

**TOWN OF CABLE PLAN COMMISSION MEETING
TUESDAY, OCTOBER 3, 2023 – 5:30 P.M.
CABLE COMMUNITY CENTER**

A G E N D A

Call to Order

Chairman Erba called the meeting to order at 5:30 p.m.

Attendance:

Chairman Tony Erba; Commissioners Kristine Lendved, Tony Merrill, David Popelka, Sue Thurn and Secretary Deanne Allen.

Commissioner Shelly Wilson arrived late.

Guests: Pete McNally, Mike Choate, Elizabeth Holland, Ellen Lafans, Ed and Adrian Hilz

Chairman's Remarks

Chair Erba stated he is working on the last draft of the Comp Plan to submit to the Town Board.

Approval of Minutes – September 5, 2023

Motion by Commissioner Lendved, seconded by Commissioner Thurn, to approve the September 5, 2023 meeting minutes as presented.

Motion carried.

Board Update

Commissioner Popelka reported the following Town Board actions:

- Approved application to designate Spider Lake Fire Lane and the portion of Telemark Road from Spider Lake Fire Lane to County Road M as a Rustic Road.
- Approved short-term rental for David Finnigan contingent on the accommodation tax paperwork being completed
- Cable is applying for Local Road Improvement (LRIP) funding for work on West Cable Lake Road and Cable Sunset Road
- The town attorney is working on an application from Trinity Lutheran to discontinue Town Hall Road
- The Town Board renewed its commitment to work with the Chequamegon Housing Coalition. The name has changed to CheqBuilt, which is a land trust that will enable the group to begin working toward offering workforce housing.

Discussion/Possible Action to Approve class A Special Use, Short-Term Rental from McNally Properties, LLC, 43515 Randysek Road

Pete McNally, Applicant, stated that his family has been coming to the area for 20 years and now has bought Shirley Byrd's house for the family to enjoy. The short-term rental is not intended to be a business but to offer rental during ski season. The inside has been renovated, and they are now working

on the outside. Dan Malesovich has agreed to be their local contact person. They will be renting the property themselves, so there is no local rental agent.

Commissioners noted that there is no application for the accommodation tax. Sec. Allen stated that it is not included with the town application, but will be added.

Motion by Commissioner Popelka, seconded by Commissioner Lendved, to recommend for approval of Class A Special Use Short-Term Rental from McNally Properties, LLC, 43515 Randysek Road, on condition the accommodation tax application be completed, and because it supports tourism and economic development for the town.

Motion carried.

Public Comments

Ellen Lafans stated that she lives on Crystal Lake. She applauded the well written Comp Plan, but stated that it should include advocacy for the ambulance service. As an RN in an aging community, this is a red flag to her. Her concern is about the lack of information or vision on how to support the Great Divide Ambulance Service. She acknowledged that this is also a statewide issue.

Chair Erba responded that the ambulance is addressed under the “Utilities and Community Facilities” Chapter of the Comp Plan. The struggles of the ambulance are not included because the ambulance service is not an entity only for Cable. It belongs to several towns. There are also struggles with the library and museums, but the Comp Plan does not get into those problems. It is written to lead on a path to sustainable services. There is a member of the Town Board on the ambulance board so the town does have representation.

Lafans stated that ambulance needs are necessary to care for our community, especially with an aging population. This is a great plan, but she wanted to sound the alarm. When 9-1-1 is called, it takes a long time for a response, or no one comes. Chair Erba stated that he could add something specific about the ambulance service under the “Issues and Opportunities” Chapter, but he is not sure that would change the strategic goals for the Town of Cable. The stage could be set for a solutions discussion, but the purpose of the plan is not to specifically set the solution.

Commissioner Popelka stated that Great Divide has the best response and best staffing of any ambulance service in Bayfield County. Great Divide is called constantly for mutual aid from other providers who are all volunteers. The long response time is often because of the travel distance. Steps are being taken to groom others to take over operations.

Elizabeth Holland thanked everyone who worked on the Comp Plan of 135 pages. The first 133 pages are excellent, only to be negated by the final two pages, Appendix D which is a narrative on the Cable Rod and Gun Club. This entity has been given an inordinate amount of space. What message is this from our community and where are appendices from other entities and service organizations in the community? Does anyone feel welcome knowing there is a shooting range that must be tolerated 365 days per year and pays no taxes? If the plan is submitted as written, then the town agrees to what the club has

written, and it will be the responsibility of the town to supervise a member-owned private club that provides zero to the economy.

Commissioner Lendved stated that Supervisor Larson has raised the question about gun club noise mitigation as a stated objective, but it is not in the gun club literature. It is unclear to her how the town is responsible for gun club operations. Holland responded that inclusion of Appendix D codifies what is stated. It is a lawsuit waiting to happen. Cable cannot be a welcoming community with no supervision for safety and noise.

Commissioner Lendved stated that she is not sure it should be an appendix but does not find it unwelcoming. Chair Erba added that it is a source document for gun club-related citations from other chapters.

Mike Choate stated that Appendix D is appalling. It sounds like a warning from the gun guys to the community. There is a lot of bad acting in that area. There are hundreds of rounds shot military style that need supervision.

Chair Erba stated that he is indifferent about whether to include Appendix D. It does not change the Comp Plan. Nothing in the plan's strategic goals, objectives, and actions are related to the gun club.

Commissioner Wilson stated that she does not see big negatives. Similar to the airport narrative, it is informational about living near an airport or a gun club that causes impacts to property and activities. It is important for residents to know there is a gun club to prevent issues later. Chair Erba added that the airport narrative is to encourage compatible development and prevent land use conflicts before new development is approved near the airport. Both the airport and gun club narratives address conflicts. Also, the airport is town owned and managed. The gun club is not a town entity. If Appendix D is not included, it does not harm the Comp Plan.

Commissioner Thurn stated that it is important to talk about compatible uses around the airport. There is a height ordinance to determine tree heights in the air pathway. If this information is not in an appendix, it should be stated elsewhere in the plan. The overlay map is beneficial. Identifying compatible and incompatible land uses is a planning tool. She suggested the appendices are flexible documents that could be approved separately.

Commissioner Popelka agreed and stated that if all appendices are separate, they can be amended without having to amend the Comp Plan.

Commissioners noted that the Cable Design Guidelines (Appendix B) are relevant to have in the Comp Plan. That document is more likely to be amended in the future. The same with the Town Rec Plan (Appendix C), which is to be updated at the end of 2023. While the gun club is not a town-owned organization, it is important to include some wording to acknowledge it, but not necessarily in an appendix.

It was the consensus of the Commission to remove Appendix D and add additional information related to the gun club in the "Recreation" Chapter. Once the Comp Plan is in a final draft, library staff will proofread it. The existing land use map will be added. Chair Erba expects to complete the final draft by October 13, 2023, for submission to the town board at its regular meeting October 18, 2023. A resolution from the Plan Commission will be needed for the town board to adopt the Comp Plan.

Cable Today –

Commissioner Thurn reported that quotes have been received for a survey of the right-of-way for County Highway M. The cost would be between \$7000 and \$9000. Grants will be pursued.

Commissioner Remarks

Commissioner Lendved stated that she heard Ed Johnston's partner's attorney works for several towns in Bayfield County and has ideas on how to fight having a store like Dollar General come to Cable. Ed has offered to pay for a meeting with the attorney to discuss this issue.

Commissioner Popelka noted that he is the attorney for Washburn, which now does have a Dollar General. However, even if Dollar General does not come to Cable, this is an overall issue that needs to be discussed and the town should have guidance in place. He agreed to follow up with Chairman Haag on the offer to meet with this attorney. Chair Erba stated that if the Town Board does not take action, the Commission can take up the issue.

Adjourn

Chairman Erba declared the meeting adjourned at 6:55 p.m.