

**AGENDA**  
**Notice of Regular Meeting**  
**Sauk County Board of Supervisors**  
**Tuesday, January 17, 2023 – 6:00 p.m.**  
**County Board Meeting Room 326, 3<sup>rd</sup> Floor**  
**West Square Building, Baraboo, WI 53913**

Any person who has a qualifying disability that requires the meeting or materials at the meetings to be in an accessible location or format should contact the Sauk County Clerk's Office at 608-355-3286, between the hours of 8:00 AM and 4:30 PM, Monday through Friday, exclusive of legal holidays, at least 48 hours in advance of the meeting so that reasonable arrangements can be made to accommodate each request.

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**1. CALL TO ORDER AND CERTIFY COMPLIANCE WITH OPEN MEETING LAW**

**2. ROLL CALL**

**3. INVOCATION AND PLEDGE OF ALLEGIANCE**

**4. ADOPT AGENDA**

**5. ADOPT MINUTES OF PREVIOUS MEETING**

**6. GENERAL CONSENT AGENDA ITEMS**

**b. HIGHWAY COMMITTEE:**

- i. Resolution 1-2023 To Honor Gary Kelley For Over 30 Years Of Faithful Service To The People Of Sauk County. (Page 4)
- ii. Resolution 2-2023 To Honor Tom Sliter For Over 36 Years Of Faithful Service To The People Of Sauk County. (Page 5)

**7. SCHEDULED APPEARANCES**

- a. Kurt Goeckermann, re: Sauk County Dementia Friendly.

**8. PUBLIC COMMENT**

- a. Registration form located on the table in gallery of County Board Room 326 – turn in to the County Board Vice Chair. During Public Comment, any person who is not a member of the body may comment on a specific item or issue that is on the agenda. Any comments not related to the agenda should be sent to the County Clerk to forward to the County Board.

**9. COMMUNICATIONS *(All communications are attached to Granicus)***

- a. 01/03/2023 Letter from Western Technical College, re: Board vacancies.

**10. APPOINTMENTS**

**a. Veteran's Service Commission:**

Art Shrader, Re-Appointment, Citizen Member  
Matthew Ison, Re-appointment, Citizen Member  
Tammy A. Lenerz, Re-appointment, Citizen Member  
3 – year terms: 01/17/2023- 01/20/2026

**b. Sauk County 2023 Emergency Fire Wardens: *(attached to Granicus)***

**c. Human Services Board:**

Cliff Thompson. Re-Appointment, Citizen Member  
3 – year terms: 01/17/2023- 01/20/2026

**11. BILLS**

**12. CLAIMS**

- a. Notice of Claim: Alyssa Schukar

**13. ELECTIONS**

**14. PROCLAMATIONS**

**15. REPORTS – INFORMATIONAL, NO ACTION REQUIRED**

- a. Rebecca C. Evert, Sauk County Clerk – Rezoning petitions filed with the office of the Sauk County Clerk as a requirement of Wisconsin State Statutes 59.69(5)(e):
- i. Petition 03-2023, Applicant: Cheri M. Hitchcock; Project Location: Town of Dellona; Current Zoning: Mobile Home Park; Proposed Zoning: Multiple Family Residential. (Pages 6-18)
- b. Brent Miller
- i. Administrator's report.
- c. Tim McCumber, County Board Chair
- i. Board Chair Update.

**16. UNFINISHED BUSINESS**

**17. NEW BUSINESS**

a. EXECUTIVE & LEGISLATIVE COMMITTEE:

- i. Petition for County Board Rule Amendment offered by Supervisor McCumber.

b. FINANCE:

- i. Resolution 3-2023 Amending The 2023 Budget To Appropriate \$90,259 Pursuant To An Intergovernmental Agreement Between Sauk County, Wisconsin, and the Ho-Chunk Nation. (Pages 19-20)

c. LAND RESOURCES AND ENVIRONMENT COMMITTEE:

- i. Ordinance 1-2023 Ordinance Amendment To Approve A Map Amendment (Rezoning) Of Lands In The Town Of Dellona From A Single Family Residential To A Multiple Family Residential Zoning District Filed Upon Ho-Chunk Housing And Community Development Agency, Property Owner. (Pages 21-22)

**18. REFERRALS**

**19. NEW AGENDA ITEMS (NO DISCUSSION). SUBMIT IN WRITING OR BY E-MAIL NEW BUSINESS ITEMS TO THE COUNTY ADMINISTRATOR AS SOON AS POSSIBLE FOR RULE III.A. REFERRAL.**

**20. ADJOURNMENT**

Respectfully,



Tim McCumber  
County Board Chair

County Board Members, County staff & the public – Provide the County Clerk a copy of:

1. Informational handouts distributed to Board Members
2. Original letters and communications presented to the Board.

Agenda mail date via United States Postal Service: January 10, 2023

Agenda Preparation: Tim McCumber, County Board Chair, jointly with the County Clerk and the County Administrator.

s:/admin/Co Bd Agendas/2023/ctybdagendaJANUARY2023

**Resolution to Honor Gary Kelley for over 30 years of Faithful Service to the People of Sauk County**

Resolution offered by the Highway Committee

Resolved by the Board of Supervisors of Sauk County, Wisconsin:

**BACKGROUND:** It is custom of the Sauk County Board of Supervisors to recognize staff members who have served the people of Sauk County with distinction. Gary faithfully served the people of Sauk County for the Highway Department. Gary started on November 23, 1992 as a LTE. Gary was hired on fulltime as a Patrolman's Helper and then went on to be a Skilled Equipment Operator and then a Patrol Superintendent. Gary maintained professional and ethical integrity while serving the County. Gary was an essential team member to the Highway Department and all of Sauk County.

**THEREFORE, BE IT RESOLVED,** that the Sauk County Board of Supervisors, met in regular session, hereby expresses its appreciation, and commends Gary Kelley for over 30 years of faithful service to the people of Sauk County; and

**BE IT FURTHER RESOLVED,** that the Chairperson of the Sauk County Board of Supervisors is hereby directed to present Gary Kelley an appropriate certificate and commendation as a token of our esteem.

Approved for presentation to the County Board by the Highway Committee, this 17<sup>th</sup> day of January 2023.

Consent Agenda Item: ☐ YES ☒ NO

Fiscal Impact: ☒ None ☐ Budgeted Expenditure ☐ Not Budgeted

Vote Required: Majority = \_\_\_\_\_ 2/3 Majority = \_\_\_\_\_ 3/4 Majority = \_\_\_\_\_

The County Board has the legal authority to adopt: Yes \_\_\_\_\_ No \_\_\_\_\_ as reviewed by the Corporation Counsel, \_\_\_\_\_, Date: \_\_\_\_\_

Offered and passage moved by:

Highway Committee

\_\_\_\_\_  
Brian Peper

\_\_\_\_\_  
Terry Spencer

\_\_\_\_\_  
Smooth Dettner

\_\_\_\_\_  
Mike Flint

\_\_\_\_\_  
Kevin Schell

Fiscal Note: No Impact. *Amst*  
MIS Note: No Impact.

RESOLUTION # 2 -2023

**Resolution to Honor Tom Sliter for over 36 years of Faithful Service to the People of Sauk County**

Resolution offered by the Highway Committee  
Resolved by the Board of Supervisors of Sauk County, Wisconsin:

**BACKGROUND:** It is custom of the Sauk County Board of Supervisors to recognize staff members who have served the people of Sauk County with distinction. Tom faithfully served the people of Sauk County for the Highway Department. Tom started on March 3, 1986 as a Welder. Tom then went on to become a Patrolman and then a Janitor. Tom maintained professional and ethical integrity while serving the County. Tom was an essential team member to the Highway Department and all of Sauk County.

**THEREFORE, BE IT RESOLVED,** that the Sauk County Board of Supervisors, met in regular session, hereby expresses its appreciation, and commends Tom Sliter for over 36 years of faithful service to the people of Sauk County; and

**BE IT FURTHER RESOLVED,** that the Chairperson of the Sauk County Board of Supervisors is hereby directed to present Tom Sliter an appropriate certificate and commendation as a token of our esteem.

Approved for presentation to the County Board by the Highway Committee, this 17<sup>th</sup> day of January 2023.

Consent Agenda Item: ☐ YES ☒ NO

Fiscal Impact: ☒ None ☐ Budgeted Expenditure ☐ Not Budgeted

Vote Required: Majority = \_\_\_\_\_ 2/3 Majority = \_\_\_\_\_ 3/4 Majority = \_\_\_\_\_

The County Board has the legal authority to adopt: Yes \_\_\_\_\_ No \_\_\_\_\_ as reviewed by the Corporation Counsel, \_\_\_\_\_, Date: \_\_\_\_\_

Offered and passage moved by: Highway Committee

\_\_\_\_\_  
Brian Peper

\_\_\_\_\_  
Terry Spencer

\_\_\_\_\_  
Smooth Detter

\_\_\_\_\_  
Mike Flint

\_\_\_\_\_  
Kevin Schell

Fiscal Note: No Impact. *ms*

MIS Note: No Impact.



Land Resources & Environment  
Department  
505 Broadway, Ste. 248  
Baraboo, Wisconsin 53913  
Phone: (608) 355-3245  
Fax: (608) 355-3292  
www.co.sauk.wi.us

Application Accepted: 12-9-22  
Accepted By: TH  
Petition Number: 03-23  
Hearing Date: 1-24-23  
Supervisor District #: 3

CK# 15 268073  
306322  
Rec# 009790  
\$1500<sup>00</sup>

RECEIVED  
SAUK COUNTY

NOV 28 2022

LAND RESOURCES &  
ENVIRONMENT DEPT

### Conditional Use Permit Application

#### General Information

Property Owner Name: Cheri M. Hitchcock	Home Phone: 608-963-9852
Mailing Address: E8878 County Rd. H	Cell Phone: Same
E-mail Address:	
Agent/Applicant Name: Self	Home Phone:
Mailing Address:	Cell Phone:
E-mail Address:	

#### Site Information

Site Address: E8878 County Rd H  
Parcel ID: 006-0277-00000  
Property Description: NE 1/4 NE 1/4 Section 15, T13 N, R5 W, Zoning: AG  
Town of: Dellona  
Overlay District: ☒ Shoreland ☐ Floodplain ☐ Airport Wetland  
Current Use: Mobile Home Park

Existing Structures/Improvements: 5 mobile homes, 1 well house, 2 garages

#### Proposed Use

Applicable Ordinance Section	Description
7.037(3) 7.058	mobile home park - bring into compliance <del>with</del> Secondary Standards

Describe specifically the nature of the request (be sure to list all proposed uses of the property). What do you plan to do?  
Please attach additional sheets, if necessary.

This is just to bring everything up to compliance  
and be properly zoned in order to take out and replace  
Mobile homes in the future.

If your proposal has additional development or secondary standards, please explain how your proposal meets or exceeds those requirements. Please attached additional sheets, if necessary.

We have read and are aware of Secondary Standards of Mobile Home parks and to the best of our knowledge are in compliance with all secondary standards.

1. Mobile Home Space Compliance for space of lot & tie downs met
2. All driveways provide access to each Mobile home & offroad parking.
3. Common open areas meets & exceeds standard.
4. Construction Standards of all mobile homes meet Federal & State Construction

Site understand the Standard.

General Application Requirements

Applications will not be accepted until the applicant has met with department staff to review the application and determine if all the necessary information has been provided. All information from the checklist must be provided to the Department to be considered a complete application. Only complete applications submitted by the deadline will be noticed for a specific hearing date/time.	
<input type="checkbox"/>	Completed Conditional Use Permit Application Form.
<input type="checkbox"/>	A completed Land Use Permit Application Form with appropriate fee, payable to Sauk County LRE
<input type="checkbox"/>	\$500 application fee (non-refundable), payable to Sauk County LRE
<input type="checkbox"/>	A written narrative of the proposed conditional use; to include: a description of the proposed business activity; equipment used in the business activity; days/hours of operation; number of employees; noise, dust, vibration, fumes abatement measures; visual screening measures; and other features or characteristics (signs, fences, outdoor display/storage areas, etc.).
<input type="checkbox"/>	A scaled site plan which shall include the location of all existing and proposed buildings, driveways, entrances, sidewalks, trails, and signs; the location, size number and screening of all parking spaces.
<input type="checkbox"/>	Landscaping Plan, if applicable.
<input type="checkbox"/>	Stormwater and Erosion Control Plan, if applicable.
<input type="checkbox"/>	A detailed proposal including covenants, agreements, or other documents showing the ownership and method of assuring perpetual maintenance of land to be owned or used for common purposes.
<input type="checkbox"/>	Building elevation and floor plans, if applicable.
<input type="checkbox"/>	Any other information as required by the zoning administrator to explain the request.

#### Conditional Use Standards

##### Part A: Conditional Use Standards

Please explain how the establishment, maintenance, or operation of the proposed use may not be detrimental to or endanger the public health, safety, or general welfare of the occupants of surrounding lands.

Our Park has been in existence since 2000 and is safe, in compliance with all set backs, has ample parking, large individual yards. All Mobile homes are shingled and sided. Drive way is safe, gravel.

E8878 is not in compliance with current set backs. But when purchased in 2000 this was the only existing Mobile home on the property.

Please explain how the use will be designed constructed, operated, and maintained so as to be compatible and be appropriate in appearance with the existing or intended character of the general vicinity, and that such use may not change the essential character of the area by substantially impairing or diminishing the use, value or enjoyment of existing or future permitted uses in the area.

We may in the future wish to take out our existing unit & and replace it with a larger sectional unit. We do not foresee any other changes in the future as our tenants are very long term and happy.

#### Part B: Conditional Use Criteria

Please explain how the proposed conditional use is able to address the following:

- Erosion potential of the site based on topography, drainage, slope, soil type, and vegetative cover and mitigation of erosion potential.
- The prevention and control of water pollution, including sedimentation, and the potential impacts on floodplain and wetlands.
- Whether the site has adequate utilities including, acceptable disposal systems.
- Whether the site has access to roads and highways.
- Whether the site has suitable ingress and egress.
- Whether the site is designed to minimize traffic congestion, and the potential effect on traffic flow.

None of these factors are an issue  
We may in the future black top the drive way.  
A) No proposed site development at this time  
B) Erosion potential low at this time.  
C) Site has well house, electrical and septic to service all mobile homes  
D) Sites have existing access to county RD. H  
E) Sites have suitable access to county RD. H.  
F) Large U shaped Drive way with plenty of parking.

#### Certification

I certify by my signature that all information presented herein is true and correct to the best of my knowledge. I give permission for the staff of the Sauk County Land Resources & Environment Department to enter my property for the purpose of collecting information to be used as part of the public hearing process. I understand that the conditional use fee is a non-refundable, regardless if the conditional use is approved or denied. I understand that the fee for this application is only for the conditional use request and if permits are required for the project that those will require separate application(s) and/or fee(s). I understand that partial or incomplete applications will be returned to the applicant resulting in the application being removed from the hearing agenda and the submittal deadlines will restart. I further agree to withdraw this application if substantive false or incorrect information has been included.

Applicant/Agent: Chet H Date: 11/28/22

Property Owner Signature: Chet H Date: 11/28/22

At the public hearing, the applicant may appear in person or through an agent or an attorney of their choice. The applicant/agent/attorney may present testimony, evidence and arguments in support of the application. All site plans, pictures, etc. become the property of the Land Resources & Environment Department, will remain in the file, and will be public record.



## Conditional Use Procedures and Requirements

### What is a conditional use?

A conditional use is a land use that may be permitted in a respective zoning district only after approval is granted by the Land Resources & Environment Committee (LRE) in accordance with the standards and criteria set by the zoning ordinance. A conditional use is not suited to all locations in a zoning district, but may be allowed in some locations if it is not contradictory to the ordinance's standards/criteria and the general purpose statement for the particular zoning district. The Agency may approve such a request with conditions, which generally relate to the site's suitability and compatibility with neighboring land uses. Conditional uses must be custom tailored to a specific location and must be listed as such in the use table key of the zoning ordinance.

### Standards and Criteria

In reviewing a Conditional Use request, the LRE Committee must follow two standards:

- a) The establishment, maintenance, or operation of the proposed use may not be detrimental to or endanger the public health, safety, or general welfare of the occupants of surrounding lands.
- b) The use will be designed constructed, operated, and maintained so as to be compatible and be appropriate in appearance with the existing or intended character of the general vicinity, and that such use may not change the essential character of the area by substantially impairing or diminishing the use, value or enjoyment of existing or future permitted uses in the area.

The LRE Committee must also consider the request based on the following:

- (a) Erosion potential of the site based on topography, drainage, slope, soil type, and vegetative cover and mitigation of erosion potential.
- (b) The prevention and control of water pollution, including sedimentation, and the potential impacts on floodplain and wetlands.
- (c) Whether the site has adequate utilities including, acceptable disposal systems.
- (d) Whether the site has access to roads and highways.
- (e) Whether the site has suitable ingress and egress.
- (f) Whether the site is designed to minimize traffic congestion, and the potential effect on traffic flow.

If the LRE Committee finds that the standards and criteria have been met, the committee has the authority to grant the conditional use permit. The Committee also has the authority to attach conditions and restrictions on the establishment, location, maintenance, and operation of the conditional use as it deems necessary to ensure that the proposed conditional use adheres to the purpose and review criteria within the zoning ordinance.

### Process

1. Contact the LRE Department to schedule a meeting to review your potential request.
2. Complete the Conditional Use Permit Application and provide all the supplemental items to the LRE Department by the filing deadline.
3. Review such application with the appropriate staff member to determine completeness.
4. If the application is complete, LRE staff will publish notice of your request for a conditional use in the County's official newspaper noting the location and time of the required public hearing before the LRE Committee. Neighbors, town officials, and affected state agencies will be notified as well.
5. If the Town chooses to review the conditional use request at the Town Planning Commission and Town Board level, you will need to attend such meetings to provide information regarding the request. Please request that copies of minutes/proceedings outlining the Town's recommendation be provided to the LRE Department for the file.
6. A public hearing will be held before the LRE Committee. Either the property owner or designated agent will need to be present at the hearing to provide testimony regarding the request. The LRE Committee must make a decision based only on the evidence that is submitted to it at the time of the hearing. Failure to provide representation may result in denial or postponement of your request.
7. If the LRE Committee grants your conditional use you must obtain a land use permit from the LRE Department. A conditional use must be initiated by securing a land use permit within 365 days of the date of the approval. Failure to do so will result in the conditional use being void. The permit will be issued if all of the requirements of the Department and any conditions of the Committee have been addressed.
8. If the LRE Committee denies your conditional use, the decision will become final unless a written appeal is filed with the Zoning Administrator within 30-days of the decision. Appeals are heard before the Board of Adjustment, which will review whether the agency followed the standards and criteria in the zoning ordinance, rather than conducting a de novo review of the conditional use application.

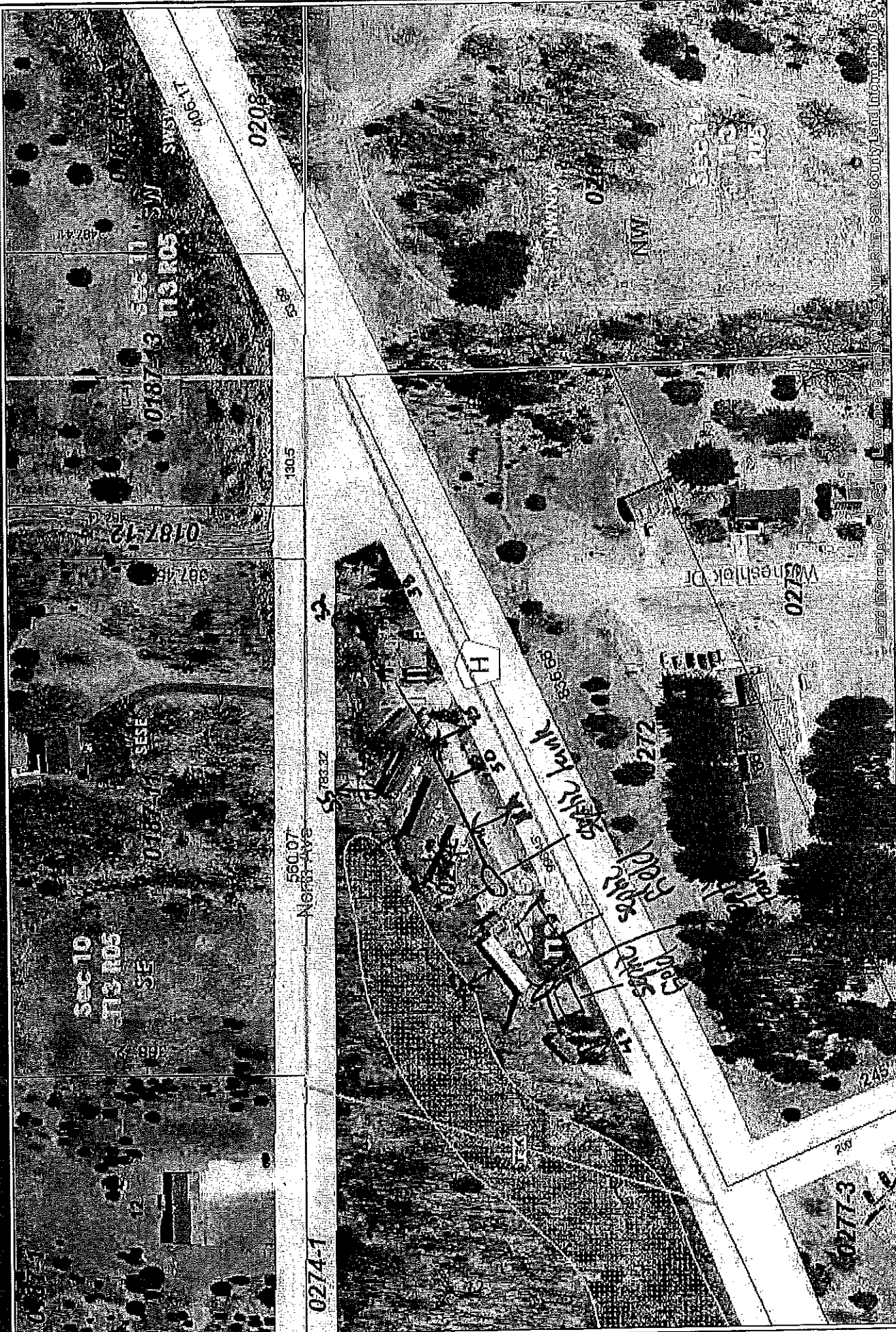
*Please Note: If a conditional use application is denied by the LRE Committee and no appeal is filed, no new conditional use application can be re-submitted for a period of 365 days from the date of the LRE Committee's decision, except on grounds of new evidence or proof of changes of factors found valid by the LRE Committee*

## Sec. 7.058. - Mobile home park and mobile homes—Secondary standards.

- (1) *Mobile home space.* Mobile home spaces shall be provided at a rate of one space for each mobile home. Spaces shall consist of an all-weather surface. The space shall be provided with six tie-down anchors. Each mobile home space shall be not less than ten feet wide, nor of less length than the length of the mobile home to be placed therein plus five feet.
- (2) *Driveways.* There shall be a system of driveways providing access to each mobile home, and to off-road parking areas within the mobile home park. This system of driveways shall connect to a road.
- (3) *Common open space.* Each mobile home park shall set aside five percent of the total area for a contiguous, common open space. The common, open space area shall be in addition to yard open spaces. The area may be provided with children's playgrounds, picnic areas, game courts, and gardens, furnished and maintained by the mobile home park owner, or the plots shall be available to park inhabitants for personal garden plots.
- (4) *Construction standards.* All mobile homes shall meet the construction standards of the Mobile Home Manufacturers Association and all federal, state, and local codes.
- (5) Mobile homes shall only be permitted in mobile home parks except as provided under Section 7.059.



# Sauk GIS Web Map



Sauk County Land Information/GIS

12/5/2022



FOR INFORMATIONAL PURPOSES ONLY. Sauk County does not warrant the accuracy of the data contained in this map. Data contained in this map is limited by the method and accuracy of the collection.



Land Resources & Environment  
Department  
505 Broadway, Ste. 248  
Baraboo, Wisconsin 53913  
Phone: (608) 355-3245  
Fax: (608) 355-3292  
www.co.sauk.wi.us

Application Accepted: 12-9-23  
Accepted By: TH  
Petition Number: 03-23  
Current Zoning: AG  
Proposed Zoning: MFR  
Committee Hearing Date: 1-24-23  
County Board Date: 2-21-23  
Supervisor District #: 3

### Zoning Map Amendment (Rezone) Application

#### General Information

Property Owner Name: Cheri Marie Hitchcock Home Phone: (608) 963-9852  
Mailing Address: E 8878 County Rd. H Cell Phone: (608) 963-9852  
E-mail Address: Cheri.50123@gmail.com  
Agent/Applicant Name: Cheri Marie Hitchcock Home Phone: (608) 963-9852  
Mailing Address: E 8878 County Rd. H Cell Phone: (608) 963-9852  
E-mail Address: ~~Cheri.50123@gmail.com~~ Cheri.50123@gmail.com

#### Site Information

Site Address: E 8878 County Rd H  
Parcel ID: 006-0274-00000  
Property Description: NE 1/4 NE 1/4 Section 15, T13 N, R5 E, Current Zoning:  
Town of: Dellona  
Overlay District: ☒ Shoreland ☐ Floodplain ☐ Airport Wetland  
Current Use: Mobile home Park

Existing Structures/Improvements: 5 mobile homes, 1 well house & garage

#### Proposed Zoning

Proposed Ordinance Section	Proposed Zoning/Use Description
7.037(3)(B)	Mobile Home Park - bring into compliance

Describe specifically the nature of the request (be sure to list all proposed uses of the property). What do you plan to do? Please attach additional sheets, if necessary.

Our property here at E 8878 County Rd H Wi. Dells WI. Has always been used as a Mobile Home Park Since Purchased in 2000 we were not aware that it was improperly Zoned and only want to continue its use as such being Properly Zoned.

### General Application Requirements

Applications will not be accepted until the applicant has met with department staff to review the application and determine if all the necessary information has been provided. All information from the checklist must be provided to the Department to be considered a complete application. Only complete applications submitted by the deadline will be noticed for a specific hearing date/time.

- ☐ Completed Zoning Map Amendment Application Form.
- ☐ \$500 application fee (non-refundable), payable to Sauk County LRE.
- ☐ Town/County Scheduling Form completed by the applicant and Township.
- ☐ A scaled map of the proposed rezone area (if the property is not vacant the location of buildings, driveways, etc. must be shown).
- ☐ Legal description of the area to be rezoned (CSM, Metes & Bounds description)
- ☐ Any other information as required by the zoning administrator to explain the request.

### Zoning Map Amendment Standards

Explain how the proposed rezone is consistent with the overall purpose and intent of the zoning ordinance.

We really do not want to change the land use in any way.  
It has been a small Mobile Home park. Since we have owned it and  
we only want to have it zoned properly to be in County & still comply.  
We were not aware that we were improperly zoned and so to immediately  
correct the issue. We are currently zoned Agricultural & it should be  
Recreational Commercial.

If rezoning out of an Exclusive Agriculture Zoning District explain how the land is better suited for a use not allowed in the Exclusive Agriculture Zoning District and how the rezoning will not substantially impair or limit future agricultural use of surrounding parcels of land that are zoned for or legally restricted to agricultural use.

~~Other than personal Gardens  
There is not enough land for agricultural use and  
is a Multi Unit Dwelling~~

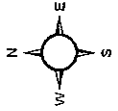
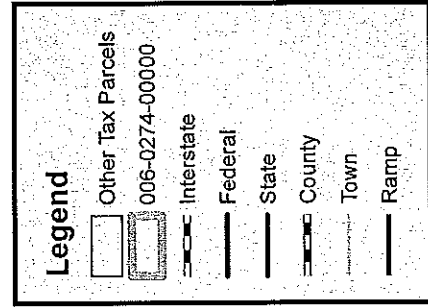
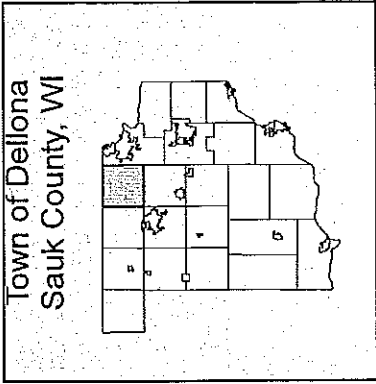
### Certification

I certify by my signature that all information presented herein is true and correct to the best of my knowledge. I give permission for the staff of the Sauk County Land Resources & Environment Department to enter my property for the purpose of collecting information to be used as part of the public hearing process. I understand that the rezone fee is a non-refundable, regardless if the rezone is approved or denied. I understand that the fee for this application is only for the rezone request and if permits are required for the project that those will require separate application(s) and/or fee(s). I understand that partial or incomplete applications will be returned to the applicant resulting in the application being removed from the hearing agenda and the submittal deadlines will restart. I further agree to withdraw this application if substantive false or incorrect information has been included.

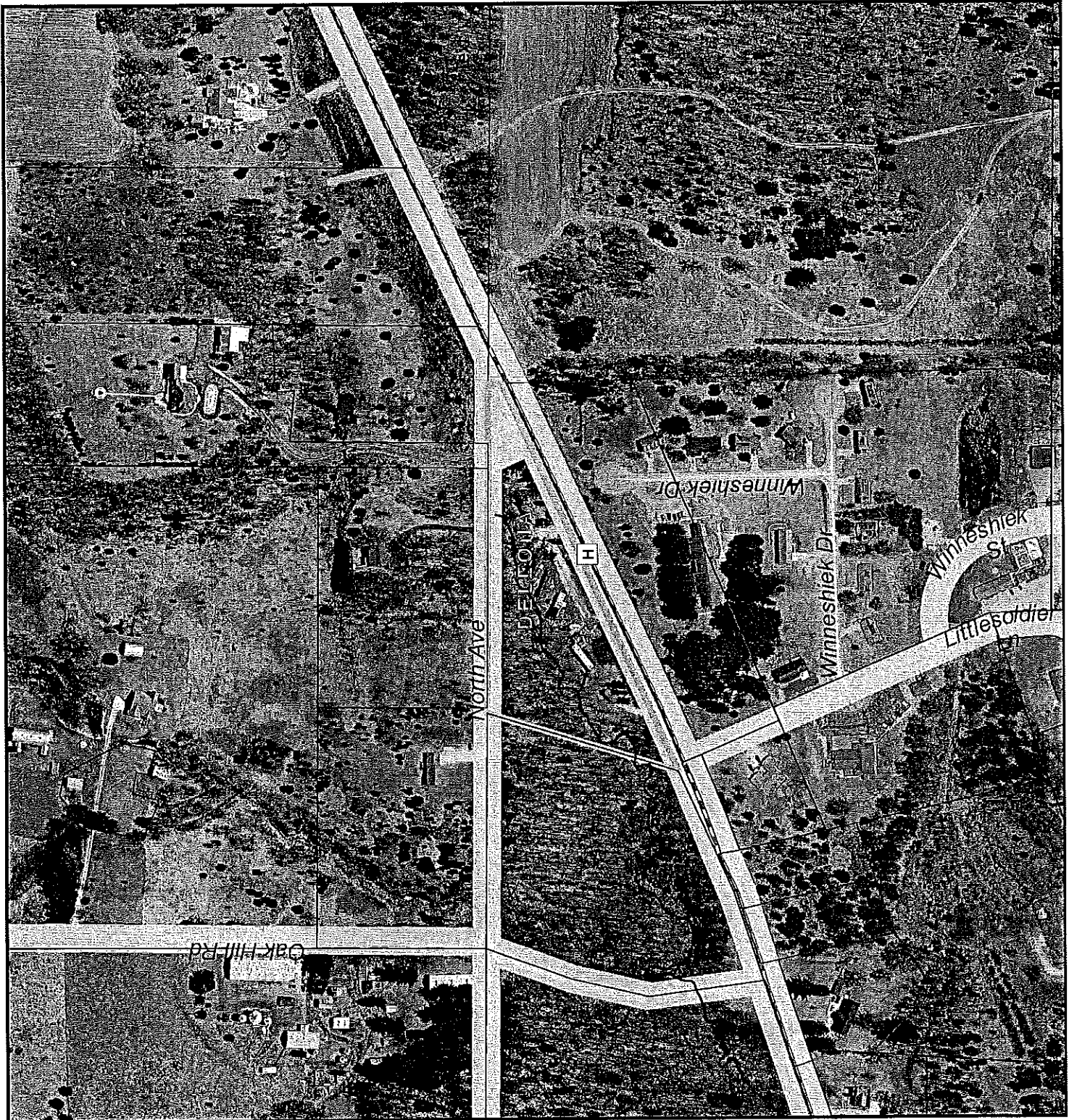
Applicant/Agent: Cheri M. Hitchcock Date: 11/28/22  
Property Owner Signature: Cheri M. Hitchcock Date: 11/21/22



SAUK COUNTY LAND RESOURCES AND ENVIRONMENT



FOR INFORMATIONAL PURPOSES ONLY  
Sauk County does not warrant the  
accuracy of the data contained herein  
and makes no warranty with respect to  
its correctness or reliability. The data  
is the property of the County and is  
not to be used for any other purpose  
without the written consent of the  
County of its collection.



**Land Resources & Environment Department**  
**505 Broadway, Baraboo, Wisconsin 53913**  
(608) 355-3245      [www.co.sauk.wi.us](http://www.co.sauk.wi.us)

**NOTICE**

PLEASE TAKE NOTICE, that the Land Resources and Environment Committee of the Sauk County Board of Supervisors will hold a public hearing on January 24, 2023, at 9:15 a.m. or as soon thereafter as the matter may be heard, in the County Board Room at the Sauk County West Square Building in the City of Baraboo to consider:

- I.      A.      Petition 03-2023. A petition to consider a rezone from an Agriculture zoning district to a Multiple Family Residential zoning district and conditional use permit pursuant to s. 7.037(3)(b) for a mobile home park. Said rezone and conditional use is located in the Town of Dellona, Sauk County.

Lands affected by the proposed rezone and conditional use are located in part of the NE ¼, NE ¼, Section 15, T13N, R5E, Town of Dellona, and as further described in Petition 03-2023. Tax parcel identification number 006-0271-00000.

- B.      Testimony of persons to appear at the public hearing; any person so desiring will be given a reasonable opportunity to express their opinions on the matter before the Committee.
- II.      A.      The purpose of the proposed rezone and conditional use are to permit a mobile home park.
- B.      Any person desiring more information or to request a map of the proposed conditional use may contact the Sauk County Land Resources and Environment Office, Tate Hillmann at the Sauk County West Square Building (Telephone (608) 355-4833 phone).
- C.      If you have a disability and need help, reasonable accommodations can be made for those so requesting provided that a 48 hour notice is given. Please call 608-355-3245 or TDD 608-355-3490.

Date:    December 26, 2022

**SAUK COUNTY LAND RESOURCES AND ENVIRONMENT COMMITTEE**

BY:    Tate Hillmann, Land Use and Sanitary Technician  
Sauk County Department of Land Resources and Environment  
505 Broadway Street  
Sauk County West Square Building  
Baraboo, WI 53913

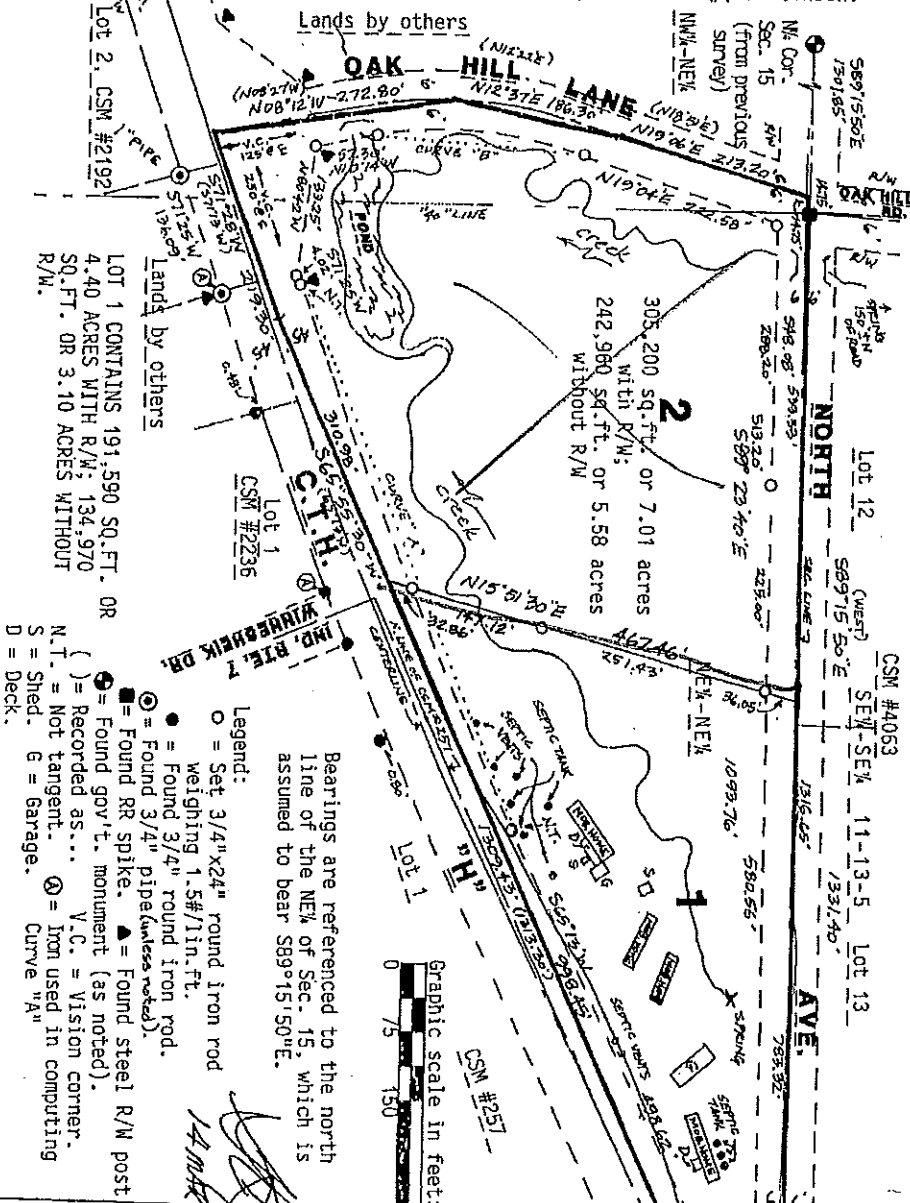
To be published January 5, 2023 and January 12, 2023

This notice can also be found at [www.wisconsinpublicnotices.org](http://www.wisconsinpublicnotices.org) or [www.co.sauk.wi.us/legalnotices](http://www.co.sauk.wi.us/legalnotices)



## SAUK COUNTY CERTIFIED SURVEY MAP NO. 4612

Located in: NW¼-NE¼ & NE¼-NE¼, Section 15, T13N, R5E.  
Town of Dellona, Sauk County, Wisconsin.



772266

REGISTRAR'S OFFICE  
SAUK COUNTY WI  
RECEIVED FOR RECORD

AT 3:00 O'CLOCK P M

ON Apr 02 2002

REGISTRAR

copy, 50

Vol. 25 Pg 4612

CURVE	DELTA	RADIUS	ARCLLENGTH	CHORD
A	06°38'50"	5685.00'	659.55'	S67°44'30"W, 659.21'
Lot 1	02°52'40"	"	285.54'	S65°51'30"W, 285.48'
Lot 2	03°46'10"	"	374.01'	S69°10'50"W, 374.00'
B	29°18'	465.48'	237.99'	N04°25'E, 235.41'

Carlson Surveying, Inc. Client:  
 1709 Ash St. Vernagene Sawyer  
 Baraboo, WI 53913 E8852, C.T.H. "H"  
 Tel-Fax: (608)356-8598 Wisconsin Dells, WI 53965

**SURVEYOR'S CERTIFICATE:**

I, Steven M. Higley, registered land surveyor, hereby certify that I have surveyed, divided and mapped a parcel of land located in the NW¼-NE¼ and NE¼-NE¼, Section 15, T13N, R5E, Town of Dellona, Sauk County, Wisconsin, bounded by the following described line:

Beginning at the NE corner of said Section 15; thence S01°02'E, 32.30 feet; thence S65°55'30"W, 1309.43 feet; thence S71°28'W, 219.30 feet; thence N08°12'W, 272.80 feet; thence N12°37'E, 186.30 feet; thence N19°06'E, 213.20 feet; thence S89°15'50"E, 1331.40 feet to the point of beginning.

Said parcel contains 11.41 acres and is subject to highway and other easements of record.

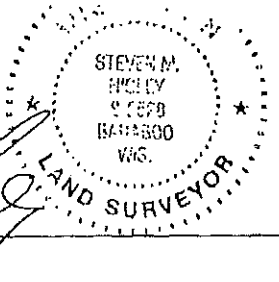
That I have complied with the provisions of Chapter 236.34 Wisconsin Statutes and the subdivision regulations of Sauk County to the best of my knowledge, information and belief in surveying, dividing and mapping the same.

That such plat is a correct representation of all exterior boundaries of the land surveyed and the subdivision made thereof.

That I have made such survey under the direction of Vernagene Sawyer.

14 MAR 2002  
 Date

[Signature]  
 Surveyor



**SAUK COUNTY PLANNING AGENCY APPROVAL:**

Resolved that this certified survey in the Town of Dellona be, and hereby is, approved in compliance with Chapter 236 Wisconsin Statutes and the Sauk County Planning Agency Subdivision Regulations.

I hereby certify that the foregoing is a true and correct copy of a resolution adopted by the Sauk County Planning Agency and made effective this 1st day of APRIL, 2002.

4-1-2002  
 Date

[Signature]  
 Administrator

NOTE: Lot 2 is considered unbuildable until a soil certificate (SBD-8330) is filed with the Sauk County Planning and Zoning Office, as required by the Wisconsin Department of Commerce.

RESOLUTION # 3 -2023

AMENDING THE 2023 BUDGET TO APPROPRIATE \$90,259 PURSUANT TO AN INTERGOVERNMENTAL AGREEMENT BETWEEN SAUK COUNTY, WISCONSIN AND THE HO-CHUNK NATION

Resolution offered by the Finance Committee

Resolved by the Board of Supervisors of Sauk County, Wisconsin:

**BACKGROUND:** On April 20, 2010 by Resolution 43-10, Sauk County was authorized to enter into an intergovernmental agreement with the Ho-Chunk Nation that provides for an annual payment of \$90,259 from the Ho-Chunk Nation to Sauk County. These funds may be used at the County's discretion for any purpose unless that purpose is considered a prohibited purpose that diminishes the Nation's governmental jurisdiction or has an adverse financial impact on the Nation. The County may not spend any money received under this agreement until the County provides a written report to the Nation each March 1; and the Nation must expressly state that the intended use does not constitute a prohibited purpose, or 30 days must have elapsed since the Nation has received said report and the Nation has not objected. In addition to the 2023 allocation of \$90,259, this resolution adopts the 2022 property tax levy, which is a portion of the 2023 Sauk County budget.

**WHEREAS,** through adoption of the 2023 County budget allocated \$25,500 of the \$90,259 Ho-Chunk annual payment;

Administrator	Indigenous People's Day Celebration	\$10,000
Aging & Disability Resource Center	Breakfast Bag Program	15,000
	2023 Budgeted Ho-Chunk funds	\$25,500

**NOW, THEREFORE BE IT RESOLVED,** by the Sauk County Board of Supervisors that the 2023 budget is hereby amended to appropriate the remaining 2023 Ho-Chunk funds of \$64,759 as follows:

Highway	Highway Maintenance	\$32,379
Land Resources & Environment	Parks Implementation of Master Plan- Hemlock and White Mound Parks	32,380
		\$64,759

For Consideration by the Sauk County Board of Supervisor on January 17, 2023.

Consent Agenda Item: [ ] YES [X] NO

Fiscal Impact: [ ] None [X] Budgeted Expenditure [X] Not Budgeted

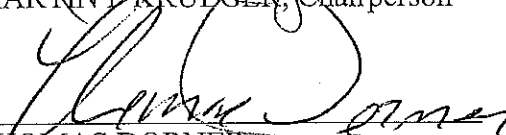
Vote Required: Majority = \_\_\_\_\_ 2/3 Majority = X 3/4 Majority = \_\_\_\_\_

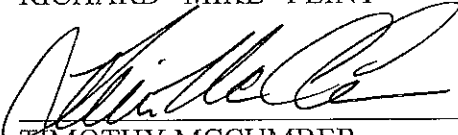
The County Board has the legal authority to adopt: Yes X No \_\_\_\_\_ as reviewed by the Corporation Counsel, [Signature], Date: 01.10.2023


Offered and passage moved by **Sauk County Finance Committee:**


  
MARTIN F. KRUEGER, Chairperson

  
RICHARD "MIKE" FLINT

  
THOMAS DORNER

  
TIMOTHY MCCUMBER

  
LYNN EBERL

**Fiscal Note:** To avoid supplanting the property tax and creating undue reliance on this potentially non-recurring and non-discretionary funding stream, these dollars were purposefully not included in the original 2023 budget. 

**MIS Note:** No impact.

1  
2  
3 **GENERAL CODE OF SAUK COUNTY, WISCONSIN**  
4 **ORDINANCE AMENDMENT # 1-2023**  
5

6 **Ordinance Amendment to approve a map amendment (rezoning) of lands in the**  
7 **Town of Dellona from a Single Family Residential to a Multiple Family Residential**  
8 **Zoning District filed upon Ho-Chunk Housing and Community Development**  
9 **Agency, property owner.**

10  
11 **Ordinance Amendment offered by the Land Resources and Environment Committee**  
12

13 **BACKGROUND:**  
14

15 Background: Ho-Chunk Housing and Community Development Agency owns property in  
16 the NE ¼, Section 15, T13N, R05E, Town of Dellona, and has requested a map  
17 amendment (rezoning) of property legally described pursuant to petition 29-2022 from  
18 Single Family Residential to Multiple Family Residential zoning. The intent of the map  
19 amendment (rezoning) being to create lots that can support multiple family dwellings.  
20

21 Pursuant to Wis. Stat. §59.69(5) Sauk County has the authority to develop, adopt, and  
22 amend a zoning ordinance. At a public hearing held by the Land Resources and  
23 Environment (LRE) Committee on December 27, 2022; the LRE Committee made findings  
24 pursuant to Sauk County Code of Ordinance §7.150(9) and recommended approval of the  
25 map amendment.  
26

27 Pursuant to Wis. Stat. §66.1001 Wisconsin Statutes, any program or action of a local  
28 governmental unit that affects land use shall be consistent with the comprehensive plan.  
29 The Sauk County Comprehensive Plan, adopted by the Sauk County Board of Supervisors  
30 in 2009, defines managing and focusing "on efficient land use patterns that promotes  
31 redevelopment of under-utilized lands. It sets limits on outward growth, incorporates  
32 permanent land preservation techniques, and achieves livable communities." Upon  
33 evaluation of the request, the Land Resources and Environment Committee found that the  
34 rezone request to a Multiple Family zoning district maintains this objective.  
35

36 **NOW, THEREFORE, THE SAUK COUNTY BOARD OF SUPERVISORS DOES**  
37 **ORDAIN AS FOLLOWS:**

38 Section 1. Any existing ordinances, codes, resolutions, or portions thereof in  
39 conflict with this ordinance shall be and hereby are repealed as far as any conflict exists.

40 Section 2. This ordinance shall take effect the day after passage and publication  
41 as required by law.

42 Section 3. If any claims, provisions or portions of this ordinance are adjudged  
43 unconstitutional or invalid by a court of competent jurisdiction, the remainder of this  
44 ordinance shall not be affected thereby.

45 Section 4. Section 7.005(2) Official Zoning Map of the General Code of Sauk  
46 County, Wisconsin, is amended as follows:  
47

48 Rezone of Lots 7, 15, 16, 20, 21, 25 of Winnebago Heights Subdivision from a Single  
49 Family Residential to a Multiple Family Residential zoning district.  
50  
51

52 Approved for presentation to the County Board by the Land Resources and Environment  
53 Committee this 27<sup>th</sup> day of December, 2022.

54  
55 Consent Agenda Item: [ ] YES [X] NO

56  
57 Fiscal Impact: [X] None [ ] Budgeted Expenditure [ ] Not Budgeted

58  
59 Vote Required: Majority = X 2/3 Majority = \_\_\_\_\_ 3/4 Majority = \_\_\_\_\_

60  
61 The County Board has the legal authority to adopt: Yes X No \_\_\_\_\_ as  
62 reviewed by the Corporation Counsel, [Signature], Date:

63 01.10.2023  
64  
65

66 Offered and passage moved by:

67 [Signature]  
68 MARTY KRUEGER, CHAIR

69 [Signature]  
70 ROBERT SPENCER

71 [Signature]  
72 BRANDON LOHR

73 [Signature]  
74 LYNN EBERL

[Signature]  
PETER KINSMAN, VICE CHAIR

[Signature]  
DENNIS POLIVKA

[Signature]  
VALERIE MCAULIFFE

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86 Fiscal Note: No Impact Amt

87  
88 MIS Note: