

**GREEN LAKE COUNTY
LAND USE PLANNING AND ZONING COMMITTEE
Special Meeting Minutes – September 17, 2008 – 6:00 p.m.**

CALL TO ORDER

Committee Chair Sue McConnell called the meeting of the Land Use Planning and Zoning Committee to order at 6:00 p.m. in the Green Lake County Courthouse, County Board Room, Green Lake, Wis. The requirements of the open meeting law were certified as being met.

Present: **Roberta Erdmann, Eugene Henke, Susan McConnell, Howard Sell,
Thomas Traxler, Jr.**

Absent:

Also Present: **Al Shute, County Surveyor/Land Development Director
Jeff Haase, Assistant Corporation Counsel
Carole DeCramer, Committee Secretary
Eugene Schroeder, Planning and Zoning Committee Alternate**

APPROVAL OF AGENDA

Motion by Erdmann/Henke, unanimously carried, to approve the agenda. Motion carried.

CONTINUATION OF PUBLIC HEARING MATTER

Discuss/take action on the Estates of Lawsonia Preliminary Plat.

(Public hearing for this item was held 6/4/08 and deliberation began on 9/3/08)

b. Committee Discussion and Deliberation; continuation from September 3, 2008

Chair McConnell stated that the committee was just handed additional materials from the school district and the developer. The committee needs approximately five minutes to read through the information.

Discussion included staff recommended conditions and Committee Member Traxler's list of suggested conditions. School Board President Wendy Schultz reminded the committee that the school board has not yet approved the developers' offer. McConnell pointed out that the school district is asking for 60 days to make a decision regarding the green space that is being offered to the district.

c. Committee Decision

Motion by Traxler/Erdmann, unanimously carried on roll call (5-ayes, 0-nays), to approve the Estates of Lawsonia Preliminary Plat with the following conditions as identified:

- 1) The developer provide current documentation from the County Land Conservation Department that a Stormwater Management Plan has been submitted for review and approval pursuant to the County Construction Site Erosion Control and Stormwater Ordinance, for the preliminary plat of the Estates of Lawsonia, and this approval is required prior to approval of the final plat.**
- 2) A copy of the protective covenants is submitted with the application for final plat review and approval.**
- 3) The developer provide current documentation from the Green Lake Sanitary District that they have submitted plans and specifications for review and approval of the public sanitary**

sewer system that will service the Estates of Lawsonia and approval of the plans and specifications are required prior to installation of the sanitary sewer system.

- 4) The developer obtain all other approvals necessary from other entities of jurisdiction, if any.
- 5) The developer identify on the preliminary plat land to be dedicated to the public, and offered to the Green Lake School District, that meets the requirement of the Land Use Planning and Zoning Committee.
- 6) That the Green Lake School District and the developer continue to work together to reach an agreement that is acceptable to both parties regarding the specific location(s) of the land to be offered for dedication. This must be done prior to application for final plat review and approval. It is the Committee's intention that this condition must result in an actual acceptance of the dedicated land by the Green Lake School District.
- 7) The road right-of-ways within this development be dedicated to the public and so stated on the preliminary plat.
- 8) An updated "final version" of the preliminary plat be submitted to reflect changes required by staff review along with variances and conditions imposed by the Land Use Planning and Zoning Committee.
- 9) The Committee be informed, with text agreement and map, when the developer and the Green Lake School District reach agreement on the land to be dedicated and offered to the school district.

Motion carried.

d. Execute Determination Form

GENERAL COMMITTEE DISCUSSION

a. Such other matters as authorized by law

Shute – Started working on the changes to the wind energy ordinance, based on the discussion from the last public hearing. This will be placed on the November 5th agenda.

b. Future activities

CLOSED SESSION PER WISCONSIN STATE STATUTE 19.85 (1)(G) CONFERRING WITH LEGAL COUNSEL REGARDING LITIGATION, WHICH THE COUNTY IS INVOLVED AND/OR IS LIKELY TO BECOME INVOLVED.

(Discussion of legal issues)

7:04 p.m. Motion by Sell/Traxler, unanimously carried on roll call (5 ayes, 0 nays), to adjourn into closed session per Wisconsin State Statute 19.85(1)(g) Conferring with legal counsel regarding litigation, which the county is involved and/or is likely to become involved.

Motion carried.

RESUME INTO OPEN SESSION TO DISCUSS FINDINGS OF CLOSED SESSION.

8:28 p.m. Motion by Henke/Sell, unanimously carried on roll call (Erdmann – aye, Henke – aye, McConnell – aye, Sell – aye, Traxler - nay), to resume into open session to discuss findings of closed session. Motion carried.

The committee agreed that the director should follow through with what was discussed in closed session.

NEXT MEETING DATE

October 1, 2008

– Business Meeting 4:30 p.m.

– Public Hearing 6:00 p.m.

ADJOURN

Motion by Sell/McConnell, unanimously carried, to adjourn. Motion carried.

Time: 8:28 p.m.

Recorded by Carole DeCramer
Committee Secretary

APPROVED ON:

November 5, 2008