

**GREEN LAKE COUNTY
LAND USE PLANNING AND ZONING
COMMITTEE MEETING MINUTES
Thursday, February 5, 2015**

CALL TO ORDER

Committee Chair Starshak called the meeting of the Land Use Planning and Zoning Committee to order at 4:30 p.m. in the Green Lake County Government Center, County Board Room #0902, Green Lake, WI. The requirements of the open meeting law were certified as being met.

Present: Ben Moderow, Harley Reabe, Rich Slate, Michael Starshak, Nick Toney (6:05 p.m.)

Absent:

**Also Present: Matt Kirkman, Code Enforcement Officer
Missy Sorenson, Code Enforcement Officer
Carole DeCramer, Committee Secretary
Diane Meulemans, Corporation Counsel**

PLEDGE OF ALLEGIANCE

APPROVAL OF AGENDA

Motion by Slate/Moderow, unanimously carried, to approve the amended agenda.

APPROVAL OF MINUTES

Motion by Reabe/Slate, unanimously carried, to approve the January 8, 2015, minutes.

PUBLIC COMMENT - None

PUBLIC APPEARANCES - None

CORRESPONDENCE - None

PURCHASES - None

CLAIMS

Claims totaling \$4,104.50 were submitted.

Motion by Slate/Moderow, unanimously carried, to approve for payment the claims in the amount of \$4,104.50.

APPROVAL OF DEPARTMENT ACTIVITY REPORTS

- a. Permits, public hearings, etc.**
- b. Violations**

Kirkman – Discussed the monthly report and the land use permit violation list.

Sorenson – Discussed the septic violations.

Motion by Slate/Reabe, unanimously carried, to approve the monthly activity reports.

DEPARTMENT/COMMITTEE ACTIVITY

a. Farmland Preservation Plan updates

Kirkman – Ken Jaworski, Martenson & Eisele, is still working on the draft. It could be completed in one to four weeks.

b. Select a new committee vice chair, if needed

Motion by Slate/Reabe, unanimously carried, to direct Chair Starshak to discuss this issue with Vice Chair Nick Toney.

This will be discussed again at the March meeting.

c. Discuss/possible action regarding the Comprehensive Plan Revised Goals and Objectives

The committee discussed the revisions made by Ken Jaworski. After reviewing the draft copy, the committee found other verbiage they want changed as well as typos that need to be corrected.

Motion by Slate/Moderow, unanimously carried, to send Ken Jaworski the changes made by the committee and request that, after the changes are made, a clean copy be sent to the department so that the committee can review it again at the March meeting.

FUTURE COMMITTEE ACTIVITIES

a. Future agenda items

- Draft of the comprehensive plan revisions
- The department head's annual review
- Discuss/action of a new vice chair

b. Meeting dates

March 5, 2015

Business Meeting 4:30 p.m.

Public Hearing 6:00 p.m.

5:19 p.m. Recessed until 6:00 p.m.

Committee Chairman Starshak reconvened the meeting of the Land Use Planning and Zoning Committee at 6:00 p.m. for public hearing items and read the rules of public hearing.

PUBLIC HEARING ITEMS

Audio of committee discussion is available upon request from the Green Lake County Land Use Planning and Zoning Department.

Motion by Reabe/Slate, unanimously carried, to move Item III before Items I and II.

Item III: Owners/Applicants: Joseph M & Angela L Draeger and Mark E & Chardra J Draeger

General legal description: N7233 Forest Ridge Road, Parcel #004-00054-0000 & #004-00055-0000, Part of the NE¼ of Section 3, T16N, R13E, Town of Brooklyn, ±3.00 acres **Request:** Rezone from A-1 Exclusive Agriculture to R-4 Rural Residential

a) Public Hearing

Joseph M. Draeger, N7191 County Road PP, Ripon – Spoke in favor of the request.

Sorenson – Explained why this request would be appropriate. The Town of Brooklyn approved of the request.

Public hearing closed.

- b) Committee Discussion & Deliberation
- c) Committee Decision

Motion by Slate/Reabe, carried on roll call (4-eyes, 0-nays), to recommend approval of the rezone request as presented and forward to County Board for final action.

6:05 p.m. Motion by Reabe/Slate, unanimously carried, to seat Committee Member Nick Toney.

Chairman Starshak announced that he would remove himself from the committee during the time that the Mulville requests are discussed/decided because of a personal connection he has with Mr. Mulville. Vice Chair Toney proceeded with the Mulville requests.

Item I: Owners/Applicants: Terrance J & Nancy E Mulville, **General legal description:** N6636 County Road PP, Parcel #004-00237-0000, Part of the SE¼ of Section 12, T16N, R13E, Town of Brooklyn, ±27.703 acres **Request:** Rezone from A-1 Exclusive Agriculture to A-2 General Agriculture

- a) Public Hearing

Terrance J. Mulville, Berlin - Spoke in favor of the request.

Sorenson – Explained that the rezone request would bring the Mulville parcel into compliance. Through no fault of his own, Mr. Mulville purchased the property from the previous owner not realizing that the 27 acres were a nonconforming lot size for the A-1 zoning classification.

Public hearing closed.

- b) Committee Discussion & Deliberation
- c) Committee Decision

Motion by Slate/Reabe, carried on roll call (4-eyes, 0-nays, 1-abstain), to recommend approval of the rezone request as presented and forward to County Board for final action.

Item II: Owners/Applicants: Terrance J & Nancy E Mulville, **General legal description:** N6636 County Road PP, Parcel #004-00237-0000, Part of the SE¼ of Section 12, T16N, R13E, Town of Brooklyn, ±27.703 acres **Explanation:** Conditional Use Permit request for a barn to be used commercially for social gatherings

- a) Public Hearing

Terrance J. Mulville, Berlin – Asked that the conditional use permit request be postponed for 90 days in order to gather more information to address the Town of Brooklyn’s concerns.

Public hearing closed.

- b) Committee Discussion & Deliberation
- c) Committee Decision

Motion by Reabe/Slate, unanimously carried, to honor Mr. Mulville’s request to postpone this public hearing item for 90 days.

ADJOURN

6:13 p.m. On a motion by Reabe/Slate, unanimously carried, the meeting was adjourned.

RECORDED BY

Carole DeCramer
Committee Secretary

APPROVED ON:

March 5, 2015