

**PLANNING COMMISSION / ECONOMIC DEVELOPMENT COMMITTEE  
MINUTES  
VILLAGE OF DEERFIELD**

**FOR A MEETING OF THE PLANNING COMMISSION / ECONOMIC DEVELOPMENT COMMITTEE  
OF THE VILLAGE OF DEERFIELD HELD AT THE DEERFIELD VILLAGE HALL, 4 N. MAIN STREET,  
DEERFIELD, WISCONSIN ON MONDAY, OCTOBER 10, 2011 AT 6:00 P.M.**

**CALL TO ORDER – NOTING OF ROLL BY CLERK**

The meeting was called to order at 6:00 pm by President Kiefer. Roll call: Frutiger, Tebon, Bastian and Kiefer present, Quamme, Riesop and Fritz absent. Also present: Village Administrator Patrick Vander Sanden and Tom Zickert.

**CONSENT AGENDA**

Motion by Tebon, second by Bastian to approve the October 10, 2011 agenda as presented. All ayes, motion carried.

**A. APPROVAL OF MINUTES FROM AUGUST 15, 2011**

Motion by Tebon, second by Frutiger to approve the minutes from August 15, 2011 as presented. All ayes, motion carried.

**PUBLIC APPEARANCES**

**A. PUBLIC COMMENTS**

**UNFINISHED BUSINESS, REVIEW & ACTION THERE ON**

**1. PUBLIC HEARING – ORDINANCE O-2011-02: AN ORDINANCE TO AMEND SECTION 24.24 “R-3 – TWO-FAMILY RESIDENTIAL DISTRICT” OF THE VILLAGE ZONING CODE (CHAPTER 24) TO NOT PROHIBIT DETACHED GARAGES**

No one was present to speak on this ordinance amendment. Kiefer stated that the need for this change arose when the Committee discovered an inconsistency in the Village’s ordinances due to Mike Berge requesting the Village to allow him to build a detached garage on property he owns that is zoned R-3.

Motion by Tebon, second by Frutiger to approve Ordinance O-2011-02 an ordinance to amend section 24.24 “R-3 – two –family residential district” of the Village zoning code to not prohibit detached garages as presented. All ayes, motion carried.

**2. PUBLIC HEARING – ORDINANCE O-2011-03: AN ORDINANCE TO AMEND SECTION 24.81 “PLAN COMMISSION” OF THE VILLAGE ZONING CODE (CHAPTER 24) TO CHANGE THE MEMBERSHIP OF THE PLAN COMMISSION**

No one was present to speak on this ordinance amendment. Kiefer stated that currently section 24.81 “Plan Commission” states that the member shall consist of seven members: the Village President, one at-large Village Trustee, the Chair of the Parks Committee or an additional citizen member and four citizen members. This amendment would eliminate the “Chair of the Parks or an additional citizen” being required and to change it to read “two at-large Village Trustees”.

Motion by Tebon, second by Bastian to approve Ordinance O-2011-03 amending section 24.81 “Plan Commission” of the Village zoning code changing the composition of the membership for the Plan Commission as presented. All ayes, motion carried.

**3. ORDINANCE O-2011-04: AN ORDINANCE TO CHANGE SEVERAL SECTIONS OF THE PROPERTY MAINTENANCE ORDINANCE (CHAPTER 32)**

No one was present to speak on this ordinance amendment. Vander Sanden informed the Committee that the main reason for amending this ordinance was to give the Police and the Building Inspector the authority to enforce violations of the ordinance without having to receive a written notice. The other change to the ordinance is to remove “The Environmental Committee” and replace it with “The Planning Commission” due to the fact that the Village does not have an Environment Committee. The Committee reviewed the ordinance changes and Kiefer thanked Deputy Lauritsen for all his hard work on this ordinance.

Motion by Tebon, second by Bastian to approve Ordinance O-2011-04, an ordinance to change several sections of the Property Maintenance Ordinance (Chapter 32) and to change “The Environmental Committee” to “The Planning Commission” throughout the ordinance. All ayes, motion carried.

**NEW BUSINESS**

**A. RESOLUTIONS**

**B. REVIEW & ACTION**

**1. OUTDOOR SERVING AREA PROPOSAL – FOR KURT’S NEVER INN, 26 N. MAIN STREET**

Tom Zickert owner of Kurt’s Never Inn is requesting that he be allowed to install a fence at his outdoor serving area. The survey shows that his building sits back 2.7 feet from the Village right-of-way which would give him enough space to install it. Zickert stated that the fence would go from the corner of Anderberg’s building (20 S. Main Street) to the south corner of his building and would be three (3) to four (4) feet high with doors in the middle. Kiefer questioned if the Village ordinances allow patrons to take alcohol from inside the building to the outside serving area. Zickert informed the Committee that he would not be installing the fence until April of 2012 so there was no rush. The Committee requested that the building inspector be asked about handicap accessibility and the police about transferring alcohol from inside to outside and for Village Staff to check on the hours established for the Deerfield Pub & Grill relating to its outside area. Once all of the issues are address the Committee informed Zickert that this issue will come back to the Planning Commission for review and recommendation to the Village Board.

**COMMUNICATIONS**

**STAFF REPORTS**

**ADJOURN**

Motion by Bastian, second by Tebon to adjourn at 6:30 pm. All ayes, motion carried.

/S/ Elizabeth McCredie  
Village Clerk/Treasurer