

AGENDA
JEFFERSON COUNTY PLANNING AND ZONING COMMITTEE
DECISION MEETING

Steve Nass, Chair; Greg David, Vice-Chair; Don Reese, Secretary; Amy Rinard; George Jaeckel

ROOM 203, COUNTY COURTHOUSE
311 S. CENTER AVE., JEFFERSON, WI 53549
8:30 A.M. ON MONDAY, JUNE 26, 2017

1. Call to Order
2. Roll Call (Establish a Quorum)
3. Certification of Compliance with the Open Meetings Law
4. Approval of the Agenda
5. Public Comment (Not to exceed 15 minutes and not to include petitions slated for decision-members of the public who wish to address the Committee on specific agenda items must register their request at this time)
6. Approval of May 22, June 9 and June 15 Committee Meeting Minutes
7. Communications
8. May Monthly Financial Report for Land Information Office – Andy Erdman

9. June Monthly Financial Report for Zoning – Rob Klotz/Matt Zangl
10. Discussion and Possible Decision on Determination of Completeness for Kevin Horack Livestock Siting, Intensive Ag Hog Operation, 2017 Update to CU996-00 on PIN 032-0815-3434-000 in the Town of Watertown. This amendment is to increase animal numbers to 825 animal units, and add new confinement housing.
11. Discussion and Possible Action on Placement of Shipping Crates on Rural Properties
12. Discussion and Possible Action on Federal Firearms Licenses and the Jefferson County Zoning Ordinance Home Occupation Definition
13. Discussion and Possible Decision on the Request for Holding Tank Waiver for the Charles Schaller Property at W8679 White Crow Rd, Town of Sumner on PIN 028-0513-2112-012
14. Discussion and Possible Decision on David & Kody Habeck’s Request to Replace the Home at W5980 County Road J at More than 100 Feet from its Existing Location. The Site is in the Town of Jefferson, on PIN 014-0614-1032-000
15. Discussion and Possible Decision on Petition R3969A-17-Laura Jacobson/Roy J Haas Jr Property, County Road Y and Haas Road in the Town of Hebron, on PIN 010-0615-2211-000, Presented in Public Hearing on May 18, 2017 and Subsequently Postponed
16. Discussion and Possible Decision on a Revision to Petition R3965A-17-Bernard Gilbert on PIN 024-0516-2413-000, North of State Road 59, Town of Palmyra, Presented in Public Hearing on April 20, 2017 and Recommended for Denial
17. Discussion and Possible Action on Petitions Presented in Public Hearing on June 15:

R3971A-17 - Vincent J Stark Estate: Create a 2-acre A-3, farm consolidation lot around the home at **N6519 County Road Q** and a 2-acre A-3, farm consolidation lot around the home at **N6523 County Road Q** from part of PINs 002-0714-0843-000 (24.22 Ac) and 002-0714-1712-001 (10 Ac) in the Town of Aztalan. The proposal is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

R3972A-17 – Mark & Deborah Hoffmann: Create a 2.6-acre A-3, farm consolidation lot around the home and shed at **N1655 Findlay Road**, Town of Cold Spring from PIN 004-0515-1711-000 (40 Ac). This proposal is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

R3973A-17 – Casey L Kottwitz/James & Gail Kottwitz Trust Property: Create a 2-acre A-3 vacant building site on **Tesmer Road** from part of PIN 030-0813-2341-000 (20.938 Ac) in the Town of Waterloo. This is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

R3974A-17 – Zach Holcomb/Conrad & Carolyn Holcomb Trust Property: Create a 2-acre A-3 lot with existing shed at **W4264 Zillge Lane** in the Town of Watertown from part of PIN 032-0815-2942-001 (15.061 Ac). This is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

R3975A-17 – Tom & Terry Zignego: Create a vacant 1-acre A-3 building site from part of PIN 014-0615-0141-001 (14.24 Ac) in the Town of Jefferson and a vacant 2-acre building site from part of PINs 014-0615-0141-001 (14.24 Ac) in the Town of Jefferson and 026-0616-0632-000 (40.82 Ac) in the Town of Sullivan. These lots are on either side of **N4664 Rome Road**, and are being done in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

R3976A-17 – Tom & Terry Zignego: Create a 3.66-acre Natural Resource zone north of **N4664 Rome Road** from part of PINs 014-0615-0141-001 (14.24 Ac), Town of Jefferson and 026-0616-0632-000 (40.82 Ac), Town of Sullivan. This is being done in accordance with Sec. 11.04(f)12 of the Jefferson County Zoning Ordinance.

R3977A-17 – William Becker/Carl & Jennifer Martin Property: Create a 2-acre Natural Resource zone from part of PIN 022-0613-1211-000 (34.07 Ac) near **County Road G** in the Town of Oakland. This is being done in accordance with Sec. 11.04(f)12 of the Jefferson County Zoning Ordinance.

CU1920-17 – Nichole Gleesing & James Jaquith: Conditional use to allow an extensive on-site storage structure, 40' X 64' and 23' 4" in height in an R-2 zone at **N2602 County Road N**, Town of Koshkonong, on PIN 016-0614-3642-009 (2 ac).

18. Possible Future Agenda Items

19. Upcoming Meeting Dates

July 14, 8:00 a.m. - Site Inspections Beginning in Courthouse Room 203

July 20, 7:00 p.m. – Public Hearing in Courthouse Room 205

July 24, 8:30 a.m. - Decision Meeting in Courthouse Room 203

August 11, 8:00 a.m. - Site Inspections Beginning in Courthouse Room 203

August 17, 7:00 p.m. – Public Hearing in Courthouse Room 205

August 28, 8:30 a.m. - Decision Meeting in Courthouse Room 203

20. Adjourn

If you have questions regarding the petitions, please contact the Zoning Department at 920-674-7131. Petition files referenced on this agenda may be viewed in Courthouse Room 201 between the hours of 8:00 a.m. and 4:30 p.m., Monday through Friday, excluding holidays. Materials covering other agenda items can be found at www.jeffersoncountyiwi.gov.

A quorum of any Jefferson County Committee, Board, Commission or other body, including the Jefferson County Board of Supervisors, may be present at this meeting.

Individuals requiring special accommodations for attendance at the meeting should contact the County Administrator at 920-674-7101 at least 24 hours prior to the meeting so that appropriate arrangements can be made.

A digital recording of the meeting will be available in the Zoning Department upon request.