

January 15, 2018

## **Sanitation/Planning & Zoning/Dog Control**

Meeting called to order at 6:00p.m., by Chairman, Doug Path.

Present: Doug Path, Paul Steele and Rodney Sherwood, Cedric Schnitzler and Carol Las.

Also Present: Alison Elliott-Sanitation, Zoning, and Dog Control Administrator and members of the public.

Possible Corrections and Approval from December 18, 2017 Meeting Minutes.

A **Motion** was made by Paul Steele and seconded by Rodney Sherwood to approve the minutes from the December 18, 2017 meeting. Motion carried, 5-0.

Public Comment (3 minutes each): None.

### **Public Hearings:**

Application for Mathy Construction Co., for a **conditional use permit** to set-up a portable hot mix asphalt plant at 15620 State Highway 71, in part of the SW 1/4, SE 1/4, Section 13, T16N, R3W, Town of Wells, parcel number 046-00283-0000. The plant will be located on approximately 4 acres of the 25 acre parcel. The adjoining land use is agriculture and woodlands.

Andy Marinelli (with Mathy Construction) spoke on behalf of the application for Mathy Construction. He explained the location for the set-up for a portable hot mix asphalt plant would be on Highway 71. They estimate that the project will take approximately 3-4 weeks to complete. However, they will be doing some other jobs while they have the use of the portable hot mix asphalt on site.

A concerned neighbor, Robert & Vickie Wilchinski called the zoning office on 1-15-18 to have their verbal testimony recorded for the public hearing as they would not be able to attend in person due to the weather. They have no objections to the conditional use permit for the asphalt plant however they are concerned about the runoff from the temporary plant that was set up on the same site back in 2014. Their property is at 15723 Kenya Ave just north of the project. The Wilchinski's requested that a Mathy representative contact them to discuss what will be done to prevent this in the future. Andy informed the public and committee that he will call them and do a follow-up call with Alison after he speaks with them.

A committee member asked if this was something that the DNR should to be involved. Andy informed the committee and public that he has been in contact with the DNR and has a state permit for this property.

A letter from the Town of Wells was received stating that they approved of the conditional use permit for the portable hot mix asphalt project.

Discussion was held:

A Motion was made by Rodney Sherwood, seconded by Cedric Schnitzler to approve the application of Mathy Construction Co., for a **conditional use permit** to set-up a portable hot mix asphalt plant at 15620 State Highway 71, in part of the SW 1/4, SE 1/4, Section 13, T16N, R3W, Town of Wells. Motion carried:5-0.

A petition by Deborah Thomas (Hojnacki) for a **change of zoning** district, from GA-General Agriculture to R3 Rural Residential on a parcel of land located at 26284 County Hwy ET, in part of the SE1/4 & SW1/4, Section 26, T18N-R1W, Town of LaGrange. Reason for change of zoning is to reduce minimum required setbacks.

January 15, 2018

Deborah Thomas Hojnacki & Dave Hojnacki were present to explain the reason for their application. They would like to build a shed. They are currently zoned GA-General Agriculture and would like to be changed to R3-Rural Residential. Total acreage is .75 acres, which does not give them enough room to build and be within the minimum setbacks for General Agriculture.

Town of LaGrange sent a letter approving the requested change of zoning from GA-General Agriculture to R3-Rural Residential. Sharlee Mitteldstaedt, a member of the Town of LaGrange Planning Commission was present and stated the only concern the Town had was the potential for having two dwellings on the property if someone was going to live in the shed and keep the existing trailer on the property as well.

The Hojnacki's informed the Committee that they had no plans to have someone live in the shed. Alison mentioned that a guest house is allowed however there is a 180 day occupancy limit which would not allow for the shed to be used as a second dwelling.

Discussion was held:

A Motion was made by Paul Steel, seconded by Rodney Sherwood to approve the application for Deborah Thomas (Hojnacki) for **change of zoning** district, from GA-General Agriculture to R3 Rural Residential on a parcel of land located at 26284 County Hwy ET, in part of the SE1/4 & SW1/4, Section 26, T18N-R1W, Town of LaGrange. Motion carried: 5-0. This resolution will be forwarded to the Monroe County Board on January 24, 2018 for approval.

Application of Angela Dwyer for a **conditional use permit** for a Dog Kennel at property located at 26008 Hwy 71, Wilton, in part of the NW ¼ of SW ¼, Section 26, T16N, R1W, in the Town of Wilton, Tax Parcel ID# 048-00537-5000, 2.2 acres. The adjoining land use is agricultural.

Angela was not able to be present and asked Alison Elliott to represent her. Alison informed the Committee and the public that Angela currently has more than 5 dogs some of which she is breeding. She has small dogs which are used as therapy dogs. Due to the size of these dogs they are kept mostly inside the house.

Leslie Schreier (Humane Office) did a site visit and reported that Angela did not have her dogs licensed and informed Angela that she also needed a Kennel CUP because she had more than 5 dogs. Angela did get a Multiple Dog license on December 4, 2017 for 5 dogs and will be in for two more after they are old enough to get rabies shots.

Discussion was held:

A Motion was made by Cedric Schnitzler, seconded by Rodney Sherwood to approve the application for Angela Dwyer for a **conditional use permit** for a Dog Kennel at property located at 26008 Hwy 71, Wilton, in part of the NW ¼ of SW ¼, Section 26, T16N, R1W, in the Town of Wilton. Motion carried: 5-0.

Application of Paul Ahnen for a **conditional use permit** for a small business for sale of new and used guns, at 6745 Dayton Ave, in part of the NW 1/4, SE 1/4, Section 4, T18N, R4W, Town of Little Falls, parcel number 026-00830-5003, 11 acre parcel.

Paul was present and explained his reason for his application for a small business for sale of new and used guns. He is currently buying and selling new and used guns, and cleaning supplies. Has been doing this for approximately 3 years. His ATF license was up for renewal and the agent is requiring that he obtain a county permit. He was told initially that if he was only selling and buying guns and had no inventory he would just

January 15, 2018

need a household occupancy zoning permit. However when he started having inventory he now needs a conditional use permit.

He was previously allowing customers to test and shoot the guns on his private rifle range in the back yard. He recently found out from the ATF agent that he would have to carry a rider on his insurance to be compliant with the state. He has decided not to pursue this due to the cost and no longer allows customers to use his private range.

A letter was received from the Town of Little Falls recommending approval of the application for the small business-for buying and selling guns.

David & Jennifer Smith neighbors to the south of Mr. Ahnen were present and have several concerns. They have trails going through their 20 acres and Mr. Smith turkey hunts and their son bow hunts and has stands in the trees. They feel very unsafe and have concerns about walking on their trails and during the bow hunting season when the rifle range is in use.

Another neighbor Cynthia Liebl lives across St Hwy 27 to the west and had complaints that every weekend they can hear shooting. She also had concerns about assault weapons being sold.

Paul explained that for the past three months he has not allowed customers to use the range. It is only used now for his own personal use or friends and family. He also stated that he has a designated area (range) for shooting. He has a pit area that is 8 feet deep, 25 feet wide and 40 yards long. He has this designed for safety purposes. He explained that he is willing to work with the neighbors and wants to be a friendly neighbor. He is not looking to have a bad reputation and wants it to work for everyone.

Discussion was held.

A Motion was made by Carol Las, seconded by Rodney Sherwood to approve the application of Paul Ahnen for a **conditional use permit** for a small business for sale of new and used guns, at 6745 Dayton Ave, in part of the NW 1/4, SE 1/4, Section 4, T18N, R4W, Town of Little Falls. Motion carried: 5-0.

Larry Revels, Parcel Access: Larry Revels was not present this item will be postponed until next month's meeting.

### **Dog Control:**

Recognition for donators & volunteers on the Lobby/Office addition

Alison informed the committee that she felt that all the business, organizations and volunteers should be recognized for the new office addition and wanted to discuss options. It was decided to gather all the names and discuss this again next month.

Discussion was held regarding financial invoices for the dog control. Next month there will be further discussion after review.

### **Sanitation & Zoning:**

Proposed Shoreland Zoning Code amendments (required by DNR)

Proposed Floodplain Zoning Code amendments (required by DNR)

Proposed Zoning Code amendments.

Alison handed out the proposed amendments and gave a brief summary of the changes.

January 15, 2018  
Discussion was held.

Committee members will review and will have discussion again next month. A mailing will be going out to the zoned Towns to invite them to comment. Public hearings on the proposed amendments are planned for the March Committee meeting.

**FINANCIAL REPORT - VOUCHERS - INTER-DEPARTMENTAL TRANSFERS – CREDIT CARD EXPENDITURES – LINE ITEM TRANSFERS – BUDGET ADJUSTMENTS**

Department Vouchers		Interdepartmental Transfers		Credit Card Voucher	
Sanitation	838.34	Sanitation	70.58	Sanitation	609.00
Zoning	0	Zoning		Zoning	221.79
Dog Control BOA	4646.86	Dog Control		Dog Control Land Rec.	1,342.33
<b>Total</b>	<b>5485.20</b>	<b>0</b>	<b>70.58</b>		<b>2,173.12</b>

Vouchers were reviewed for December.

Discussion was held.

**Set Date for Next Meeting and Possible Agenda Items.**

The next meeting will be held February 19, 2018 and will start at 6:00 pm in the County Board meeting room in the Justice Center. Items on the agenda for the February meeting include (1) CUP . There will be further discussion regarding the recognition for the volunteers, businesses and organizations for the new office addition on the Dog Shelter. There will also be further discussion regarding the proposed shoreland zoning, floodplain zoning and amendments.

A **motion** to adjourn was made by Paul Steele, seconded by Cedric Schnitzler.  
Motion carried: 5-0.

Meeting adjourned at 8:08 p.m.

*Recorded by Gretchen Jilek*

March 19, 2018

## **Sanitation/Planning & Zoning/Dog Control**

Meeting called to order at 6:00 p.m, by Chairman, Doug Path.

Present: Doug Path, Paul Steele and Rodney Sherwood, Cedric Schnitzler and Carol Las.

Also Present: Alison Elliott-Sanitation, Zoning, and Dog Control Administrator, Amber Dvorak-Monroe County Human Officer and members of the public.

Possible Corrections and Approval from January 15, 2018 Meeting Minutes.

A **Motion** was made by Paul Steele and seconded by Rodney Sherwood to approve the minutes from the January 15, 2018 meeting. Motion carried, 5-0.

Public Comment (3 minutes each): None

### **Public Hearings:**

Application of Janelle Behrens-Wood & Robert Wood for a **conditional use permit** for a Small Business to make and sell confections on property located at 12025 Fedora Rd, in part of the SW ¼ of SW ¼, Sec.26, T18N, R4W, in the Town of Sparta, tax ID # 040-01403-2000, 3 acres. The adjoining land use is primarily agriculture.

Janelle Behrens-Wood & Robert Wood were present and explained their request to the Committee. They are planning to run a state inspected kitchen out of their home to sell confections. There will be no changes to the appearance of the home and the only extra road traffic would possibly be a UPS and/or a FedEx truck.

A letter was received from the Town of Sparta and also Clarence Justin -Town of Sparta supervisor was present and stated that the Town approved the issuance of this permit.

A Motion was made by Paul Steele, seconded by Rod Sherwood to approve the application of Janelle Behrens-Wood & Robert Wood for a **conditional use permit** for a small business to make and sell confections on property located at 12025 Fedora Rd, in part of the SW 1/4, SW 1/4, Section 26, T18N, R4W, Town of Sparta. Motion carried: 5-0.

### **Ch 53 Shoreland Zoning Code amendments**

There were 3 changes/corrections to be made as requested by the State and then the Monroe County Shoreland Code would be in full compliance with State regulations.

A **Motion** was made by Paul Steele, seconded by Cedric Schnitzler to approve the changes for Ch. 53 Shoreland Zoning Code amendments. Motion carried: 5-0.

### **Ch 50 Floodplain Zoning code amendments**

To comply with the State regulations there were several more pages added and also corrections made to most of the existing code. One of the major changes is now a whole section was added on the regulation of cranberry farms with regards to floodplain.

A motion was made by Paul Steele, seconded by Cedric Schnitzler to approve the changes for Ch. 50 Floodplain Zoning code amendments. Motion carried: 5-0.

March 19, 2018

## **Larry Revels, Parcel Access**

Kory Revels, son of Larry Revels was present. He explained that he purchased from his father property on Highway 71 which has a tunnel under the bike trail as the only access to the majority of the acreage. He has 2 acres in front of the tunnel and 41 behind it. The tunnel is 140 ft long. All of his land is on the same tax parcel and through the tunnel is the only way to access his land behind it. He is wanting to build on the land behind the tunnel but because of the zoning code requirements for access he is unable to obtain a zoning permit or even apply for a variance from the Board of Adjustments. He feels he should not have to purchase an easement from anyone else. The DNR will not grant him any kind of documentation of legal access so essentially the parcel is land locked. The only thing the DNR will give him is a letter of permission to use the tunnel to physically access the property. He has approached the Town of Wells to but they will not make it a town road. He is requesting the zoning code be changed to allow for a zoning permit to be granted without documentation of access to the property.

Discussion was held.

The Committee decided to recommend an amendment the zoning ordinance. A change in the general zoning code has to be approved by the County Board and majority of zoned towns and could possibly take several months. Alison will send the proposed ordinance changes to the zoned Towns for review and comment. This will be placed on the next Committee meeting for discussion before scheduling a public hearing.

## **Dog Control:**

Recognition for donators & volunteers on the Lobby/Office addition. The Committee recommends having an open house for the new Lobby addition. They approved getting a plaque made to recognize Marcus Sherman and starting a "Puppy Paw" Wall for other donators.

Guard rail/barricade for front lobby wall. Paul Steel is going to talk to the highway department about some sort of barricade.

Financial Policies. It was brought up in January's meeting about medical costs and the amount coming from donations. Dr. Randy from Sparta Veterinary Clinic was present and gave a few examples of what some surgeries may cost for a dog.

Discussion was held.

A **motion** was made by Carol Las, seconded by Rodney Sherwood to have Alison and Amber draft a policy to guide donation money spending approval for medical cost that exceed a certain amount. Motion carried: 5-0.

## **Sanitation & Zoning:**

Proposed Zoning Code amendments. Alison explained the new draft given to the Committee this month contains language that would allow for billboard type signs. She informed the Committee this was not included in the draft that was previously sent to the zoned Towns for review and recommended resending this draft with the new language.

Discussion was held.

A **motion** was made by Cedric Schnitzler, seconded by Carol Las to send the new draft of proposed zoning code amendments the zoned towns and to revisit this at the next Committee meeting. Motion carried 5-0.

March 19, 2018

Waive Fee for Land Use Applications for Flood Damage Repair only.

Discussion held.

A motion was made by Carol Las, seconded by Rodney Sherwood to waive the fee for Land Use Applications for Flood Damage Repair only.

**FINANCIAL REPORT - VOUCHERS - INTER-DEPARTMENTAL TRANSFERS – CREDIT CARD EXPENDITURES – LINE ITEM TRANSFERS – BUDGET ADJUSTMENTS**

**December 2017/January 2018:**

Department Vouchers		Interdepartmental Transfers		Credit Card Voucher	
Sanitation	5.40 569.69	Sanitation		Sanitation	
Zoning	63.47 96.82	Zoning		Zoning	30.47
Dog Control BOA	3278.22 1183.62 93.60	Dog Control	300.00	Dog Control Land Rec.	770.50
<b>Total</b>	<b>5290.82</b>	<b>0</b>	<b>300.00</b>		<b>800.97</b>

Vouchers were reviewed for December 2017/January 2018.

**February:**

Department Vouchers		Interdepartmental Transfers		Credit Card Voucher	
Sanitation	318.88	Sanitation		Sanitation	
Zoning	381.92	Zoning		Zoning	13.60
Dog Control BOA	3016.78	Dog Control		Dog Control Land Rec.	356.67
<b>Total</b>	<b>3717.58</b>	<b>0</b>			<b>370.27</b>

Vouchers were reviewed for February.

Discussion was held.

**Set Date for Next Meeting and Possible Agenda Items.**

The next meeting will be held April 16, 2018 and will start at 6:00 pm in the County Board meeting room in the Justice Center. Items on the agenda for the April meeting include (2) CUPs.

A **motion** to adjourn was made by Cedric Schnitzler, seconded by Rodney Sherwood.  
Motion carried: 5-0.

Meeting adjourned at 8:07 p.m.

*Recorded by Cassie Cunitz*

April 16, 2018

**Sanitation/Planning & Zoning/Dog Control**

Meeting called to order at 6:00 p.m., by Chairman, Doug Path.

Present: Doug Path, Paul Steele and Rodney Sherwood, Cedric Schnitzler and Carol Las.

Also Present: Alison Elliott-Sanitation, Zoning, and Dog Control Administrator, and members of the public.

Possible Corrections and Approval from March 19, 2018 Meeting Minutes.

A **Motion** was made by Carol Las and seconded by Rodney Sherwood to approve the minutes from the March 19, 2018 meeting. Motion carried, 5-0.

Public Comment (3 minutes each): None.

**Public Hearings:**

Application of Schauf Farms-Greg Schauf for a **conditional use permit** for a Small Business-Event Barn, on property located at 12770 State Hwy 27, in part of the SE ¼ of SW ¼, Sec.34, T18N, R4W, in the Town of Sparta, tax ID # 040-01574-0000, 39 acres. The adjoining land use is primarily agriculture.

Greg was present and addressed the Committee and public on his application for small business, Event Barn. He will basically be renting out the barn and his yard for various types of events, weddings, graduations, birthday parties, etc. At this time he is looking to do this only seasonally due to fact that he will not be heating this barn.

Clarence Justin, Sparta Town Board supervisor was present to speak on behalf of the Town. Clarence stated that the Town does not object to the application but did discuss at the Town Board meeting some of their concerns including:

- a) Concerns with underage drinking, how this would be monitored.
- b) The barn being so close to Hwy 27, traffic.
- c) Having restrooms available.

Greg stated that he looked into the alcohol situation. Currently he is not planning on getting an alcohol permit. However it will all depend on the issues they will be working out with their insurance company for the business. He did check it out with the Department of Revenue.

Greg Selbrede was present, Town Chair of Leon. He gave some information regarding issues and concerns that came up during the process and planning of another event barn in the Town of Leon. They also started out with no alcohol permit and now have a permit for Class B which allows Beer and Wine. Greg Schauf will take this all into consideration but again stated it will all come down to insurance liability.

Discussion was held.

A Motion was made by Paul Steele, seconded by Cedric Schnitzler to approve the application of Schauf Farms-Greg Schauf for a **conditional use permit** for a small business-Event Barn, located at 12770 State Hwy 27, in part of the SE ¼ of SW ¼, Sec.34, T18N, R4W, in the Town of Sparta, tax ID # 040-01574-0000, 39 acres. Motion carried: 5-0.

Application of Joe C. Shrock for a **conditional use permit** for a sawmill on property located at 25599 County Hwy A, Tomah, in part of the NW ¼ of NE ¼, Section 03, T16N, R1W, in the Town of Wilton, Tax Parcel ID# 048-00038-0000, 18.6 acres. The adjoining land use is agricultural.



April 16, 2018

Joe Shrock was present. He addressed the Committee and public that he would like to operate a sawmill business out of an existing shed on his property. He currently has been cutting his wood outside and would like to move it into a building. He did not need a permit when he was doing the work outside but will need the conditional use permit for the permanent indoor location.

The Town of Wilton sent a letter stating they had no objections to the proposed application for the sawmill.

Discussion was held;

A Motion was made by Rodney Sherwood, seconded by Cedric Schnitzler to approve the application of Joe C. Shrock for a **conditional use permit** for a sawmill located at 25599 County Hwy A, Tomah, in part of the NW ¼ of NE ¼, Section 03, T16N, R1W, in the Town of Wilton. Motion carried: 5-0.

### **Dog Control Financial Policies**

It was directed during the March committee meeting that Alison and Amber would draft a policy to guide the donation money spending for medical cost that exceed a certain amount. Alison gave a handout of the drafted policy amendments for the Committee to review.

Discussion was held:

A Motion was made by Rodney Sherwood, seconded by Cedric Schnitzler to approve the financial policy regarding medical expenses for the dog shelter.

Discussion was held:

Andy Kaftan was present and suggested a few changes to the wording.

A motion was made by Rodney Sherwood, seconded by Cedric Schnitzler to amend the original motion to include the suggested changes. Motion carried: 5-0.

Original Motion with amendments carried: 5-0.

### **Sanitation & Zoning:**

Proposed Zoning Code amendments

Alison gave a handout to the Committee members to review for proposed regulations pertaining to adult entertainment establishments.

Discussion was held:

The Committee decided to forward these amendments to the Public Safety Committee to get their input on what impact this might have on the County. These amendments will be discussed at the next Committee meeting in May.

### **Larry Revels, Parcel Access:**

At last month's meeting it was decided to propose an amendment to the zoning ordinance to allow for access other than easement or ownership across the bike trail. Alison gave a handout of the proposed ordinance changes for review by the Committee.

April 16, 2018

Andy Kaftan, Monroe County Corporation Counsel was present to discuss various issues with the proposed amendments to the zoning ordinance. He discussed the various pros and cons with this proposed amendment to take into consideration.

It was brought up that the access letter from the Wisconsin Department of Natural Resources (DNR) had only given permission to use the tunnel for agricultural purposes. Larry however would like to be able to build a residence. Alison will be contacting Mr. Revels to readdress this issue with him again to see if he can obtain a letter from the DNR to approve the access for residential use.

**Vehicle disposal policy/procedure**

Doug Path wanted to inform the Committee members regarding the County's policy for disposal of vehicles. He feels that it needs to be revisited and perhaps revised.

Discussion was held.

**FINANCIAL REPORT - VOUCHERS - INTER-DEPARTMENTAL TRANSFERS – CREDIT CARD EXPENDITURES – LINE ITEM TRANSFERS – BUDGET ADJUSTMENTS**

Department Vouchers		Interdepartmental Transfers		Credit Card Voucher	
Sanitation	82.75	Sanitation	43.80	Sanitation	95.75
Zoning	276.10	Zoning		Zoning	16.56
Dog Control	1279.01	Dog Control		Dog Control	163.60
BOA	31.14			Land Rec.	
<b>Total</b>	<b>1669.00</b>	<b>0</b>	<b>43.80</b>		<b>275.91</b>

Vouchers were reviewed for March

Discussion was held.

**Set Date for Next Meeting and Possible Agenda Items.**

The next meeting will be held May 21, 2018 and will start at 6:00 pm in the County Board meeting room in the Justice Center. Items on the agenda for the May meeting include (3) CUPs and (2) COZs

A **motion** to adjourn was made by Paul Steele, seconded by Rodney Sherwood.  
Motion carried: 5-0.

Meeting adjourned at 8:08 p.m.

*Recorded by Gretchen Jilek*

May 21, 2018

**Sanitation/Planning & Zoning/Dog Control**

Meeting called to order at 6:04 p.m., by Chairman, Doug Path.

Present: Doug Path, Paul Steele, Sharon Folcey, Mary Cook and Alan McCoy.

Also Present: Alison Elliott-Sanitation, Zoning, and Dog Control Administrator, and members of the public.

Election of Vice Chair:

A motion was made by Mary Cook, seconded by Alan McCoy to elect Paul Steele as vice chair for Sanitation/Planning and Zoning/Dog Control committee. Motion carried: 5-0.

Possible Corrections and Approval from April 23, 2018 Meeting Minutes.

A **Motion** was made by Paul Steele, and seconded by Douglas Path to approve the minutes from the April 23, 2018 meeting. Motion carried, 5-0.

Public Comment (3 minutes each): None.

**Public Hearings:**

Application of David Yutzy for a **conditional use permit** for a small business-sawmill, on property located at 29913 Ivanhoe Ave, Tomah, WI in part of the NE1/4, NE1/4, Section 32, T17, R1E, in the Town of Oakdale, 37.42 acres. The adjoining land use is agriculture.

Mr. Yutzy was present and addressed the committee and public. Mr. Yutzy would like to start a small business-sawmill. He currently is not running a sawmill. This will be a part-time business for Mr. Yutzy.

A letter from the Town of Oakdale was received stating the Town had no issues with the application and had no concerns or recommended conditions for sawmill.

Discussion was held:

A Motion was made by Mary Cook, seconded by Sharon Folcey to approve the application of David Yutzy for a **conditional use permit** for a small business-sawmill, on property located at 29913 Ivanhoe Ave, Tomah. Motion Carried: 5-0.

A petition by Sarah Anderson, for a **change of zoning district** from Business-B to Rural Residential-R3 for a parcel of land located at 15104 Hobby Rd, Tomah, WI., in the NE1/4 -NE1/4 of Section 15, T17N, R1E, Town of Oakdale, Monroe County, Wisconsin, 3.36 acres.

Ms. Anderson was present to address the committee and public. Sarah stated that she had purchased the property from her father years ago. Her father used to have a used car dealership on this property but now there is only a house. She was interested in building a shed on her property and found out that the property was still zoned business. She is here tonight to have the property rezoned from business to rural residential so she can proceed with her plans to build a shed and move in the existing residence.

A letter was received from the Town of Oakdale stating the Town had no issues with the application and had no concerns regarding the rezoning.

Discussion was held:

May 21, 2018

A Motion was made by Mary Cook, seconded by Sharon Folcey to approve the application for a **change of zoning district** from Business-B to R-3 Rural Residential for a parcel of land located at 15104 Hobby Rd, Tomah, WI in the NE¼ -NE¼ of Section 15, T17N, R1E, Town of Oakdale. Motion carried: 5-0.

Application of Johnny Yutzy and Enos Borntreger for a **conditional use permit** for a two-family dwelling at property located at 21361 & 21353 Kimball Rd, Wilton, in part of the SW ¼ of NE ¼, Section 13, T16N, R1W, in the Town of Wilton, Tax Parcel ID# 048-00260-5000, 40 acres. The adjoining land use is agricultural.

Johnny Yutzy and Enos Borntreger were present to address the committee and public. Mr. Borntreger stated that currently they have two separate dwellings but would like to connect the two dwellings with a roof and breezeway which would turn the structure into a two-family dwelling requiring a conditional use permit. They need at least 1 ½ acres per family unit. The two dwellings currently sits on a 40 acre parcel.

A letter was received from the Town of Wilton stating the Town had no objections to the application.

Discussion was held:

A Motion was made by Mary Cook, seconded by Alan McCoy to approve the application of Johnny Yutzy and Enos Borntreger for a **conditional use permit** for a two-family dwelling at property located at 21361 & 21353 Kimball Rd, Wilton. Motion carried: 5-0.

Application of Ron and Dawn Waddell for a **conditional use permit** for a small business for Archery & Firearms, at 20268 St Hwy 16, in part of the NE 1/4, NW 1/4, Section 23, T17N, R2W, Town of Adrian, parcel number 002-00269-5000, 12.66 acre parcel. The adjoining land use is agriculture.

Jacob Waddell, son of Ron and Dawn, was present to address the committee and public. He recently got his license for buying and selling guns and he would like to start his own Archery and firearms business.

Gail Chapman, Town of Adrian Chairman and Robert Amundson, Town of Adrian Supervisor, were present representing the Town of Adrian. Gail Chapman stated that the Town Board had no objections to the Waddell's request for a small business.

Discussion was held:

A Motion was made by Sharon Folcey, seconded by Mary Cook to approve the application of Ron and Dawn Waddell for a **conditional use permit** for a small business for Archery & Firearms, at 20268 St Hwy 16, Town of Adrian. Motion carried: 5-0.

A petition by Andrew Schaitel, for a **change of zoning district** from General Agriculture-GA to Business-B for part of a parcel of land located at 21315 Indigo Ave, in part of the NE¼ -NW¼ of Section 36, T17N, R2W, Town of Adrian, Monroe County, Wisconsin, approximately 4 acres.

Andrew Schaitel was present to address the committee and public. Andrew is currently living in Sun Prairie-DeForest area and recently bought the farm property and would like to turn the barn into a mini-storage warehouse. He is originally from the Sparta area and has family in the area. The property is currently zoned GA but he would like to change the west 4 acres into Business for this purpose. The rest of the property would remain GA-General Agriculture and continue to be farmed. Andrew explained his intentions and how he was going to proceed with his business if this would be rezoned for him.

Gail Chapman, Chair from the Town of Adrian was present to speak on behalf of the Town. He stated that they have no objections for the change of zoning. However at the Town meeting there were several neighboring

May 21, 2018

property owners that did have some concerns. Due to the location of the mini-warehouse, being in the country and being a somewhat secluded area they had requested cameras be installed. Adequate lighting was also brought up as were concerns over what hours people would be coming out to the storage units. It was pointed out that these issues can be discussed and addressed at the public hearing for the Conditional Use Permit scheduled for the next meeting but this public hearing is the first step which is to get rezoned.

Discussion was held:

A Motion was made by Sharon Folcey, seconded by Mary Cook to approve the application for Andrew Schaitel, for a **change of zoning district** from General Agriculture-GA to Business-B for part of a parcel of land located at 21315 Indigo Ave, Town of Adrian. Motion carried 5-0.

### **Dog Control**

Paul Steele inquired about how the Open House dedication had gone on April 26<sup>th</sup> for the Animal Shelter. Alison explained to the public and the new committee members what had been done in the past year at the Animal Shelter and the dedication we had for all the donators and volunteers. A plaque was dedicated to Marcus Sherman who organized and headed up the project for the new addition. Individual puppy-paw shaped plaques were also dedicated to all the numerous volunteers who helped in the new addition and are displayed at the Animal Shelter. Alison encouraged all the committee and public to stop and see the wonderful new addition.

Proposed Animals Ordinance amendments, Regulation of Vicious Dogs.

A concerned citizen of Monroe County had contacted Alison and Corporation Counsel Andy Kaftan to look at changing our current ordinance regarding regulations of vicious dogs. This particular citizen was not present to address the committee for further input regarding a recent incident.

Andy Kaftan briefly discussed what had happen with this citizen's dog and two other dogs that were involved in the unfortunate incident.

Discussion was held:

### **Sanitation & Zoning:**

#### **Waive Fees for Leon Community Center Zoning and Land Use Permits.**

Alison informed the committee that due to the flooding of the Leon area in 2017 it was noted that the Leon Community Center did not have all the necessary zoning and floodplain-land use permits needed. The Leon Community Center is asking the Zoning Committee to waive the fees for any Zoning permits, Land Use permits and Variances that they might need to bring the property into compliance.

Discussion was held:

A motion was made by Mary Cook, seconded by Alan McCoy to wave the fees for the Leon Community Center. Motion carried: 4-0. 1-abstained-Sharon Folcey.

### **Proposed Zoning Code amendments:**

Alison briefly updated the new committee members on where we are with the proposed zoning amendments.

May 21, 2018

Alison gave a hand-out in their committee packets prior to the meeting so there could be further discussion and time for questions. Alison highlighted various areas of changes and discussed and answered questions regarding them.

Discussion was held:

Alison explained that the proposed zoning amendments will need to go through the public hearing process and will be on the agenda for the June 21<sup>st</sup> meeting. They will then need to be approved by the full County Board after which the zoned Towns have 40 days to vote on the amendments.

**Proposed Floodplain Code amendments, Kendall Flood Study**

Alison informed the committee that a Letter of Map Change has been received from FEMA for the area from the Village of Kendall thru Monroe County and into Juneau County. This map revision will become effective July 20, 2018. This will also be put on the agenda for public hearing for June meeting so it can be approved by the full County Board before it's effective date.

**FINANCIAL REPORT - VOUCHERS - INTER-DEPARTMENTAL TRANSFERS – CREDIT CARD EXPENDITURES – LINE ITEM TRANSFERS – BUDGET ADJUSTMENTS**

Department Vouchers		Interdepartmental Transfers		Credit Card Voucher	
Sanitation	1432.68	Sanitation	43.80	Sanitation	171.00
Zoning	86.33	Zoning		Zoning	40.41
Dog Control	3012.87	Dog Control		Dog Control	204.49
BOA	27.67			Land Rec.	
<b>Total</b>	<b>4559.55</b>	<b>0</b>	<b>43.80</b>		<b>415.90</b>

Vouchers were reviewed for April

Discussion was held.

**Committee Duties:**

A hand-out was given to the committee members in their packets regarding the committee duties for the Sanitation/Planning, Zoning and Dog Control Committee. Alison and Andy Kaftan went through the duties with the committee members and asked if there were any questions or concerns. There were a few changes made and updates noted. Alison will make the necessary changes and forward to County Clerk, Shelley Bohl.

**Set Date for Next Meeting and Possible Agenda Items.**

The next meeting will be held June 18, 2018 and will start at 6:00 pm in the County Board meeting room in the Justice Center. Items on the agenda for the June meeting include (3) CUPs and (2) COZs, zoning code amendments/floodplain ordinance amendments.

A **motion** to adjourn was made by Sharon Folcey, seconded by Paul Steele.  
Motion carried: 5-0.

Meeting adjourned at 8:40 p.m.

*Recorded by Gretchen Jilek*

June 18, 2018

**Sanitation/Planning & Zoning/Dog Control**

Meeting called to order at 6:02 p.m., by Chairman, Doug Path.

Present: Doug Path, Paul Steele, Sharon Folcey, Mary Cook and Alan McCoy.

Also Present: Alison Elliott-Sanitation, Zoning, and Dog Control Administrator, and members of the public.

Possible Corrections and Approval from May 21, 2018 Meeting Minutes.

A **Motion** was made by Paul Steele, and seconded by Mary Cook to approve the minutes from the May 21, 2018 meeting. Motion carried, 5-0.

Public Comment (3 minutes each): None

**Public Hearings:**

A petition by Neas Rentals, LLC, for a **change of zoning** district from General Agriculture-GA to Rural Residential-R3 for a parcel of land located at 23813 County Hwy CM, in part of the SE¼ -NE¼ of Section 8, T17N, R1W, Town of Tomah, Monroe County, Wisconsin, approximately 0.54 acres.

Marty Neas was present and addressed the committee and public. He would like to build a 30X50 shed in the SE corner of his property on a cement slab. He would like the zoning changed from GA to R3 so he could build closer to the lot line. A letter was received from the Town of Tomah recommending approval. Howard Hanson, Town Board Chair was present and stated that the neighbor's concerns had been addressed at the Town meeting.

Discussion was held:

A Motion was made by Paul Steele, seconded by Sharon Folcey to approve the application of Neas Rentals, LLC for Change of Zoning from General Agriculture-GA to Rural Residential-R3 for a parcel of land located at 23813 County Hwy CM, Tomah. Motion Carried: 5-0.

Application of Christine Alderman for a **conditional use permit** for a small business for metal and wood crafts, at 16210 Hawk Rd, in part of the NE 1/4, NE 1/4, and SE 1/4, NE ¼, Section 19, T17N, R2W, Town of Adrian, parcel number 002-00216-0000, 3.77 acre parcel. The adjoining land use is agriculture.

The Town of Adrian has requested this public hearing be postponed so they can discuss this application at their July meeting.

Discussion was held:

A Motion was made by Paul Steele, seconded by Mary Cook to postpone the public hearing for the application of Christine Alderman for a **conditional Use Permit** for a small business for metal and wood crafts at 16210 Hawk Rd, Town of Adrian to the July 16, 2018 Zoning Committee meeting. Motion carried: 5-0.

June 18, 2018

A petition by Charles W. Adams, for a **change of zoning** district from General Agriculture-GA to Rural Residential-R3 for a parcel of land located at 18076 Igloo Rd, Sparta, WI., in the NE¼ -NE¼ of Section 36, T17N, R4W, Lot 1 of 10 CSM 71, Doc # 441240, tax parcel # 040-01230-2000, Town of Sparta, Monroe County.

Dennis Pennel was in attendance representing Charles Adams. He addressed the committee and public. Charles would like to build a shed, roughly 30X50. He is on a small lot and would like zoning changed from GA to R3 so he could build it closer to lot line. A letter was received from the Town of Sparta recommending approval.

Discussion was held:

A Motion was made by Paul Steele, seconded by Sharon Folcey to approve the application of Charles Adams for a **change of zoning** district from General Agriculture-GA to Rural Residential-R3 for a parcel of land located at 18076 Igloo Rd, Sparta, Town of Sparta. Motion carried: 5-0.

Application of Andrew Schaitel for a **conditional use permit** for mini-warehouse storage units, at 21315 Indigo Ave, in part of the NE 1/4, NW 1/4, Section 36, T17N, R2W, Town of Adrian, parcel number 002-00530-0001, 4.4 acre parcel. The adjoining land use is agriculture.

Andrew Schaitel was present and addressed the committee and the public. He would like to take an old dairy barn and make it into self-storage units (23 units). The committee asked about the existing manure pit and safety concerns it poses. Andrew Schaitel stated that currently there is a fence around it. Bob Micheel from Land Conservation was present. He stated that Mr. Schaitel is working with the Land Conservation Department to abandon the manure pit. The first year the manure pit needs to be drained out and then the next year it can be filled in.

Darrin Groskirevtz and Dan Mumm were present. They are neighbors to this property and stated their concerns to the committee and public. They are worried about extra traffic, possibly being a drug drop off and pick up location, and would like to see some fencing for a barrier to neighboring properties. Town supervisor, Bob Amundson was present and addressed the committee. Town Board Chairman, Gail Chapman was also present and stated that the Town would recommend approval with some conditions.

Discussion was held:

A Motion was made by Paul Steele, seconded by Sharon Folcey to approve the application for Andrew Schaitel, for a Conditional Use Permit for mini-warehouse storage units at 21315 Indigo Ave, Tomah, Town of Adrian with the following conditions:

- 1) Manure pit must be properly abandoned by December 2019.
- 2) Cameras & lights are to be installed inside and out of the building.
- 3) No additional storage units shall be built.
- 4) No other buildings shall be converted into storage units.
- 5) Conditional Use Permit will not transfer to a new owner if property were ever sold.
- 6) Hours of operation will be 7:00AM-9:00PM 7 days/week, 365 days/year.

Motion carried 5-0.

Application of Gerke Excavating c/o Chad Gerke for a **conditional use permit** for mineral extraction and processing at property located at County Hwy A, Wilton, in part of the NE ¼ of SE ¼, and NW ¼ of SE ¼, Section 3, T16N, R1W, in the Town of Wilton, Tax Parcel ID# 048-00060-0000, 048-00061-0000, 75 acres. The adjoining land use is agricultural & mining.



June 18, 2018

Svet Roussev represented Gerke Excavating and addressed the committee and public. Gerke would like to put in a limestone quarry that sits on 75 acres. Thirty-six (36) acres of it would be useable for the quarry. They will be staying 300 feet away from the creek that runs through to property and digging 50-70 feet down. Access is to be located off of County A. It will be a ¾ mile long driveway. They have already obtained a driveway permit from the County Highway Department. Gerke has the project broken into 6 phases, estimating 4-6 acres per phase. They will be crushing material on site and may drill a well to get water for dust control. Gerke will send out a blasting notice to residents within a 1 mile radius. Residents within ½ mile may request baseline testing of their wells and building foundations.

Lisa Shutter (20366 Egret Ave) and Linda Marten (25820 Co Hwy A) addressed the committee and the public with their concerns for driveway access.

Becky Pitel and Chris Chambers were present from the Town of Wilton and Howard Hanson, Town of Tomah Chairman. No one had shown up at the Wilton monthly meeting. The Town recommend approval with the condition that Gerke adhere to Town of Wilton's agreement. (See attached).

Discussion was held:

A Motion was made by Mary Cook, seconded by Sharon Folcey to approve with the condition to adhere to the agreement with the Town of Wilton, the application of Gerke Excavating c/o Chad Gerke, for a **conditional use permit** for mineral extraction and processing at property located on County Hwy A in part of the NE ¼ of SE ¼, and NW ¼ of SE ¼, Section 3, T16N, R1W, in the Town of Wilton, Tax Parcel ID# 048-00060-0000, 048-00061-0000.

Motion carried: 5-0.

### **Ch 47 Zoning Code Amendments**

Discussion held. Alison discussed and answered any questions about proposed changes.

A motion was made by Paul Steele, seconded by Alan McCoy to approve the proposed amendments to Ch 47 Zoning Code and forward to the full Count Board for approval. Motion carried: 5-0.

### **Ch 50 Floodplain Zoning Code amendments**

Discussion held. Alison discussed and answered any questions about changes.

A motion was made by Paul Steele, seconded by Mary Cook to approve the proposed amendments to Ch 50 Floodplain Zoning Code and forward to the full Count Board for approval. Motion carried: 5-0.

### **Land Use Planner Position**

Bob Michael from Land Conservation was present and addressed the committee. He discussed a proposed new position for a county Land Use Planner. He would like the position to start January 1, 2019.

Discussion held.

### **Dog Control**

Will be sending around 1,200 delinquent dog license notices next week.

Discussion held.

June 18, 2018

**Sanitation & Zoning:**

Alison stated that we are about half way through sending out the septic maintenance reports and this is the last year for the retro reports.

Discussion held.

**FINANCIAL REPORT - VOUCHERS - INTER-DEPARTMENTAL TRANSFERS – CREDIT CARD EXPENDITURES – LINE ITEM TRANSFERS – BUDGET ADJUSTMENTS**

Department Vouchers		Interdepartmental Transfers		Credit Card Voucher	
Sanitation	2529.40	Sanitation	42.58	Sanitation	
Zoning	331.80	Zoning		Zoning	66.72
Dog Control BOA	905.44	Dog Control		Dog Control Land Rec.	545.94
<b>Total</b>	<b>3,766.64</b>	<b>0</b>	<b>42.58</b>		<b>612.66</b>

Vouchers were reviewed for May.

Discussion was held.

**Set Date for Next Meeting and Possible Agenda Items.**

The next meeting will be held July 16, 2018 and will start at 6:00 pm in the County Board meeting room in the Justice Center. Items on the agenda for the July meeting include 1 public hearing (Alderman).

A **motion** to adjourn was made by Mary Cook, seconded by Sharon Folcey.

Motion carried: 5-0.

Meeting adjourned at 8:25 p.m.

*Recorded by Cassie Cunitz*

July 16, 2018

## **Sanitation/Planning & Zoning/Dog Control**

Meeting called to order at 6:02 p.m., by Chairman, Doug Path.

Present: Doug Path, Paul Steele, Mary Cook and Alan McCoy.

Absent: Sharon Folcey

Also Present: Alison Elliott-Sanitation, Zoning, and Dog Control Administrator, Amber Dvorak-Humane Officer & Shelter Manager, David Rynes-on call Humane Officer, and members of the public.

Possible Corrections and Approval from June 18, 2018 Meeting Minutes.

A **Motion** was made by Paul Steele, and seconded by Mary Cook to approve the minutes from the June 18, 2018 meeting. Motion carried, 4-0.

Public Comment (3 minutes each): None

### **Public Hearings:**

Application of Christine Alderman for a **conditional use permit** for a small business for metal and wood crafts, at 16210 Hawk Rd, in part of the NE 1/4, NE 1/4, and SE 1/4, NE 1/4, Section 19, T17N, R2W, Town of Adrian, parcel number 002-00216-0000, 3.77 acre parcel. The adjoining land use is agriculture.

Tim Tenpas represented Christine Alderman. The shop will be inside a pole building. They will be doing metal and wood working as a hobby. There will be no retail out of the shed. Selling items online or at craft shows.

Discussion was held:

A Motion was made by Mary Cook, seconded by Alan McCoy to approve the application of Christine Alderman for a **conditional use permit** for a small business for metal and wood crafts, at 16210 Hawk Rd, in part of the NE 1/4, NE 1/4, and SE 1/4, NE 1/4, Section 19, T17N, R2W, Town of Adrian, parcel number 002-00216-0000, 3.77 acre parcel. The adjoining land use is agriculture. Motion carried: 4-0.

### **Dog Control**

Introduction of Dave Rynes as the new Humane Officer. He will be taking the Humane Officer Course in September.

### **Sanitation & Zoning:**

Relocating offices: Alison addressed the board on a possible new location for Sanitation & Zoning offices. Current options would be renting office space next to the Land Conservation Department or purchasing that building.

Discussion held.

### **FINANCIAL REPORT - VOUCHERS - INTER-DEPARTMENTAL TRANSFERS – CREDIT CARD EXPENDITURES – LINE ITEM TRANSFERS – BUDGET ADJUSTMENTS**

July 16, 2018

Department Vouchers		Interdepartmental Transfers		Credit Card Voucher	
Sanitation	2177.02	Sanitation	42.58	Sanitation	61.88
Zoning	380.77	Zoning		Zoning	111.70
Dog Control BOA	1270.78	Dog Control		Dog Control Land Rec.	1118.78
<b>Total</b>	<b>3828.57</b>	<b>0</b>	<b>42.58</b>		<b>1292.36</b>

Vouchers were reviewed for June.

Discussion was held.

**Set Date for Next Meeting and Possible Agenda Items.**

The next meeting will be held August 20, 2018 and will start at 6:00 pm in the County Board meeting room in the Justice Center. Items on the agenda for the August meeting include 2 public hearings. 1) Conditional Use Permit for Fairview/Smart Sand. 2) Change of Zoning for Craven

A **motion** to adjourn was made by Mary Cook, seconded by Paul Steele.

Motion carried: 4-0.

Meeting adjourned at 6:52 p.m.

*Recorded by Cassie Cunitz*

August 20, 2018

## **Sanitation/Planning & Zoning/Dog Control**

Meeting called to order at 6p.m., by Chairman, Doug Path.

Present: Doug Path, Paul Steele, Mary Cook and Alan McCoy and Sharon Folcey.

Also Present: Alison Elliott-Sanitation, Zoning, and Dog Control Administrator, Amber Dvorak-Humane Officer & Shelter Manager, and members of the public.

Possible Corrections and Approval from July 16, 2018 Meeting Minutes.

A **Motion** was made by Paul Steele and seconded by Mary Cook to approve the minutes from the July 16, 2018 meeting. Motion carried, 5-0.

Public Comment (3 minutes each): None

### **Public Hearings:**

Application of Fairview/Smart Sand for a **conditional use permit** to add parcels of land to existing, and contiguous nonmetallic mining operation and for continued nonmetallic mining/extraction, on property located at Honey Comb Ave & Co Hwy CA, Tomah, WI, in parts of, Section 18 & 19, T17, R1E, Town of Oakdale, 178.4 acres. The adjoining land uses include Fairview/Smart Sand's existing nonmetallic mining operation, woodlands and some residential.

Attorney John Behling of Weld Riley, S.C. spoke representing Fairview/Smart Sand. The requested proposal is to add about 178 acres to the existing mining operations. This property was purchased as a result of a standing offer to purchase the neighboring property. Smart Sand would now like to add this property to the existing mine. This Conditional Use Permit (CUP) request is only for mining there will not be any structures or processing of the sand on this part of the property at this time. If they decide to build improvements for processing they would have to come back and request another CUP. Mr. Behling presented the Committee with a map of a proposed berm to be built in an existing pine plantation between the new mining site and neighboring residences. The berm would be 14 ft high, would be hydro seeded and planted with at least 10 tall evergreens.

An email was received from the Town Board of Oakdale recommending approval of the CUP.

Neighboring property owners as well as members of the public had concerns and questions regarding the mine. People that spoke were: Bill Pirnat, Ron Schneider, Susan Stump, Ding Coenen, Bill Sherman, Kevin Hoag, Matt Wendland, Frank Rasch, Bill Hillman, Russell Kind, Richard Yarrington, Rachel Rasmussen and Tom Hillman. Concerns and questions were brought up regarding the reclamation plan, environmental studies, groundwater, wells, water usage, air quality, noise, lighting, blasting and property values. John Behling and Grey Lusty, Operations Manager for the Oakdale site, responded to the questions and concerns. Discussion was held:

A Motion was made by Sharon Folcey, seconded by Alan McCoy to approve the application of Fairview/Smart Sand for a **conditional use permit**, to add parcels of land to existing, and contiguous nonmetallic mining operation and for continued nonmetallic mining/extraction on property located at Honey Comb Ave & Co Hwy CA, Tomah, WI, in parts of, Section 18 & 19, T17, R1E, Town of Oakdale, 178.4 acres. The adjoining land uses include Fairview/Smart Sand's existing nonmetallic mining operation, woodlands and some residential.

August 20, 2018

A Motion was made by Paul Steele, seconded by Alan McCoy to amend the motion to include a condition that the lighting shall be directed downward and would not shine off the property. Motion to amend the original motion carried: 5-0.

A Motion was made by Paul Steele, seconded by Mary Cook to further amend the motion to include a condition that the berm be constructed 25ft high with aesthetically pleasing vegetation exceeding 10 ft tall and hydro seeded. Discussion was held. Paul Steele withdrew the motion.

A Motion was made by Paul Steele, seconded by Mary Cook to further amend the motion to include a condition that no work would be done on the 178 acres on the following holidays: New Year's Day, Memorial Day, Fourth of July, Labor Day, Thanksgiving Day, the day after Thanksgiving Day and Christmas Day. Motion failed 2 yes, 3 no-(Doug Path, Sharon Folcey and Alan McCoy)

Original Motion as amended carried 3 yes, 2 no (Paul Steele & Mary Cook)

A petition by Clare Craven, for a **change of zoning** district from General Agriculture-GA to Rural Residential-R3 for a parcel of land located at 7913 Jackpot Ave, Sparta, WI., in the SE¼ -NE¼ of Section 3, T16N, R4W, 0.57 acres, tax parcel # 022-00066-0000, Town of Leon, Monroe County.

Mr. Craven was not present. Greg Selbrede, Town Chair of Leon, was present and requested this public hearing be postponed until the Town Board could put it on their meeting agenda for consideration.

A Motion was made by Mary Cook, seconded by Alan McCoy, to postpone the public hearing for the petition by Clare Craven, for a **change of zoning** district from General Agriculture-GA to Rural Residential-R3 for a parcel of land located at 7913 Jackpot Ave, Sparta, WI., in the SE¼ -NE¼ of Section 3, T16N, R4W, 0.57 acres, tax parcel # 022-00066-0000, Town of Leon, Monroe County. Public Hearing will be held at the next monthly Zoning Committee meeting at 6pm on September 17, 2018 in the Monroe County Justice Center Monroe County Board Assembly Room 1<sup>st</sup> Floor - Room #1200, 112 South Court Street, Sparta, WI 54656. Motion carried, 5-0.

### **Dog Control:**

Dog license fee increase. The resolution before the Committee proposed an increase individual dog licenses by \$1 and Kennel licenses by \$40.

A Motion was made by Paul Steele, seconded by Mary Cook to approve the resolution. Discussion was held.

A Motion was made by Paul Steele, seconded by Mary Cook to amend the resolution to increase the kennel license fee by \$85. Discussion was held. Motion on amendment carried 3 yes, 2 no – Doug Path & Sharon Folcey.

Motion on resolution as amended carried, 3 yes, 2 no –Doug Path & Sharon Folcey.

### **Sanitation & Zoning:**

Proposed Amendment to Ch 41-Utilities to allow a Holding Tank as system of choice for nonresidential use.

Alison Elliott explained the proposed change to Ch 41. This amendment would allow a business to use a holding tank as a system of first choice. Currently a business has to have less than 150 gallons of estimated wastewater per day to be able to utilize a holding tank. This proposed amendment was requested by Mr. Greg Schauf who was present to explain his specific situation involving an event barn.

August 20, 2018

A Motion was made by Mary Cook, seconded by Alan McCoy to approve the resolution to amend Ch 41. Discussion was held. Motion carried 4 yes, 1 no –Paul Steele.

Increase credit card limit.

Alison Elliott explained the need for an increase from the current credit limit of \$1,000 to \$3,000. This credit card is utilized to make online and other purchases for three departments, Sanitation, Zoning and Dog Control. Often one department must wait until the next month for their purchase because the credit limit would be over due to a purchase for another department. Most of the time this is just an inconvenience however at the end of the year it is not possible to wait since the budget year would be closed. Other credit cards with \$1,000 limits are only used for one department. So it would make sense to increase the limit so that each department had a \$1,000 to utilize if necessary.

A Motion made by Paul Steele, seconded by Mary Cook, to increase the credit card held by Alison Elliott from \$1,000 to \$3,000. Motion carried 5-0.

### **2019 Budgets:**

Alison Elliott went over the changes between the 2018 and 2019 budgets. Most significant changes were building rental for moving the departments into an office building on Industrial Ave and planning expenses to update and amend the county's comprehensive plan. Discussion was held.

### **FINANCIAL REPORT - VOUCHERS - INTER-DEPARTMENTAL TRANSFERS – CREDIT CARD EXPENDITURES – LINE ITEM TRANSFERS – BUDGET ADJUSTMENTS**

<b>Department Vouchers</b>		<b>Interdepartmental Transfers</b>		<b>Credit Card Voucher</b>	
Sanitation	2406.90	Sanitation	44.60	Sanitation	0
Zoning	198.10	Zoning		Zoning	56.32
Dog Control	1989.46	Dog Control		Dog Control	1008.92
BOA	31.06			Land Rec.	
<b>Total</b>	<b>4625.52</b>	<b>0</b>	<b>44.60</b>		<b>1065.24</b>

Vouchers were reviewed for July.

Discussion was held.

### **Set Date for Next Meeting and Possible Agenda Items.**

The next meeting will be held September 17, 2018 and will start at 6:00 pm in the County Board meeting room in the Justice Center. Items on the agenda for the September meeting include: Petition for Change of Zoning District by Clare Craven.

A **motion** to adjourn was made by Alan McCoy, seconded by Mary Cook.

Motion carried: 5-0.

Meeting adjourned at 9:57p.m.

*Recorded by Alison Elliott.*

September 17, 2018

## **Sanitation/Planning & Zoning/Dog Control**

Meeting called to order at 6:01 p.m., by Chairman, Doug Path.

Present: Doug Path, Paul Steele, Mary Cook and Alan McCoy and Sharon Folcey.

Also Present: Alison Elliott-Sanitation, Zoning and Dog Control Administrator , members of the public.

Possible Corrections and Approval from August 20, 2018 Meeting Minutes.

A **Motion** was made by Paul Steele and seconded by Sharon Folcey to approve the minutes from the August 20, 2018 meeting. Motion carried, 5-0.

Public Comment (3 minutes each):

- 1) Heather Hofstrand: She touched base on how Amber talked to her about finding a home for Mystique. She would also like Amber and Alison to consider giving her job back at the shelter for cleaning.
- 2) Sharlee Mittelstaedt: She spoke on behalf of the Humane Society. She brought up some concerns about the Mystique situation.
- 3) Nancy Cooper: She was the foster mom for Mystique and she explained the situation from her point of view.

### **Public Hearings:**

A petition by Clare Craven, for a **change of zoning** district from General Agriculture-GA to Rural Residential-R3 for a parcel of land located at 7913 Jackpot Ave, Sparta, WI., in the SE $\frac{1}{4}$  -NE $\frac{1}{4}$  of Section 3, T16N, R4W, 0.57 acres, tax parcel # 022-00066-0000, Town of Leon, Monroe County.

Mr. Craven was not present.

A **Motion** was made by Paul Steele to post pone Mr. Craven's petition indefinitely. Motion died due to lack of a second.

A **Motion** was made by Alan McCoy and seconded by Mary Cook, to postpone until October 15, 2018 the public hearing for the petition by Clare Craven, for a **change of zoning** district from General Agriculture-GA to Rural Residential-R3 for a parcel of land located at 7913 Jackpot Ave, Sparta, WI., in the SE $\frac{1}{4}$  -NE $\frac{1}{4}$  of Section 3, T16N, R4W, 0.57 acres, tax parcel # 022-00066-0000, Town of Leon, Monroe County. Public Hearing will be held at the next monthly Zoning Committee meeting at 6pm on October 15, 2018 in the Monroe County Justice Center Monroe County Board Assembly Room 1<sup>st</sup> Floor - Room #1200, 112 South Court Street, Sparta, WI 54656.

Motion carried, 4 yes -1 no, Paul Steele.

### **Dog Control:**

Shelter fees increase

A **Motion** to approve the proposed increase to 2019 adoption fees by \$40 was made by Paul Steele and seconded by Mary Cook. Motion Carried 5-0.

### **Sanitation & Zoning:**

Alison informed the Committee that due to recent flooding, substantial damage letters will be sent to those that own non-conforming structures in the mapped floodplain.



September 17, 2018

**Financial Report - Vouchers - Inter-Departmental Transfers – Credit Card Expenditures – Line Item Transfers – Budget Adjustments**

A **Motion** to approve a line item transfer into the dog control mileage line item was made by Paul Steele and seconded by Mary Cook. Motion carried 5-0.

**Set Date for Next Meeting and Possible Agenda Items.**

The next meeting will be held October 15, 2018 and will start at 6:00 pm in the County Board meeting room in the Justice Center. Items on the agenda for the October meeting include:

- 1) Application of Lauren Eby for a conditional use permit to operate a small business-green house.
- 2) Application of Franklin & Doreen Wadehul/Cloud1 for a conditional use permit to construct a communication tower for wireless internet.
- 3) Application of Hans Corliss Simonson/Cloud1 for a conditional use permit to construct a communication tower for wireless internet.
- 4) Application of Jerry Pientok for a conditional use permit for a nonmetallic mining and processing operation.
- 5) A petition by Clare Craven, for a **change of zoning** district from General Agriculture-GA to Rural Residential-R3.
- 6) Application of James & Kathleen Parkinson for a **conditional use permit** to operate a campground consisting of rental cabins.

A **motion** to adjourn was made by Alan McCoy seconded by Mary Cook.

Motion carried: 5-0.

Meeting adjourned at 6:56 p.m.

*Recorded by Cassie Cunitz.*

October 15, 2018

## **Sanitation/Planning & Zoning/Dog Control**

Meeting called to order at 6:02 p.m., by Chairman, Doug Path.

Present: Doug Path, Paul Steele, Mary Cook and Alan McCoy.

Absent: Sharon Folcey

Also Present: Alison Elliott-Sanitation, Zoning and Dog Control Administrator, members of the public.

Possible Corrections and Approval from September 17, 2018 Meeting Minutes.

A **Motion** was made by Paul Steele and seconded by Alan McCoy to approve the minutes from the September 17, 2018 meeting. Motion carried, 4-0.

Public Comment (3 minutes each):

The people who spoke were: Sharlee Mittlestaedt, Alexis Opperman, Miranda Robinet, and Paulette Hanson. They all stated their concerns with the situation regarding the dog, Mystique. They also brought up concerns with how the shelter handles complaints.

### **Public Hearings:**

A petition by Clare Craven, for a **change of zoning** district from General Agriculture-GA to Rural Residential-R3 for a parcel of land located at 7913 Jackpot Ave, Sparta, WI., in the SE $\frac{1}{4}$  -NE $\frac{1}{4}$  of Section 3, T16N, R4W, 0.57 acres, tax parcel # 022-00066-0000, Town of Leon, Monroe County. Reason for requested change is to reduce minimum required setbacks.

Clare Craven was present and stated he did not agree with the ordinance requiring a permit for a storage building that can be moved and is not assessed as real property. A neighbor spoke against the zoning change from General Agriculture to Rural Residential. A letter was received from the Town of Leon recommending denial of the change. Greg Selbrede the Town Chairman was also present and stated that the Town did not want to see "spot" zoning but would rather have an ordinance change considered to address these types of structures.

Discussion held on addressing this issue with a possible ordinance amendment on the county level.

A **Motion** was made by Paul Steele and seconded by Mary Cook to deny the petition by Clare Craven, for a **change of zoning** district from General Agriculture-GA to Rural Residential-R3 for a parcel of land located at 7913 Jackpot Ave, Sparta, WI., in the SE $\frac{1}{4}$  -NE $\frac{1}{4}$  of Section 3, T16N, R4W, 0.57 acres, tax parcel # 022-00066-0000, Town of Leon, Monroe County.

Motion Carried, 3-1 (Alan McCoy).

Application of Lauren Eby for a **conditional use permit** to operate a small business-green house on property located at 4110 Hamilton Ave, in part of the SW  $\frac{1}{4}$ , NW  $\frac{1}{4}$ , Section 18, T17N, R4W, Town of Sparta, parcel number 040-00517-1000, 15.1 acre parcel. The adjoining land use is agriculture.

Lauren Eby was present and stated that it will be a family operated business open a couple months out of the year. It will be a 30X96 greenhouse. A copy the Town of Sparta approval was received. Discussion was held.

October 15, 2018

A **Motion** was made by Mary Cook and seconded by Alan McCoy to approve the application of Lauren Eby for a **conditional use permit** to operate a small business-green house on property located at 4110 Hamilton Ave, in part of the SW 1/4, NW 1/4, Section 18, T17N, R4W, Town of Sparta, parcel number 040-00517-1000, 15.1 acre parcel. The adjoining land use is agriculture.

Motion Carried, 4-0.

Application of James & Kathleen Parkinson for a **conditional use permit** to operate a campground consisting of rental cabins on property located at 19840 Jefferson Rd, in part of the SW 1/4, SW 1/4, Section 3 and part of the SE1/4, SE1/4, Section 4, T16N, R3W, Town of Wells, parcel number 046-00055-1000, 11.86 acre parcel. The adjoining land use is woodlands.

James Parkinson was present and explained how he would like to build 3 cabins to rent out. The leases would be 3-6 month time periods. He eventually would like to build a new dwelling and rent out the old one. He would then split his 11.86 acre parcel into two separate parcels. One parcel, roughly 5 acres, would have the old dwelling. The other parcel, roughly 7 acres, would contain the 3 cabins and the new dwelling. Discussion was held.

A **Motion** was made by Paul Steele and seconded by Mary Cook to approve the application of James & Kathleen Parkinson for a **conditional use permit** to operate a campground consisting of rental cabins on property located at 19840 Jefferson Rd, in part of the SW 1/4, SW 1/4, Section 3 and part of the SE1/4, SE1/4, Section 4, T16N, R3W, Town of Wells, parcel number 046-00055-1000, 11.86 acre parcel with the following condition: The conditional use permit stays with the parcel that has the cabins on it.

Motion Carried, 4-0.

Application of Franklin & Doreen Wadehul/Cloud1 for a **conditional use permit** to construct a communication tower for wireless internet on property located at the end of Inlet Rd, in part of the NE 1/4, SW 1/4, Section 36, T17N, R2W, Town of Adrian, parcel number 002-00534-0000, 40 acre parcel. The adjoining land use is agriculture and woodlands.

Scott Littell from Bug Tussel wireless, small company based out of Green Bay was present to represent Cloud 1 and the applicant. He explained what the tower was for and the safety features. It will be a 300ft guyed tower set in a grove of trees. There will be an area 40'X40' fenced off around the base of the tower. The tower is setback 150ft from the property line and is designed to fall within that radius should it ever fall. This tower is mainly to provide wireless internet within a 3-5 mile service radius.

Joe Degenhardt lives north of the property where the tower is being placed. He had concerns of garbage being tossed out (who is going to clean it up) down the dead end road, and possible interference with his TV signal.

Scott assured him it will not affect his TV signal since the band width allowed for the wireless internet frequency is different from a TV signal frequency and Gail Chapman, Chairman and Robert Amundson, Supervisor of the Town of Adrian were present and said the Town would be responsible for picking up garbage if anything were dumped. They also stated the Town of Adrian recommended approval of the tower.

Steve Westpfahl lives west of the property and was concerned with if the tower ever fell over, would it reach his property. Scott from Bug Tussel explained the safe zones and how the tower is designed to break down if it were ever to happen. Discussion was held.

A **Motion** was made by Alan McCoy and seconded by Mary Cook to approve the application of Franklin & Doreen Wadehul/Cloud1 for a **conditional use permit** to construct a communication tower for wireless

October 15, 2018

internet on property located at the end of Inlet Rd, in part of the NE 1/4, SW 1/4, Section 36, T17N, R2W, Town of Adrian, parcel number 002-00534-0000, 40 acre parcel. The adjoining land use is agriculture and woodlands.

Motion Carried, 3-1. (Paul Steele)

Application of Hans Corliss Simonson/Cloud1 for a **conditional use permit** to construct a communication tower for wireless internet on property located on Juneberry Ave, in part of the SW 1/4, SW 1/4, Section 36, T17N, R1W, Town of Tomah, parcel number 042-00891-2000, 20 acre parcel. The adjoining land use is agriculture.

Scott Littell from Bug Tussel, small company based out of Green Bay was present to represent Cloud 1 and the applicant. He explained what the tower was for and the safety features. It will be a 300ft guyed tower mainly for providing wireless internet. This tower will have a service range of about a 5-7 mile radius, possibly a little more. A letter was received from the Town of Tomah recommending approval of this tower. Discussion was held.

A **Motion** was made by Mary Cook and seconded by Alan McCoy to approve the application of Hans Corliss Simonson/Cloud1 for a **conditional use permit** to construct a communication tower for wireless internet on property located on Juneberry Ave, in part of the SW 1/4, SW 1/4, Section 36, T17N, R1W, Town of Tomah, parcel number 042-00891-2000, 20 acre parcel. The adjoining land use is agriculture.

Motion Carried, 3-1. (Paul Steele)

Application of Jerry Pientok for a **conditional use permit (CUP)** for a nonmetallic mining and processing operation, on property located on Grover Rd & Horizon Ave, Tomah, WI in parts of Sections 14 & 11, T17N, R1E, Town of Oakdale, approximately 335 acres. The adjoining land uses include agriculture, woodlands and some residential.

Jerry Pientok was present. He explained that he needed to request to postpone the hearing for his CUP until December so he has more time to gather information and items requested by the Town of Oakdale. He explained that this location will not be using any water or chemicals. It will be for drying purposes only. He said he is working with the Department of Transportation (DOT) to address the safety concerns with the intersection of Grover Road and State Highway 12&16. Jerry lives in Eau Claire and has a house in Tomah. He does not reside at this property.

Members of the public who spoke were: Jackie and Hugh Boyd, Lee Jaromin, Sonia Berg- Smith, Ann Arttus, Paige Jilek-Peters, Rachel Muehlenkamp, Laura Stegan, Jason and Lindsey Rezin, Jim Habelman, and Jean & Frank Muehlenkamp.

Concerns they had were: Noise from the operations of the mine; direct and indirect light pollution; air quality and how the fine sand particulates and dust would be controlled; ground water quantity and usage; water pollution; train traffic and the associated noise; truck traffic noise and safety issues along the bussing route of school aged children; safety concern with the visibility at the intersection of Grover Road and State Highway 12&16; wildlife disturbance and destruction of habitat; disruption of hunting in the area; decrease in property values; the proximity of the State Park and how it would affect the tourism for the area; the proximity of their properties to not only one existing large mining facility but now two; the proximity of the proposed new mining facility to Smart Sand, another large mining facility already in operation and how that would compound the issues already being dealt with by neighboring property owners.

Some members of the public stated that they needed more information which was not addressed in Mr. Pientok's application.

October 15, 2018

Alison briefly explained the reclamation plan that is required by all mining operations in the State of Wisconsin. Mining operations are required to have money set aside in the form of a bond or other financial assurance which is accessible by the County to complete the reclamation even if the company is no longer viable. Alison also explained that for any CUP if the permitted use is not started within 3 years, the CUP would then be voided.

Gary Dechant, Supervisor from the Town of Oakdale, was present. He stated that the Town Board has not made a decision on passing or denying it yet because they need more information and specifics regarding the operator and road conditions from the DOT. He also stated that talked with the Department of Natural Resources personally and they assured him that there are no chemicals from the sand mining facilities getting into the ground water.

A **Motion** was made by Paul Steele and seconded by Mary Cook to postpone the public hearing on the application of Jerry Pientok for a **conditional use permit** for a nonmetallic mining and processing operation, on property located on Grover Rd & Horizon Ave, Tomah, WI in parts of Sections 14 & 11, T17N, R1E, Town of Oakdale, approximately 335 acres. The adjoining land uses include agriculture, woodlands and some residential. Public hearing will be continued on December 17, 2018.

Motion Carried, 4-0.

#### **Dog Control:**

Discussion held.

#### **Sanitation & Zoning:**

Discussion held.

#### **Financial Report - Vouchers - Inter-Departmental Transfers – Credit Card Expenditures – Line Item Transfers – Budget Adjustments**

A **Motion** to approve a line item transfer into the dog control mileage line item was made by Paul Steele and seconded by Alan McCoy. Motion Carried, 4-0.

#### **Set Date for Next Meeting and Possible Agenda Items.**

The next meeting will be held November 19, 2018 and will start at 6:00 pm in the County Board meeting room in the Justice Center. Items on the agenda for the November meeting include:

- 1) A petition by Patrick Laughlin, for a **change of zoning** district from General Agriculture-GA to Suburban Residential-R2.
- 2) Application of Patrick Laughlin for a **sketch plan** for a proposed subdivision in the Town of LaGrange on the corner of Derby Ave. and Ellsworth Rd.
- 3) Talk about possible ordinance zoning code ordinance amendments regarding storage sheds.

A **motion** to adjourn was made by Paul Steele, seconded by Mary Cook.

Motion carried: 4-0.

Meeting adjourned at 9:40 p.m.

*Recorded by Cassie Cunitz.*

November 19, 2018

## **Sanitation/Planning & Zoning/Dog Control**

Meeting called to order at 6:04, by Chairman, Doug Path.

Present: Doug Path, Paul Steele, Mary Cook and Alan McCoy and Sharon Folcey.

Also Present: Alison Elliott-Sanitation, Zoning, and Dog Control Administrator, and members of the public.

Possible Corrections and Approval from October 15, 2018 Meeting Minutes.

A **Motion** was made by Mary Cook and seconded by Alan McCoy to approve the minutes from the October 15, 2018 meeting. Motion carried, 5-0.

Public Comment (3 minutes each): None

### **Public Hearings:**

A petition by Patrick Laughlin for a **change of zoning district**, from GA-General Agriculture to R3 Rural Residential on a 31.21 acre parcel of land located at 8439 Ellsworth Rd, in part of the SW1/4 & NE1/4, Section 8, T18N-R1W, Town of LaGrange, Monroe County, Wisconsin. Reason for change of zoning is to create a subdivision.

Cory Horton with RA Smith Engineering Firm was present to represent the Laughlin's application to change their zoning from GA-General Agriculture to R3 Rural Residential on a 31.21 acre parcel on the corner of Ellsworth Rd and Derby Ave. The Laughlin's are proposing a 10 parcel subdivision on this land and are requesting the change of zoning to meet a requirement of the Town of LaGrange in order to move forward with the platting process. Cory explained the proposed layout of the parcels and stated that it was decided by the Town of LaGrange the best access for the private access road for these parcels would be off Derby Rd not Ellsworth due to the high volume of traffic on Ellsworth. Several of the parcels will contain delineated Wetlands and he is working with the Wisconsin Department of Natural Resources (WDNR) regarding the required crossing for the access. The proposed division would create six- 2 acre parcels and 4 parcels that will be 3 to 4 acres. Land surrounding the property is zoned GA-General Agriculture. Patrick Laughlin does not own any other land adjacent to this property.

The Town of LaGrange recommended approval of the request. John Guthrie, Town of LaGrange Chairman, was present and explained that this was just one of the first steps in developing this project. John talked a little about the final plat regarding the driveway situation.

There were several neighbors that were present to give testimony about the request.

David and Aimee Baker were present, neighbors across the road from the property on Ellsworth rd. They own a farm and have concerns about the run off into the creek that comes from the property onto theirs with the cattle using the water for drinking. They were also concerned about the high volume of traffic and the width of the Rd. This road already has a high volume of traffic and farm machinery on it. They stated it is not even safe for them to walk on this road due to the traffic speeding in this area. They are concerned about the location of the access road to the parcels. It is at the top of a hill and has a blind spot. This little creek (Mill creek) also has trout in it and they are concerned with chemicals running off in to it from the lawns of this new development.

Mark Amundson was present, a neighbor that owns 5.5 acres on Derby directly adjacent to the property and is excited about the development and to have more neighbors. However he did state that Derby is a busy Rd and that he lives on that top of the hill and there is a blind spot for his driveway. He stated with the driveway that

November 19, 2018

would be going in for this development he would like to relocate his driveway to come off of this as well instead of Derby it would give him better visibility than what he currently has.

Brock Bailey was present, a neighbor west of the proposed development. He owns approximately 130 acres of land and was concerned about the run off into the creek downstream as well. He also mention the high volume of traffic and machinery currently and what this might add to it.

Alison discussed the processing of the preliminary and final plot plan. This is just the first step.

Discussion was held:

A Motion was made by Paul Steele, seconded by Sharon Folcey to approve the petition by Patrick Laughlin for a **change of zoning district**, from GA-General Agriculture to R3 Rural Residential on a 31.21 acre parcel of land located at 8439 Ellsworth Rd, in part of the SW1/4 & NE1/4, Section 8, T18N-R1W, Town of LaGrange, Monroe County, Wisconsin. Reason for change of zoning is to create a subdivision. Motion carried, 4-1, (Mary Cook).

A petition by Patrick Laughlin for a **Sketch Plan** to develop a ten lot subdivision on a 31.21 acre parcel of land located at 8439 Ellsworth Rd, in part of the SW1/4 & NE1/4, Section 8, T18N-R1W, Town of LaGrange, Monroe County, Wisconsin.

Further discussion was held regarding the sketch plan for the proposed 10 lot subdivision between the committee, Cory Horton and the public. Questions were answered.

A Motion was made by Paul Steele, seconded by Sharon Folcey to approve the request for a sketch plan to develop a ten lot subdivision on a 31.21 acre parcel of land located at 8439 Ellsworth Rd, in part of the SW1/4 & NE1/4, Section 8, T18N-R1W, Town of LaGrange, Monroe County, Wisconsin. Motion Carried: 4-1, (Mary Cook).

### **Dog Control:**

Kevin Huff Wolf Hybrid Foster Facility Resolution

Alison introduced Kevin Huff to our new committee members and explained what Kevin does for our county in regards to fostering the Wolf Hybrid Facility. She explained how Kevin does this all voluntarily and at no cost to the county.

Kevin brought pictures and shared what he does for our county. Kevin reported that he has fostered approximately 12 Wolf Hybrids from Monroe County over the past 4 years.

A **Motion** was made by Paul Steele and seconded by Sharon Folcey to approve the resolution renewing Kevin Huff's facility to be utilized as a wolf-hybrid foster facility for 2019. Motion carried, 5-0.

### **Sanitation & Zoning:**

Floodplain Mitigation Grant

Alison informed the committee that Monroe County was officially declared a Federal Disaster from the flooding that occurred this summer. Alison has been working on the pre-application forms for a Federal Mitigation Grant to buyout and remove the structures on approximately 16 properties. These properties would

November 19, 2018

remain in permanent open space use and either be kept under the ownership of the county, another municipality or the WDNR depending on the usage that was decided for each particular property.

Discussion was held:

### **Floodplain Enforcement**

Alison brought in a case file regarding a property on which a shed/garage has been illegally constructed in the floodplain. The property owner has already been cited but states they are not going to move/remove the building.

One of the options for further enforcement would be for the County to remove the structure however we do not have funding currently in our budget to do this. Alison would like open discussion and the committee's suggestions on how to proceed.

Discussion was held:

Alison explained to the committee that Monroe County is required to adopt and enforce a floodplain zoning ordinance as a requirement of participating in the National Flood Insurance Program. This allows property owners in the county to purchase flood insurance. If a county does not remain in good standing with this program by enforcing the ordinance then they could be dropped from the program.

The committee decided to pursue sending daily citations for up to 30 days and then move forward with the process of removing the structure.

Alison will have further discussion with Andrew Kaftan, Monroe County Corporation Counsel and get his input. Alison will also check out the cost of having the building removed by the county.

### **Proposed Zoning Ordinance amendments**

Alison explained the proposed changes to Ch 47 requested last month by the committee regarding sheds and also from a Town Chairman regarding the age of mobile homes.

Discussion was held.

Alison will send these suggestions to the zoned Towns for feedback and this will be discussed again at the December committee meeting.

### **Review of Application requirements for Non-Metallic Mining Conditional Use Permit**

Doug Path put this on the agenda to ask the committee if they had further questions regarding the applications for non-metallic mining conditional use permits. He explained how the applications need to be assessed. The need for substantial evidence regarding why an application is denied and that conditions can be placed on the permit.

Alison went over the application process and what their responsibility is as a committee. If they have any questions contact Alison or refer to the staff report that is provided for each public hearing.



**FINANCIAL REPORT - VOUCHERS - INTER-DEPARTMENTAL TRANSFERS – CREDIT CARD EXPENDITURES – LINE ITEM TRANSFERS – BUDGET ADJUSTMENTS**

Department Vouchers		Interdepartmental Transfers		Credit Card Voucher	
Sanitation	1412.54	Sanitation	47.48	Sanitation	22.84
Zoning	75.00	Zoning		Zoning	114.84
Dog Control BOA	1809.97	Dog Control		Dog Control Land Rec.	312.46
<b>Total</b>	<b>3297.51</b>	<b>0</b>	<b>47.48</b>		<b>450.14</b>

A motion was made by Mary Cook, seconded by Alan McCoy to approve **line item transfer** for Dog Control from motor vehicles to the mileage line item. Motion carried: 5-0.

Vouchers were reviewed for October.

Discussion was held.

**Set Date for Next Meeting and Possible Agenda Items.**

The next meeting will be held December 17, 2018 and will start at 6:00 pm in the County Board meeting room in the Justice Center. Items on the agenda for the December meeting include: CUP-Jerry Pientok, discussion of proposed ordinance amendments and Sanitation funding sources and fees.

A **motion** to adjourn was made by Mary Cook, seconded by Alan McCoy. Motion carried: 5-0.

Meeting adjourned at 8:04 p.m.

*Recorded by Gretchen Jilek.*

December 17, 2018

## **Sanitation/Planning & Zoning/Dog Control**

Meeting called to order at 6:04 p.m. by Chairman, Doug Path.

Present: Doug Path, Paul Steele, Mary Cook and Alan McCoy and Sharon Folcey.

Also Present: Alison Elliott-Sanitation, Zoning, and Dog Control Administrator, and members of the public.

Possible Corrections and Approval from November 19, 2018 Meeting Minutes.

A **Motion** was made by Paul Steele and seconded by Sharon Folcey to approve the minutes from the November 19, 2018 meeting. Motion carried, 5-0.

Public Comment (3 minutes each): None

### **Public Hearings:**

Application of Jerry Pientok for a **conditional use permit** for a nonmetallic mining and processing operation, on property located on Grover Rd & Horizon Ave, Tomah, WI in parts of Sections 14 & 11, T17N. R1E, Town of Oakdale, approximately 335 acres. The adjoining land uses include agriculture, woodlands and some residential.

John Wagman, attorney spoke on behalf of Jerry Pientok regarding his application for a conditional use permit for nonmetallic mining and processing operation. Mr. Wagman explained how the four potential sites would be utilized. Referring to the map in the application, they are asking for a non-metallic mineral excavation for site #1 only. No mining is proposed at site #2, #3 and #4. Site #3 and #4 site would be dry plant as well as trans load sites, rail spur and trucks. They also plan to install a pipeline to carry water and sand across site #1, #2, #3 & #4. He also stated that there would be no mining (removal) of any bluffs.

Mr. Wagman continued to explain that they met with the Town Board of Oakdale and public last Monday evening, 12-10-2018 and the application had been approved with the following six conditions:

1. Slurry system must be installed and operational before any sand is loaded at the new rail loading facility.
2. Hauling of sand on town roads will be subject to a road use agreement with the town.
3. Grover road will not be used for hauling of sand until such time as the Wisconsin D.O.T. addresses safety concerns on Hwy 12&16 by removing the hill east of Grover Road South intersection and installs left turn lane. Rerouting of Grover Road to address safety concerns would have to be approved by the town board.
4. Hauling of sand on Grover Road going north from Hwy 12&16 is only allowed the minimum distance required to get to sand mining property. This would be approximately from a **point** at the driveway to the Cal Tappa/ Dan Hoag properties then south to Hwy 12&16. The sand mine would be required to construct a haul road on their property to this **point** in order to minimize use of public road.
5. Mining is only allowed north of Interstate Hwy 90/94. All other parcels pertaining to this permit are for slurry system, sand processing operation, storage and rail loading facilities only.
6. All best practices to reduce noise and dust at the loading facility must be used. The lighting used at the facility must be designed to minimize nuisance lighting of the neighboring properties. This number 6 condition also applies to the sand mining operations on site 1 parcels.

December 17, 2018

Doug Path opened the floor to the public for those who wished to speak regarding the mining application:

Members of the public that spoke with concerns: Jason and Lindsey Rezin, Julie Jensen, Dave Dechant, Ann Arthus, Susan Voss, Bryana Pecus, Roberta Williams, Rachel Muehlenkamp, Hugh Boyd, Richard Sparks, Lee Jaromin, and Brenda McGarry.

Concerns that were raised: Truck traffic would add additional danger due to higher volume of trucking than what is already in place with farm equipment: Making sure that there would be a slurry in place was a big concern due to the high volume of trucking otherwise: obtaining approval for boring the slurry under the Interstate 90/94, St Hwy 12/16 and CP railroad; Safety at the intersection of Grover Rd (south) and St Highway 12/16; alternative roads used for trucking if Grover (north) is not used; Concerns about the size of the buildings, silo's, lighting, hours of operation, noise, etc.; Concerns were raised about preserving the community; Ground water quantity, quality and usage; Slurry system, how much water is needed, how big does that pond need to be? Wear and tear on the roads from the trucking; Health issues, air quality and how the fine sand particulates and dust would be controlled; Damage, contamination and drying up of the wells in the area; Concerns that the public was not able to review all the updated information that committee was given.

There were several of the members of the public that spoke in favor of the sand mining application stating that land owners have the right to sell or use the land as they want.

John Wagman addressed some of the concerns and questions.

Douglas Path asked the Town Chairman, Jerry Bloom if the Town had a comprehensive plan in place.

Jerry Bloom, Town Chairman from Oakdale responded that the Town of Oakdale does have a comprehensive plan which was created in 2009-2010, it has not been updated since then. It is the feeling and understanding of the Town that they use it as a vision and guide. Sand mines were not in existence at the time the Plan was developed. The Town Board felt that a slurry was a must. Two concerns were what road would be used if not Grover Rd (north) and hours of operation. The alternate trucking route down funnel road has not been approved as an alternative. They currently have no written road agreement with the applicant. They have verbal agreement only at this time and plan on further discussion between the town and applicant. The Town Board vote was 2-1 in favor of the conditions that were submitted to the Zoning Committee. Mr. Bloom also stated that the Town's Comprehensive Planning Committee approved the application.

Gary Dechant, supervisor for Town of Oakdale, addressed the public and committee with a statement regarding his vote at the Town meeting. He voted no for the application only because he had reservations with the wording of the suggested conditions to be placed on the application.

Several members of the Committee mentioned they would like to see a preliminary plan of the facility with scale and plantings/berms denoted. It was stated that the DOT will be asking for this as well.

Discussion was held:

Bryce Richardson, Monroe County Land Conservation, addressed the public and committee giving more information on what was required for the reclamation plan such as: site layout, operation plans, and reclamation plans.

A **Motion** was made by Sharon Folcey, seconded by Paul Steele to approve the conditional use permit for a nonmetallic mining and processing operation with the conditions proposed by the Town, on property located on Grover Rd & Horizon Ave, Tomah, WI in parts of Sections 14 & 11, T17N. R1E, Town of Oakdale. Motion carried, 3-2. (Douglas Path and Mary Cook)

December 17, 2018

### **Dog Control:**

#### Proposed Ch 5 Animals Ordinance Amendments

Alison discussed the proposed Ch 5 ordinance amendment regarding strays. County code currently states after 7 days the stray becomes property of the county. This does not follow state code which was recently amended to a 4 day stray hold with some exceptions. The proposed amendments would bring the county ordinance into compliance with the state regulations.

Discussion was held:

A **motion** was made by Mary Cook and seconded by Sharon Folcey to approve the proposed amendments to Ch5 ordinance. Motion carried: 5-0. This resolution will be forwarded to the full County Board in January.

### **Sanitation & Zoning:**

#### **Floodplain Mitigation Grant**

Alison will be attending a workshop in January to help finalize the application paperwork for the flood mitigation grant. She will finalize in February and see who would still like to pursue “buy-outs.

Discussion was held:

#### **Floodplain Enforcement**

Alison met with Andy Kaftan regarding the Hass floodplain violation issue (removal of shed). There is a court date in February. She got an estimate for removal and disposal of shed, foundation and fill material of \$3,800. Discussion was held:

#### **Proposed Zoning Ordinance amendments**

Alison sent out information to the zoned Towns regarding the proposed zoning ordinance amendments. One proposal is to increase the minimum size of a building that would require a County Zoning Permit from 100 sq feet to 200 sq feet. The second proposed amendment would be to limit the age of a manufactured home to less than 20 years unless a Conditional Use Permit is obtained.

Several representatives were present from the towns to ask questions and provide comment.

Discussion was held.

Alison will schedule a public hearing for these amendments to the zoning ordinance for January 21, 2019.

#### **Proposed Monroe County Wind Energy System Siting Ordinance Chapter 45**

Alison explained to the public and Committee what options are regarding the ordinance for the Wind Energy System as a county. If the county does not adopt the ordinance we have no say on the location and regulation of wind towers. This proposed draft was developed with the help of a volunteer focus group from the community and has been presented to the Towns at a Town’s Association meeting. This ordinance would be county wide

December 17, 2018

and require permits to be obtained from the County before wind towers could be constructed. Alison explained that the proposed ordinance matches the State code and cannot be more restrictive than the state regulations.

Discussion was held:

A **motion** was made by Alan McCoy and seconded by Sharon Folcey to approve the Monroe County Wind Energy System Siting Ordinance Chapter 45 and forward to the full County Board in January. Motion carried. 5-0.

### **Sanitation Department Funding**

This topic was moved to the January meeting to include discussion regarding septic maintenance reports and fees.

### **FINANCIAL REPORT - VOUCHERS - INTER-DEPARTMENTAL TRANSFERS – CREDIT CARD EXPENDITURES – LINE ITEM TRANSFERS – BUDGET ADJUSTMENTS**

<b>Department Vouchers</b>		<b>Interdepartmental Transfers</b>		<b>Credit Card Voucher</b>	
Sanitation	69.28	Sanitation		Sanitation	42.00
Zoning	438.98	Zoning		Zoning	100.00
Dog Control	951.06	Dog Control		Dog Control	191.32
BOA	35.89			Land Rec.	50.00
				Park	50.00
<b>Total</b>	<b>1416.49</b>	<b>0</b>			<b>433.32</b>

A **motion** was made by Paul Steele, seconded by Alan McCoy to approve line item transfer for Dog Control from motor vehicles to the mileage line item and for Sanitation from conferences/seminars to motor vehicles. Motion carried: 5-0.

### **Set Date for Next Meeting and Possible Agenda Items.**

The next meeting will be held January 21, 2019 and will start at 6:00 pm in the County Board meeting room in the Justice Center. Items on the agenda for the January meeting include: One public hearing for Conditional Use Permit, Sanitation fee schedule and septic maintenance reports.

A **motion** to adjourn was made by Paul Steele, seconded by Alan McCoy. Motion carried: 5-0.

Meeting adjourned at 9:28 p.m.

*Recorded by Gretchen Jilek.*