

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: January 25, 2021
TIME: 8:00 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:

Register in advance for this meeting:

https://zoom.us/meeting/register/tJEkf--hpj4pHd2y7-u8i9MUTAbnqMB_1Qxy

Meeting ID: 959 8698 5379

Passcode: Zoning

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 December 17 and December 28, 2020 Meeting Minutes; and January 15 and January 21, 2021 Meeting Minutes
7. Communications
8. December Monthly Financial Report for Register of Deeds – Staci Hoffman
9. December Monthly Financial Report for Land Information Office-Matt Zangl
10. January Monthly Financial Report for Zoning, and 2019 vs 2020 End-of-Year Recaps– Matt Zangl
11. Discussion on Solar Energy Facilities
12. Discussion on Jefferson County Comprehensive Plan Update
13. Discussion and Possible Action on a Request by Sue Ebbert/Jan Kramer Property to Combine Two Lots Approved for A-3 Zoning on PIN 032-0815-1833-000, Hilltop Road, Town of Watertown
14. Discussion and Possible Action on Petitions Presented in Public Hearing on January 21, 2021:

R4289A-21 Kemmeter’s Properties LLC: Create an approximate 1-acre R-2 or A-3 zone around the existing home and buildings from an A-T &A-2 zone at **W5051 US Highway 18** in the Town of Jefferson from part of PIN 014-0614-1212-000 (37.826 Ac). This is in accordance with Sec. 11.04(f)2 and 11.04(f)8 of the Jefferson County Zoning Ordinance.

R4290A-21 K&V Farms LLC: Create an approximate 2.6-acre A-3 zone around the existing barn from an A-T zone at **N4283 County Road Y** in the Town of Jefferson from part of PIN 014-0614-1242-000 (39.537 Ac). This is in accordance with Sec. 11.04(f)7 of the Jefferson County Zoning Ordinance.

R4294A-21- Glenn Strike/Roger H and Betty J Strike Trust Property: Create a 1.7-acre A-2 zone around the existing buildings from an A-1 zone at **W1882 County Road CI** in the Town of Sullivan from part of PIN 026-0616-3242-000 (38.94 Ac). This is in accordance with Sec. 11.04(f)7 of the Jefferson County Zoning Ordinance.

R4295A-21 - Glenn Strike/Roger H and Betty J Strike Trust Property: Create a 1.0-acre A-3 zone around the existing home from an A-1 zone at **W1882 County Road CI** in the Town of Sullivan from part of PIN 026-0616-3242-000 (38.94 Ac). This is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

R4291A-21 - Robert M Klein/Linda M Gryczewski: Create a 1.8-acre A-3 zone around the existing home and buildings from an A-1 zone at **N1138 Fremont Rd** in the Town of Cold Spring from part of PIN 004-0515-2123-001 (30.00 Ac). This is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

R4292A-21 - Timothy M and Tracy L Johnston Trust: Create a 2-acre A-3 residential building site (Lot 1) from an A-1 zone at **W7527 Mud Lake Rd** in the Town of Lake Mills from part of PIN 018-0713-3621-000 (39.183 Ac). This is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

R4293A-21 - Timothy M and Tracy L Johnston Trust: Create a 2-acre A-3 residential building site (Lot 2) from an A-1 zone at **W7527 Mud Lake Rd** in the Town of Lake Mills from part of PIN 018-0713-3621-000 (39.183 Ac). This is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

R4288A-20 – Dianne Owens & Paul Elliot: Rezone PIN 008-0715-0232-001 (2.002 Ac) at **N7040 Saucer Drive** in the Town of Farmington. This is in accordance with Sec. 11.04(f)7 of the Jefferson County Zoning Ordinance.

CU2058-20 – Dianne Owens & Paul Elliot: Allow for an agricultural tourism-banquet hall, conference center and event facility at **N7040 Saucer Drive** in the Town of Farmington on PIN 008-0715-0232-001 (2.002 Ac). This is in a proposed A-2 zone, and is in accordance with Sec. 11.04(f)7 of the Jefferson County Zoning Ordinance.

CU2059-21 - Brian and Trina Buth: Conditional use to allow for an extensive on-site parking structure at **W9627 Bridge St** in a Community zone in the Town of Lake Mills on PIN 018-0713-1923-015 (0.94 Ac). This is in accordance with Sec. 11.04(f)9 of the Jefferson County Zoning Ordinance.

15. Possible Future Agenda Items

16. Upcoming Meeting Dates

January 25, Joint Committee Meeting with Executive Committee Immediately Following Planning and Zoning Committee Decision Meeting – Courthouse Room 205

February 12, 8:00 a.m. – Site Inspections Beginning in Courthouse Room 203

February 18, 7:00 p.m. – Public Hearing in Courthouse Room 205

February 22, 8:30 a.m. – Decision Meeting in Courthouse Room 205

March 12, 8:00 a.m. – Site Inspections Beginning in Courthouse Room 203

March 18, 7:00 p.m. – Public Hearing in Courthouse Room 205

March 29, 8:30 a.m. – Decision Meeting in Courthouse Room 203

17. 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 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.