

**TOWN OF GIBRALTAR
PLAN COMMISSION
TUESDAY, JUNE 30, 2009
7:00 P.M.
GIBRALTAR TOWN CENTER**

Call to order: The regular meeting of the Gibraltar Plan Commission was called to order at 7:02 p.m. by Tom Birmingham, chairman.

Members present: Tom Birmingham, Andy Coulson, Linda Merline and David Boyd

Members absent: Jim Jauquet and Linda Merline

Approve minutes of last meeting: *It was moved by Boyd and seconded by Coulson to approve the minutes of May 26, 2009 as corrected. Motion carried unanimously.*

Open discussion and correspondence: No correspondence has been received.

Sustainability: Birmingham introduced Mark Walter of Bay-Lake Regional Planning Commission to the audience. At a previous meeting Dick Skare, Town Board Supervisor asked the Commission to explore sustainability and sustainability initiatives by practical means. The following talking points were explored:

- ✦ Define sustainability at the town level
- ✦ Establish a vision
- ✦ Gather a community wide cross section of people
- ✦ “Champion” or point person of the cause
- ✦ Make sustainability an intuitive process, the Natural Step is a systems approach
- ✦ Develop from the ground up
- ✦ Address high concentration areas with the government and the “countryside” or low density areas on a more personal basis
- ✦ Engage as many young people as possible; the future is what is trying to be maintained.
- ✦ Cooperate with neighboring communities
- ✦ Changing the way we think
- ✦ Which parts of the comprehensive plan deal with sustainable initiatives.
- ✦ Definition: Meeting the needs of the present without compromising the ability of future generations to meet their own needs.
- ✦ Many sustainable activities have a higher initial cost and lower out costs
- ✦ If you can get a community initiative it will come back to the town stronger than if it initiative is brought from the governing entity.

Birmingham thanked Walters for his insight and resources.

Application for conditional use permit Door County YMCA parcel # 014-02-28312734F, for the purpose of massage therapy program: Birmingham detailed the hearing procedure.

Testimony was given in favor of the petition: Mary Heimann of the YMCA stated that the YMCA is working in collaboration with Door County Memorial Hospital to provide a massage therapy program for northern Door County. Massage therapy is part of a wellness program being offered to the community. YMCA survey results indicated 80 individuals were interested in the program. There will be no structural changes to the building. Cosmetic changes to the room to be used may include paint and carpeting. The space is approximately 16’ x 19’. The YMCA would like the program to begin 2 days per week this August.

No testimony was given in opposition to the petition.

No correspondence was received in support.

No correspondence was received in opposition to the petition.

The Commission’s discussion yielded:

- The increased use is within the capacity of the building.

- Certified massage therapists would be employed by DCMH.
- Medical supervision would be done by the hospital.
- The hospital will carry the liability insurance.

It was moved by Boyd and seconded by Merline to recommend the Town Board support the application for conditional use as described. Motion carried unanimously.

Petition for zoning amendment - text Resource Planning Committee Change sections 2.02(h) and 2.03(1): Birmingham detailed the RPC zoning text amendment petition. Mariah Goode, Planning Director of the Door County Planning Department included background information along with the proposed zoning ordinance amendments and procedural changes.

The Commission’s discussion yielded:

- Wetland mapping error correction would be less expensive for the applicant.
- This section is limited to error correction.
- A project application would drive the process.
- Map amendments would be dealt with more efficiently.

It was moved by Boyd and seconded by Merline to recommend to the Town Board that it support the Petition for zoning amendment - text Resource Planning Committee Change sections 2.02(h) and 2.03(1). Motion carried unanimously.

20-year comprehensive plan renewal: Utilities and community facilities element, resolution:

Birmingham stated Wayne Kudick is willing to work with Jauquet on compiling a report. When 1.1a and 1.1b were put in the plan the Ephraim Gibraltar agreement had not expired. The county sanitarian has stepped up inspections. We have completion maps but do not know percentages of pass/failing systems.

UTILITIES

Goal 1:

Objective 1.1: Keep in

Recommended Policy 1.1a: Need to hear from Sanitarian if this is still recommended.

Recommended Policy 1.1b: Keep in. It is a legitimate goal go have a database collected in a reasonable way. Merline stated that Schuster is willing to have the data put into graphs that are understandable if the town provides someone to help. Jauquet is willing to volunteer. Jauquet will contact Wayne Kudick regarding his annual meeting report request.

Recommended Policy 1.1c: Replace the word “Require” with the word “Ensure”. This information with funding sources would be recommended for a newsletter article.

Recommended Policy 1.1d: Keep in

Recommended Policy 1.1e: Expired

Recommended Policy 1.1f: Keep in

Recommended Policy 1.1g: Keep in

Recommended Policy 1.1h: Keep in

Recommended Policy 1.1i: Keep in

Recommended Policy 1.1j: Keep in

Objective 1.2: Keep in

Recommended Policy 1.2a: Keep in

Recommended Policy 1.2b: Keep in

FACILITIES

Goal 1: Keep in

Objective 1.1: Keep in

Recommended Policy 1.1a: Keep in

Recommended Policy 1.1b: Keep in

Recommended Policy 1.1c: Keep in

Recommended Policy 1.1d: “Use the most current Outdoor Recreation Plan approved by the Town Board in planning for future improvements, expansions and acquisitions.”

Recommended Policy 1.1e: Keep in

Recommended Policy 1.1f: Done
Objective 1.2: Keep in
Recommended Policy 1.2a: Eliminate
Recommended Policy 1.2b: make 1.2a.

20-year comprehensive plan renewal: Land use element, review: Birmingham asked the Commission for their comments on points to be changed. Birmingham recommended deleting minimum and maximum lot sizes and state" minimum lot sizes of one-half acre required..." And duplicate the wording in the strategy section. Another suggestion was to delete institutional use in 8-21 Natrual Areas B Strategy. The Commission was directed to review the chapter and bring back recommendations to the next meeting.

Storm water control: Birmingham stated he asked Town Chairman Merrell Runquist for his involvement in stormwater control issue. Runquist questioned if there was data to support there being a problem. Jauquet has done one test that showed high levels of coliform. Jauquet will take another test prior to going back to Runquist. Merline offered to research what is commonly found in runoff. This issue will be on the next agenda.

COMMITTEE REPORTS:

- a. Preservation: Nothing to report.
- b. Ground and surface water protection: Nothing to report.
- c. Official map: Nothing to report.
- d. Housing: Noting to report.
- e. Transportation: Birmingham met with Brian Merkel regarding the comprehensive bicycle proposals. At the June 3rd regular town board meeting the proposal was accepted from the Bicycle Federation of Wisconsin. A point person will be needed for the town who can head a small task force for community input. It was the consensus of the Commission to recommend Brian Merkel to be the point person for the town.

Set next meeting date: The next regular meeting is scheduled for Tuesday, July 28, 2009 at 7:00 p.m.

Adjourn: *It was moved by Coulson and seconded by Birmingham to adjourn. Motion carried unanimously and the meeting adjourned at 9:34 p.m.*

Respectfully submitted,

Beth Hagen
Deputy Clerk-Treasurer