

**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 31, 2022**  
**TIME: 8:30 a.m.**  
**PLACE: Room 202 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](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 January 3, January 14 and January 20 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 – Matt Zangl**
11. **Discussion on Solar Energy Facilities**
12. **Discussion on WE Energies Liquefied Natural Gas (LNG) Facility in the Town of Ixonia**
13. **Discussion and Possible Action on Agricultural Tourism Definition**
14. **Discussion and Possible Action on Amending the Jefferson County Zoning Ordinance**
15. **Discussion and Possible Action on Reconfiguration of PINs 014-0614-2534-006 (owned by the James and Dianne Witte Trust and zoned A-1, Exclusive Agricultural) and 014-0614-2534-007 (owned by George H Purucker and Lisa L Rueth and zoned A-3, Agricultural/Rural Residential). The properties are in the Town of Jefferson near N2918 County Road N.**
16. **Discussion and Possible Action on R3963A-17 for David Schroeder, presented in public hearing on April 24, 2017 and subsequently postponed for additional information from the petitioner regarding**

**consolidation of parcels of record. The request is on PIN 018-0713-3343-003, Town of Lake Mills on Hope Lake Road.**

**17. Discussion and Possible Action on Petitions Presented in Public Hearing on January 20, 2022:**

**R4374A-22 – Alvin & Judith Gudenkauf LE:** Create a 2.42-ac lot around the existing home & buildings at **N8203 County Rd D**, Town of Watertown from part of PINs 032-0815-2331-000 (39.8 ac) and 032-0815-2334-000 (32.285 ac). This is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

**R4375A-22 – Lee Allen L Rickerman:** Create a 1.15-ac new building site on **Kasten Ln** from part of PIN 032-0815-1843-000 (23.66 ac), Town of Watertown. This is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

**R4376A-22 – Lee Allen L Rickerman:** Create a 1.15-ac new building site on **Kasten Ln** from part of PIN 032-0815-1843-000 (23.66 ac), Town of Watertown. This is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

**CU2104-22 – Joy & Tom Levake:** Allow a 2,592 square foot, 26 feet high extensive on-site storage structure for personal storage in a Residential R-2 zone at **N2304 Banker Rd**. This is requested on PIN 014-0614-2821-002 (1.22 ac) in the Town of Jefferson and is in accordance with Sec. 11.04(f)2 of the Jefferson County Zoning Ordinance.

**CU2105-22 – Anthony Zuelsdorf:** Allow a 2,592 square foot extensive on-site storage structure for personal storage in a Residential R-2 zone at **N2973 Bauer Ln**. This is requested on PIN 014-0614-2532-007 (1.654 ac) in the Town of Jefferson and is in accordance with Sec. 11.04(f)2 of the Jefferson County Zoning Ordinance.

**CU2106-22 – Jessica L Kelderman:** Allow up to seven dogs as household pets in an A-3, Agricultura/Rural Residential zone at **N5611 County Road A**, Town of Lake Mills. This is requested on PIN 018-0713-2712-002 (3.43 ac) and is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

**18. Possible Future Agenda Items**

**19. Upcoming Meeting Dates**

**February 11, 8:00 a.m. – Site Inspections Beginning in Courthouse Room 203**

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

**February 28, 8:30 a.m. – Decision Meeting in Courthouse Room 202**

**March 11, 8:00 a.m. – Site Inspections Beginning in Courthouse Room 203**

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

**March 28, 8:30 a.m. – Decision Meeting in Courthouse Room 202**

**May 23 or 31 (May 30 is the Memorial Day Holiday)**

**December 19 or 27 (December 26 is the Christmas Holiday)**

**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.jeffersoncountywi.gov](http://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.*