

Town of Lawrence
Proceedings of Planning and Zoning Committee Meeting
Wednesday, May 16, 2001
Meeting Time 7:00PM – Town Hall 2595 French Road

Call to Order

The meeting was called to order by Randy Vandenack at 7:00PM.

Roll Call

Present: Randy Vandenack, President
Mary Jo Kussow, Secretary
Pieter Cabout, Member
Skip Lee, Member
Judy Benz, Town Clerk
Excused: John Klasen, Member
Jim VanGheem, Member
Absent: John Krawczyk, Member

Approval of Minutes

A motion was made by Mary Jo Kussow to approve the meeting minutes from May 16, 2001. Seconded by Skip Lee. Motion carried.

1. Cellcom Tower/Jennifer Ogden

Jennifer Ogden, Representative for Cellcom was present to propose a permanent telecommunication monopole to replace the temporary pole currently located on the Tech Fore property at 3547 French road. Mr. Vandenack said he visited the proposed site and determined the present pole was inconspicuous as it was placed amongst the trees on the property. A motion was made by Skip Lee to recommend approval for the monopole which shall not exceed the height of the existing pole which is 60'-70'. Motion seconded by Mary Jo Kussow. Motion carried.

2. 40 Unit Independent Living Facility/Tamara Wells

Tamara Wells and Bill Hopf were present to propose a 40 unit Residential Care Apartment Complex to be constructed on the northeast corner of Sand Acres Drive and Scheuring Road. The Board advised Mr. Hopf and Ms. Wells to return to the next meeting with the site plan drawn for the utilities along with an elevated Storm Water Management Plan and a Landscape Plan. No action taken.

3. Proposal to convert a 10 acre piece of property with farm building to business/Gene Micke and Steve Ambrosius

No representative present to discuss this issue. Removed from the agenda.

4. **House Addition within the 25' side yard setback requirement/Bob Schulstad**
Bob Schulstad was present to propose an addition to his house located at 3142 Lost Dauphin Road. Mr. Schulstad is proposing to add onto his present one stall garage with another stall resulting in the side yard setback being approximately 10-12' rather than the setback requirement of 25'. Mr. Schulstad said a one stall garage is not sufficient and he currently has to leave a vehicle sit outside. A motion was made by Mary Jo Kussow to refer this issue to the Board of Appeals. Seconded by Skip Lee. Motion carried.
5. **Subdivision "Draft" Ordinance**
Matt Greely, Town Engineer with McMahon Associates, and Town Building Inspector, Bob Gerbers, were present to assist with the reviewing process of a draft Subdivision Ordinance. The Board reviewed each section in the draft and made changes, additions and deletions to the draft. Mr. Greely will make the suggested changes and bring the revised draft to the Town Board for approval.
6. **Any Other Issues Authorized by Law**
No other issues brought before the Board. A motion was made by Mary Jo Kussow to adjourn the meeting. Seconded by Pieter Cabout. Motion carried. The meeting adjourned at 10:30PM.

Respectfully Submitted,

Mary Jo Kussow, Secretary
Planning and Zoning Board
Town of Lawrence

JMK/jb

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New Business

1. Cellcom Tower/Jennifer Ogden
2. 40 Unit Independent Living Facility/Tamara Wells
3. Proposal to convert a 10 acre piece of property with farm building to business/Gene Micke and Steve Ambrosius
4. House Addition within the 25' side yard setback requirement/Bob Schulsted
5. Subdivision "Draft" Ordinance
6. Any Other Issues Authorized by Law

Judy Benz

For 

Randy Vandenack
Planning/Zoning Board President