

**GREEN LAKE COUNTY  
LAND USE PLANNING AND ZONING  
COMMITTEE MEETING MINUTES  
Thursday, July 11, 2024**

**CALL TO ORDER**

Planning & Zoning Secretary Karissa Block called the meeting of the Land Use Planning and Zoning Committee to order at 11:00AM 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. Public access was available via remote programming as well as in person. The Pledge of Allegiance was recited.

Present: **Bill Boutwell, Curt Talma, Chuck Buss, Gene Thom, Sue Wendt**

Also Present: **Matt Kirkman**, Land Use Planning and Zoning Director; **Karissa Block**, Deputy County Clerk; **Noah Brown**, Land Use Specialist; **Jeff Mann**, Corporation Counsel; **Ryan Schinke**, Land Use Coordinator/Technician; **Cate Wylie**, County Administrator; **Ken Stephani**, Finance Director; **Liz Otto (Remote)**, County Clerk; **Jessica McLean (Remote)**, Treasurer; **Tami Toth (Remote)**, Legal Assistant

**ELECTION OF CHAIR AND VICE-CHAIR**

Secretary Karissa Block called for nominations.

*Motion/second (Boutwell/Thom)* to keep Buss as Chair and Boutwell as Vice Chair. Motion carried with no negative vote.

Buss took the stand as Chair

**APPROVAL OF MINUTES**

*Motion/second (Boutwell/Talma)* to approve the minutes of the 6/14/2024 meeting. Motion carried with no negative vote.

**REGISTER OF DEEDS REPORT**

The Land Use Planning & Zoning Committee would like Register of Deeds – Renee Thiem- Korth to submit reports to the committee quarterly.

**DEPARTMENT ACTIVITY REPORTS**

- Land Use & Septic Permits
- Violation Reports

Kirkman reviewed his reports. Discussion held.

**PUBLIC COMMENT (15 MINUTES TOTAL / 3 MINUTE LIMIT)**

Mark Coleman, 586 Wilson St, Green Lake WI – Commented on the County K Quarry

*Motion/second (Thom/Boutwell)* to recess until the 11:30 hour for Public Hearing. Motion carried with no negative vote.

*Motion/second (Thom/Boutwell)* to resume for Public Hearing. Motion carried with no negative vote.

**PUBLIC HEARING – 11:30AM**

Chair Buss read the Public Hearing rules.

**Item #1: Owner:** Sunny Drive Farms LLC, **Agent:** Lee Larson **Location:** Intersection of Sunny Drive and County Road A, **Parcel:** 010-00571-0000. **Legal Description:** SW ¼ of SE ¼, located in Section 28, T14N, R13E, Town of Mackford, ±1.5 acres. **Request:** The owners are requesting a Conditional Use Permit for a 300' communication tower.

Lee Larson, Bug Tulsa Wireless Internet Company out of Green Bay spoke for Item #1

Discussion held. Kirkman read the staff report

***Motion/second (Thom/Boutwell)*** to approve Item #1 with conditions. Motion carried with no negative vote.

**Item #2: Owner:** Jerry Schmucker, **Location:** N2992 County Road B & H, **Parcel:** 014- 01767-0100. **Legal Description:** Lot 1 of CSM 3745, located in Section 30, T15N, R12E, Town of Marquette, ±8.41 acres. **Request:** The owners are requesting a Conditional Use Permit to begin construction of building components for hunting blinds, which are to be assembled and sold at a different location.

Public Comment – none

Kirkman read the staff report. Discussion held.

***Motion/second (Thom/Boutwell)*** to approve Item #2 with general conditions. Motion carried with no negative votes.

**Item #3: Owner:** S&L Holdings WI, LLC. **Agent:** Lee Garro, **Location:** Highway 23 & 49, **Parcels:** 004-00314-0200, -0300, -0400, & -0501, **Legal Description:** Lots 2, 3, 4, and Outlot 1 of CSM 1202, located in Section 15, T16N, R13E, Town of Brooklyn, ±3.88 acres. **Request:** The owners are requesting a Conditional Use Permit for a boat storage building, individual storage units, and a sales office.

Julie Tom, W1049 Highway 23 of Green Lake spoke for consideration of other properties surrounding the parcel.

Lee Garro (applicant), spoke for Item #3. Garro was allowed to show the committee photos of his possible boat storage building. Discussion held.

Jason Tom, W1049 Highway 23 of Green Lake spoke for his property next door to the parcel.

Kirkman read staff report. Discussion held

***Motion/second (Boutwell/Thom)*** to suspend the rules to allow Garro to speak. Motion carried with no negative vote.

Lee Garro (applicant) stated nothing on this design will change in the future.

***Motion/second (Thom/Boutwell)*** to approve Item #3 with County Conditions, Town of Brooklyn Conditions, Privacy Screening, Floor Plan submitted to Matt Kirkman, and State Approved Plans all being met and submitted. Motion carried with no negative vote.

### **COMMITTEE DISCUSSION**

- a. Next meeting date – August 8, 2024 @ 10:00AM
- b. Future agenda items for action & discussion

### **ADJOURN**

Chair Buss adjourned the meeting at 12:07PM

**Respectfully submitted,**

*Karissa Block*

**Karissa Block**  
**Deputy County Clerk**