

**SAUK COUNTY BOARD OF SUPERVISORS
CONSERVATION, PLANNING, AND ZONING COMMITTEE
Tuesday, June 26, 2018
Room 213, Sauk County West Square Building**

Conservation, Planning, and Zoning (CPZ) Committee members present: J. Dietz, J. Berlin, C. Spencer, M. Krueger, W. Wenzel, B. Newport, S. Laubscher.

Absent: G. Johnson.

Others present: L. Wilson, G. Templin,

At 9:07 a.m. Wenzel called the Conservation, Planning, and Zoning Committee meeting to order and Templin certified to be in compliance with the Open Meetings Law.

Adopt agenda: Motion by C Spencer/J Berlin to adopt the agenda as presented. Motion carried, all in favor.

Adopt minutes: Motion by J Dietz/M Krueger to approve the June 14th CPZ Committee meeting minutes. Motion carried, all in favor.

Public Comment:
None.

Communications:
Wilson provided an update on the Shanahan Dam culver replacement bid update and budget status.

Discussion and action on 2019 CPZ Fee Schedule
Wilson reviewed the proposed 2019 fee schedule. Motion by C. Spencer/J. Berlin to accept the proposed 2019 fee schedule. Motion carried, all in favor.

Discussion and possible action on a rezone (map amendment) pursuant to s.7.150 from Agricultural to Recreation Commercial and conditional use pursuant to s.7.035(3) Recreation Facility, outdoor, s.7.039(7) Retail Establishment, outdoor, s.7.031(2) Easting establishment with alcohol, liquor, or malt beverages. Wilson explained the background of the rezone and conditional use request for Plantenberg. Wilson reviewed the Findings of Fact and confirmed that the Town of LaValle has approved the request.

Berlin asked about water runoff and contamination. Wilson explained. Berlin also asked about the sanitary system. Wilson referred to the application on the timing of the septic system.

Wenzel asked about the pond drainage and overflow mechanisms. Wilson referred to the applicant.

Dennis Plantenberg, appearing in favor, stated that the driveway has been expanded already, two storm water management plans are in place by the DNR and MSA. He stated the runoff from the pond, if the water level gets too high is addressed by a spillway and water control structure.

Berlin asked if there is a dump station. Plantenberg stated there is one in the campground currently. He explained the desire for the alcohol/beer/retail service, as well as an expansion of the campground in the future.

Berlin asked if a liquor license was in place. Plantenberg stated he would have to go through the Town and one has not been issued yet.

Spencer asked how the mining affects the recreational/pond use. Plantenberg explained the driveway is separate and trucking and mining activities are done at a separate time of the year.

Spencer asked when done how big the pond will be. Plantenberg stated it will increase by another 4 acres and is currently about 8 acres and approximately 6 feet deep with a maximum depth of about 8 feet deep. He also explained how the pond is treated and self-sustainable from natural springs.

Seeing as no one else wished to speak, Chair Wenzel closed the public hearing at 9:36 a.m. and the committee went into deliberation.

Berlin stated the Town of LaValle approved the request, the applicant can comply with permit conditions, and takes the proper measures for the use. Berlin stated she felt the request can be granted.

Motion by J. Berlin/C Spencer to recommend approval of the rezone and approval of the CUP request for Plantenberg, with recommended conditions. Motion carried, all in favor.

Discussion and possible action on a conditional use permit for a conditional use permit pursuant to s.7.040(3)(i) for a wood fabrication business in the Town of Woodland. Wilson explained the background of the request for the conditional use permit. Wilson reviewed the Findings of Fact and recommended conditions if the conditional use were to be approved.

Wilmer Yutzy, applicant, appearing in favor of the request.

Spencer asked about employees. Yutzy stated he has a part time employee right now, but he will be down to himself once the shop is operating.

Spencer asked if the shop will be hooked up to the septic system. Yutzy stated he will not be hooking up the septic system to the shop.

Spencer asked about the metal fabrication. Yutzy stated he will not be doing metal fabrication. He makes cabinet doors for Homer Millers and gets the wood from Fairchild WI. Spencer asked about the trucking. Yutzy stated the truck is a straight truck.

Dietz asked if there is an expansion how that affects the use, parking and septic. Yutzy stated he could make room to expand. Wilson stated if there is an expansion of the use; he would have to come back to committee to review the expansion and get approval.

Berlin asked if he has met with the Town of Woodland. Yutzy stated he met with the Town 2 week ago and it was approved.

Seeing as no one else wished to speak, Chair Wenzel closed the public hearing at approximately 9:50 a.m. and went into deliberation.

Motion by C Spencer/J Berlin to approve the conditional use permit for a wood fabrication business in the Town of Woodland, with the recommended conditions. Motion carried, all in favor.

Discussion and possible action on CPZ, Vision, Mission, Goals, and Programs discussion for the 2019 budget. Wilson reviewed the draft vision, mission, goals and programs for 2019. Motion by C Spencer/S Laubscher to approve the vision, mission, goals and programs for 2019.

Discussion and possible action on a conditional use permit for a Planned Rural Development (PRD) lot for Lawrence Wollum / Linda Peterson c/o Charlotte Collier located in S5, T11N, R7E, Town of Greenfield, Sauk County, pursuant to Chap 7 Subchapter IX, of the Sauk County Code of Ordinances. Wilson explained the background of the request for the PRD for Wollum. Motion by J. Berlin/B. Newport to approve the PRD for Wollum/Peterson, with recommended conditions. Motion carried, all in favor.

Department update. Wilson provided a department update and outlined proposed changes to department structure, policies, and procedures. Committee members asked about assistance needed from them to be able to move the department forward in a successful manner.

Next meetings of the Conservation, Planning, and Zoning Committee will be held on Thursday, July 12th at 9:00 a.m. and Tuesday, July 24th, 2018 at 9:00 a.m. Motion by C. Spencer/S. Laubscher to adjourn the meeting at 10:25 a.m. Motion carried, all in favor.

Respectfully submitted,

Glen Johnson, Secretary