

TOWN OF GREEN BAY PLANNING COMMISSION MINUTES

DATE: 6-18-19

TIME: 7:00 p.m.

PRESENT: Dawn Goodman, Gary Jonet, Jason Miller; Brad DeChamps, Dylan Mercier, Mike Gilson

ABSENT: John Metzler (due to illness).

OTHERS PRESENT: Mark Russert, Agent for Vertical Bridge Development

Note: In the absence of Planning Chairman, John Metzler, Zoning Administrator, Gary Jonet, assumed chair of the meeting.

APPROVAL OF LAST MEETING'S MINUTES (7:01-7:02) : Gary Jonet opened the meeting and asked if the meeting notice was properly posted in 3 places. Dawn Goodman confirmed it was. The 5/21/19 meeting minutes were reviewed.

MOTION MADE BY: Jason Miller to accept the minutes as presented. **MOTION 2NDED BY:** Mike Gilson
AYES: 6 MOTION CARRIED.

ISSUE #1: (7:02-7:30) Conditional Use Request from Vertical Bridge Development for a Wireless Telecommunications Facility.

It was noted that the area the tower will be on is actually zoned ER, per Gary Jonet.

Mr. Russert, explained to the PC that Vertical Bridge is subcontracted by Cellcom.

Gary Jonet asked Mr. Russert could the access be off of Clover Valley instead of CTH P. The PC explained that the Town had recently informed Mr. Abts that access to his business would have to be off of Clover Valley. Mr. Russert stated the installation of the facility would require large trucks, cables and power equipment being installed and maintained. He stated he would have to re-design the access to point.

There was discussion about a possible new driveway, separate from the Abts property driveway.

Dawn Delvaux-Goodman questioned if the project should wait until the issue with the Town and Mr. Abts and his neighbors has been resolved. The PC members all stated it should not. Mr. Russert agreed it should not be delayed.

Gary Jonet stated the easement would need to be changed accordingly.

The PC asked how long the project would take. Mr. Russert stated it would only take a couple weeks.

Gary Jonet questioned Mr. Russert about the underground utility.

Jason Miller (and Mike Gilson later) asked how far the tower has to be from the property line. Mr. Russert stated 78 feet from all property lines. He explained Half Distance is required and stated it is called "fall distance". He referenced the State specifications and noted that the Town of Green Bay does not have a "fall zone" specified anywhere in its requirements, so he followed the usual State standards.

Mr. Russert then stated that they are locating the facility at the optimal spot that they could find in that area.

The PC asked if there would be noise. Mr. Russert stated only the usual backup generator noise.

Dawn Delvaux-Goodman asked if there is any interference with tv or radio communication near the utility. Mr. Russert stated there would not be.

The PC asked if there would be blinking lights on the tower. Mr. Russert stated there would not be on this tower because it would be 180 feet. He stated when a tower is 200 feet then a light is required. He added that the bottom 30 feet would be blocked by trees.

Dylan Mercier asked if there would be 24/7 access. Mr. Russert stated there would be.

Jason Miller asked when the project would be finished. Mr. Russert stated he was not sure but that it is a higher priority project which they are eager to have completed.

Mike Gilson questioned how many people the project will help. Brad Dechamps stated the project will help the area. Gary Jonet stated the community needs it and that's what is important.

Gary Jonet asked how deep the foundation. Mr. Russert stated he was not sure.

Mr. Russert questioned who needs to be contacted regarding a driveway. Gary Jonet told him he would be the person to get the information from. Mr. Russert stated he thought coming off of Clover Valley might be best. Gary Jonet stated that Mr. Russert will need to come up with a decision before the Public Hearing. Mr. Russert agreed.

MOTION MADE BY: Jason Miller to **Recommend** to the Town Board: **Approval of Conditional Use Request #1170 from Vertical Bridge Development for a Wireless Telecommunications Facility with the STIPULATION:**

Access to the facility be only from Clover Valley Drive.

MOTION 2NDED BY: Dylan Mercier **AYES: 6 MOTION CARRIED.**

Note: A Public Hearing time was set for 7/9/19 at 6:30 pm.

Any Other Business as authorized by law. (7:30-8:25 pm). The PC reviewed the zoning map and discussed various situations in the town that may need to be reviewed for future notifications and/or discussions with owners regarding following zoning standards. The PC agreed that holding all residents to the same standards is important for effective management.

Date & Time of Next Planning Commission Meeting were set: Tuesday July 16, 2019 at 7 pm.

Motion to Adjourn Made by: Jason Miller, **2nded by:** Brad DeChamps. **AYES: 6 NAYS: 0. Motion Carried.**
Adjournment time: 8:25 pm.

Planning Commission Chairperson

Planning Commission Secretary