

**GREEN LAKE COUNTY
LAND USE PLANNING AND ZONING
COMMITTEE MEETING MINUTES
Thursday, August 6, 2015**

CALL TO ORDER

Committee Chair Starshak called the meeting of the Land Use Planning and Zoning Committee to order at 4:33 p.m. in the Green Lake County Government Center, County Board Room #0902, Green Lake, WI. The requirements of the open meeting law were certified as being met.

Present: **Ben Moderow, Harley Reabe, Michael Starshak, Nick Toney**

Absent: **Rich Slate**

Also Present: **Al Shute**, Land Use Planning & Zoning Director

Matt Kirkman, Code Enforcement Officer

Missy Sorenson, Code Enforcement Officer

Carole DeCramer, Committee Secretary

Dan Sondalle, Corporation Counsel

PLEDGE OF ALLEGIANCE

APPROVAL OF AGENDA

Motion by Reabe/Moderow, unanimously carried, to approve the agenda.

APPROVAL OF MINUTES

Motion by Toney/Reabe, unanimously carried, to approve the July 2nd minutes.

PUBLIC COMMENT

Kathy Munsey, Green Lake County Health Officer, shared with the committee the Green Lake County CHIP (Community Health Improvement Plan) 2014-2018 report. She explained that the plan is a long-term, systematic effort to address public health problems in the community and is part of a community health improvement process. Munsey asked that the committee consider this information when working on the comprehensive plan update.

PUBLIC APPEARANCES - None

4:36 p.m. Motion by Toney/Moderow, unanimously carried, to seat Rich Slate.

CORRESPONDENCE

Shute reported that he has a copy of the proposed animal waste ordinance that will go to the county board for final approval, if anyone is interested in seeing it.

PURCHASES - None

CLAIMS

Claims totaling \$5,775.45 were submitted.

Motion by Reabe/Slate, unanimously carried, to approve for payment the claims in the amount of \$5,775.45.

APPROVAL OF DEPARTMENT ACTIVITY REPORTS

a. Permits, public hearings, etc.

b. Violations

Shute – Discussed the monthly report and violation reports.

Kirkman – Discussed the land use violations.

Sorenson – Discussed the sanitary violations.

Motion by Slate/Reabe, unanimously carried, to approve the monthly activity reports.

DEPARTMENT/COMMITTEE ACTIVITY

a. Ken Jaworski, Martenson & Eisele: Farmland Preservation Plan update

Ken Jaworski, consultant for Martenson & Eisele – Reported that DATCP had positive comments about the Farmland Preservation Plan that was submitted. They liked how forestry is a part of the agricultural effort in Green Lake County. The county board will adopt the plan at the same time the comprehensive plan is adopted. It will be a component of that plan.

Starshak thanked Jaworski for committing to this project. He also expressed his appreciation to the ad hoc committee, the Land Use Planning & Zoning Committee, staff, and everyone else that was involved with the Comprehensive Plan updating process. It is something that is cemented for the next ten years.

b. Ken Jaworski, Martenson & Eisele: Comprehensive Plan Update

Ken Jaworski, consultant for Martenson & Eisele – Reported that he is working with Gerald Stanuch, Green Lake County GIS Specialist, in developing the maps for the townships. Copies of the maps were mailed to the townships for their review on July 20th and asked that they respond by August 28th. The letter indicated that, if the county had not heard from them by that date, the county would move forward with those maps.

Jaworski also discussed the plan that was brought forward by Kathy Munsey. He asked that the committee decide how plans of that nature (CHIP, Park Plan, Farmland Preservation Plan, Transportation Plans) be integrated into the comprehensive plan. A statement in the comprehensive plan could recognize and support the goals of the various plans and that such amendments to the plans are recognized as part of the comprehensive plan. The committee could set a policy within the comprehensive plan that recognizes the document and changes to the future plans.

The committee discussed the possibilities and, ultimately, decided that they would like to notify the various committees that changes/amendments to the plans should be run by this committee before going to the county board for final approval. The committee wants to make sure that the plans are in line with the comprehensive plan.

Jaworski added that he would like to have part of the plan address sustainability. It was covered through the Farmland Preservation Plan. He will write a short section for this plan.

Shute shared two pieces of correspondence with the committee relating to the comprehensive plan. The first was the email that addressed Kathy Munsey's report (CHIP 2014-2018), and the second was a letter from Chief Deputy Mark Putzke asking the committee to consider "transportation" as a much broader topic in the comprehensive plan update.

c. Farmland Preservation Zoning update

Shute stated that he didn't have a chance to do research on the Farmland Preservation Zoning update to give the committee a gauge for what it would cost to do in staff time. He would do his best to have that information by the September meeting. The update is due by December 2016 (12 months after the Farmland Preservation Plan update). The committee asked that this be placed on the November agenda.

d. High-capacity wells

Starshak stated that he has had constituents ask about what is new with high-capacity wells. Shute shared some information that he received regarding this topic.

FUTURE COMMITTEE ACTIVITIES

a. Future agenda items

b. Meeting dates

September 3, 2015

Business Meeting 4:30 p.m.

Public Hearing 6:00 p.m.

5:38 p.m. The committee briefly recessed.

6:00 p.m. Committee Chairman Starshak reconvened the meeting of the Land Use Planning and Zoning Committee for public hearing items and read the rules of public hearing.

PUBLIC HEARING ITEMS

Audio of committee discussion is available upon request from the Green Lake County Land Use Planning and Zoning Department.

Starshak announced that the committee received an email from Mr. Draxler that the request had been withdrawn.

Item I: Owner: Virginia S. King **Agent:** Don and Karen Draxler/or assigned LLC **General legal description:** Parcel #004-00281-0000, W710 State Road 23/49, Lot 1 Certified Survey Map 1712, Part of the SW¼, Section 14, T16N, R13E, Town of Brooklyn, ±4.419 acres **Request:** Conditional Use Permit for: 1) self-storage/mini-warehousing buildings, 2) outdoor storage of recreation equipment, 3) use existing buildings for storage, and 4) single-family residence in existing storage building.

- a) Public Hearing
- b) Committee Discussion & Deliberation
- c) Committee Decision
- d) Execute Determination Form/Ordinance

Item II: Owner/Applicant: Chris J. Burkholder **General legal description:** Parcel #012-00120-0100, N1934 Hilltop Rd, Part of Lot 2 Certified Survey Map 3195, Part of the NE¼, Section 8, T14N, R12E, Town of Manchester, ±.70 acres **Request:** Rezone request from R-4 Rural Residence to C-2 Extensive Commercial.

- a) Public Hearing

No one appeared.

Public hearing closed.

b) Committee Discussion & Deliberation

Sorenson explained the request and that the Town of Manchester did not object to the request.

c) Committee Decision

Motion by Reabe/Slate to approve the rezone request as requested and forward to the county board for final action. Starshak – nay; Toney – nay; Moderow – nay; Reabe – nay; Slate – aye. Request denied.

d) Execute Determination Form/Ordinance

ADJOURN

6:11 p.m. On a motion by Moderow/Toney, unanimously carried, the meeting was adjourned.

RECORDED BY

Carole DeCramer
Committee Secretary

APPROVED ON:

September 3, 2015