

AGENDA
JEFFERSON COUNTY PLANNING AND ZONING COMMITTEE
DECISION MEETING

George Jaeckel, Chair; Steve Nass, Vice-Chair; Blane Poulson, Secretary; Matt Foelker; Cassie Richardson

SUBJECT: Planning and Zoning Committee Decision Meeting
DATE: July 25, 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
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 June 16, June 27, July 8 and July 21 Meeting Minutes
7. Communications
8. June Monthly Financial Report for Register of Deeds – Staci Hoffman
9. June Monthly Financial Report for Land Information Office - Matt Zangl
10. July Monthly Financial Report for Zoning – Matt Zangl
11. Discussion on Solar Energy Facilities
 - a. Crawfish River Solar
 - b. Badger State Solar
12. Discussion on WE Energies Liquefied Natural Gas (LNG) Facility in the Town of Ixonia
13. Discussion and Possible Action on CU2058-2020 For Paul Elliot and Diane Owens at N7040 Saucer Dr on PIN 008-0715-0232-001 in the Town of Farmington. The Conditional Use Permit is for Agricultural Tourism and was postponed on November 29, 2021.
14. Discussion and Possible Action on Notice of Circumstances of Claim and Notice of Claim Pursuant to Wis. Stat. 893.80 for a Claim by Defend Town Plans in Regard to Petition R4379A-22 located near W1432 County Road B and

owned by the Boat House of Concord Real Estate LLC (formerly Donald P. & Nancy L. Brunson)

15. Discussion and Possible Action on Zoning Department and Land Information Department Fee Schedules
16. Discussion and Possible Action on Land Information Office and Planning and Zoning Department Budgets
17. Discussion and Possible Action on Map Amendments to the Jefferson County Farmland Preservation Plan and Comprehensive Plan
18. Discussion and Possible Action on 2022-2023 Salvage Yard Licenses for Highway 18 Salvage and Jack's Auto Ranch
19. Discussion and Possible Action on Petitions Presented in Public Hearing on July 21, 2022:

R4418A-22 & CU2126-22 – Ryan & Angela Kraft: Rezone two acres of PIN 026-0616-2512-002 (10 ac) with conditional use to allow for an office and storage of construction contractor's equipment and materials near **W277 Northey Rd**, Town of Sullivan. This is in accordance with Sec. 11.04(f)7 of the Jefferson County Zoning Ordinance.

R4419A-22 – Harold Stilling: Rezone 0.8 ac of PIN 018-0713-3334-002 (31.513 ac) owned by Stilling Farms Inc. in the Town of Lake Mills to add it to the existing A-3 zoned lot at **W8768 Hope Lake Rd** owned by Michael Noyce. No new lots are being created. This is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

CU2127-22 – Marijane Cooke: Conditional use to allow for two horses in a Community zone at **N1351 County Rd N**, Town of Cold Spring on PIN 004-0515-1834-002 (4.2 ac). This is in accordance with Sec. 11.04(f)9 of the Jefferson County Zoning Ordinance.

CU2128-22 – Jeffrey & Cindy Wegner: Conditional use to have three dogs as household pets in a Residential R-2 zone at **W1339 Woods Dr**, Town of Sullivan on PIN 026-0616-2841-009 (2 ac). This is in accordance with Sec. 11.04(f)2 of the Jefferson County Zoning Ordinance.

CU2129-22 – Richard & Christine Schwarze: Conditional use for an extensive on-site storage structure of 2,535 square feet, 20 feet 4 inches in height in a Residential R-1 zone at **W8424 Shorewood Meadows Circle**, Town of Lake Mills, on PIN 018-0713-1034-009 (5.48 ac). This is in accordance with Sec. 11.04(f)2 of the Jefferson County Zoning Ordinance.

20. Possible Future Agenda Items

21. Upcoming Meeting Dates

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

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

August 29, 8:30 a.m. – Decision Meeting in Courthouse Room 202

September 9, 8:00 a.m. - Site Inspections Beginning in Courthouse Room 203

September 15, 7:00 p.m. - Public Hearing Beginning in Courthouse Room 205

September 26, 8:30 a.m. - Decision Meeting in Courthouse Room 202

22. 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.