

MINUTES FOR THE VILLAGE OF SHOREWOOD HILLS  
PLAN COMMISSION

The Thursday August 11, 2016 meeting of the Plan Commission was called to order at 7:00p.m. by Mark Sundquist. On call of the roll members present were: Karl Wellensiek, Debra Remington, Dave Benforado, Brauna Hartzell and Earl Munson. Jim Etmanczyk, was excused from the meeting. Also present was Karl Frantz, Village Administrator and Karla Endres, Deputy Clerk

Called to order – 7:00 pm

Mr. Sundquist deferred the minutes until later in the meeting.

**Public hearing on conditional use permit request for a screen porch addition 3630 Lake Mendota Drive**

Opened the public hearing at 7:01 pm.

Carl Acker, contractor for 3630 Lake Mendota Drive. He gave a brief background on the pergola. The owners would like to replace the pergola with a screened porch. They would keep the existing concrete as is.

Mr. Frantz stated since this is a new structure it needed the conditional use permit but it doesn't violate any setbacks.

Mr. Benforado explained why there is the process of requiring conditional use permits. He suggested to Carl Acker that the owners of the property talk to their neighbors prior to this going to the Board of Trustees.

Mrs. Remington inquired if the plan is showing an encroachment on the east side of only a couple inches.

Mr. Sundquist stated the pavers for the path on the east side encroach over the lot line four inches.

Closed the public hearing at 7:12 pm.

**Consider action on conditional use permit application 3630 Lake Mendota Drive**

Mr. Benforado moved and Mr. Munson seconded a motion recommending approval of the conditional use application for 3696 Lake Mendota Drive with the modifications indicated on the plans.

Mr. Wellensiek asked if the path on the east side would be altered.

Carl Acker confirmed there are no plans for alterations with the paved path.

Voted: 6-0

Passed unanimously.

**Review of ordinances regulating the storage of boats, trailers, recreational equipment and vehicles and consider possible changes**

Mr. Frantz explained that Holly Wilson from Stafford Rosenbaum had submitted a draft memo regarding parking vehicles, trailers, recreational vehicles, etc. and that there are additional items to be added into the memo.

Mr. Sundquist stated he would like to hear from the public regarding this topic and we have only received emails thus far.

Mr. Benforado agreed with Mr. Sundquist's summary and suggested to the commission that this time tonight be used as a working session. He would like to hear what Bill Muehl and Scott Cooper have to say regarding this topic.

Scott Cooper, 3611 Sunset Drive, agrees with Mr. Sundquist that this is a boating community. He stated that he doesn't want to see a strict policy but a reasonable one. He currently stores his trailer in his back yard hidden by bushes during the summer. In the winter he takes his boat and trailer out to a farm in DeForest to be stored for the winter.

Mr. Frantz stated that there has not been a major problem in the past with the storage of trailers and recreational vehicles that has been brought to his attention, until now.

Mr. Sundquist stated he would like to see a reasonable grace period and that backyards are always allowed but side yards are not.

Bill Muehl, 3417 Blackhawk Drive, stated he is very concerned with this matter and it hugely impacts his life. He usually has a boat on a trailer and he doesn't want to cross contaminate lakes with invasive species. He stated he is aware of what people have been using in this community for recreational purposes. There is a big change in what people's interests are in the community. He stated he has had a motor home for 24 years. He explained that it sits back about 12 or 13 feet off the curb line of the street. He thinks a bigger issue is if people can see around the motor home for safe travels on the street.

Mr. Sundquist stated that he could drive a motorhome to and from work each day and that would not be stored but serve a purpose and be used.

Scott Cooper said he thinks the village is in a tough spot and he like many others want to live next to a house that is nicely kept and not an eye sore. He thinks there is an issue of permanency versus transient.

Mr. Frantz stated he has dealt with a few issues on Oak Way with eyesores but can't get rid of everything that might be an eyesore all at once without being heavy handed. He said that he normally deals with these issues on a complaint basis.

Mr. Sundquist stated we all have to make leniencies for neighbors and neighbor's tastes. He stated the Village needs to make a plan that is lenient but yet sets some guidelines.

Bill Muehl stated he would suggest the guidelines to depend on the health of the families and the health of the individuals and their work lives.

Scott Cooper stated that maybe the criteria be determined by the sheer volume of items in a yard before it is considered a problem. Maybe there is to be a limit on the sheer volume. With having criteria, you can have a place to start with cleaning up the eyesores and preventing them in the future.

Bill Muehl stated that in the City of Madison, it is permitted to park as long as you have it on a hard surface. He stated he would not be able to put the motor home in his back yard due to lack of hard surface.

Mr. Benforado explained that the example ordinances presented such as in Stoughton, there is criteria that specifically state there needs to be a dust free and hard surface for the storage of such items as motor homes.

Mr. Sundquist stated the Plan Commission should be pretty flexible when it comes to boats, trailers and recreational vehicles but have strict rules on items such as abandoned vehicles, unlicensed vehicles, vehicles that don't belong to the property owners.

Mr. Benforado stated he believes the ordinance should be kept the way it is but with a few items tightened up. He likes the idea of creating some type of criterion for regulating this ordinance.

He would like to see it be a complaint driven ordinance and continue to be a complaint driven ordinance instead of staff going out searching for violations.

Mrs. Remington stated that if the ordinance is rewritten it should be followed as such, and made a little less strict if the Village doesn't plan to enforce the ordinance as currently written.

Bill Muehl stated that there are many trailers that do not need to be licensed.

Mr. Sundquist said the period of time exceeding 48 hours is not reasonable.

Mr. Benforado suggested breaking the criteria down between streets right of way and front yard setbacks because property lines are difficult to determine.

Mr. Frantz stated you would need to say edge of pavement or edge of the paved street for the setback criteria.

Mr. Sundquist stated that (6) Storage of Recreational Equipment Regulated could be broken down into an (a) street can't be longer than 48 hours and (b) the length of time it can be stored in the driveway, category.

Mr. Munson stated you could also put in the criteria that the property owner makes a reasonable effort to talk to their neighbors about the boats, trailers, motor homes prior to engaging Mr. Frantz in issue.

Mrs. Remington stated that the language in the Cedarburg ordinance is less strict and doesn't have repercussions.

Mr. Sundquist stated the consensus is in agreement with the City of Green Bay's ordinance. We would remove the setback line but put in paved surface for the front yard and encourage owners to store in their backyards without having to have a hard surface in the backyard.

Mr. Benforado likes the criteria in the Stoughton ordinance regarding canoes and kayaks.

Mrs. Hartzell stated that the Plan Commission should define what a piece of equipment is and if it is one or two pieces of equipment.

No further action was taken.

### **Approve previous meeting minutes**

Mr. Benforado moved and Mr. Wellensiek seconded approval of the July 12, 2016 minutes.

Voted: 6-0

Passed unanimously

### **Adjourn**

The meeting was then adjourned at 8:53 pm

Respectfully submitted,

Karla Endres  
Deputy Clerk