

## Town of Calumet

### Plan Commission

June 16, 2022

The Plan Commission meeting was called to order at 7:00 pm by Linda Baxter.

Members Present: Linda Baxter, Dan Casper, Leroy Lefeber, Sue Muellenbach, Sharon Thelen, Earl Witte.

The agenda for the meeting was posted at the Town Hall and [www.townofcalumet.com](http://www.townofcalumet.com)

The minutes of the May 18, 2022 meeting were read. Motion by Witte, second by Thelen to approve the minutes. Motion carried.

A request by Cloud 1 LLC, Bud Tussel Wireless, 417 Pine Street, Green Bay, WI 54301 on behalf of Landowner Joseph Faust, W7427 E. Lamartine Drive, Fond du Lac, WI 53947 for a Conditional Use Permit on Parcel Number T05-17-19-20-02-004-00, a farm field on County Road HHH described as Lot 2 of CSM No. 8382 being part of the NW ¼ of the NE ¼ and the SW ¼ of the NE ¼ of section 20, Township 17 North, Range 19 East, Town of Calumet, Fond du Lac County, Wisconsin to lease said property for a tower that will take up 40x40 compound plus driveway and guyed anchors to improve internet and cell coverage communications to the rural area.

Questions were asked of Lee Larsen an agent acting on behalf of the landowner and Bug Tussel Wireless. Lighting of the tower was asked about, Mr. Larsen indicated that the FCC regulates the lighting on the tower, and there would be white during the day and red at night lighting halfway up the tower and one on top of the tower. Erosion issues need to pass the testing regulations. Fond du Lac County has issued the permits as the applicant prefers to apply for and get the conditional use permit from the Township in place first. All guyed anchors are enclosed by a 7-foot fence. The location was chosen to help fill some poor areas of coverage of internet and cell phone service.

Motion by Lefeber, second by Thelen to approve the Conditional Use Permit application to construct a tower that will take up 40x40 compound plus driveway and guyed anchors to improve internet and cell coverage communications to the rural area. Motion carried.

Motion by Lefeber, second by Casper to move the "Old Business" item a request by Ted Beringer, 4490 Hubertus Road, Hubertus, WI 53033, Tax Parcel Number: T05-17-18-99-BC-080-00 S 27 T17N R18E Bergen's Columbia Park Beach (Unrec) Lot 8 & (Loc in Gov Lot #, also known as N10270 Gulig Road, Malone, WI to hereby request a special use permit to use said property as a short-term rental property. Motion carried.

Jacqueline Gulig, one of nine owners of Gulig Road commented that parking on Gulig Road would be considered trespassing. She also indicated that as owners of the road they are required to provide upkeep and maintain the road. She explained to the landowners that if there is heavier traffic due to the tourist rooming house they may be responsible for some of the costs of repairing or maintaining the road.

Questions were asked about the use of the property and how the property is listed on Airbnb. The listing suggests in their listing that the property can be used for weddings, anniversaries, birthday parties, etc. A neighboring property owner indicated that they just purchased the home next to the applicant and would have reconsidered had they known a short-term rental.

A property owner who lived next to a property that rented out their home expressed her concerns about how renters misused the property and their property.

Motion by Lefeber, second by Muellenbach, to deny the Tourist Rooming House application based on the safety concerns due to the close proximity of adjacent residents to the fact that the applicant cannot ensure no adverse effects to the Town and immediate vicinities health, general welfare, safety and economic prosperity as cited in section 3.9.1, the property is not conducive to the proposed intended use and the possible hazardous, harmful, noxious, offensive or nuisance resulting from noise, dust, smoke, or odor is a concern to the very close neighboring properties, the property line is extremely close to the north property line, which would eliminate the possibility of adding a noise screening wall because of the requirements of the fencing ordinance, the lack of fire/Ems accessibility, privately owned road, the property was advertised for 3 days rental prior to even applying for the license despite the ordinance states a minimum of 7 days rental. Ayes: Casper, Lefeber, Muellenbach, Thelen, Witte, Nays: Baxter. Motion carried.

There being no further information to come before the Plan Commission, motion by Thelen, second by Muellenbach to adjourn the meeting at 9:06 pm.

Respectfully submitted

Jodie Goebel, Clerk

Draft minutes, will be considered for approval 7/21/22