

**VILLAGE OF FONTANA ON GENEVA LAKE
WALWORTH COUNTY, WISCONSIN**

(Official Minutes)

MONTHLY MEETING of the VILLAGE OF FONTANA PLAN COMMISSION

Monday, November 26, 2018

Chairman Dave Prudden called the monthly meeting of the Plan Commission to order at 5:30 pm in the Village Hall, 175 Valley View Drive, Fontana, Wisconsin.

Plan Commissioners present: Roll call: Trustee Prudden, Bob Grant, Bob Ahern, Bob Kirkland, Sarah Lobdell, Trustee Petersen

Plan Commissioner Absent: F.J. Frazier

Also present: Jeff Cates, Kevin Day, Rex Lewis, Theresa Loomer, Joe Mesler, Rhonda Recknagel, Bonnie Schaeffer, Ed Snyder, Les Johnson, Dale Thorpe

Visitors Heard

Rhonda Recknagel stated she is looking to purchase the property at W5419 County Highway B in the ETZ district and wants to use it as a wedding venue. The property is currently zoned A1 and the proposed use is not permitted. Attorney Thorpe stated Recknagel has two options; either petition the Village for a code change, or request to be removed from the ETZ in which case the property would fall under county zoning. Thorpe stated either options would likely require the assistance of a land use lawyer as neither are simple processes.

Approve Minutes

Trustee Petersen/Commissioner Grant 2nd made a MOTION to approve the minutes from the joint September 4, 2018 meeting, and the MOTION carried without negative vote.

General Business – Trustee Prudden

Discuss Change in Building and Zoning Dept. and Introduce New Contracted Staff Member(s)

Trustee Prudden stated the Village Board opted to contract out building and zoning services and introduced Building Inspector Joe Mesler and Zoning Administrator Bonnie Schaeffer. Lobdell stated she was surprised the change in department did not come to the Plan Commission first for a recommendation.

Consider action—Recommendation to Village Board to initiate process for possible termination or revocation of a Conditional Use Permit issued to Rex R. Lewis and Diane M. Lewis on August 7, 2017 to operate a “Tennis Bed and Breakfast” for property located at 650 South Main Street, per Sections 18-246. (l) and (m) and 18-257. (e) of the Village of Fontana Municipal Code

Several weeks prior to the meeting the Lewis’s were sent a letter regarding the CUP issued for 650 South Main Street last August for a Tennis Bed and Breakfast. The letter addressed several violations noted by staff. The Lewis’s have also recently been through municipal court and were found to be in violation of the Village’s noise ordinance on four separate counts. Based on the violations, staff asked the plan commission to make a non-binding recommendation to the Village Board to initiate the process of termination. If the Board upholds the recommendation, then a hearing would be set for a future plan commission meeting to hear the facts from both sides. Attorney Les Johnson, who represents Rex Lewis, stated he believes the issues can be resolved and there were unusual circumstances that arose causing this situation to occur. He stated he is open to working with staff

and the Village Attorney to look at the list of items out of compliance and set a timetable for completion.

Commissioner Grant/Trustee Petersen 2nd made a MOTION to recommend the Village Board consider initiating a process for possible termination and revocation of a conditional use permit issued to Rex and Diane Lewis as described in posted agenda, and the MOTION carried without negative vote.

Next Meeting Date: January 28, 2019

The last Monday in December falls on a holiday so the next meeting date is scheduled for Monday, January 28, 2019.

Adjournment

Trustee Petersen/Commissioner Lobdell 2nd made a MOTION to adjourn the meeting at 5:41 pm, and the MOTION carried without negative vote.

Minutes prepared by: Theresa Loomer, Village Administrator/Clerk

Note: These minutes are subject to further editing. Once approved by the Plan Commission, the official minutes will be on file at the Village Hall.

APPROVED: 01/28/19