

ADAMS COUNTY
PLANNING & ZONING COMMITTEE
MEETING MINUTES: JUNE 5, 2013

Chairman Joe Stuchlak called the Adams County Planning & Zoning Committee meeting to order at 1:00 P.M. on Wednesday June 5, 2013 with the following members present: Glenn Licitar, Barb Morgan, Randy Theisen, Heidi Roekle, Terry James and Nick Theisen (SAYL member). Al Sebastiani was excused. Others present were: Phil McLaughlin, Zoning Administrator and Cathy Allen, Recording Secretary. Pledge of Allegiance. Was this meeting properly announced? Phil McLaughlin stated that it was. Roll Call. Heidi Roekle made a motion to approve the agenda as noticed. Randy Theisen seconded the motion. All in favor. Motion carried.

Public Hearings: RLF Wisconsin Properties, LLC – Conditional Use Permit request under Section 5-3.03(A) (19) of the Adams County Comprehensive Zoning Ordinance to allow non metallic mining to sell topsoil removed during construction of cranberry beds and reservoirs on property located in the NE ¼, SW ¼, Section 26, Township 17 North, Range 6 East, Town of Adams, Adams County, Wisconsin. Terry James made a motion to grant the request with the condition that the Planning & Zoning Department perform a status review in two years to determine if there is a need for additional Committee review. Heidi Roekle seconded the motion. Roll Call Vote: 6 – Yes. 1 – No. (SAYLE Student-non binding vote) Motion carried. Easton J. Dreher – Conditional Use Permit request under Section 5-6B.03 of the Adams County Comprehensive Zoning Ordinance to allow temporary rental of property located in the SE ¼, NE ¼, Section 7, Township 14 North, Range 6 East, Lot 13 of Indian Shores Subdivision at 3725 13th Avenue, Town of Dell Prairie, Adams County, Wisconsin. Heidi Roekle made a motion to grant the Conditional Use Permit with the condition that if three valid police calls occur within one year, the Conditional Use Permit will be revoked. Seconded by Randy Theisen. Roll Call Vote: 3 – Yes. 3 – No. (Stuchlak, James, Licitar) 1 – Yes. N. Theisen (SAYLE Student-non binding vote) Motion failed by tied vote.

Chairman Stuchlak closed the Public Hearing portion of the meeting and stated that Public Participation would be taken as needed.

Glenn Licitar made a motion to approve the minutes from the May 1, 2013 meeting as presented. Heidi Roekle seconded the motion. All in favor. Motion carried.

Greg Rhinehart, County Surveyor was excused and his report was presented in writing for the month of May to the Committee for review. Terry James made a motion to approve the Surveyor's report as presented. Glenn Licitar seconded the motion. All in favor. Motion carried.

Jodi Helgeson stated that she has hired Amy Weissinger to fill the Deputy Register of Deeds vacancy, and she is slated to start June 24th. She also informed the Committee that the State Joint Finance Committee has approved the base budget so the County aerial photo project is tentatively planned for 2015. Terry James made a motion to approve the Register of Deeds and Land Information reports as submitted. Barb Morgan seconded the motion. All in favor. Motion carried. Murray Sim, Executive Vice President of Clean Energy North America appeared before the Committee with a status update on the proposed Digester at the New Chester Dairy site. Mr. Sim also presented an overview of the preferred route that the pipeline would take and stated that Marquette County has approved the pipeline along their highways, the meeting with the Town of Westfield is scheduled and they have met with thirty-two individual land owners regarding the matter. Also presented were photos of a filling station in Indiana which dispenses the compressed biogas to semi truck tractors. A letter was submitted to the New Chester Planning Committee agreeing to a maximum of ten truck fill-ups within a twenty four hour period.

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Phil McLaughlin informed the Committee that several requests have been received by office staff and Chairman Stuchlak to extend the deadline for Septic Tank Maintenance requirement. Present for this portion of the meeting were representatives from Foster's Septic & Well Service, Castle Rock Sanitation and Quinnell's Septic & Well Service. Mr. McLaughlin stated that the Sanitary Ordinance currently lists the deadline as July 31 of any given year, and as such can only be changed by Public Hearing. The deadline extension is required partly because of the implementation of the three year maintenance to include **all** septic systems in the County, which increased the notices mailed out, to over fifty-six hundred, and partly because of the late spring. It was suggested by plumbers/pumpers present that the deadline to pump be set at October 1. It was the consensus of the Committee to schedule a Public Hearing in July to revise the Sanitary Ordinance to address the issue.

Planning & Zoning Updates: Mr. McLaughlin stated that out of the three applicants interviewed for the Inspector position, only one was qualified and when she found out what the pay was, she withdrew her application. Also, there are currently three other municipalities with vacant positions. It seems the pay scale is an issue. The Committee requested Mr. McLaughlin to put together some figures and bring them back to them. The position will be re-advertised.

Phil McLaughlin presented the Financial Report for the month of May, 2013 to the Committee for review. Heidi Roekle made a motion to approve the Financial Report as presented. Randy Theisen seconded the motion. All in favor. Motion carried.

Correspondence: None.

The next meeting was scheduled for July 3, 2013 at 1:00 P.M. Barb Morgan asked to be excused from that meeting.

Heidi Roekle made a motion to adjourn. Glenn Licitar seconded the motion. All in favor. Motion carried.

Adjourned: 2:46 P.M.

Joe Stuchlak, Chair

Glenn Licitar

Terry James, Vice-Chair

Barb Morgan

Randy Theisen

Heidi Roekle

Al Sebastiani

Cathy Allen, Recording Secretary

THESE MINUTES HAVE NOT BEEN APPROVED BY THE COMMITTEE.