AGENDA

Village of Chenequa
Monday, July 8, 2019
31275 W County Road K, Chenequa, WI 53029

This is official notice that the regular monthly meeting of the Village Board of Trustees for the Village of Chenequa will be held immediately following the Plan Commission meeting which is scheduled for 6:00 p.m. on Monday, July 8, 2019 at the Village Hall, 31275 W County Road K, Chenequa. Legal requirements for notification have been met. The following matters will be discussed, with possible actions, as well as any other matters that may come before the Trustees:

Call to Order
Pledge of Allegiance

1) Public comment period: Public comments on any subject without any action, except possible referral to a governmental body or staff member

2) Approval of minutes from the Village Board meeting on June 10, 2019

3) Approval of Invoices

4) Review and consider recommendations relative to the realignment of CTH C with a new profile of Hasslinger Drive

5) Review and consider application for land division of 23.29 acres to be split into four lots submitted by Barkow Limited Partnership (Augie Barkow) of 5124 N Maple Lane

6) Review and consider application for a guest house submitted by David Herro and Jay Franke of 6144 Brumder Drive

7) Review and consider application for a tennis court submitted by Tim Michels of 6775 N STH 83

8) Review and consider application for a new residence submitted by Kathy Ruehlow of 32307 W Oakland Road

9) Review and consider application for land division of 10.747 acres to be split into two lots submitted by Lora B Wilson of 5871 STH 83

10) Review and consider a Resolution Authorizing an Application to the WI Waterways Commission for Financial Assistance; Resolution No. 2019-07-08-01

11) Review and consider an Ordinance Adopting the Wisconsin Municipal Records Schedule; Ordinance No. 2019-07-08-01

12) Review and consider recodification of the Village Code, Chapter 7; Ordinance No. 2019-07-08-02

13) Committee Reports
• Lake Country Fire & Rescue
14) Report – Village Forester
15) Report – Village Administrator
16) Report – Village President
17) Report – Village Attorney
18) Agenda items to be considered for future meetings
19) Adjournment

Respectfully submitted by:
Pamela Ann Little, Village Clerk

It is possible that members of and possibly a quorum of the Plan Commission may be in attendance at the above-stated meeting to gather information. No action will be taken by the Plan Commission at the above-stated meeting other than the governmental body specifically referred to above in this notice.

Request from persons with disabilities who need assistance to participate in this meeting or hearing should be made to the Village Administrator with as much advance notice as possible.

NOTICE OF POSTING TO VILLAGE HALL BULLETIN & WEBSITE
Village Clerk posted this agenda on Wednesday, July 3, 2019 by 3:00PM

Phone 262-367-2239 • www.chenequa.org
VILLAGE OF CHENEQUA

CHENEQUA VILLAGE BOARD MINUTES
OF MONDAY, JUNE 10, 2019.
Unofficial until approved by the Village Board.
Approved as written ( ) or with corrections ( ) on ________.

A meeting of the Board of Trustees for the Village of Chenequa was held immediately following the Plan Commission at 6:33 p.m. on Monday, June 10, 2019, at the Village Hall, 31275 W County Road K, Chenequa, Wisconsin. Legal requirements for notification were met. Members in attendance:

Ms. Jo Ann Villavicencio / Village President – present
Ms. Carol Manegold / Trustee – present
Mr. Michael Pranke / Trustee – present
Mr. Robert Bellin / Trustee – present
Mr. Helmut Keidl / Trustee – present
Mr. John Syburg / Trustee – present
Mr. David Myers / Trustee – present
Mr. Lincoln / Zoning Administrator-Forester - present
Attorney Gartner / Village Attorney – present
Mr. Douglas / Village Administrator-Police Chief – absent
Mr. Neumer / Police Captain - present
Ms. Little / Village Clerk – present

Call to Order
Pledge of Allegiance

Attendance
Denise Spusta, Mark von Hagke, Kit Seidel, Tim & Judi Fredman, Scott & Marjorie Moon, Judy Hansen, Rob Manegold, James Williams, Susan Weave, Paul Villavicencio, Bob Fiedler, Mark and Julie Petri, Bill Rafferty, Karyn Flitz, William Koehnlen, Gary and Sue Beede, Joe Geenen, Fran Grittinger, E.J. and Meloney Kubick, and Barry Belanger

Public Comment
President Villavicencio advised that the public comment item on the agenda was to allow residents a chance to express their concerns and germane comments and views to inform the Village Board. During this time, and according to Roberts Rules and State laws, the Trustees could raise specific questions and solicit answers but President Villavicencio encouraged all Board Members to hold back on their comments until Item 4 on the agenda was reached for Board discussion. As previously notified, Mark Petri, President of the Oakland Road/Oakland Hills Association was the first speaker and was allotted 15-20 maximum minutes to address the Village Board. When Mr. Petri concluded, Mr. James Williams then was called to express his comments for the same allotted 15-20 maximum minutes. Mr. Williams owns the private driveway between Hasslinger Road and Oakland Road. When Mr. Williams was finished, the Board then welcomed any further comments from those in attendance. Residents wishing to speak were encouraged to focus on new information and points not previously brought up to help the Board become better informed. A time limit per individual was allotted to 2 minutes or less. Those wishing to present their concerns were then asked to step forward to the table and to state their name and address before proceeding.
Mark Petri – 32279 W Oakland Road. A summary of Mark Petri’s presentation from documentation provided by the Oakland Road / Oakland Hills Association’s position on the Highway C project: Waukesha County was provided a Federal grant to improve safety. However, the plan for the Highway C project creates three major safety problems:

1. An additional 45 homes will be accessing Highway C with inferior sightlines on Hasslinger Drive due to the curve in the road.
2. Sight lines when driving south on Highway C and turning left into the new, single Hasslinger Road entrance will not allow a “good look” down Highway C putting the additional 45 homeowners into a more dangerous left turn situation.
3. The new intersection will be extremely dangerous for cars going west on the connector and then turning left onto Hasslinger Drive across speeding traffic exiting Highway C.

The new plan does very little to reduce speeds of those traveling north on Highway C. Less expensive changes might well reduce speeds more effectively:

1. More police and speed checking between the hours of 11PM and 2AM;
2. Additional and lighted chevron signs;
3. Curbing and/or guardrail and/or replacing asphalt with grass where the current white lines are located;
4. Rumble strips horizontally across Highway C;
5. Electric signs showing exceeding speeds of 20mph and/or reduced 25mph speed limit; and

Suggested proposal(s):

1. Reduce speed of Highway C
2. Reverse the “connector” shown on the latest draft proposal so that a new and improved public Hasslinger Drive would have its entrance to Highway C at approximately the current entrance location of Oakland Road. For additional changes, see Plan B which was provided.

Other congestion issues:

1. School buses have no place to stop; and parents have no place to wait.
2. Large trucks, and semi-trailers will have no place to unload without blocking Highway C.

James Williams – 6050 N Williams Drive. A summary of Mr. Williams’ presentation from documentation provided:

Concerns:

1. Safety Issues in merging three roadways
   (a) Seven-foot drop in 30 feet
   (b) Emergency services access
   (c) Sharp curves
2. Three dead-end roads merged into one intersection

The proposed plan does not improve safety. The 21 accidents cited in the preliminary design document for the project were from drivers on CTH C, not residents, guests or workers accessing the highway. The absence of vehicular events either on the three roadways or accessing CTH C leads to one conclusion, that merging the roadways through a single intersection is not necessary and a waste of funds.

Proposal:

1. Safety:
   (a) Provides drivers on CTH C a sense of where the curve is located by extending two roadways to the edge of the curve.
   (b) The grass border provides space to locate safety chevron signs so driver will have line-of-sight of safety chevrons continuously through the curve.
   (c) Retains direct straight line connection to CTH C; eliminates cross-overs and ups and downs
(d) Provides one intersection for Oakland Road and Williams Drive; second intersection for Hasslinger Drive; no curves, hills, or sharp turns; easier for emergency vehicles
(e) Eliminates vehicle incidents at an intersection between Hasslinger Drive and Oakland Road
(f) No up/down hills between Oakland Road and Hasslinger Drive that mirrors up/down hill on CTH C.

2. Convenience:
   (a) Simple design to minimize time and difficulty traveling to homes while road construction is taking place.
   (b) Both Oakland Road and Hasslinger Drive can retain their separate road names at CTH C making it easier for visitors, delivery trucks, workers and emergency vehicles.
   (c) No additional hills, curves, tight corners, intersections, stop signs, or traffic that is experienced with the present road layout.

Other residents making comments:
Kathy Seidel – 32289 W Oakland Road
Tim Fredman – 32275 W Oakland Road – Waukesha County meetings; traffic count; current and future construction projects; cost of project; and excess northbound speed on CTH C

Approval of minutes from the Village Board meeting held on May 13, 2019
Motion (Keidl/Myers) to approve the minutes of the Village Board meeting held on May 13, 2019. Motion carried

Approval of Invoices
Motion (Myers/Syburg) to approve invoices as presented. Motion carried

Review and consider recommendations relative to the realignment of CTH C with a new profile of Hasslinger Drive
President Villavicencio provided the following background information on the realignment of CTH C:
1. President Villavicencio was first contacted by Mark Petri on Mother’s Day, May 12, 2019. Subsequent telephone conversations between the two of them regarding the Oakland Road/Oakland Hills Association’s concerns occurred on May 14, May 16 and June 5.
2. The Village, County, Village Attorney and Board Members also received emails on the following dates: May 12, 14, 15, 16, 25, 26, 31 and June 1, 5 and 10.
3. Mr. Williams met with Village staff regarding this issue several times during the month of May. Mr. Williams requested via email on June 9, time to address his concerns during public comment on the board agenda this evening.
4. To the best of President Villavicencio’s knowledge, Village Trustees are bound by the open meeting laws and have not commented on these emails.
5. President Villavicencio called a meeting at the village hall because of numerous emails and phone calls from Mr. Petri on Tuesday, May 28, in which the following were in attendance: Mark Petri, President of the Oakland Road/Oakland Hills Association; Tim Fredman, Vice President of the Oakland Road/Oakland Hills Association; Tom Gartner, Village Attorney; Cody Lincoln, Village Zoning Administrator; and myself. Chief Bob Douglas and Captain Dan Neumer were on vacation or absent for medical reasons. The goal was to better understand the resident’s issues and viewpoints as well as to discuss ways in which the village, from a legal standpoint, could be of help to our residents.
6. It has also come to President Villavicencio’s attention that the Town of Merton is aware of the County’s proposal to realign CTH C, having heard from some Hasslinger Road residents as well as Chenequa residents.
Attorney Gartner advised Board Members and the public that this is a county project and while the village can always make recommendations and make its position clear, the ultimate decision will come from the County itself. Today, there is no one proposal for the Board to consider. Owners of the underlying properties (Mr. Williams and the Oakland Hills Association) should make clear to the County that they would be willing to dedicate the right-of-way which might help the process. The Board can discuss options but at this time, it would be best to defer final discussions until the Board knows what is being proposed for the project and what the County is willing to do in terms of reconfiguring this project to address residents' concerns. This will become clear after the upcoming meetings (June 12, 20 and 26).

Motion (Syburg/Manegold) for the Village to communicate to the County that a meeting has been conducted and we have heard the concerns of residents of the Village with respect to the safety of the preliminary County proposal and other concerns with respect to that design and that the Village Board would urge both the County Board and the engineering staff to consider options to their preliminary plan which would address the types of concerns that have been expressed by the members of the Oakland Road / Oakland Hills Associations and residents of the Village of Chenequa. Motion carried

Review and consider an application for a pool submitted by Lora B Wilson of 5871 N State Highway 83
Motion (Pranke/Myers) for final approval of the pool application submitted by Lora B Wilson of 5871 N State Highway 83. Motion carried

Review and consider an updated landscape plan for the boathouse project at the Ruehlow residence, 32307 W Oakland Road
Motion (Pranke/Manegold) for final approval of the updated landscape plan submitted by Ms. Ruehlow of 32307 W Oakland Road. Motion carried

Review and consider adding a second level deck, a staircase and a bathroom to meet ADA compliance requirements at the Pine Lake Yacht Club facility
Motion (Pranke/Myers) for final approval on the renovation of the building (replacement of the roof, second level deck and staircase) at the Pine Lake Yacht Club facility. Motion carried

Review and consider recodification of the Village Code, Chapter 1
Attorney Gartner advised that the updates to Chapter 1 and 5 are modeled after the updates approved for Chapter 6. No substantive changes have been made to Chapters 1 and 5. The numbering, terminology and updated formatting are consistent with the recodification in other Chapters of the Village Code.

Motion (Manegold/Myers) for final approval of the recodification of Chapter 1 of the Village Code. Motion carried

Review and consider recodification of the Village Code, Chapter 5
Motion (Manegold/Pranke) for final approval of the recodification of Chapter 5 of the Village Code. Motion carried

Review and consider Resolution to Participate in the Purchase of a Lenco Bearcat Rescue Vehicle; Resolution No. 2019-06-10-01
Item removed from consideration until we receive a Memorandum of Understanding for all parties involved.
Review and consider renewal of Chenequa Country Club’s liquor license covering the period July 1, 2019 through June 30, 2020
Motion (Syburg/Myers) to approve issuance of a liquor license to the Chenequa Country Club for the period July 1, 2019 through June 30, 2020. *Motion carried*

Review and consider approval of four operator’s licenses as submitted by Chenequa Country Club for Taylor J Covert, Earl R Doran, Erin E Spieker and Ashley Cheyenne Zittlow
Motion (Myers/Syburg) to approve issuance of four operator’s licenses as submitted by Chenequa Country Club for Taylor J Covert, Earl R Doran, Erin E Spieker and Ashley Cheyenne Zittlow for the period ending June 30, 2021. *Motion carried*

Review and consider action on a Certified Survey Map submitted by Daniel & Karen Buehrle of N83 W31141 Kilbourne Road, being a Part of the Northeast ¼ of the Southeast ¼ of Section 9, Township 8 North, Range 18 East, Town of Merton, Waukesha County per Village Code 6.19(16) Extraterritorial Jurisdiction
Motion (Myers/Pranke) to approve the Certified Survey Map submitted by Daniel & Karen Buehrle of N83 W31141 Kilbourne Road subject to approval by the Town of Merton Board. *Motion carried*

Committee Reports
Lake Country Fire & Rescue Board – Trustee Bellin reported on service calls, revenues, and expenses. Chief Kevin Keith will be retiring effective June 26th. Deputy Chief Matt Fennig will be interim Fire Chief until the selection process has been completed.

Report – Village Forester
No report

Report - Village Administrator
No report

Report - Village President
No report

Report - Village Attorney
No report

Agenda items to be considered for future meetings of the Village Board
- Discussion on CTH C Project

Adjournment
Motion (Pranke/Syburg) to adjourn the meeting at 8:15 pm. *Motion carried*

Respectfully submitted by:  
Approved and Ordered Posted by:

Pamela Ann Little  
Village Clerk  
Jo Ann Villavicencio  
Village President
Date: June 19, 2019  

Meeting Date & Time: July 8, 2019 at 6:00 p.m.

To: Plan Commission, Village of Chenequa  

From: Building Department  

Subject: Preliminary Certified Survey Map  

Developer/Owner: Barkow Realty Limited Partnership  

Location: Highway C - Parcel# CHQV0415996, Nashotah, WI 53058  

Project Description: Land Split  

Zoning District: Residence District – Lot not abutting lake.

<table>
<thead>
<tr>
<th>REQUIRED RES. DISTRICT</th>
<th>PROPOSED Lot 1</th>
<th>PROPOSED Lot 2</th>
<th>PROPOSED Lot 3</th>
<th>PROPOSED Lot 4</th>
</tr>
</thead>
<tbody>
<tr>
<td>LOT AREA: 5 Acres</td>
<td>5.34 Acres</td>
<td>6.79 Acres</td>
<td>5.99 Acres</td>
<td>5.00 Acres</td>
</tr>
<tr>
<td>LOT WIDTH: 200 L.F. min.</td>
<td>544 LF</td>
<td>628 LF</td>
<td>685.50 LF</td>
<td>487.0 LF</td>
</tr>
</tbody>
</table>

COMMENTS:

1. The applicants propose to split Lot 1 (Parcel #CHQV0415996) into 4 lots. Lot 1 approximately 5.34 acres, Lot 2 approximately 6.79 acres, Lot 3 approximately 5.99 acres, with the remaining Lot 4 an approximate area 5.0 acres.

2. The reduced area of Lot 1 and the proposed areas of Lot 2, 3 and 4 meets the minimum lot area requirements per Sec. 6.5(a) of at least five acres and an average lot size of 200 ft.

3. There are no existing buildings on this lot at this time.

4. A designated 66' ROW has been designated but will require approval for the County Highway Department.

c: Bob Douglas, Village Administrator  
Pamela Little, Village Clerk  
Barkow Realty Limited Partnership, Property Owners  
Jon Spheeris, Owners Agent  
Gary Meerschaert, SAFEbuilt  
File
PRELIMINARY

WAUKESHA CO. CERTIFIED SURVEY MAP NO.
UNPLANTED LANDS BEING PART OF THE SW 1/4 OF THE SW 1/4 OF SECTION 32, T.8N., R18E.,
VILLAGE OF CHENEQUA, WAUKESHA COUNTY, WISCONSIN

LOT 1
232,006 S.F.
5.34 AC.

LOT 2
295,720 S.F.
6.79 AC.

LOT 3
260,829 S.F.
5.99 AC.

LOT 4
217,861 S.F.
5.06 AC.

40' DEDICATED TO PUBLIC ROAD

NOTES:
- BEARINGS ARE REFERENCED TO THE WEST LINE OF THE SW 1/4 OF SECTION 32-8-18, WHICH WAS TAKEN TO BEAR N 000352° W.
- PER WAUKESHA COUNTY GIS THE PARCEL CURRENTLY DOES NOT HAVE AN ADDRESS.
- EXISTING CONTOURS AND PRIMARY ENVIRONMENTAL CORRIDOR SHOWN PER WAUKESHA COUNTY GIS MAPPING INFORMATION.

CURVE DIA. ARC DIST. CHORD DIST. CHORD BEARING TANGENT IN TANGENT OUT
C1 1500.00 1931'49" 1611.71 161.07 S 8940.13' W S 7124.18' W W 9850.08' W

LINE BEARING DISTANCE
1 N 8922.06' E 40.00
2 S 8956.08' W 183.00
3 N 7124.18' E 82.99
4 N 8948.00' E 140.99

SECTION CORNER MONUMENT FOUND, 1" IRON PIPE, OR NOTED SET 0.75" O.D. X 18" REBAR WEIGHING 1.502 LBS/FT.
ENVIRONMENTAL CORRIDOR RECORDED DIMENSIONS

1" INCH = 200 FEET

0' 200' 400'

LEGEND

©Landtech SURVEYING & LAND PLANNING
111 W. 2nd Street
De Pere, WI 54115-1304
www.landtechwi.com
(920) 337-7299

PREPARED FOR:
AUGUST BARKOW
BARKOW REALTY LIMITED PARTNERSHIP
31523 W. PINE MEADOWS LN.
HARTLAND, WI 53029

DATED 06/13/19
JOB # 19084
SHEET 1 OF 5

THIS INSTRUMENT WAS DRAFTED BY JOHN D. Downing, S-2939
PRELIMINARY

WAUKESHA CO. CERTIFIED SURVEY MAP NO.

UNPLATTED LANDS BEING PART OF THE SW 1/4 OF THE SW 1/4 OF SECTION 32, T.8N., R.18E.,
VILLAGE OF CHENEQUA, WAUKESHA COUNTY, WISCONSIN

LOT 2
295,720 S.F.
6.79 AC.

LOT 3
260,829 S.F.
5.99 AC.

PRIMARY ENVIRONMENTAL CORRIDOR

LEGEND

SECTION CORNER MONUMENT
FOUND 1" IRON PIPE OR NOTED
SET 3/4" REBAR
ENVIRONMENTAL CORRIDOR
EXISTING CONTOUR

1 INCH = 100 FEET

SHEET 3 OF 5
SAFEbuilt®

STAFF REVIEW

Date: June 27, 2019  
Meeting Date & Time: Monday, July 8th at 6:00 P.M.

To: Plan Commission, Village of Chenequa

From: Planning Department

Subject: Site Plan Review

Architect: Lederbach & Graham, Architects LLP

Owner: David Herro & Jay Franke

Location: 6144 Brumder Dr, Hartland, WI 53029

Project Description: Land division of Lot# 399995

Zoning District: Residence – Lot Abutting Lake

<table>
<thead>
<tr>
<th>REQUIRED RES. DISTRICT</th>
<th>NEW SINGLE FAMILY DWELLING</th>
</tr>
</thead>
<tbody>
<tr>
<td>LOT AREA:</td>
<td>4.5 acres</td>
</tr>
<tr>
<td>LOT WIDTH: AVERAGE</td>
<td>150' L.F. min.</td>
</tr>
<tr>
<td>YARD SETBACKS:</td>
<td></td>
</tr>
<tr>
<td>Lake (E)</td>
<td>75 ft. min.</td>
</tr>
<tr>
<td>Side (N)</td>
<td>16'-0&quot; ft. min.</td>
</tr>
<tr>
<td>Side (S)</td>
<td>16'-0&quot; ft. min.</td>
</tr>
<tr>
<td>Rear (W)</td>
<td>25 ft. min.</td>
</tr>
<tr>
<td>BUILDING HEIGHT:</td>
<td>35 ft. max</td>
</tr>
</tbody>
</table>

COMMENTS:

1. This is a legal conforming as outlined in Sec. 6.5(a) with an average width of one hundred fifty feet (150”) with minimum lake frontage as required under Sec. 6.6(1) with an area lot of more than 4 ½ acres.

2. Single family dwelling will meet setback requirements as required by Sec. 6.5(4)(a)(i) for lake setback of 75'-9” and side setbacks of 16'-0” minimum for height of structure of 32'-0". The total area of structure at 3529 sq. ft. meets Sec. 6.5(4)(a)(ii) of less than 4000 sq.ft., being within the minimum distance of 100 feet.
3. The proposed project meets all other requirements of the Village of Chenequa Zoning.

4. A Preliminary Site Evaluation is required by Waukesha County prior to permit issuance for sanitary systems.

c: Bob Douglas, Administrator
   Pamela Little, Clerk
   Liederbach & Graham, Architect
   David Herro & Jay Franke, Applicants
   Gary Meerschaert, SAFEbuilt
PINE LAKE GUEST HOUSE

6144 Brumder Drive   Hartland, Wisconsin 53029

DRAWINGS ISSUED FOR PRELIMINARY REVIEW

S.1  Plan of Property  061614648
A.4.1  Section/Exterior Elevations  061614689
A.4.2  Site Plan  061614648
A.4.3  Section/Exterior Elevations  061614689
A.4.4  Floor Plan  061614689
A.4.5  Site Plan  061614689
A.4.6  Elevation  061614689
A.4.7  Section/Exterior Elevations  061614689
A.4.8  Section/Exterior Elevations  061614689

LIEDEBACH & GRAHAM ARCHITECTS
350 North Wells Street   Chicago, Illinois 60610
Telephone: 312.328.6100   Telecopier: 312.328.8841
www.crombachgraham.com
STAFF REVIEW

Date: June 19, 2019  Meeting Date & Time: Monday, July 8, 2019 at 6:00 p.m.

To: Plan Commission, Village of Chenequa

From: Planning Department

Subject: Site Plan Review

Builder: C.R. Peterson Inc. – Tennis Court Contractors

Owner: Timothy Michels

Location: 6775 Hwy 83

Project Description: Construction of HydroCourt

Zoning District: Residence District – Lot Abutting a Lake

<table>
<thead>
<tr>
<th></th>
<th>REQUIRED RES. DISTRICT</th>
<th>PROPOSED PROJECT</th>
</tr>
</thead>
<tbody>
<tr>
<td>LOT AREA:</td>
<td>18.45 acres</td>
<td>6384 Sq.Ft.</td>
</tr>
<tr>
<td>LOT WIDTH: AVERAGE</td>
<td>150 L.F. min.</td>
<td>280 L.F.</td>
</tr>
<tr>
<td>YARD SETBACKS:</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Side (North)</td>
<td>10 ft. min.</td>
<td>33.2 ft.</td>
</tr>
<tr>
<td>Lake (West)</td>
<td>75 ft. min.</td>
<td>135.9 ft.</td>
</tr>
<tr>
<td>Front (East)</td>
<td>75 ft. min.</td>
<td>1000+ ft.</td>
</tr>
<tr>
<td>Side (South)</td>
<td>10 ft. min.</td>
<td>167.5 ft.</td>
</tr>
<tr>
<td>BUILDING HEIGHT:</td>
<td>40 ft. max</td>
<td>18.75 ft.</td>
</tr>
</tbody>
</table>

COMMENTS:

1. The applicant proposes to construct a HydroCourt Tennis Court at the aforementioned location, size of court is to be 55’X110’. This is by definition under Sec. 6.3 a recreational facility structure.

2. This is a legal conforming residential district lot abutting a lake lot.

3. The proposed project will be constructed within a conforming lot according to Sec. 6.(5)(b) minimum lot requirements.
SITE PLAN


LEGEND

- FD 0.75" O.D. IRON BAR
- FD 1" O.D. IRON PIPE
- UTILITY POLE

PROPOSED TENNIS COURT SITE
112' X 57'

PROPERTY ADDRESS:
5775 St. Hwy 83
Hartland, WI 53029

TAX ID# CHQV0370987001

Bearings are referenced to the WISCRS, Waukesha County, NAD 83 (2011)

GRAPHIC SCALE

1 inch = 80 ft.

SURVEYOR'S NOTES:
PROPERTY LINES ESTABLISHED FROM CSM# 11443 AND MONUMENTS IN THE FIELD

PRESTON A. LIPTACK
S-3083
KRONENWETTER, WI

LAND SURVEYOR

6-11-2019

Fond Du Lac • Green Bay • Madison • New Berlin
800.465.8050
STAFF REVIEW

Date: June 20, 2019  
Meeting Date & Time: Monday, July 8, 2019 at 6:00 P.M.

To: Plan Commission, Village of Chenequa

From: Planning Department

Subject: Site Plan Review

Builder: Collaborative Design, 1601 S. Hwy 164 Waukesha, WI

Owner: Kathy Ruehlow

Location: 32307 W. Oakland Rd.

Project Description: New Single Family Dwelling with Detached Garage.

Zoning District: Lot Abutting Lake

<table>
<thead>
<tr>
<th></th>
<th>REQUIRED RES. DISTRICT</th>
<th>NEW SINGLE FAMILY DWELLING</th>
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<tr>
<td>LOT AREA:</td>
<td>4.5 acres</td>
<td>3.4319 acres</td>
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<tr>
<td>LOT WIDTH: AVERAGE</td>
<td>150’ L.F. min.</td>
<td>247 L.F.</td>
</tr>
<tr>
<td>YARD SETBACKS:</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Lake (S)</td>
<td>75 ft. min.</td>
<td>100’+ ft.</td>
</tr>
<tr>
<td>Side (W)</td>
<td>25 ft. min.</td>
<td>42.0’ ft.</td>
</tr>
<tr>
<td>Side (E)</td>
<td>25 ft. min.</td>
<td>55.5’ ft.</td>
</tr>
<tr>
<td>Rear (N)</td>
<td>25 ft. min.</td>
<td>+210’ ft.</td>
</tr>
<tr>
<td>BUILDING HEIGHT:</td>
<td>40 ft. max</td>
<td>40’-0” ft.</td>
</tr>
</tbody>
</table>

COMMENTS:

1. The applicant proposes to erect new single family dwelling with recreational area and erect a detached 4 car garage.

2. This is a legal conforming lot in that it meets the minimum requirements per Sec. 6.5(5)(a)(b) - Lot abutting Lake.
• No structure shall be erected, enlarged or altered on an lot abutting upon any lake unless such lot shall have an average width of not less than one hundred fifty (150) feet for each lake on which the lot abuts and shall meet the minimum requirements as to lake frontage and area set forth in Section 6.6.

3. The principal structure meets setback requirements as set forth in Sec. 6.5(4)(a) and Sec. 6.5(4)(a)(c)(i) for recreational facilities.

4. The accessory structure (4 car detached garage) meets setback requirements as set forth in Sec. 6.5(4)(c)(i) being more than 100’ from an existing single family structure.

5. Specifications sheets for outside lighting were submitted for landscaping. Low voltage lighting for steps and walks are downward directed and/or shielded meeting Sec. 5.5(5) general rules for outdoor lighting. Applicant and builders are reminded that per Sec. 5.5(6) outdoor lighting not providing security, illuminating walkways, stairs or private roads are to be turned off between 11:00 pm and sunrise. Exterior lighting on principal residence were not submitted for this review.

6. The proposed project meets all other requirements of the Village of Chenequa Zoning.

7. A building permit are required from the Building Inspector prior to start of construction. Exterior lighting fixtures specifications sheets shall be submitted with construction plans for approval prior to installation.

c: Bob Douglas, Administrator
   Pamela Little, Clerk
   Collaborative Design, Builder
   Kathy Ruehlow, Owner
   Gary Meerschaert, SAFEbuilt
STAFF REVIEW

**Date:** June 20, 2019  
**Meeting Date & Time:** Monday, July 8th at 6:00 P.M.

**To:** Plan Commission, Village of Chenequa

**From:** Planning Department

**Subject:** Site Plan Review

**Agent:** David Jubelirer

**Owner:** Lora B. Wilson

**Location:** 5795 Highway 83, Hartland, WI 53029

**Project Description:** Land division of Lot# 399995

**Zoning District:** Residence District

<table>
<thead>
<tr>
<th></th>
<th>REQUIRED RES. DISTRICT</th>
<th>PROPOSED Lot 1</th>
<th>PROPOSED Lot 2</th>
</tr>
</thead>
<tbody>
<tr>
<td>LOT AREA:</td>
<td>10.4715 Acres</td>
<td>4.766 Acres</td>
<td>5.718 Acres</td>
</tr>
<tr>
<td>LOT WIDTH:</td>
<td>155 L.F. min.</td>
<td>155.68 LF</td>
<td>560.2 LF</td>
</tr>
</tbody>
</table>

**COMMENTS:**

1. The applicant proposes to divide existing lot Tax Key 399 995 into 2 lots.

2. Lot 1 conforms to requirements under Sec. 6.5(5)b for minimum lot requirements for lot abutting lake, Lot 2 conforms to requirements under Sec. 6.5(5)a for lots not abutting lake.

3. An existing 20’ wide easement exists for access to both lots, Doc. #2065811

4. The proposed project meets all other requirements of the Village of Chenequa Zoning.

**cc:** Bob Douglas, Administrator  
Pamela Little, Clerk  
David Jubelirer, Agent  
Lora B. Wilson, Applicant  
Gary Meerschaert, SAFEbuilt
VILLAGE OF CHENEQUA
RESOLUTION NO. 2019-07-08-01

RESOLUTION AUTHORIZING AN APPLICATION TO THE WISCONSIN WATERWAYS COMMISSION FOR FINANCIAL ASSISTANCE

WHEREAS, the Village of Chenequa wishes to authorize a request for financial assistance for the purpose of making repairs and improvements to the Pine Lake Boat Launch.

NOW THEREFORE, BE IT RESOLVED, that the Village has budgeted a sum sufficient to complete the project, and hereby authorizes the Director of Public Works, Cody A. Lincoln, to act on behalf of the Village to:

• Submit an application to the Department of Natural Resources for financial assistance;
• Sign customary documents in conjunction with such financial assistance;
• Take necessary action to undertake, direct and complete the approved project; and

BE IT FURTHER RESOLVED that the Village will comply with State and Federal rules for the program; may perform force account work; will maintain the completed project in an attractive, inviting and safe manner; will keep the facilities open to the general public during reasonable hours consistent with the type of facility; and will obtain approval from the Wisconsin Department of Natural Resources before any change is made in the use of the project site.

Dated this 8th day of July, 2019.

VILLAGE OF CHENEQUA

By: ________________________________
    Jo Ann F. Villavicencio
    Village President

Attest:

______________________________
Pamela Ann Little
Village Clerk-Treasurer

Date Adopted: July 8, 2019
Date Published: July 17, 2019
Effective Date: July 18, 2019
VILLAGE OF CHENEQUA
ORDINANCE NO. 2019-07-08-01

AN ORDINANCE ADOPTING THE WISCONSIN MUNICIPAL RECORDS SCHEDULE

WHEREAS, the Village Board desires to adopt the Wisconsin Municipal Records Schedule through the repeal, renaming and recreation of Section 1.07 of the Village Code.

NOW THEREFORE, BE IT ORDAINED by the Village Board of the Village of Chenequa, Waukesha County, that Section 1.07 of the Village Code is hereby repealed, renamed and recreated as follows:

"1.07 RETENTION OF PUBLIC RECORDS

(1) General Records Schedule Adopted. The Village hereby adopts, by reference, the Wisconsin Municipal Records Schedule (thereinafter, "Records Schedule"), pertaining to the retention and destruction of public records, and approved by the State of Wisconsin Public Records Board (hereinafter, "Records Board") on August 27, 2018. A copy of the Records Schedule will be kept on file in the Village Clerk-Treasurer’s office and made available for public viewing.

Other Records. In the event the Village creates a record not contemplated by the Records Schedule, the Village may, subject to the Records Board’s prior approval, either adopt an applicable records retention schedule set forth by the Records Board, if available, or create its own retention schedule pertaining to the records."

Dated: July 8, 2019

VILLAGE OF CHENEQUA

BY: ________________________________
Jo Ann F. Villavicencio
Village President

ATTEST:

______________________________
Pamela Ann Little
Village Clerk

Date Adopted: July 8, 2019
Date Published: July 17, 2019
Effective Date: July 18, 2019

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Lake Spraying

Pine Lake was chemically treated for Eurasian Water Milfoil on Thursday June 27th. Luckily, the weather provided perfect conditions for a successful treatment in the areas that were sprayed. In total, 24.25 acres of the lake were treated. Unfortunately, a pre-treatment survey with a DNR Staff Biologist showed that some of the most infested areas were also home to a variety of native vegetation, these areas were denied for chemical treatment because of this. At this point, the DNR does not allow large follow up treatments after the 1st of July. Please see the map below for treatment areas proposed versus what was treated.
June 26\textsuperscript{th}, 2019

Village President Jo Ann Villavicencio
Village Board of Trustees

Dear President Villavicencio,

This letter is to inform you and the Village Board of Trustees of my intent to retire with the last day of work being Wednesday September 4\textsuperscript{th}, 2019. I would sincerely like to thank all the members of the Village Board, various committees, commissions, fellow staff members and the residents of the Village of Chenequa I have worked with over the last 19 years for their support and cooperation in my duties as the Village Administrator and Police Chief. In all I have been with the Village 29 years starting in July 1990 and have truly enjoyed my time here and appreciate the opportunity to serve such a fine community.

Please let it be known that the current staff is the best it’s ever been in my 29 years working here and it is a credit to each of them how they approach the job and the importance of serving the community in whatever role it may be.

Respectfully Submitted,

Robert A Douglas

CC: Village Clerk Pam Little
July 1, 2019

Dear Community Service Officer Matthew Shea,

On behalf of the entire Chenequa Police Department I would like to recognize and commend you for your actions and efforts on Sunday June 30th, 2019. As described by Nicole Siem in her e-mail correspondence to me (attached), your direction and coordination of boaters coming into the launch due to heavy storms approaching was not only appreciated but may have averted some serious consequences to these citizens.

This quote from Nicole cannot be made any clearer on how you handled this "Thank you, Matt for your impressive response and great efforts during the storm! Thank you, Village of Chenequa, for employing such dedicated CSO's like Matt to make sure the public is in good hands—even when Mother Nature is not cooperating!"

Matt, thank you for representing the Chenequa Police and the Village of Chenequa in such a responsible and professional manner.

Sincerely,

[Signature]

Robert A. Douglas
Chief of Police/ Village Administrator
Good evening,
I wanted to take a minute to send an email regarding a most wonderful experience with one of your CSO’s, Matt Shea. My family and I were out on Pine Lake today (6/30), when the weather started to turn. What we thought looked like rain we could ‘wait out’ quickly turned to more, when we decided to head back to the launch. By the time we got there, there were 4 other boats waiting to get out. The weather wasn’t waiting for anyone and was getting more dangerous by the minute. Matt waved my husband in to the side of the pier (ahead of the others) to make sure we got my two small children off the boat and to safety while my husband waited in line to get out. He assisted me while I got out with the baby, and held my 3 year old daughter’s hand while she stepped out. When it was finally our turn to get off the lake, Matt stayed with the boat while my husband ran to get the truck. Then together, Matt and my husband pulled the boat onto the trailer.
Matt was extremely helpful today in a potentially dangerous situation. He helped every single person at the boat launch today, and I am so grateful (mostly for his intuition to get the young children off the boat first). We tried to give him a tip, but he refused saying he was not allowed. We needed him, as well as those for whom he works, to know how much we appreciated him today.
Thank you, Matt for your impressive response and great efforts during the storm! Thank you, Village of Chenequa, for employing such dedicated CSO’s like Matt to make sure the public is in good hands—even when Mother Nature is not cooperating!

With the greatest gratitude,
Nicole Siem

P.S. We’d appreciate this email be forwarded to whomever would benefit from reading it

Sent from my iPhone