

Helga Township  
Planning Commission  
Minutes of  
November 2, 2011

**PRESENT:**

Steve Pemble, Todd Scofield, Brian Hughes, Bruce VonHoldt and LUA Jim Baruth. Clerk Shannon Skime, Deputy Clerk Bobbi Fadness. Absent was Robert Saxton. Also present were Town Board Supervisors Mike Smith, Jim Autrey and Jim Lyle.

The meeting was called to order at 7:13pm. The Pledge of Allegiance was recited.

**APPROVAL OF AGENDA:**

**Motion** made by Bruce VonHoldt to approve the agenda. Seconded by Todd Scofield, motion carried.

**APPROVAL OF MINUTES:**

**Minutes of September 7, 2011 Meeting.** **Motion** made by Steve Pemble to approve the meeting minutes of September 7, 2011. Seconded by Bruce VonHoldt, motion carried.

**REVIEW/DISCUSS CHANGES TO THE LAND USE ORDINANCE:**

Members present reviewed the clean copy and redline version of the edits/changes to the Land Use Ordinance (HE465-3) prepared by attorney Troy Gilchrist. Pemble led the review and discussion.

The Commission discussed changes to Article VI Section 1: Agricultural/Rural Residential District item E to remove “Conditional Uses” and leave only “Permitted Uses” and “Interim Uses”.

The Commission discussed changes to Article IX, Nonconforming Uses, Structures, and Lots Section 1 item H, Nonconformities in Shorelands to add “...provisions of the Hubbard County Ordinance...” back to the state statute reference to reflect county jurisdiction.

The Commission reviewed the questions Scofield sent to Troy Gilchrist and determined changes/answers had been made.

Jim Autrey will make contact with Troy Gilchrist regarding the additional changes.

The Planning Commission agreed to set the Land Use Ordinance for a public hearing. Skime noted 10 days are needed for the posting of the hearing. The public hearing was set for the next Planning Commission meeting on December 7, 2011. The public hearing will be held at 6:30pm with the PC monthly meeting to follow. **Motion** made by Todd Scofield to approve time and

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date for the public hearing. Seconded by Bruce VonHoldt, motion carried for public hearing to be held on December 7, 2011 at 6:30pm. Skime will post.

**OTHER ITEMS and ANNOUNCEMENTS:**

LUA Baruth discussed his site visit at Doug Crosby's residence regarding a possible cease and desist over after the fact permit violations. Mr. Crosby was supposed to call Baruth to give him the deed information after the close of the sale of the property which was to take place the proceeding Friday. Baruth has not received a call at this time.

Next Regular Board Meeting November 22, 2011 7:00pm.

Next Planning Commission Meeting December 7, 2011 following Public Hearing at 6:30pm.

**ADJOURN MEETING:**

**Motion** to adjourn made by Bruce VonHoldt. Seconded by Brian Hughes, motion carried. Meeting adjourned at 8:21pm.

Respectfully Submitted,

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Bobbi Fadness, Deputy Clerk

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Steve Pemble, Chairman