

AGENDA
JEFFERSON COUNTY PLANNING AND ZONING COMMITTEE
DECISION MEETING

George Jaeckel, Chair; Steve Nass, Vice-Chair; Blane Poulson, Secretary; Matt Foelker, Lloyd Zastrow

SUBJECT: Planning and Zoning Committee Decision Meeting
DATE: Monday, November 30, 2020
TIME: 8:30 a.m.
PLACE: Room 205 of the Jefferson County Courthouse, 311 S. Center Ave., Jefferson, WI
OR Via Zoom Videoconference

YOU MAY ATTEND VIRTUALLY BY FOLLOWING THESE INSTRUCTIONS:

You are invited to a Zoom meeting.
When: Nov 30, 2020 08:30 AM Central Time (US and Canada)

Register in advance for this meeting:
[https://zoom.us/meeting/register/JAodeurpzktEtNmOsZq8j8JgN3aqdOO7nB4](https://zoom.us/join/zoom/register/JAodeurpzktEtNmOsZq8j8JgN3aqdOO7nB4)
After registering, you will receive a confirmation email containing information about joining the meeting.

1. **Call to Order**
2. **Roll Call (Establish a Quorum)**
3. **Certification of Compliance with 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 September 17, October 26, November 11, November 13 and November 19 Meeting Minutes**
7. **Communications**
8. **October Monthly Financial Report for Register of Deeds – Staci Hoffman**
9. **October Monthly Financial Report for Land Information Office-Matt Zangl**
10. **November Monthly Financial Report for Zoning – Matt Zangl**
11. **Discussion on Solar Energy Facilities**
12. **Discussion on Jefferson County Comprehensive Plan Update**
13. **Discussion and Possible Action on an Even Exchange of 0.05 Acres Between Adjoining A-1 Zoned Properties, PINs 010-0615-3141-001 Owned by Roy Shipler and 010-0615-3141-002 Owned by Shawn Krause. The properties are in the Town of Hebron, at W4581 and W4591 State Road 106.**
14. **Discussion and Possible Action on a Redesign of Petition R2912A-04, Presented in Public Hearing for Delores Lillge on March 28, 2005 and Approved by County Board on April 19, 2005. The site is part of PIN 006-0716-0714-000 in the Town of Concord.**
15. **Discussion and Possible Action on a Redesign of Petition R1476A-93, Presented in Public Hearing for Walter and Janet Miller on July 8, 1993 and Approved by County Board on November 9, 1993. The site is part of PIN 014-0614-2944-002 in the Town of Jefferson.**

16. **Discussion and Possible Action on a Redesign of Petition R2700A-03, Presented in Public Hearing for Joel Lenz on June 19, 2003 and Approved by County Board on September 9, 2003. The site is part of PIN 022-0613-0112-000 in the Town of Oakland.**
17. **Discussion and Possible Action on a Redesign of Petition R4216A-20, Presented in Public Hearing for Scott Beerbohm on February 20, 2020 and Approved by County Board on March 10, 2020. The site is part of PIN 032-0815-1941-005 in the Town of Watertown.**
18. **Discussion and Possible Action on Petitions Presented in Public Hearing on November 19:**

R4280A-20 – William & Laura Flood: Rezone 1.4 acres of PIN 026-0616-0134-000 (36.486 Ac) at **N4579 Indian Point Rd** in the Town of Sullivan. This is in accordance with Sec. 11.04(f)7 of the Jefferson County Zoning Ordinance.

CU2054-20 - William & Laura Flood: Conditional use in a proposed A-2 zone to allow for storage of contractor's equipment and materials at **N4579 Indian Point Rd** in the Town of Sullivan, on PIN 026-0616-0134-000 (36.486 Ac). This is in accordance with Sec. 11.04(f)7 of the Jefferson County Zoning Ordinance.

R4281A-20 – Elton C & Gail M Stroh: Rezone to create a 4.2-acre farm consolidation lot at **W2810 Gopher Hill Rd** in the Town of Watertown from part of PIN 012-0815-0133-000 (40 Ac). This is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

CU2056-20 – Crawfish River Solar LLC: Conditional use to allow for a 75-megawatt alternating current solar electric generation facility in the Town of Jefferson, on PINs 014-0614-0741-000, 014-0614-0744-000, 014-0614-1811-001, 014-0614-1811-000, 014-0614-0832-000, 014-0614-0833-000, 014-0614-0823-000, 014-0614-0822-000, 014-0614-0534-000, 014-0614-0543-000 owned by Anfang Properties LLC; 014-0614-1814-000 owned by Sheila Barnes and the Tyson & Tina Barnes Rev Trust; 014-0614-0844-000, 014-0614-0843-000, 014-0614-0842-001 owned by DJ Schroedl Farms Inc; 014-0614-1812-000, 014-0614-1813-000, 014-0614-1821-000, 014-0514-1823-000, 014-0614-0734-001, 014-0614-0743-001 owned by the James & Adela Koch Trust/Koch Trust; 014-0614-1712-000 and 014-0614-1713-000 owned by Dennis & Helen Stilling; 014-0614-1711-002 owned by Donald Voeltz; 014-0614-0842-000 and 014-0614-0831-000 owned by David and Diana Schroeder. These properties are **near County Roads G and J, and US Highway 18**, on properties zoned A-1, Exclusive Agricultural.

19. **Possible Future Agenda Items**

20. **Upcoming Meeting Dates**

December 11, 8:00 a.m. – Site Inspections Beginning ???

December 28, 8:30 a.m. – Decision Meeting in Courthouse Room 203

December 30, 9:00 a.m. – Joint Meeting with Executive Committee in Courthouse Room 205

January 15, 2021, 8:00 a.m. – Site Inspections Beginning ???

January 21, 7:00 p.m. – Public Hearing in Courthouse Room 205

January 25, 8:30 a.m. – Decision Meeting in Courthouse Room 203

21. **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.jeffersoncountywi.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 hrs 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.