

CITY PLAN COMMISSION
CITY OF WISCONSIN DELLS
MUNICIPAL BUILDING-300 LACROSSE STREET
MARCH 12, 2018

Mayor Landers called the meeting to order at 6:00 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 Pat Gavinski, Chris Lechnir, Tifani Jones and Lisa Delmore

Absent: Dan Anchor

Others: City Planner/Zoning Administrator Chris Tollaksen, Asst. City Attorney Joseph Hasler, DPW Office Clerk Monica Dorow-Leis, Public Works Director David W. Holzem, City Clerk Nancy R. Holzem, Terry L. Marshall, Eric Helland, Jeremy Ringdahl, and Ed Fox
2. Motion by Freel and seconded by Jones approve the minutes from the February 12, 2018 meeting. Motion carried.
3. Mayor Landers declared the public hearing open for anyone to speak for or against the Land Owner-Initiated Zoning Map Amendment Application from Brendan and Nicole Sullivan to establish permanent zoning of R-1 Residential-single family for proposed annexation of Columbia County, Town of Newport tax parcel 11028-63.01. With no one speaking on the matter, Mayor Landers declared the public hearing closed.
4. Motion by Freel and seconded by Lechnir recommend to council approve the Zoning Map Amendment from Brendan and Nicole Sullivan to establish permanent zoning of R-1 Residential-single family for proposed annexation of Columbia County, Town of Newport tax parcel 11028-63.01 with the following contingencies:
 - 1) Approval of the annexation of parcel Town of Newport tax parcel 11028.63.01.
 - 2) Approval of the CSM combining the annexed parcel 11028-63.01 with existing City parcel 11291-1243.01.
 - 3) **Non-conforming City tax parcel 1243.02** is combined with tax parcel 11291-1242 as approved by the City per CSM 5937 in October 2017 (This combined parcel has not officially happened since the parcels are not in the same name, which needs to be completed).Motion carried.
5. Motion by Freel and seconded by Lechnir recommend to council approve the Petition for Direct Annexation of Town of Newport, Columbia County tax parcel 11028.63.01 with the following contingencies:
 - 1) Approval of the CSM combining the annexed parcel 11028-63.01 with existing City parcel 11291-1243.01.
 - 2) Non-conforming City tax parcel 1243.02 is combined with tax parcel 11291-1242 as approved by the City per CSM 5937 in October 2017.Motion carried.
6. Motion by Freel and seconded by Jones recommend to council approve the CSM to combine annexed parcel 11028-63.01 with existing City of Wisconsin Dells tax parcel 11291-1243.01 located at 200 Windy Hill Road contingent on the following:
 - 1) Approval of the annexation and permanent zoning of parcel 11028-63.01Motion carried.
7. Mayor Landers declared the public hearing open for anyone to speak for or against a Zoning Code Amendment to Section 19.262 Design Review Committee (DRC) Members. Originally, business owners in a particular commercial district that was affected, but then the DRC sort of expanded city

wide, so this amendment reflects the same. With no one speaking for or against the matter, Mayor Landers declared the public hearing closed.

8. Motion by Freel and seconded by Delmore recommend to council approve a Zoning Code Amendment to Section 19.262 Design Review Committee Members. Motion carried.
9. Motion by Freel and seconded by Delmore recommend to council approve amendments to the Sign Ordinance and Design Standards recommended by the DRC
 - 1) Require portable signs downtown be on private property or in the dedicated terrace, where possible, and not in the pedestrian walking path.
 - 2) Remove public notice and associated fee requirement for review of non-conforming signs on property that changes ownership (for consistency with State law).
 - 3) Replace old references to “Ground Signs” with “Pole or Monument Signs” for consistency within code.Motion carried.
10. Items for referral include Riverwood and a Housing CUP to expand and increase density at an existing facility.
11. Scheduled is the next Plan Commission meeting on Monday, April 9, 2018 at 6:00 pm.
12. Motion by Anchor and seconded by Freel to adjourn. Motion carried and the meeting adjourned at 6:10pm.

Monica Dorow-Leis
Public Works Office Clerk