



AGENDA FOR PLANNING COMMISSION

MEETING NOTICE

A Planning Commission meeting will be held on **Thursday, December 04, 2025 at 5:30 PM** in the **Council Chambers at City Hall, 819 Superior Avenue, Tomah, WI.**

Join Zoom Meeting

<https://us06web.zoom.us/j/2708608080?pwd=ZTZ0cmllVEFEb1dzVDNwdi91UHFYQT09>

Meeting ID: 270 860 8080

Passcode: 206751

One tap mobile +13126266799,,2708608080#,,,,*206751# US (Chicago)

ROLL CALL

APPROVAL OF MEETING MINUTES

- [1.](#) Approval of Minutes of November 6th, 2025 meeting

DISCUSSION ITEMS

- [2.](#) Site Plan Approval - 1116 E Monowau St.
3. Monthly Zoning Dept. Reports

PUBLIC HEARING

- [4.](#) Conditional Use Permit 2025 - 2 Wisconsin Power & Light, 9' Security Fence
5. Approval of CUP at 902 N Superior Ave
- [6.](#) Zoning Ordinance Amendments
7. Recommend Ordinance Amendments to City Council

FUTURE AGENDA ITEMS

FUTURE MEETING DATE:

8. Propose Tuesday January 6th, 2026 due to holiday

ADJOURNMENT

NOTICE: It is possible that a quorum of members of other governmental bodies of the municipality may be in attendance at the above-stated meeting to gather information. No action will be taken by any governmental body at the above-stated meeting other than the governmental body specifically referred to above in this notice. Please note that, upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. For additional information or to request this service, contact Nicole Jacobs, City Clerk, at 819 Superior Avenue, Tomah, WI 54660.



PLANNING COMMISSION MINUTES

A Planning Commission - meeting was held on **Thursday, November 06, 2025 at 5:30 PM** in the **Council Chambers at City Hall, 819 Superior Avenue, Tomah, WI.**

Call to Order

- Mayor Paul Dwyer Called the meeting to order at 530pm

Pledge of Allegiance

ROLL CALL

- | | |
|---------------------------|-------------|
| 1. Mayor Paul Dwyer: | Present |
| 2. Alderperson Koel: | not Present |
| 3. Alderperson Glynn: | Excused |
| 4. Citizen Eric Prise: | Present |
| 5. Citizen Tina Thompson: | Present |
| 6. Citizen Brian Rice: | Present |
| 7. Citizen Bryan Meyer: | Present |

APPROVAL OF MEETING MINUTES

1. **2 October 2025 Plan Commission and**
 2. **13 October Plan Commission Special Meeting Minutes**
- Eric Prise motion to approve both sets of minutes. Brian Rice seconded
 - Unanimous Approval: 5-0

DISCUSSION ITEMS

3. Public Hearing: 1409 Superior Ave

- Prise Made a motion to open the public hearing, seconded by Thompson
- Unanimous approval 5-0, The public hearing was opened

Applicant Spoke on request for conditional use permit, Dwyer asked for Public in favor, none;
Dwyer asked for public in opposition, none;

- Meyer made a motion to close the public hearing, seconded by Thompson
- Unanimous approval 5-0, The public hearing was closed

Planning Commission – November 6, 2025

4. Approval: Condition Use Permit 2025-1, 1409 Superior Ave

- Thompson made a motion to approve CUP 2025-1, seconded by Rice
- Approval, 4-0-1 with Prise abstaining.

5. Approval: Certified Survey Maps, Buan St.

- Motion by Meyer; second by Prise to approve a Certified Surveyor Map located in the SE $\frac{1}{4}$ -SW $\frac{1}{4}$ and NE $\frac{1}{4}$ -NW $\frac{1}{4}$, Section 28, T18N, R1W, City of Tomah for Fred Wagner by Surveyor Laurence Johns illustrating Lot 6; Motion carried.
- Unanimous approval 5-0.
- Motion by Meyer; second by Prise to approve a Certified Surveyor Map located in the SE $\frac{1}{4}$ -SW $\frac{1}{4}$ and NE $\frac{1}{4}$ -NW $\frac{1}{4}$, Section 28, T18N, R1W, City of Tomah for Fred Wagner by Surveyor Laurence Johns illustrating Outlot 6; Motion carried.
- Unanimous approval 5-0.

6. Review of Zoning Ordinance Amendments

The Plan Commission had significant discussion regarding “Short term rentals” and details of the ordinance amendment to make them an authorized use with an annual permit. The following subjects were reviewed: draft fee, notification of property owners within 200’ of the issuance of the permit, on-site placard requirement, who carries out enforcement, room tax, State statutes, violations, etc.

The Plan Commission recommended amending the draft to require the applicant to pay within the fee for the City staff to send the 200’ list.

The Plan Commission discussed the residential zoning district amendments as drafted. Details discussed included the reduced set-backs, and the removal of the R-6 zero lot line in the table. It was clarified that zero lot line would be added as authorized in r-2 and r-3, so the r-6 was unnecessary/redundant.

- The consensus of the Plan Commission was to amend the ordinance draft as discussed tonight and at previous meetings and to schedule a public hearing on said ordinance amendments at the December 4th, 2025 Plan Commission meeting.

FUTURE AGENDA ITEMS

- Recommend Adoption of Zoning Ordinance Amendments

FUTURE MEETING DATE: 4 December 2025

ADJOURNMENT

- Meyer made a motion to adjourn, Prise second
- Unanimous Vote: 5-0
- Meeting adjourned at 6:32 pm

NOTICE: It is possible that a quorum of members of other governmental bodies of the municipality may be in attendance at the above-stated meeting to gather information. No action will be taken by any governmental body at the above-stated meeting other than the governmental body specifically referred to above in this notice. Please note that, upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. For additional information or to request this service, contact Becki Weyer, City Clerk, at 819 Superior Avenue, Tomah, WI 54660.

SITE LEGEND

	PROPERTY LINE
	EASEMENT
	SETBACK LINE (PER CODE)
	EXISTING CONDITIONS
	HEAVY-DUTY BITUMINOUS PAVEMENT
	LIGHT-DUTY BITUMINOUS PAVEMENT
	BITUMINOUS OVERLAY
	8" CONCRETE PAVEMENT
	4" CONCRETE WALK
	COMPACTED AGGREGATE
	POROUS BITUMINOUS PAVEMENT
	BRICK PAVERS
	TRUNCATED DOMES
	CURB AND GUTTER
	CURB AND GUTTER (TIP-OUT)
	CURB AND GUTTER (TAPER TO FLUSH)
	CHAIN LINK FENCE
	ORNAMENTAL FENCE
	PARKING LOT POLE LIGHT
	CONCRETE WHEEL STOP
	RETAINING WALL
	PARKING SPACES PER ROW
	POND NORMAL WATER LINE (NWL)
	LIMITS OF DISTURBANCE
	CONSTRUCTION PHASE BOUNDARY

SITE NOTES

- SEE EXISTING CONDITIONS AND REMOVAL PLAN, ALONG WITH ANY RELATED SURVEYS FOR DETAILS ON PROPERTY BACKGROUND INFORMATION.
- REFER TO ARCHITECTURAL PLANS FOR MORE INFORMATION ON BUILDINGS, MONUMENT SIGNS, TRASH ENCLOSURES, AND OTHER RELATED ITEMS. VERIFY WITH ARCHITECTURAL PLANS THE EXACT BUILDING DIMENSIONS AND LOCATIONS OF EXITS, RAMPS, TRUCK DOCKS/SERVICE, AND OTHER RELATED BUILDING ITEMS.
- SITE LIGHTING SHOWN ON PLAN IS FOR REFERENCE ONLY. REFER TO LIGHTING PLAN PREPARED BY OTHERS FOR SITE LIGHTING LOCATIONS, DETAILS AND PHOTOMETRICS.
- ALL DIMENSIONS ARE TO FACE OF CURB, EDGE OF CONCRETE, OR EXTERIOR FACE OF BUILDING, UNLESS NOTED OTHERWISE.
- ALL CURB RADI SHALL BE 5.0 FEET (TO FACE OF CURB), UNLESS OTHERWISE NOTED.
- ALL CURB AND GUTTER SHALL BE CONCRETE B612 UNLESS OTHERWISE NOTED.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING AND MAINTAINING TRAFFIC CONTROL DEVICES SUCH AS BARRICADES, WARNING SIGNS, DIRECTIONAL SIGNS, FLAGGERS, AND LIGHTS TO CONTROL THE MOVEMENT OF TRAFFIC WHERE NECESSARY. PLACEMENT OF THESE DEVICES SHALL BE APPROVED BY THE CITY PRIOR TO PLACEMENT. TRAFFIC CONTROL DEVICES IN PUBLIC RIGHT-OF-WAY SHALL CONFORM TO APPROPRIATE MNDOT STANDARDS, OR AS APPROVED.
- BITUMINOUS PAVEMENT AND CONCRETE SECTIONS TO BE IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE GEOTECHNICAL ENGINEER, OR AS NOTED. PAVEMENT AND OTHER IMPROVEMENTS TO ADHERE TO ALL AMERICANS WITH DISABILITIES ACT (ADA) REQUIREMENTS FOR ACCESSIBILITY, INCLUDING SLOPE. CONTACT ENGINEER IMMEDIATELY INVOLVING ANY DISCREPANCIES.
- CONTRACTOR SHALL MAINTAIN FULL ACCESS TO ADJACENT PROPERTIES DURING CONSTRUCTION AND TAKE ALL PRECAUTIONS NECESSARY TO AVOID PROPERTY DAMAGE TO ADJACENT PROPERTIES.
- CONTRACTOR SHALL PROVIDE ALL CONSTRUCTION STAKING.
- CONTRACTOR SHALL PROVIDE ALL SITE GOVERNMENTAL PERMITS AND FEES.

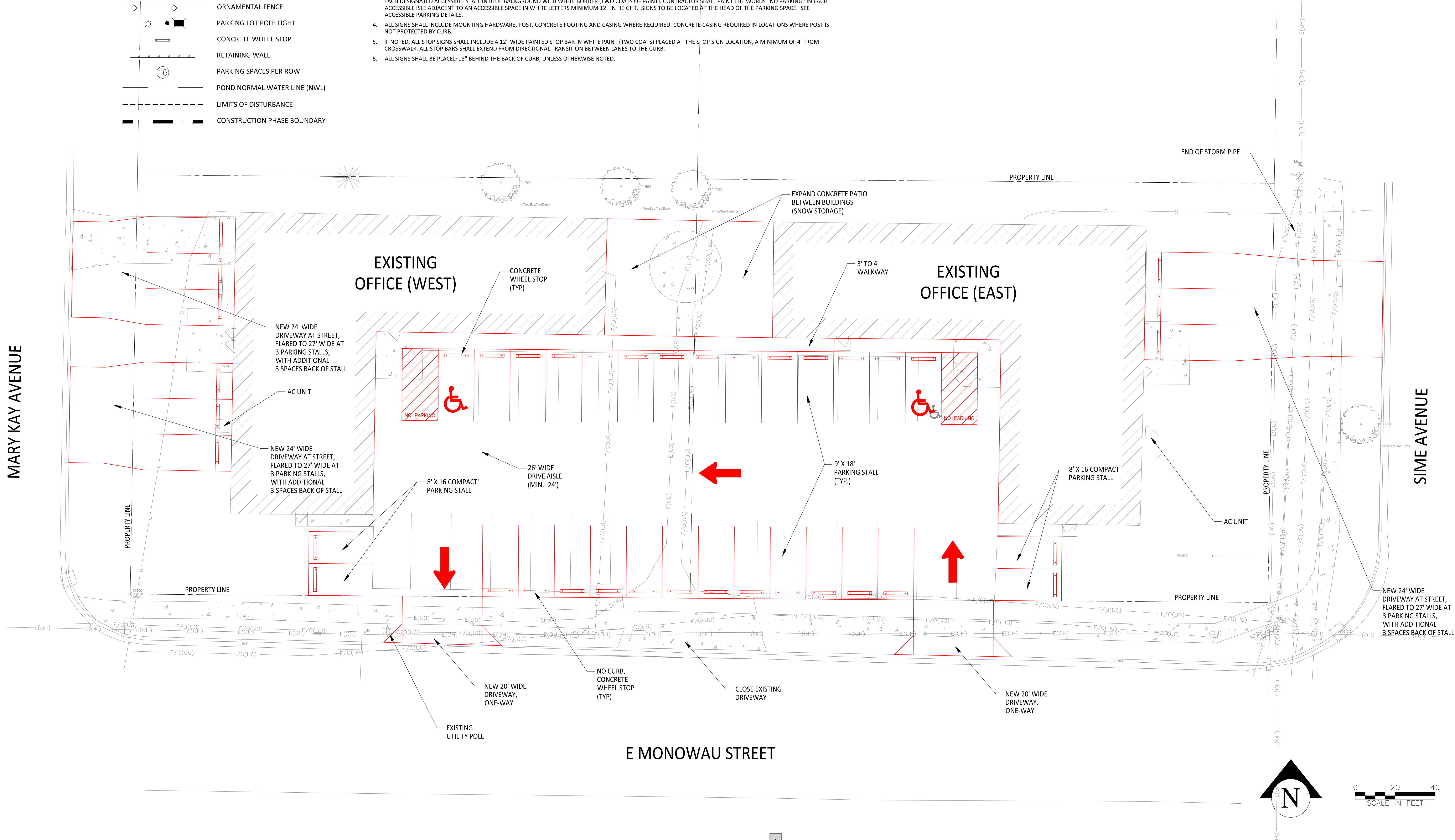
SIGNAGE AND STRIPING NOTES

- ALL TRAFFIC SIGNS, PAVEMENT MARKINGS, AND OTHER TRAFFIC CONTROL DEVICES SHALL CONFORM TO THE STANDARDS OF THE MINNESOTA MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MMUTCD), OR AS NOTED OTHERWISE.
- PARKING LOT STRIPING SHALL BE 4" WIDE COLOR WHITE, TWO COATS OF PAINT. CONTRACTOR SHALL PAINT ANY/ALL DIRECTIONAL TRAFFIC ARROWS AS SHOWN IN WHITE (TWO COATS).
- ACCESSIBLE PARKING SIGNS AND MARKINGS PER LATEST ADA CODE AND REQUIREMENTS. CONTRACTOR SHALL PAINT THE INTERNATIONAL SYMBOL OF ACCESSIBILITY IN EACH DESIGNATED ACCESSIBLE STALL IN BLUE BACKGROUND WITH WHITE BORDER (TWO COATS OF PAINT). CONTRACTOR SHALL PAINT THE WORDS "NO PARKING" IN EACH ACCESSIBLE (ISL ADJACENT TO AN ACCESSIBLE SPACE IN WHITE LETTERS MINIMUM 12" IN HEIGHT. SIGNS TO BE LOCATED AT THE HEAD OF THE PARKING SPACE. SEE ACCESSIBLE PARKING DETAILS.
- ALL SIGNS SHALL INCLUDE MOUNTING HARDWARE, POST, CONCRETE FOOTING AND CASING WHERE REQUIRED. CONCRETE CASING REQUIRED IN LOCATIONS WHERE POST IS NOT PROTECTED BY CURB.
- IF NOTED, ALL STOP SIGNS SHALL INCLUDE A 12" WIDE PAINTED STOP BAR IN WHITE PAINT (TWO COATS) PLACED AT THE STOP SIGN LOCATION, A MINIMUM OF 4' FROM CROSSWALK. ALL STOP BARS SHALL EXTEND FROM DIRECTIONAL TRANSITION BETWEEN LANES TO THE CURB.
- ALL SIGNS SHALL BE PLACED 18" BEHIND THE BACK OF CURB, UNLESS OTHERWISE NOTED.

SITE DEVELOPMENT SUMMARY

PARCEL NUMBER:	286-00515-0000
PROPERTY ADDRESS:	1102 E MONOWAU STREET TOMAH, WI 54660
PROPERTY AREA:	0.686 AC (29,893 SF)
PROPERTY OWNER:	HO-CHUNK HOUSING & COMMUNITY DEVELOPMENT AGENCY
EXISTING ZONING:	B-1 - OFFICE BUSINESS DISTRICT
EXISTING BUILDING TOTAL:	8,700+/- S.F.
WEST BUILDING (1-STORY)	4,350+/- S.F.
EAST BUILDING (1-STORY)	4,350+/- S.F.
BUILDING SETBACKS:	
FRONT/ROW	50'
SIDE	20' (15' TO RESIDENTIAL)
REAR	10'
IMPERVIOUS SURFACE - EXISTING:	XX,XXX S.F. (00.0%)
PERVIOUS SURFACE - EXISTING:	XX,XXX S.F. (00.0%)
IMPERVIOUS SURFACE - PROPOSED:	XX,XXX S.F. (00.0%)
PERVIOUS SURFACE - PROPOSED:	XX,XXX S.F. (00.0%)
PARKING CODE:	OFFICE = 1 STALL PER 400 SF (GROSS FLOOR AREA)
PARKING REQUIRED:	22 SPACES (8,700/400)
PARKING PROVIDED:	27 SPACES (INCLUDING 2 AT WEST DRIVEWAY)
PARKING PROPOSED:	39 SPACES (INCLUDES 4 COMPACT) (PLUS ADDITIONAL 9 SPACES BACK OF DRIVEWAY STALL)
PARKING SIZE MINIMUM:	9' WIDE X 18' DEEP, 24' DRIVE AISLE (90-DEGREE)
COMPACT PARKING SIZE MINIMUM:	20' DRIVE AISLE FOR ONE-WAY 90-DEGREE
DRIVEWAY WIDTH SIZE:	8' WIDE X 16' DEEP (UP TO 10%) 20' MINIMUM, 24' MAXIMUM
PARKING SETBACK:	
FRONT	X'
SIDE	X'
REAR	X'

MARY KAY AVENUE



SRF
3701 WAYZATA BOULEVARD
SUITE 100
MINNEAPOLIS, MN 55416-3791
PH: 763-475-0010
www.srfconsulting.com

PREPARED FOR

**HO-CHUNK NATION
TRANSPORTATION
AUTHORITY**
28902 HIGHWAY 21
TOMAH, WI 54660
608.374.3950

PROJECT
**HHCDA OFFICE BUILDING - PARKING
(HTA25-4)**
1116 EAST MONOWAU STREET, TOMAH, WI 54660

CERTIFICATION
I hereby certify that this plan, specification, report, or other work was prepared by me or under my direct supervision and that I am a duly Licensed Land Surveyor in the State of Wisconsin.
Signature Name: **PHILIP J. SCHMIDT, L.S.**
Print Name: **PHILIP J. SCHMIDT, L.S.**
Date: XXXXX Lic. No.: 86688

ISSUE RECORD
NO. DATE DESCRIPTION
0 MM-DD-2020 CONCEPT PLAN
CONCEPT SITE PLAN
11-25-2025
SRF

PROJECT INFO
DRAWN: N. SCHMIDT
DESIGNED: N. SCHMIDT
CHECKED: P. SCHMIDT
PROJECT NO: XXXXX

SHEET TITLE
SITE PLAN
SHEET
C2.0



3701 WAYZATA BLVD
SUITE 100
MINNEAPOLIS, MN 55416-3791
PH: 763-475-0010
www.srfconsulting.com

PAUL SCHROEDER: 763.249.6796 / pschroeder@srfconsulting.com
CONTACT NAME | PHONE NUMBER | EMAIL



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HO-CHUNK NATION
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AUTHORITY
28902 HIGHWAY 21
TOMAH, WI 54660
608.374.3950

PROJECT

HHCDA OFFICE BUILDING - PARKING
(HTA25-4)

1116 EAST MONOWAU STREET, TOMAH, WI 54660

CERTIFICATION

I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly licensed Professional Engineer under the laws of the State of Wisconsin.

Signature Name:

Print Name:

Date: XXXX Lic. No.: 86608

ISSUE RECORD

NO.	DATE	DESCRIPTION
0	MM-DD-2020	CONCEPT PLAN

CONCEPT SITE PLAN
11-14-2025
SRF

PROJECT INFO

DRAWN:	N. SCHROEDER/JEL
DESIGNED:	N. SCHROEDER/JEL
CHECKED:	P. SCHROEDER
PROJECT NO:	XXXXX

SHEET TITLE

TITLE SHEET

SHEET

C0.0

HHCDA OFFICE BUILDING - PARKING (HTA25-4)

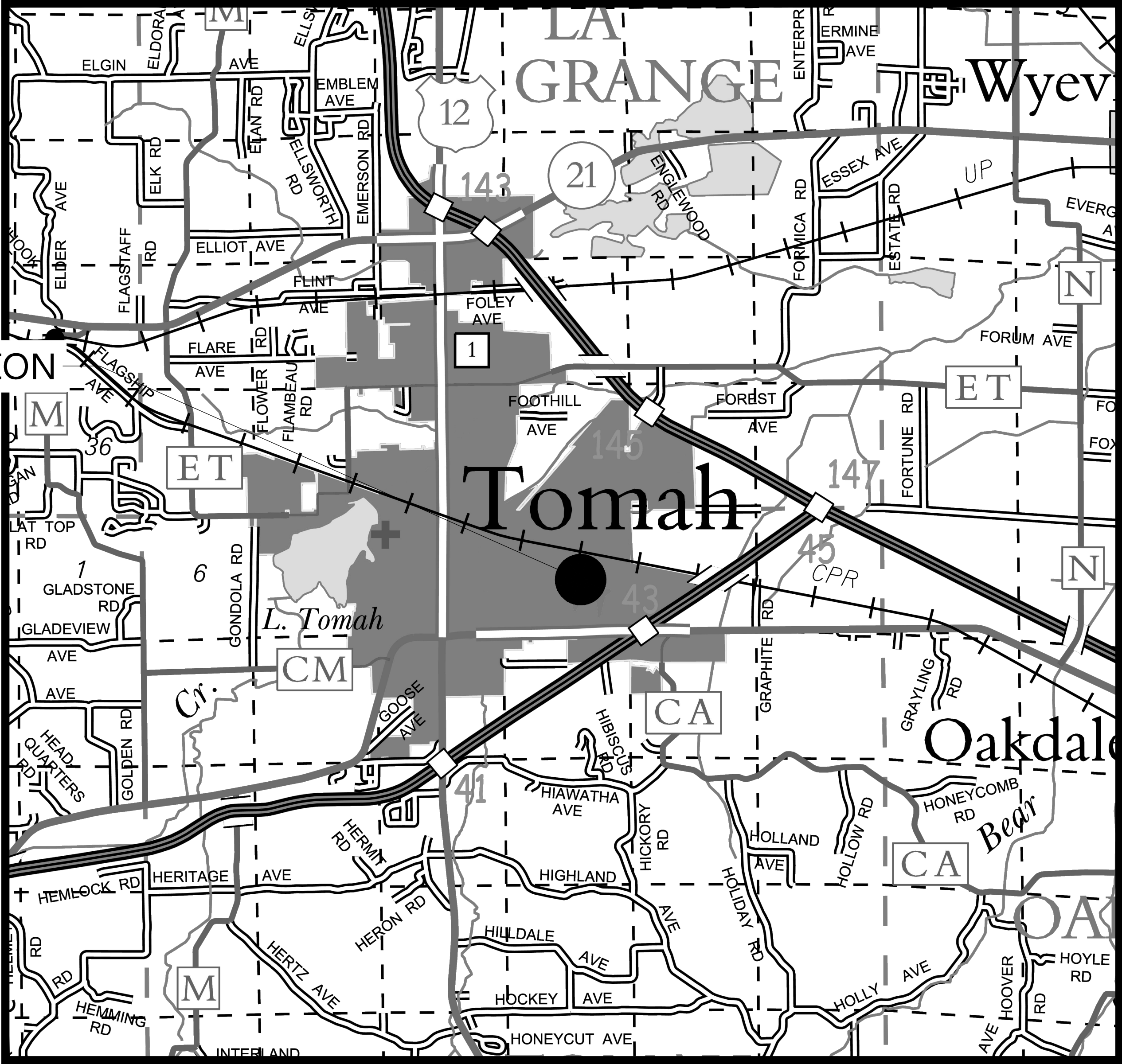
TOMAH, WI

PRELIMINARY PLANS

SHEET INDEX

SHEET NO.	DESCRIPTION
C0.0	TITLE SHEET
C1.0	EXISTING AERIAL
C1.1	EXISTING CONDITIONS / REMOVALS PLAN
C2.0	SITE PLAN
C3.0	GRADING, DRAINAGE, AND EROSION CONTROL PLAN
C4.0	CIVIL DETAILS

PROJECT LOCATION



VICINITY MAP
(NO SCALE)

PROJECT LOCATION



AERIAL MAP
1"=40'



MONROE COUNTY

STATE OF WISCONSIN



I HEREBY CERTIFY THAT THIS PLAN WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF WISCONSIN.

SIGNATURE: _____
DATE: XX/XX/XX LIC. NO. XXXXXX PRINT NAME: XXX

RECOMMENDED FOR APPROVAL: _____
CITY ENGINEER, CITY OF (CITY) 20

- NOTE:
1. THESE PLANS AND/OR SPECIFICATIONS WERE PREPARED FOR THIS PROJECT ONLY. ANY RE-USE OF THIS WORK FOR OTHER PROJECTS IS NOT AUTHORIZED BY THE DESIGNER.
 2. THE PERSON, AGENCY OR CORPORATION USING THESE PLANS AND/OR SPECIFICATIONS WILL BE HELD LIABLE FOR ANY DUPLICATION OF THIS WORK FOR OTHER PROJECTS.
 3. THE SUBSURFACE UTILITY INFORMATION IN THIS PLAN IS UTILITY QUALITY LEVEL D. THIS QUALITY LEVEL WAS DETERMINED ACCORDING TO GUIDELINES OF G/ASCE 38-02, ENTITLED "STANDARD GUIDELINES FOR THE COLLECTION AND DEPICTION OF EXISTING SUBSURFACE UTILITY DATA".

STAFF COMMITTEE PREPARATION REPORT

Agenda Item: Approval of Conditional Use Permit #2025-2 for 902 N Superior Avenue

Summary and Background Information: Staff has reviewed the submitted site plan and found that it complies with all standards in the ordinances

Recommendation From: Zoning Administrator

Minutes Attached: Yes ☐ No ☒

Budget Account: Not applicable.

Fiscal Impact: Not applicable.

Staff Responsible for implementation: Zoning staff.

Economic Impact: Not Applicable

Zoning/Rezoning Issues: This approval for a taller/ security fence is appropriate for this utility use, but may not be for any other land use authorized in this zoning district.

Supports Organizational Goals:

Yes ☒ No ☐

Questions from Administrator:

Grants Pursued/Opportunity Pursued: Not applicable.

Recommendation: A motion to approve this item should read, “Approve Conditional Use Permit 2025 – 2 at 902 N Superior Avenue with the following conditions: list the above or additional conditions.”

City Administrator

Date

Charles Handy
Department Director

11-25-25
Date

Committee: Planning Commission
Meeting Date(s): 4 December 2025



Building & Zoning
819 Superior Ave
Tomah, WI 54660
608-374-7429

CONDITIONAL USE APPLICATION

This application shall be fully completed and submitted with the \$125 fee before the Zoning Department will process your application. Incomplete applications will be returned to you.

Completed applications must be received by the 1st working day of the month in order to schedule a public hearing on your proposal at the Plan Commission Meeting to be held during the current month.

The City of Tomah will publish a notice in the newspaper and notify all landowners, within 200 feet of the property you're proposing a conditional use, as to what you're proposing and where a public hearing will be conducted on your proposal.

Property Address of Conditional Use Request: 902 North Superior Ave.		Parcel Number: 2860271230000
Property Owner: Wisconsin Power & Light	Mailing Address: 4902 North Biltmore Lane	City, State, Zip: Madison, WI 53718
Phone Number: 608-604-3608	Email: nickhanold@alliantenergy.com	Primary Contact <input type="checkbox"/>
Applicant: Mark Pomerening	Mailing Address: 1455 Sherman Road	City, State, Zip: Hiawatha, IA 52233
Phone Number: 608-485-1471	Email: mark.pomerening@ulteig.com	Primary Contact <input checked="" type="checkbox"/>

The undersigned hereby makes an application at the location stated herein. The undersigned agrees that all work shall be done in accordance with the requirements of the City of Tomah Zoning Ordinance and with all other applicable City Ordinances and the laws and regulations of the State of Wisconsin.

Signature of Applicant: <i>Mark Pomerening</i>	Date: 11/12/25
Signature of Property Owner: <i>Kendall McFarland</i>	Date: 11/13/25

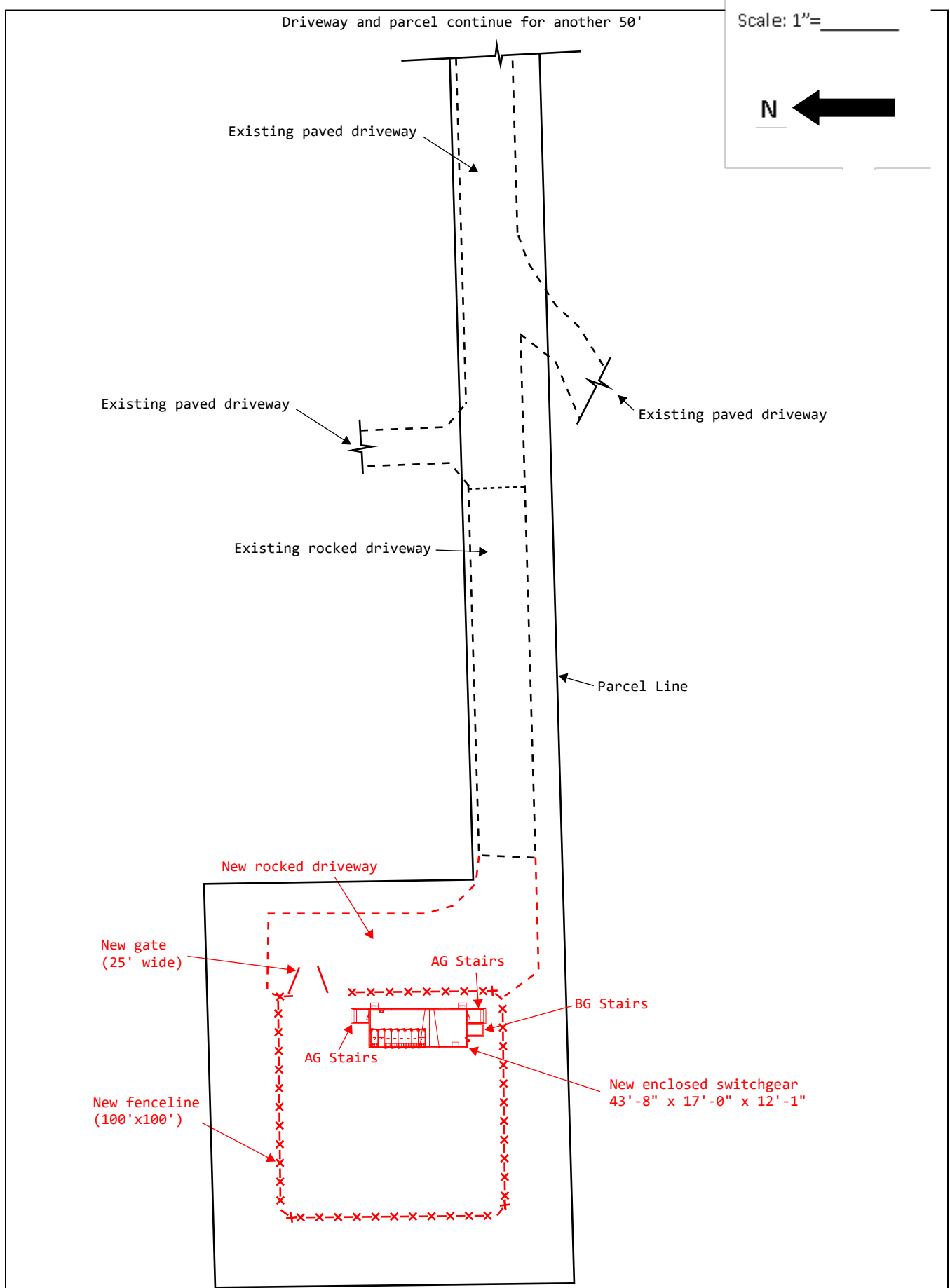
OFFICE USE ONLY:	Date Received:	Application Received by:
Zoning District:		

APPLICANT: Conditional Use Checklist	N/A
Proposed Conditional Use: _____ _____ _____	<input type="checkbox"/>
Hours of Operation:	<input type="checkbox"/>
Number of Employees:	<input type="checkbox"/>
Present Zoning Classification:	<input type="checkbox"/>
Description of Existing Use – Including Structures, if any:	<input type="checkbox"/>
What measures will be taken to prevent or control noise, odors, fumes, dust, vibrations, light, and other unusual activities or disturbances? _____ _____ _____	<input type="checkbox"/>
What measures will be taken to provide sufficient off-street parking and loading spaces to serve the proposed use? _____ _____ _____	<input type="checkbox"/>

PLOT PLAN

A plot plan shall be submitted with all conditional use permit applications. Use the last page of this application to draw your plot plan. The plot plan should be drawn to scale (indicate scale on map) and include items whether existing or proposed as follows:

1. All structures on the property upon which the conditional use is being proposed. (Indicate the length, width, and height of each structure.)
2. All public roads, private driveways, and parking areas.
3. Wetlands, floodplains, and ordinary highwater mark of any navigable lake, river, or stream.



STAFF COMMITTEE PREPARATION REPORT

Agenda Item: Approval of Conditional Use Permit #2025-2 for 902 N Superior Avenue

Summary and Background Information: Appropriate conditions to establish for this Conditional Use Permit may include, but are not limited to, the following:

1. Applicant must also receive an approved fence permit
2. All activities involved in installing said fence must comply with representation for this CUP.
3. Must adhere to all municipal ordinances, state laws, and federal laws.

Recommendation From: Zoning Administrator

Minutes Attached: Yes ☐ No ☒

Budget Account: Not applicable.

Fiscal Impact: Not applicable.

Staff Responsible for implementation: Zoning staff.

Economic Impact: Not Applicable

Zoning/Rezoning Issues: This approval for a taller/ security fence is appropriate for this utility use, but may not be for any other land use authorized in this zoning district.

Supports Organizational Goals:

Yes ☒ No ☐

Questions from Administrator:

Grants Pursued/Opportunity Pursued: Not applicable.

Recommendation: A motion to approve this item should read, "Approve Conditional Use Permit 2025 – 2 at 902 N Superior Avenue with the following conditions: list the above or additional conditions."

City Administrator

Date

Charles Handy
Department Director

11-25-25
Date

Committee: Planning Commission
Meeting Date(s): 4 December 2025

Ordinance Updates Summary

Key Changes to Short-Term Rental Ordinance Updates:

- Annual license required, allows only off-street parking, allows no visible evidence of STR, except placard required, Landowners within 200' will be notified of permit and STR operator's contact information
- Location: To be added as the new Section 52-212.

Key Changes to residential zoning districts:

- Reduce lot sizes, lot frontage, principal structure setbacks, and minimum lot area per dwelling standards, in addition to increasing height and maximum lot coverage standards. Create a zero-lot line option within the standard R-2 and 3 districts.

STAFF COMMITTEE PREPARATION REPORT

Agenda Item: Discussion of Draft Ordinance for Short Term Residential Rentals

Summary and Background Information:

This ordinance is now ready for final review and Public hearing.

Minutes Attached:

Yes ☐ No ☒

Budget Account: Not applicable.

Fiscal Impact: Collection of permit fees for STR's should offset additional cost for staff and committees to administer. Recommended permit fee of \$1000

Staff Responsible for implementation: Zoning staff.

Economic Impact: None.

Zoning/Rezoning Issues: Minimize zoning and land use negative impacts by permitting and educating residents of short term rental locations and rules.

Supports Organizational Goals:

Yes ☒ No ☐

Questions from Administrator:

Grants Pursued/Opportunity Pursued: Not applicable.

Recommendation: Staff recommends ordinance adoption upon discussion and drafting updates.

Administrator

Date

Charles Handy
Department Director

11-25-25
Date

Committee: Planning Commission
Meeting Date(s): 4 December, 2025