

Minutes of the Committee of the Whole and Planning Commission held on Thursday, August 18, 2022 at 220 Stout Street, Chetek, WI at 6:00 p.m.

Mayor, Jeff Martin presiding

Meeting was called to order by Mayor Jeff Martin at 6:00pm.

Roll call taken – council members present: Bachowski, Grover, Hight (Via Zoom), Hempel; Planning Commission members present: John Hunsinger, Dave Swangim, Shawn Ayers, Mark Etten, Absent: Del Wacker

Also Present: Building Inspector Joe Atwood, Planning Commission Secretary Mark Eby, Developer Chris Lindstrom, Citizens: Tom & Pam Wilmouth and Tim Esselman.

Discussion was held on a Proposed General Development Plan for Chetek Red Rock Resort. The goal of the meeting is to have the planning commission and the City council approve or not approve the plan and move forward with rezoning the property to PUD- Planned Unit Development. The applicant did show but was late due to not knowing where to go. Pam Wilmouth asked about what the difference was with a PUD. Joe did explain to her and everyone else what the difference was. The Developers would like to sell off some of the lots. Chris did have a copy of a new map as to what the areas could look like. He said that they could go no bigger than the footprint. Thea asked about Lot 3 and 4 Chris said that they are landlocked. They knew it was tough for parking and different things so they decided to get rid of 1 spot. They did get a sign off from everyone in the association. The association does allow to rent out the properties as an air bnb. They do have to have their own holding tanks and wells. Joe did say there is still a floodplain and Red Rock would have to follow the DNR regulations. Chris did explain that if someone buy a lot that you can not just park a camper on it you would have to build a building. Also in the proposed PUD is a time frame on which you have to build following the purchase of the lot. They do try to keep it as clean as they can and Chris said that he tried not to take anything away from anyone that was already there. Joe said that they have the development plan and that they are not only looking at approving the layout but also on the developers plan (PUD). Joe said that he and the city attorney did go through the PUD extensively and also with Chris and his attorney. Joe is ok with everything that is in the PUD and so are Chris and the attorneys. The association did have a meeting last year and they were given many options and they chose the one that was brought before the council and the planning commission. Earl made a motion to approve the PUD residential single family one and two in accordance with the Chetek code of ordinance section 118-110c. 2nd by Thea motion carried. Another item of business was the approval of the hiring of Brandi Johnson for the Deputy Treasurer position with a starting date of August 29th, 2022 and starting wage of \$24.50. Scott made a motion to approve the hiring of Brandi Johnson as the new Deputy Treasurer Earl 2nd the motion. Motion carried.

Motion to adjourn by Bachowski, seconded by Grover. Motion carried.

Mark Eby, administrative asst.