

**SAUK COUNTY BOARD OF SUPERVISORS
CONSERVATION, PLANNING, AND ZONING COMMITTEE
Thursday, October 8, 2015
County Board Room Gallery, Sauk County West Square Building**

Conservation, Planning, and Zoning (CPZ) Committee members present: J. Ashford, N. Johnson, D. Polivka, J. Fish, J. Dietz, E. Peterson.

Excused absence: J. Lehman.

Others present: B. Cunningham, B. Michalek, B. Simmert, G. Templin.

At 9:00 a.m. Vice Chair Ashford called the Conservation, Planning, and Zoning Committee meeting to order and certified to be in compliance with the Open Meetings Law.

Adopt agenda: Motion by D. Polivka/J. Dietz to adopt the agenda. Motion carried, all in favor.

Adopt minutes of previous meetings—Motion by D. Polivka/E. Peterson to approve the September 24th CPZ Committee meeting minutes. Motion carried, all in favor.

Public Comment: Peter Kingslow representing the Jehovah's Witness Church regarding a permit application for a sign. Cunningham spoke of speaking to Corporation Counsel about this issue. Michalek spoke of the options of the committee.

Communications: Michalek gave an update on Jerry Lehman. Cunningham provided communication from FEMA on the Cazenovia Dam Breach analysis. Michalek presented a cooperation agreement with NRCS for 4 years, which makes the Department in compliance with the RCPP program.

Conservation, Planning and Zoning Department

a. Department report and updates. Cunningham discussed the Department report. Michalek spoke of the Personnel meeting this afternoon addressing the Director of Conservation, Planning and Zoning Department position. He also spoke of a reclass for one of another position in the Department.

b. Review and approval of vouchers. Motion by N. Johnson/J. Fish to approve the department vouchers in the amount of \$147,629.60. Motion carried, all in favor.

Land Records

a. Department reports and updates. Felton provided the Department report.

b. Review and approval of vouchers. Felton provided vouchers in the amount of \$658.08 for August and \$10,860.53 for September. Motion by N. Johnson/J. Dietz to approve August vouchers in the amount of \$658.08. Motion carried, all in favor. Motion by N. Johnson/E. Peterson to approve vouchers for September in the amount of \$10,860.53. Motion carried, all in favor.

Register of Deeds

- a. Department reports and updates. Bailey provided a written report to the committee prior to the meeting. Hard copies available today to anyone present.
- b. Review and approval of vouchers. Bailey provided a written copy of the vouchers with a hard copy available to anyone present. Motion by D. Polivka/N. Johnson to approve vouchers in the amount of \$11,265.61. Motion carried, all in favor.

Surveyor - Surveyor unable to attend meeting, no action taken on this item.

- a. Department reports and updates.
- b. Review and approval of vouchers.

Public Hearing: To begin at approximately 10:00 a.m. (Committee to consider and take possible action at the conclusion of the respective hearing.)

- a. Discussion and possible action on petition #19-2015, a zoning text change to amend Sauk County Code Chapter 7, Zoning Ordinance pertaining to home based businesses, walls and fences, camping regulations, and rezoning parcel 014-0144-00000 in the Town of Franklin from an Agriculture to Exclusive Agriculture zoning district.

Vice Chair Ashford called the public hearing to order at approximately 10:10 a.m. and the committee introduced themselves, as well as providing the procedures for the hearing.

Simmert appeared and provided a background and history of the petition, as well as detailed changes requested in the amendments to the ordinance. He also reviewed the staff report submitted with the amendment request.

Johnson asked about the fences and allowing 4 feet in height. Simmert explained. The committee discussed, referring to page 44/45, item c, changing 3.5 to 4 feet.

Johnson also asked about changing the amount of days to camp from 45 to 90. Simmert stated staff did not discuss and referred the question to Steve Sorenson.

Sorenson appearing, explained the current ordinance and felt the amount of days work and are sufficient. He explained the issues the department has with camping regulations.

Simmert advised the committee that they cannot take action on any ordinance amendment that was not noticed.

Polivka asked about the fencing regulations. Simmert stated they would apply in any "front yard."

Sorenson addressed the fencing regulation.

Polivka asked about open fences. Sorenson stated this only addresses more than 50% solid fences.

Peterson asked if a hedge or plants are considered a fence. Sorenson stated he does not regulate plants, only structures.

Greg Georgeson, appearing in opposition, stated that he has property in LaRue with a camper, has received a permit in the past for camping as well as a citation for being in violation.

Seeing as no one wished to speak on the hearing, Vice Chair Ashford closed the public portion of the hearing at 10:52 a.m.

The committee discussed.

Brentt Michalek, stated he spoke with Corporation Counsel and verified that any changes that were not identified in the publication of the notice for the amendment, it would have to be renoticed.

The committee discussed the other portions of the ordinance amendments.

Motion by N. Johnson/E. Peterson to amend the ordinance relating to fencing on page 44/45, item c, to adjust the fencing height to 4 feet. Motion carried, all in favor. Motion by D. Polivka/J. Dietz to approve the ordinance amendments as presented by staff, with the amendment to the fencing height. Motion carried, all in favor.

Discussion and possible action to reduce the width of an access easement from 66 feet to 40 feet for John Ederer in S 26 & 35, T10N, R5E, Town of Honey Creek, Sauk County pursuant to s. 22.15 Sauk County Land Division and Subdivision Regulations Ordinance.

Simmert appeared and reviewed the easement request and the ordinance. The committee discussed. Motion by D. Polivka/E. Peterson to approve the request to reduce the width of an access easement from 66 feet to 40 feet for John Ederer. Motion carried, all in favor.

Reports

- a. Natural Resources Conservation (NRCS). Written report provided.
- b. Farm Service Agency (FSA). Curt Norgard appeared and provided a report.
- c. Foresters. No report.
- d. Economic Development Committee. Polivka provided a report.
- e. Mirror Lake District. No report.
- f. Lake Virginia Management District. No report.
- g. Lake Redstone Management District. Johnson spoke up an upcoming meeting.

Next meetings of the Conservation, Planning, and Zoning Committee will be held on Tuesday, October 27, 2015 at 9:00 a.m. and Thursday November 12, 2015, at 9:00 a.m. Motion by D. Polivka/J. Fish to adjourn at 11:20 a.m. Motion carried, all members in favor.

Respectfully submitted,

Dennis Polivka, Secretary