

Minutes of Plan Commission Meeting July 6, 2009
Held at the Town Hall on County Highway G
Town of Holland, Sheboygan County, Wisconsin

The numbering of the Minutes corresponds to that of the Agenda:

1. The meeting was called to order at 7:02 p.m. by acting Chairman Donald Becker.
2. The assembly recited the Pledge of Allegiance.
3. Chairman Donald Becker certified that the requirements of the Wisconsin Open Meetings law had been met.
4. Record Retention Certification: Clerk Syd Rader certified that hard-copied and electronic files of the Plan Commission are filed at Town Hall through June 2009. Files more recent than that are in the Clerk's hands.
5. The Agenda was adopted as the official order of business on a motion by Ken Nyhuis. The motion was supported by Dave Huenink and passed by a unanimous voice vote.
6. Roll Call showed in attendance Chairman Donald Becker, Roy Teunissen, Jack Stokdyk (9), David Huenink, Eugene Schmitz, Jan Rauwerdink. Excused were Joel Van Ess, Trevor Mentink, and Tom Huenink. David Mueller was absent.
7. With two corrections called for by Dave Huenink, the Minutes of the meeting on May 4, 2009 were approved on a motion by Jan Rauwerdink. The motion was supported by Ken Nyhuis, passing by a unanimous voice vote.
8. Public input: none
9. Discuss recommended amendments to the Zoning Ordinance, Chapter 330, per the recommendations of the Town of Holland Year 2030 Comprehensive Plan. This part of the meeting was led/facilitated by Jamie Rybarczyk and Shaun Mularkey of Foth. Handout: "Town of Holland – Plan Implementation – Zoning Ordinance Update" guided the discussion. Through the ensuing discussion, Foth received enough feedback and direction from the Plan Commission to proceed to a next draft Chapter 330 for reconsideration in the next August meeting.

A final draft Comprehensive Plan 2030 complete with photography should be ready in a few weeks.

Homework for Plan Commission: Chairman Becker should produce the draft document vetted by Gerry Antoine on permitted and conditional uses in those zoning districts that do not currently have any permitted uses; forward to Jamie Rybarczyk.

10. Discuss whether the Town of Holland should consider ordinances covering small and/or large wind turbine systems. Existing tower ordinance is thought to be inadequate when it comes to wind turbines. Moratorium was proposed on wind turbines for one year, pending work on a new ordinance. Two or three PC members need to do the brunt of the preparatory work (data and analysis) on the new ordinance. Wind power is polarizing of public opinion. What restrictions should the Town impose on wind turbines? PC members interested in serving on a subcommittee should tell the Chairman.
11. Discussion/action on procedure for kennel licensing per article 140-9 of Code. The draft application form was revised and accepted, without motion, as a valid Town form.
12. Public Input: Dan Posthuma asked when the next and final draft of the Comprehensive Plan would be released. Answer: in about two weeks, after Foth completes its writing assignment.
13. The attendance record for May-June 2009 was approved on a motion by David Huenink, supported by Roy Teunissen, passing by a unanimous voice vote.
14. The meeting adjourned at 9:36 p.m. on a motion by Jack Stokdyk, supported by Jan Rauwerdink, passing by a unanimous voice vote.

Respectfully submitted,
Syd Rader, Clerk of the Plan Commission, Town of Holland
August 4, 2009