

ONEIDA COUNTY PLANNING and DEVELOPMENT COMMITTEE
JUNE 1, 2022
COUNTY BOARD ROOM – 2ND FLOOR
ONEIDA COUNTY COURTHOUSE
RHINELANDER, WI 54501

Members present: Bob Almekinder, Mike Timmons, Tom Ryden, Mike Roach

Members absent: Scott Holewinski

Department staff present: Karl Jennrich, Director; Scott Ridderbusch, Land Use Specialist; Deanna Tushoski, Administrative Support

Other county staff present: Chad Lynch, Assistant Corporation Counsel; Michael Fugle, Corporation Counsel

Guests present: See sign in sheet.

Call to order.

Chair Timmons called the meeting to order at 12:30 p.m. in accordance with the Wisconsin Open Meeting Law.

Approve the agenda. Motion by Bob Almekinder, second by Mike Roach to approve the agenda. With all members present voting “aye”, the motion carried.

It is anticipated that the committee may meet in closed session pursuant to Wisconsin Statutes, §19.85 (1) (g), conferring with legal counsel concerning strategy to be adopted by the governmental body with respect to litigation in which it is or is likely to become involved. A roll call vote will be taken to go into closed session.

- a. Case 13CV345 – Eagle Cove Camp & Conference Center, Inc. et al., vs. Oneida County Board of Adjustment, et al.
- b. Tourist Rooming House Enforcement
- c. Shoreland zoning complaint Town of Minocqua
- d. Shoreland zoning complaint Town of Three Lakes
- e. Shoreland/wetland complaint Town of Enterprise
- f. Dilapidated structure Town of Pelican
- g. General zoning complaint Town of Hazelhurst
- h. Approve closed session minutes of April 20, 2022

Motion by Mike Timmons, second by Bob Almekinder to go into closed session. Aye: Unanimous.

A roll call vote will be taken to return to open session.

Motion by Mike Timmons, second by Tom Ryden to return to open session. Aye: Unanimous.

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Announcement of any action taken in closed session. Information only, no action taken for items: A, B, D and F. Did not discuss items: C, E, G, H.

Public comments. Cheryl Tertinger spoke in favor of county regulations and how enforcement has been handled for tourist rooming houses.

Dan Butkus spoke via zoom, would like to see continuation of complaint tracking and monthly reporting to the committee.

Approve meeting minutes of May 18, 2022. Motion by Bob Almekinder, second by Mike Roach to approve the meeting minutes of May 18, 2022. With all members present voting “aye”, the motion carried.

Discussion/decision concerning section 9.19 Relaxation of Standards for Persons with Disabilities of the Oneida County Zoning and Shoreland Protection Ordinance. Discussion only, no action taken.

Discussion/decision concerning the ice ridge handout. Committee was given handout, would like brought back with pictures of examples. Discussion only, no action taken.

CONDUCT PUBLIC HEARING ON THE FOLLOWING:

Rezone Petition #5-2022 authored by Karl Jennrich, Zoning Director for zoning clarification for lot line changes for property described as part Government Lot 3 - District #02 Single Family except Shady Lane Resort Condominium and Deer Lake Resort Condominium - District #05 Recreational, part Government Lot 4 - District #02 Single Family except Lot 2 CSM 3719 (Rustic Acres Resort Condominium) - District #05 Recreational, Section 10, T38N, R11E, Town of Three Lakes. Mr. Jennrich read the Notice of Public Hearing into the record. The notice was published in the Northwoods River News on May 17 and 24, 2022. The proof of publication is contained in the file. It was posted on the Courthouse bulletin board on May 12, 2022. The Town of Three Lakes approved of the rezone petition. There is no correspondence in the file for or against the rezone.

Chair Timmons opened the public portion of the public hearing.

Nobody spoke for or against the rezone petition.

Chair Timmons closed the public portion of the public hearing.

Motion by Tom Ryden, second by Mike Roach to approve rezone petition #5-2022 and bring back in resolution form. With all members present voting “aye”, the motion carried.

Conditional Use Permit application by Scott Wisner, agent owner of Beak LLC, proposes to revise Conditional Use Permit #2000221 by adding additional outdoor seating, a patio with an outdoor kitchen and include outdoor music located on the following described property: Lot 1, CSM 5261, part of Government Lot 6, Section 6, T38N, R11E, PIN TL 2036, 7004 Highway 45 & 32, Town of Three Lakes. Mr. Jennrich read the Notice of Public Hearing into the record. The notice was published in the Northwoods River News on May 17 and 24, 2022. A copy of the proof of publication is contained in the file. It was posted on the Courthouse bulletin board on May 12,

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2022. The Town of Three Lakes approved of the CUP application. There is a complaint/public correspondence in the file that the outdoor seating area has already been constructed. Scott Ridderbusch read the report to the committee.

If the applicant has met or agrees to meet to all the requirements and conditions of this Conditional Use permit, staff would suggest the following conditions be placed on the CUP:

1. The nature and extent of the conditional use shall not change from that described in the application and approved in the Conditional Use Permit.
2. Subject to the applicable conditions set forth in Conditional Use Permit #20-221.
3. Parking to comply with 9.77 Off-Street Parking & Loading Space of the Oneida County Zoning and Shoreland Protection Ordinance and the Town of Three Lakes.
4. Proper permits be obtained and approved prior to construction of patio area and fence as required (Town/County/State).
5. Subject to WI DOT requirements and approvals for stormwater, parking and access areas.
6. If additional exterior lighting is installed, it must be downcast and shielded from above.

Chair Timmons opened the public portion of the public hearing.

Nobody spoke for or against the CUP application.

Chair Timmons closed the public portion of the public hearing.

The Committee would like to add condition #7 Music not to go past 9:30 p.m. Motion by Bob Almekinder, second by Tom Ryden to approve the CUP application with the 7 conditions presented. With all members present voting “aye”, the motion carried.

Discussion/decision concerning Section 9.75 Legal Pre-Existing Lots of the Oneida County Zoning and Shoreland Protection Ordinance. The committee will be discussing interpretation of Section 9.75 including review of a parcel in the Town of Nokomis located at 10440 Camp Rice Point Road further described as part SW SE, Section 32, T36N, R6E, Town of Nokomis. Mr. Jennrich read 9.75(a), (c), and (d) of Chapter 9, Oneida County Zoning and Shoreland Protection Ordinance. The committee agreed that the owner would have to apply for a variance from the Board of Adjustment to be able to add a home to the property. Discussion only, no action taken.

Discussion/decision concerning refund request for after-the-fact fees for administrative review permit on property described as part Government Lot 4, Section 26, T38N, R6E, PIN HA 363-1, Town of Hazelhurst. Mr. Jennrich provided background information and read a memo to the committee. Motion by Mike Timmons, second by Mike Roach to waive after-the-fact fees due to the confusion and willingness to come into compliance. With all members present voting “aye”, the motion carried.

Discussion/decision – Planning & Zoning Department permit activity/revenue. Did not discuss.

Refunds. There are three requests. Motion by Bob Almekinder, second by Tom Ryden to approve the refunds as requested. With all members present voting “aye”, the motion carried.

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Purchase orders, line item transfers, and bills. Motion by Mike Timmons, second by Mike Roach to approve the bills as submitted. With all members present voting “aye”, the motion carried.

Approve future meeting dates. June 15 and 29, July 13 and 27.

Public comments. None

Future agenda items. As discussed.

Adjourn.

2:49 p.m. There being no further matters to lawfully come before the committee, Chair Timmons adjourned the meeting.

Chair, Scott Holewinski

Planning & Zoning Director, Karl Jennrich