



**Public Hearing Accepted Minutes  
Plan Commission  
Rome Municipal Building  
6:00 PM Tuesday, August 7<sup>th</sup>**

Open Public Hearing

- 1.) Call to Order: Ron Fregien called the meeting to order at 6:00 PM.
- 2.) Roll Call: Al Bilbao, Ron Jacobson, Phil McLaughlin, Ron Fregien, Deena Griffin, Vern Meyer, Jason Lauby
  - a. Also Present: Attorney Dan Wood, Zoning Inspector Orrin Sumwalt, Zoning Administrator Heather Wessling, Typist Katie Jefferson
- 3.) Certify Posting of Meeting
  - a. A copy of notice for August 7<sup>th</sup>, 2007 Public Hearing of the Plan Commission was sent to the Daily Tribune on July 24<sup>th</sup> at 12:36 PM. Notice of Hearing was posted at the following places on July 30<sup>th</sup>, 2007:

Rome Municipal Building	2:45 PM
Pritzl's Corner Mart	2:49 PM
US Bank	3:00 PM
Nekoosa Port Edwards Bank	2:56 PM
- 4.) McLaughlin/Meyer recommend to Town Board to amend Ch. 10 Zoning Ordinance Section 10.16 Forest and Outdoor Recreation District (4) Height, Setbacks, Area and Other Requirements (a) Lot requirements amend 2. to read "Area" and increase the minimum area requirement to 35 acres. Motion unanimously passed.
- 5.) Guest Camping in the Town of Rome: Camping. One (1) unit per zoning lot. Provided, however, a second camping unit to be occupied by guests of a lot owner shall be permitted on the zoning lot between April 15<sup>th</sup> and November 1<sup>st</sup> of each calendar year for four (4) non-sequential periods of a maximum of ten (10) days each in duration. At least fifteen (15) days must elapse between periods.
  - a. McLaughlin/(no second) regarding camping for R1 and LD districts: Camping. One (1) unit per zoning lot. Provided, however, a second camping unit to be occupied by guests of a lot owner shall be permitted on the zoning lot between April 15<sup>th</sup> and November 1<sup>st</sup> of each calendar year

for four (4) non-sequential periods of a maximum of ten (10) days each in duration. At least fifteen (15) days must elapse between periods and every camping unit shall have a containment method and proper sanitary disposal plan for both black and grey water. Motion Withdrawn.

- b. McLaughlin/Griffin regarding camping for R1 and LD districts: Camping. One (1) unit per zoning lot. Provided, however, a second camping unit to be occupied by guests of a lot owner shall be permitted on the zoning lot between April 15<sup>th</sup> and November 1<sup>st</sup> of each calendar year for four (4) non-sequential periods of a maximum of ten (10) days each in duration. At least fifteen (15) days must elapse between periods.
  - i. McLaughlin/Griffin amend motion to change four (4) non-sequential periods to three (3) non-sequential periods.
  - ii. McLaughlin/Griffin amend motion to add “A guest camping permit issued by the Town of Rome shall be required for the guest camping unit.”
  - iii. Motion unanimously passed as reads below:
    - 1. Camping for R1 and LD districts: Camping. One (1) unit per zoning lot. Provided, however, a second camping unit to be occupied by guests of a lot owner shall be permitted on the zoning lot between April 15<sup>th</sup> and November 1<sup>st</sup> of each calendar year for three (3) non-sequential periods of a maximum of ten (10) days each in duration. At least fifteen (15) days must elapse between periods. A guest camping permit issued by the Town of Rome shall be required for the guest camping unit.
- c. Enforcement issues discussed, including permit issuance and citations.

#### 6.) Well Head Protection Ordinance

- a. Wood presented draft with proposed revisions of 10.30.
  - i. (7)(a) At end of paragraph “...except the following uses, which are specifically prohibited in this district” stricken.
  - ii. (7)(b) Under Uses after Septic tank or soil absorption; “...and on a lot of 40,000 sq. ft. or more” stricken.
  - iii. (7)(t) Stricken.
- b. Meyer/Lauby to accept the revised copy of 10.30 as presented by Attorney Wood.
  - i. Meyer/Lauby amend motion to include in (7)(a) after last sentence: “Residential accessory structures shall be exempt from Plan Commission review and approval.”
  - ii. Motion carried. Jacobson abstains.

7.) Close Public Hearing: Public Hearing closed at 8:13 PM.

#### Open Regular Meeting

- 1.) Call to Order: Ron Fregien called the meeting to order at 8:13

- 2.) Roll Call: Bilbao, Jacobson, McLaughlin, Fregien, Griffin, Meyer, Lauby
- 3.) Consideration of Plan Commission Minutes from: 7/10/07
  - a. Bilbao/Jacobson to accept Minutes with changes.
- 4.) Postpone Amend Zoning Map to Include Industrial District to next meeting to have Orrin conduct further research.
- 5.) Mobile/Manufactured home restrictions.
  - a. Building minimum width: 16 feet with minimum 10-inch overhang will be added to Comprehensive Draft.
  - b. Coincide 10.07 changes with Agriculture section.
- 6.) Unroofed Deck Size & Lot Coverage in 10.03.
  - a. Discussion of putting a maximum percent limitation on the ground coverage.
    - i. McLaughlin suggested a 30% maximum limitation of impermeable coverage.
  - b. Insert unroofed decks maximum of 400 square feet in 10.3 in Comprehensive Draft.
  - c. No action taken. Separate issues for next meeting.
  - d. Include Total lot coverage for improved lots in 10.03(5) in next agenda.
- 7.) Ch. 10 Zoning Ordinance Section 10.16 Forest and Outdoor Recreation District. Recommend changes to be added to the comprehensive revision of Ch. 10.
  - a. McLaughlin offered a proposal of suggestions.
  - b. Further discussion at next meeting.
- 8.) 10.04 Administration and Enforcement (1) Organization.
  - a. Amend this section to include the Town Board in Comprehensive draft.
- 9.) Proposed Buffer Requirements for Business District.
  - a. Heather proposes adding buffer requirements in the business section.
    - i. Irrigation systems not necessary.
    - ii. Require trees for buffer at end of project.
  - b. Further discussion at next meeting.
- 10.) Postpone Sermalot Water Ski Team Banner across Alpine Drive to next meeting to establish criteria.
  - a. Time Duration Criteria (Requesting May 15 to August 15)
  - b. Non-commercial Criteria
  - c. Size Criteria
- 11.) Establish Next Agenda:
  - a. Regular Meeting

- i. Total Lot Coverage for Improved Lots
- ii. Proposed Buffer Requirements for Business District
- iii. Ch. 10 Zoning Ordinance Section 10.16 Forest and Outdoor Recreation District
- iv. Amend Zoning Map to Include Industrial District
- v. Shermalot Water Ski Team Banner Criteria

12.) Next Meeting Date/Time: August 28<sup>th</sup>, 2007 6:00 PM.

13.) Adjournment: Fregien/McLaughlin to adjourn 9:45. Motion Unanimously passed.