

**CITY PLAN COMMISSION
CITY OF WISCONSIN DELLS
MUNICIPAL BUILDING-300 LACROSSE STREET
NOVEMBER 10, 2015**

Mayor Landers called the meeting to order at 5:00 PM. Notice of the meeting was provided to the Dells Events, WNNO/WDLS Radio, and posted in accordance with State Statutes.

1. Present: Mayor Brian Landers, Ald. Mike Freel, Fire Chief Scott Walsh, Dan Anchor, Jeff Delmore and Tifani Jones
Absent: Chris Lechnir
Others: City Planner/Zoning Administrator Chris Tollaksen, Asst. City Attorney Joseph Hasler, City Clerk Nancy R. Holzem, DPW Office Clerk Monica Dorow-Leis, PW Director David W. Holzem, Father Eric Sternberg, Michael T. Horkan, Halina Tarnowski, Marlene Cone, Donna J. Anderson, Heidi Rivera, Eric Helland, Steve Boehme and Fred Boehme
2. Motion by Anchor, seconded by Ald. Freel approve the minutes of the October 6, 2015 meeting. Motion carried.
3. Mayor Landers declared the public hearing open for anyone to speak for or against the Conditional Use Permit Application from St. Cecilia's Catholic Church to construct an 80-foot bell tower on parcel 11291-160.2. Father Eric Sternberg, Pastor of Saint Cecilia Catholic Church said they endeavor to build the bell tower. It will fit with the tradition of the church, and the design of new St. Cecilia's is directly continent with the old church. The old church had a bell tower affixed to the building, whereas this one will be just outside the building. The bell tower will be taller to be more proportional to the larger building. This tower will be of stone and meant to house the original bell restored from the 1902 St. Cecilia's Church, with proposed two new bronze cast bells. He said this adds to the architectural and cultural beauty of the downtown. With no one else speaking on the matter, Mayor Landers declared the public hearing closed.
4. Motion by Ald. Freel and seconded by Anchor recommend to council approve the Conditional Use Permit Application from St. Cecilia's Catholic Church to construct an 80-foot bell tower on parcel 11291-160.2. (CUP required for any structure over 45 ft). The property is zoned C-2 Commercial-downtown. Motion carried.
5. Mayor Landers declared the public hearing open for anyone to speak for or against updating the city comprehensive plan, land use element, to identify South Vine Street as an appropriate location for seasonal employee housing. The area would include property on Vine Street starting at the first alley south of Broadway to Grand Cambrian Drive. Eric Helland owns a business on Vine Street and said ever since Chris Tollaksen did a nice job to help control the previous housing situation at 401 Vine Street, he has not had any issues with students along Vine Street. Jason Hallowell commented saying it would probably create more road and foot traffic and disturbances if older motels were operating as motels as opposed to student housing where you have more control and should be taken into consideration when making this decision. With no one else speaking on the matter, Mayor Landers declared the public hearing closed.
6. Chris Tollaksen said this update would identify the area, which is not necessarily a legal binding change. He said this is not a zoning change, but an update to the Comprehensive Plan. Mayor Landers said he credited the employers who have student housing on Vine Street. He said they have done a very good job with operating their properties in a positive

manner. Motion by Alderperson Freel, seconded by Delmore recommend to council approve updating the city comprehensive plan, land use element, to identify South Vine Street as an appropriate location for seasonal employee housing starting at the first alley south of Broadway south to Grand Cambrian Drive. Motion carried. Resident, Ms. Henrikson mailed a letter to the city and wanted it to be in the public record asking if the city had a noise ordinance and if so, she wanted it to be enforced. Chris Tollaksen said there are noise ordinances in place and if she needs to call in the middle of the night, she can call the police department and then call Chris the following day to follow up with the property owner.

7. Mayor Landers said there was a Public Information meeting for senior housing at Riverwood at the Wisconsin Dells Community Center Monday, December 7, 2015 from 4-6pm.
8. The next Plan Commission meeting is scheduled to be on Wednesday, December 9, 2015 at 5:15pm.
9. Motion by Anchor and seconded by Walsh to adjourn. Motion carried and the meeting adjourned at 5:15 pm.

Monica Dorow-Leis
Public Works Office Clerk