

**SAUK COUNTY BOARD OF SUPERVISORS
CONSERVATION, PLANNING, AND ZONING COMMITTEE
Thursday, March 26, 2019
County Board Room, Sauk County West Square Building**

Conservation, Planning, and Zoning (CPZ) Committee members present: J. Dietz, C. Spencer, M. Krueger, B. Newport, and R. Puttkamer.

Absent: G. Johnson (excused).

Staff present: L. Wilson, G. Templin, C. Miller, W. Christensen and B. Simmert.

Others present: See Registration slips.

At 9:00 a.m. Spencer 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 B. Newport/J. Dietz to adopt the agenda as presented. Motion carried, all in favor.

Adopt minutes: Motion by J. Berlin/J. Dietz to approve the March 14, 2019 minutes CPZ Committee meeting minutes. Motion carried, all in favor.

Public Comment:
None.

Communications:

Wilson reminded the committee of the conservation tour field day (June 12 or 19th). Members indicated that they were fine with either day.

Discussion and possible action for the Conservation, Planning and Zoning Director or designee to sign CRP contracts on behalf of the CPZ committee. Miller spoke of past practices to “rubber stamp” CRP contracts and that it is inappropriate to do so, however, because of the time sensitivity of the contracts it could be necessary to have someone in house to sign the contract versus waiting every two weeks to have the committee chair to sign. USDA is recommending having the Director or designee to sign those contracts and are seeking committee approval to have that happen. Motion by J. Berlin/R. Puttkamer to allow the Director or designee to sign the contracts as needed, on behalf of the committee. Motion carried, all in favor.

Public hearing: To begin at approximately 9:15 a.m (Committee to consider and take possible action at the conclusion of the respective hearing.)

a. Petition 06-2019. A petition to consider a conditional use permit pursuant to s. 7.040(3)(i) for a metal and wood fabrication business. Lands affected by the proposed conditional use are located in the NW 1/4, SE 1/4 and SW 1/4, SE 1/4, Section 31, 13N, R3E, Town of La Valle, tax parcel id 024-0864-00000, Samuel Schrock, Owner.

Christensen appeared and provided the history and background of the request as well as reviewed the staff report and findings of facts. He confirmed that the applicant is looking for a wood fabrication business only and is not working with metal, although the ordinance combines the two uses together. He recommended conditions to be considered should the committee chose to approve the request, and concluded with the Town of LaValle Plan Commission and Board recommendation of approval.

Christensen provided a letter in opposition from Daniel Woolever to petition 06-2019.

Newport asked where the Woolever residence is. Christensen stated he is located at the end of Bundy Hollow Rd, approximately two properties down from the applicant's property.

Krueger asked about the signage condition from the town that the staff is not recommending be included. Christensen stated that signage at the beginning or end of Bundy Hollow Rd would be considered an off premise sign, which is not allowed on a rustic road per Sauk County ordinance or State codes.

Berlin asked if he could locate signage elsewhere. Christensen stated he could locate signage on his property or an off premise sign on another road that is not considered "rustic".

Samuel Schrock, applicant, appearing in favor of the request, stated he plans to start a wood fabricating business with his brothers, building cabinets. He has experience doing construction work and 2 years ago he got married and would like to have a business at home. He would like to be respectful to the neighbors and not have a noisy business and he does operate a beef farm and would keep it cleaned up as well as respecting the rustic road.

Leroy Schrock, appearing in favor, stated that they would be working at the cabinet shop. Two other brothers would be working at the shop.

Berlin asked if he lives on site of the cabinet shop. Schrock stated he does not.

Stan Saari, appearing in favor, stated that he has known the applicant all his life and feels that there is no damage to anyone's property and is in favor of him having his business.

Simmert, provided a map to the committee to show the Woolever property.

Seeing as no one else wishes to speak, the Chair closed the public portion of the hearing and went into deliberation.

Newport stated he went to the Town meeting on March 14th and people spoke about the noise and traffic. There was also concern about the rustic road and whether or not businesses were permitted on the road. He stated that the people he heard speaking at the town, he felt their concerns were put to rest.

Spencer asked about the vote and what the discussion might have been. Newport stated they were worried about truck traffic.

Spencer asked Krueger if this would be an issue being on a designated rustic road. Krueger explained he does not feel it goes against the rustic road program.

Motion by J. Berlin/B. Newport to recommend approval of the request for a conditional use permit for a wood fabrication business with conditions requested by staff, no signage on the rustic road per state code, and no additional driveways. Motion carried, all in favor.

Next meetings of the Conservation, Planning, and Zoning Committee will be held on Thursday, April 11th at 9:00 a.m. and Tuesday, April 23rd at 9:00 a.m.

Motion by J.Dietz/M.Krueger to adjourn the meeting at 9:47 a.m. Motion carried, all in favor.

Respectfully submitted,

Glen Johnson, Secretary