptical or arch pipe). The culverts shall be placed in the ditch line at elevations that will assure proper drainage. The property owner shall install the culvert and be responsible for the cost thereof.. ZA Boss will make changes and bring back to the July meeting.

Old Business

Review and discussion on adding alternate energy or renewable energy standards to the Land Use Ordinance.

Hucker advised that the Public Utilities Commission is in the process of preparing proposed rules that will address the statutory mandate to allow a degree of local regulation of wind power devices. Discussion followed on when and what kinds of alternate or renewable energy should need a conditional use permit. Potential problems could be the size of the apparatus, noise, physical injury, placement, environment impact (e.g. groundwater). Cerman stated he read the literature collected on the alternate energy regulations for Wichita Falls, Texas and advised it had some very good ideas. He will put together a summary for discussion at next month's meeting. The Town doesn't want to put anyone through any unnecessary expense, however realistic standards subject to conditional use need to be developed regarding alternative energy to protect the health, safety and welfare of the community. There will be more discussion regarding this topic at the July meeting.

Motion to adjourn was made by Brandt and 2nd by Ross. All in favor. Motion carried.

Christine Ferda, Acting Secretary