

**CITY OF RHINELANDER  
PLANNING COMMISSION MINUTES  
TUESDAY, MARCH 22, 2011**

**MEMBERS PRESENT:** Mayor Dick Johns, Mark Pelletier, Bill Freudenberg, Sandra Bergman, and Russ Brown.

**MEMBERS ABSENT:** Jim Leschke and Joe Sturzl

**OTHERS PRESENT:** Assistant Fire Chief Tom Waydick, Administrator Bill Bell, and Jerry Fercello.

**CALL MEETING TO ORDER:** The meeting was called to order by Chairman Dick Johns at 3:30 P.M., noting there was a quorum present to conduct business, the media had been properly notified and the agenda duly posted.

**MINUTES FOR JANUARY 18, 2011.** MOTION BY BERGMAN/FREUDENBERG TO APPROVE MEETING MINUTES FROM JANUARY 18, 2011. 5 AYE, 0 NAY, 2 ABSENT (LESCHKE/STURZL) MOTION TO APPROVE CARRIED.

**UNFINISHED BUSINESS:**

**COMPREHENSIVE PLAN REVIEW – Chapter 3, Housing.** Discussion took place regarding possible changes and would prefer to discuss this issue at a later meeting date. MOTION BY BERGMAN/PELLETIER TO TABLED UNTIL APRIL 2011 MEETING DATE. 5 AYE, 0 NAY, 2 ABSENT (LECHKE/STURZL) MOTION TO TABLE APPROVED.

**ORDINANCE – Storm Water Management** Discussion took place regarding the fact that it is not an ordinance at this time. Bell suggested that we discuss this item and move forward when everything is put together. Activities that put in storm sewer, repair, replacing, catch basins, man holes, street cleaning equipment. Bell explained that currently we have street sweepers; this would allow purchasing street cleaning vacuum that would allow for proper storm sewer and catch basin cleaning which is currently being done by hand. There would be a separate Storm Water Utility Department that would manage these types of things. Discussion took place regarding possible responsibilities and possible future costs. Currently there is no protection regarding erosion control issues unless it is a property 1 acre or more; a future storm water management plan and an erosion control plan would help with storm sewer issues. Bergman felt we needed to have plenty of public hearings to let people understand the ins and outs of the program and get the proper and/or correct understanding of storm water issues. Bell felt that we needed to create a time line to allow for decisions and for community education. Freudenberg agreed with Bergman regarding taking time to educate everyone and that most people don't fully understand storm water management. Bergman feels that a basic fact sheet should be created with a plan to begin educating the public and properly answer questions regarding the issue. Discussion took place regarding that it is in the works to make it a mandatory ruling within a few years that all municipalities will have to treat storm water. Discussion took place regarding the best plan to set forth the start of the utility plan, the public education and all issues that need to be addressed. The storm sewer utility would be under the Public Works Department. Bell feels that with all the fears and unknowns out there, everyone is facing hard times and right now we need to look at options that our city has. Mayor feels that we need to consider the home owners and what this is going to cost to implement and also take into consideration the non-profits and businesses in our City. Bell stated that to find the true rates, we need to hire an engineer to do an analysis to determine these rates. Bell confirmed that the money could be borrowed and repaid thru the utility; we must decide if this is what we want to pursue to begin this process. All agreed that for the next

meeting would like to see Public Works and Administrator Bell to set up a time line and steps and begin the process one step at a time to fully understand the process and what needs to be done. Brown stated that the storm sewer mapping is about 90% complete. It was suggested to look at other communities that have gone through this process. This issue will be brought forth at the April 2011 meeting.

**NEW BUSINESS:**

**MAP AMENDMENT – ANNEXATION -** *Petition for Direct Annexation by Rennes Development Company, 261 French Street, Peshtigo, WI. 54157 owner of property located off of Chippewa Drive, (part of PL641). The proposed zoning is R-4 (Mixed Residential District).* Discussion took place regarding the exact location of the property; it was explained that it will be the future entrance for the future Rennes Group property. Fercello felt he had no problem with this request. MOTION BY PELLETIER/FREUDENBURG TO APPROVE MAP AMENDMENT-ANNEXATION FOR RENNES GROUP AND TO RECOMMEND TO COUNCIL FOR APPROVAL. 5 AYE, 0 NAY, 2 ABSENT (LESCHKE/STURZL) MOTION TO APPROVE CARRIED.

**MATTERS OF EMERGENCY/INFORMATIONAL NATURE:** Bergman stated that she joined a group called Northern Paddles and Trails and they are going to be doing a case study of the river and was wondering if Bell and the planning commission would like to be part of this study; she will email them with the date and time if anyone is interested.

**FUTURE AGENDA REQUESTS AND MEETING DATE:**

- Tuesday, April 19, 2011 4:00 PM
- Wednesday, May 25, 2011 4:00 PM
- Tuesday, June 21, 2011 4:00 PM

**ADJOURNMENT:** MOTION BY FREUDENBERG/BERGMAN TO ADJOURN PLANNING COMMISSION MEETING FOR TUESDAY, MARCH 22, 2011 AT 4:45 PM. 5 AYE, 0 NAY, 2 ABSENT (LESCHKE/STURZL) MOTION TO ADJOURN CARRIED.

APPROVED BY: \_\_\_\_\_ RECEIVED BY: \_\_\_\_\_