

## **City of Chetek – Planning Commission Meeting Minutes – August 20, 2020.**

**A Public Hearing** was called to order at 6 pm on August 20, 2020 by Mayor Jeff Martin to discuss a request by Jon Hughes to operate a weekly rental out of his residential home at 231 Sumner Ave.

Compliance with the open meeting law was verified by Joe Atwood.

Roll call for Planning Commission members was taken. Present were Mark Etten, John Hunsinger, Mayor Jeff Martin, Dave Swangim, and Scott Backowski. Shawn Ayers and Del Wacker were absent.

Also present was Building Inspector/Zoning Administrator Joe Atwood.

There was an audio recording made of the public hearing.

Joe Atwood explained that there are 9 conditions in the Zoning Ordinance that need to be met before a conditional use can be granted. He also explained that the planning commission can place additional conditions on the request, but they must be reasonable and measurable.

Julie Flor, representing Jon Hughes, explained that she has been hired as the rental agent for the property. She stated that she began managing the property the second week of May this year and that the weekly rental will meet the 9 standards of the ordinance. She then explained the rules and screening process that she uses when she rents the property. She passed around copies of the rules that each renter must sign in order to rent the property. Minimum stay is 1 week. Maximum number of occupants is 10. She explained that the rent is much higher now than it was in the past with previous owners – which tends to result in more responsible renters.

Laurie Garland of 241 Sumner spoke in favor of having the rental, saying that so far there have been no problems and that they would rather see the house being used than sitting empty.

A letter from Gary Moelter was read. Mr. Moelter owns the property next door. He was concerned that having a weekly rental next might have a negative effect on the value of his property. He was also concerned that a rental property might not be as well maintained as an owner occupied property. He was also concerned that large gatherings at the rental might be careless about the property lines. He was also concerned about the safety of campfires in the fire pit.

The Public Hearing was closed by Mayor Jeff Martin.

**A Public Hearing** was called to order at 6:15 pm on August 20, 2020 by Mayor Jeff Martin to discuss a request by Julie Link, owner of Del Embroidery to run her business out of her residential garage at 1311 W. Banks Street. Business will be wholesale only.

Compliance with the open meeting law was verified by Joe Atwood.

Roll call for Planning Commission members was taken. Present were Mark Etten, John Hunsinger, Mayor Jeff Martin, Dave Swangim, and Scott Backowski. Shawn Ayers and Del Wacker were absent.

Also present was Building Inspector/Zoning Administrator Joe Atwood.

There was an audio recording made of the public hearing.

Julie Link explained her application. Her business would be only wholesale, that it would have no employees, and that it would meet the 9 standards in the ordinance. She explained that there would be no traffic other than that which would be normal for a residential area, noting that residential areas already have UPS and Fed Ex deliveries.

Darrel Skoug 722 15<sup>th</sup> Street expressed his concerns about allowing manufacturing in a R1 residential neighborhood.

Trevor Dysland from down the street expressed concern about extra traffic and the safety of kids in the neighborhood.

Gary Hanson, another area resident, said he was in favor of the proposal.

The Public Hearing was closed by Mayor Jeff Martin.

### **City of Chetek – Planning Commission Meeting Minutes – August 20, 2020.**

**A regular meeting of the Planning Commission for the City of Chetek** was called to order at 6:30 pm on August 20, 2020 by Mayor Jeff Martin.

Roll call for the Planning Commission meeting was taken. Present were Mark Etten, John Hunsinger, Mayor Jeff Martin, Dave Swangim, and Scott Backowski. Shawn Ayers and Del Wacker were absent.

Also present was Building Inspector/Zoning Administrator Joe Atwood.

Compliance with the open meeting law was verified by Joe Atwood.

Scott Backowski made a motion to accept the minutes from the last meeting. Dave Swangim seconded the motion. Motion carried.

**1) Discussion/Action:** Approve or not approve a request by Julie Link, owner of Del Embroidery to run her business out of her residential garage at 1311 W. Banks Street.

Scott Backowski made a motion to approve the request of Julie Link, owner of Del Embroidery to run her business out of her residential garage at 1311 W. Banks Street. Dave Swangim seconded the motion.

Joe Atwood mentioned that we could meet anytime to reconsider the conditional use if there was a compliant.

Mark Etten stated that he did not see the need to set up a yearly review.

Motion carried.

**2) Discussion/Action:** Approve or not approve a request by Jon Hughes to operate a weekly rental out of his residential home at 231 Sumner Ave.

The members discussed possible conditions to be added:

Move the fire pit to a central location on the property. Joe Atwood added that it would need to be at least 25 feet from the house.

Mark Etten mentioned that he thought that the rental manager should do a walk through with the renter when they check in – to go over the rules and show them the property lines.

Dave Swangim made a motion approve the request by Jon Hughes to operate a weekly rental out of his residential home at 231 Sumner Ave with the additional conditions that the fire pit be moved to a central location

on the property and that the rental agent do a walk through at the time of check in order to explain the rules and point out the property lines. Scott Backowski seconded the motion. Motion carried.

Scott Backowski moved that the meeting be adjourned. Mark Etten seconded the motion. Motion carried.

Respectfully Submitted  
John Hunsinger