

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

VIRTUAL MONTHLY MEETING of the VILLAGE OF FONTANA PLAN COMMISSION
Monday, March 29, 2021

Trustee Petersen called the virtual meeting of the Plan Commission to order at 5:30 pm.

Plan Commissioners present by phone: Trustee Prudden, Cindy Wilson, Sarah Lobdell, Bob Kirkland, Trustee Petersen, George Spadoni

Plan Commissioners absent: Bob Ahern

Also Present: Kevin Day, Kim Howarth, President Kenny, Theresa Loomer, Michael Lucero, Rick Pappas, Mike Puttrich, Bonnie Schaeffer, Mike Slavney, Stephanie Smith, Dale Thorpe

Visitors Heard

None

Approve Minutes

February 22, 2021

The minutes from February 22, 2021 meeting were distributed.

Commissioner Spadoni/Commissioner Lobdell 2nd made a MOTION to approve the minutes from the February 22, 2021 meeting, and the MOTION carried without negative vote.

Plan Commission Business

Adopt Resolution for Accepting Comprehensive Plan Amendments

Village Attorney Dale Thorpe prepared a resolution with input from Village Planner Mike Slavney to establish an annual cycle for comprehensive plan amendments. The resolution is in line with what other communities are doing. By having an annual cycle property owners and Plan Commission members have a predictable schedule with a filing deadline of August first each calendar year.

Commissioner Spadoni/Trustee Prudden 2nd made a MOTION to adopt Plan Commission Resolution 032921-01 establishing an annual schedule for considering comprehensive plan amendments pursuant to section 66.1001 of the Wisconsin Statutes, and the MOTION carried without negative vote.

Consider Utility Easement for property located at 495 N. Lakeshore Drive

Attorney Thorpe stated a public sewer main was found on the property and no easement exists. The Village code states if a village utility is found without the proper easement, an easement must be recorded before a building permit is issued. Thorpe stated approval of the easement requires a non-binding recommendation from Plan Commission to the Village Board.

Trustee Spadoni/Commissioner Lobdell 2nd made a MOTION to recommend Village Board approval of the Utility Easement for the property located at 495 N. Lakeshore Drive, and the MOTION carried without negative vote.

Amendments to Chapter 18-56(g) Regarding Outdoor Entertainment – Set Public Hearing

Village Planner Mike Slavney stated he will introduce the idea and further explain the concept. In 2011/2012 when the zoning code was rewritten there was limited control over outdoor entertainment facilities. The new zoning code created a land use for outdoor commercial entertainment. In the last ten years outdoor commercial entertainment has become more popular and quite common. The current land use for outdoor entertainment is a one size fits all category. Slavney stated the efforts are to take the one size fits all land use category and subdivide it into four categories based on land use type. Slavney provided a table summarizing four categories of standards

for outdoor food and beverage and commercial entertainment land uses. Slavney asked for any input from Plan Commission members on changes they would like to see made and pointed out there was an error in the first column of the table and Minor Outdoor Food and Beverage Seating would be a permitted use by right. Plan Commission members discussed end-times for amplification and the consensus was to make it 11:00 pm which is consistent with what has been permitted in the past. Michael Lucero from the Abbey questioned how this would affect their business. Slavney stated that he did find a typo in his chart and the RB zoning district should be included in the first three columns from the left. Slavney explained with the inclusion of the RB zoning district added to the first three categories there would be no impact on activities that take place at the Abbey, and he would be happy to address any concerns they may have.

Trustee Prudden/Commissioner Spadoni 2nd made a MOTION to accept amendments to Chapter 18-56(g) as presented and set public hearing for April 26, 2021, and the MOTION carried without negative vote.

Reschedule May Meeting Date Due to Memorial Day

Commissioner Spadoni/Commissioner Lobdell 2nd made a MOTION to reschedule May Monthly meeting for June 1, 2021, and the MOTION carried without negative vote.

Adjournment Plan Commission

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

Minutes prepared by: Stephanie Smith, Deputy Clerk/Treasurer

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

APPROVED: 04/26/2021