

TOWN OF HARTLAND
MEETING AND PUBLIC HEARING AGENDA
COMMITTEE: PLANNING COMMISSION

DATE: February 11, 2019

TIME: 6:30 p.m.

MEMBERS: Rodney Woldt, Dave Bohm, Tom McClone, Bob Woldt, Bill Dittman, and Scott Schara. Members in 'red' were present.

PLACE: Hartland Town Hall

The Town of Hartland Planning Commission may discuss and take action on any of the agenda items listed below:

AGENDA

1. Call to order. **Bob called the meeting to order at 6:30 p.m.**
2. Verification of meeting posting. **Scott verified the meeting posting with the Town Clerk.**
3. Motion to deviate from the order of agenda if deemed necessary. **Dave motion; Bill second; all in favor; motion carried.**
4. Approval of the minutes from January 14, 2019 meeting. **Bill motion to approve, as written; Dave second; all in favor; motion carried.**
5. Public hearing on CU 2019-1. **Dave motion to open hearing; Rodney second; all in favor; motion carried.**

Any interested person may address the Committee by letter or appear in person or by agent and be heard at the public hearing. At the close of the public hearing, the committee will continue with the agenda.

Scott explained the facts behind the Public Hearing request for a CUP for a cell tower as follows:

- a. The parcel is owned by the Perry's and is zoned Commercial General
- b. Per ZO Section 3.5(4)B.21., a cell tower is allowed as a CU
- c. The CU standards are per Section 4(7) of the ZO
- d. The PC has the authority to add stipulations to the issuance of a CUP
- e. The ZO has height restrictions for cell towers, per Section 6.1(4); these restrictions have been replaced by State Statute 66.0404(4)(r), essentially disallowing a government entity's ability to control the placement of the tower relative to surrounding parcels

John Wallace from LCC was present and explained the industry dilemma and then explained the application packet briefly, especially the explanations relative to the standards of Section 4(7) of the ZO.

Committee questions/comments:

Dave asked if the new tower would be similar to the existing tower across Hwy 29 – yes, per John Wallace; Bill asked about plowing – private drive, so no issue; Tom asked about

County Zoning (Scott explained County is not involved in the process); Tom asked about option for Town/County to add an antenna for no charge in the future (John Wallace thought this would be acceptable to LCC).

Public comments/questions (Scott asked 3X):

Does proximity to existing tower matter? – John Wallace said ‘no’; similar question about County use of tower for emergency communication services (John Wallace agreed, as above answer to Tom); will reception help with our cell phones (John Wallace said it should).

Motion to close the hearing – Bob motion; Rodney second; all in favor; motion carried.

6. Committee discuss and take possible action on public hearing items. Motion to approve the CUP, subject to the following conditions: a) proper insurance coverage, as evidenced by annual COI, substantially the same as the one provided with the application (attached to CUP); b) LCC providing a \$20,000 surety bond to the Town; c) the ability for the Town and/County to add an antenna to the tower for future emergency communication needs, at no charge to the Town/County (John Wallace to provide wording for point c).

Roll Call Vote:

Tom Y

Bill Y

Dave Y

Bob Y

Rodney Y

Scott Y

7. Public comments. **None.**
8. Committee comments. **None.**
9. Any other new business. Set Next Meeting Date and Time – none scheduled at this time.
10. Adjourn. **Bob motion; Dave second; all in favor; motion carried. Meeting adjourned at 6:58 p.m.**

NOTICE OF MEETING:

Posting Date: January 16, 2019 by Town Clerk

Place: Hartland Town Hall and Town website.

Public Hearing notice posted/published as follows, by Town Clerk: January 16, 2019 at the Hartland Town Hall and on the website <http://www.townofhartlandwi.com>; January 18 and 25, 2019 in Shawano Leader.

Drafted by: Scott Schara, Town Zoning Administrator

cc: Committee Members