

**VILLAGE OF FONTANA ON GENEVA LAKE
WALWORTH COUNTY, WISCONSIN
(Official Minutes)**

SPECIAL JOINT SESSION MEETING of the VILLAGE BOARD OF TRUSTEES with the
PLAN COMMISSION

Village of Fontana Comprehensive Master Plan Update Meeting

Monday, March 2, 2009

Plan Commission Chairman Spadoni called the special joint session meeting of the Village Board and Plan Commission to order at 5:00 pm in the Village Hall, 175 Valley View Drive, Fontana, Wisconsin.

Trustees present: Roll call vote: Spadoni, Petersen, Kenny, Lewis, Turner, O'Connell

Plan Commissioners present: Chairman Spadoni, O'Connell, Lobdell, Poivey, McGreevy, D'Auria

Also present: Village Administrator Kelly Hayden-Staggs, Brandy Howe, Rob Ireland, Library Director Nancy Krei, Village Clerk Dennis Martin, Assistant Zoning Administrator Bridget McCarthy, Joseph McHugh, Building Inspector Ron Nyman, Sharon O'Brien, Margaret Reuland, Village Planner Mike Slavney, Village Attorney Dale Thorpe

General Business

Welcome and Introduction of Comprehensive Master Plan Update Process

A. Present Overall Planning Process and Timeline

Village Planner Mike Slavney presented the overall planning process and the timeline for updating the Master Plan. Slavney stated that the Village of Fontana has two address in the update two items regarding the Smart Growth legislation: one concerns zoning and annexation approvals and one concerns consistency requirements in the Master Plan. Slavney stated other than addressing the checklist and the consistency requirements, the current Master Plan seems to be on-track from an outside perspective. Slavney stated that the updated plan must be adopted by Village Board ordinance upon recommendation of the Plan Commission by December 31, 2009. Slavney stated that following approval of the final draft of the Master Plan, it must be mailed out for review by the overlying jurisdictions and state agencies

B. Review and Recommend Public Participation Plan

Slavney stated that one of the requirements of the Master Plan updating process is the adoption of a resolution defining public participation strategies. Slavney stated that the resolution distributed includes the public participation items discussed and approved at the February 2, 2009 Village Board meeting. The public participation items include the scheduled joint meetings of the Village Board and Plan Commission, an open house to present the updated Master Plan and the required public hearing. Slavney stated that other public participation items could be incorporated into the process if desired by the Village Board and Plan Commission members. Following discussion, the consensus was to keep the public participation items as approved last month and to encourage the other Village committee members and residents to attend the scheduled public Master Plan Update meetings.

Commissioner McGreevy/Commissioner Poivey 2nd made a MOTION to recommend Village Board approval of Resolution 03-02-09-01 as presented, and the MOTION carried without negative vote. Trustee Spadoni/Trustee Turner 2nd made a MOTION to approve Resolution 03-02-09-01 as recommended, and the MOTION carried without negative vote.

Vision and Strategies Brainstorming

A. Identify Key Priorities, Objectives and Village Vision

Slavney distributed worksheets titled Village of Fontana Comprehensive Plan Vision Worksheet that he requested be completed by the Village Board, Plan Commission and Village staff members as well as other Village committee and commission members and residents. Slavney stated that the worksheets solicit opinions on the vision for the village in 20 years. Slavney stated that the

worksheets will be a starting point. Martin was directed to email the electronic document to the Plan Commission and Village Board members. Completed worksheets will be turned into Martin and forwarded to Slavney prior to the next meeting on Monday, April 2, 2009 beginning at 5:00 PM.

B. Identify Preliminary Strategies to Achieve Elements of Vision

Slavney stated that he wanted to take some time to brainstorm on what elements should be included in the updated plan. Turner stated that as an elected official he has worked on the initial master plan adopted in 1991 and then the Comprehensive Master Plan adopted in 2001. Turner stated that the Village did not accomplish very much of the 1991 plan; however, most of the goals and objectives in the 2001 Comprehensive Master Plan have been achieved and he is proud of the elected officials. Turner stated that he would like to see exactly how well the Village has done following the current Comprehensive Master Plan as a prelude to the update process. Turner stated that he would like to know exactly what is left to accomplish in the current plan. Spadoni stated that he is not worried about the Village allowing undesirable massive growth, especially considering the current economy; however, slow growth is a good rule of thumb that should be emphasized in the updated plan. Kenny stated that the only shortfall he would cite in the Village is the business area in the center of town. Kenny stated that the Village has to keep an eye on it and work to improve it. Turner stated that the development of new businesses has been very difficult and it is apparent that retail is not the answer. Turner stated that the Village should try to attract more professional offices for the downtown area.

Future Land Use Map Discussion

A. Discuss Possible Changes and Important Issues

Turner stated that the Village needs to define the limits of its growth. Slavney and Thorpe discussed several measures that the Village already has incorporated, and several options that village has to prevent the “unthinkable” development proposal. The Village currently has extraterritorial plat review jurisdiction that calls for one residential unit per 35 acres of land. Turner stated that the Village also needs to plan and identify a way to attract families with more children to attend the Fontana Elementary School. Slavney stated that the traditional method of attracting families with school-age children is to develop affordable housing. Turner stated that the Village may have to think about establishing areas that would for town homes. Slavney stated that traditional three- to four-bedroom homes generate children. Turner stated that the Village also should consider establishing a professional business park in the downtown area.

Next Steps

Slavney stated that he will work with the comments made that night and from the completed Vision Worksheets to draft a village vision statement that will be presented at the April 6, 2009 meeting.

Adjournment

Commissioner O’Connell/Commissioner Poivey 2nd made a MOTION to adjourn the Plan Commission meeting at 6:01 pm, and the MOTION carried without negative vote.

Trustee Spadoni/Trustee O’Connell 2nd made a MOTION to adjourn the Village Board meeting at 6:01 pm, and the MOTION carried without negative vote.

Minutes prepared by: Dennis L. Martin, village clerk

Note: These minutes are subject to further editing. Once approved by the Village Board and Plan Commission, the official minutes will be kept on file at the Village Hall.

APPROVED: 03/30/09 – PC
04/06/09 – VB