



## IOWA COUNTY OFFICE OF PLANNING & DEVELOPMENT

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Pursuant to Section 19.84 and 59.69, Wisconsin Statutes, notice is hereby given that the Iowa County Planning & Zoning Committee will hold a public meeting on **Wed., Oct. 15, 2008 at 6:00PM**, or as soon thereafter as possible, in the **Lower Level of the Iowa County Sheriff Office at 1205 N. Bequette Street** in the City of Dodgeville, Wisconsin. For information regarding access for the disabled, please call 935-0399. Additional information about the petitions, including maps, can be obtained from the Office of Planning & Development.

### Draft Minutes

1. Call to order. Bill Ehr called the meeting to order at 6:00pm
2. Roll Call. Scott Godfrey read the roll:

Committee Present: Bill Ehr; Carol Anderson; Diane McGuire; Jerry Dorscheid; Dwayne Hiltbrand; Brad Wells

Committee Absent: Tom Mueller (excused)

Staff Present: Scott Godfrey; Mike Bindl

Others: Randy Terronez, County Administrator

3. Certification of notice for this meeting. Godfrey stated this meeting was duly posted as required by law.

Motion to accept by McGuire

Second by Dorscheid

Motion carries unanimously

4. Review and approval of last meeting minutes.

Motion to approve by Dorscheid

Second by Anderson

Motion carries unanimously

5. Approval of agenda.

Motion to accept by Dorscheid

Second by McGuire

Motion carries unanimously

6. Discussion of nonconforming land use on the Phil Yeager property in the Town of Clyde.

Bindl and Godfrey gave an overview of the unmet zoning conditions and options to either rescind the approved zoning or address as violations. Discussion generally supported rescinding the zoning due to failure to comply with imposed conditions.

Wells moves to send a letter requesting compliance by January 1, 2009 or the zoning of the associated AR-1 lots will be rescinded

Second by Anderson.

Motion carried unanimously

7. Discussion of possible nonconforming land use on the Terry Askevold property in the Town of Arena.

Godfrey overviewed the Corporation Counsel's opinion that the public's request for the Committee to reconsider its decision to allow camping on Mr. Askevold's property would more properly be an action to rescind. Discussion resulted in a general agreement that it would be best to hear the public's argument before considering a vote to rescind.

Motion by McGuire to hold a formal hearing in November at which testimony can be given in favor or against allowing camping on Mr. Askevold's property as a "grandfathered" use

Second by Anderson

Motion carries unanimously

8. Discussion of the Town of Brigham Comprehensive Plan.

Godfrey gave an overview of the plan and his ongoing efforts with Brigham on coordinated implementation.

9. Discussion of wind and alternate energy development standards

Areas of discussion included:

- differentiation and definition of systems based on output and turbine height
- consideration of systems in zoning districts as principal or conditional uses
- reasonable setbacks
- addressing siting concerns of the Lower Wisconsin State Riverway Board
- financial assurance for decommissioned systems and damage to public property
- noise levels

Godfrey agreed to draft text that incorporates the ideas discussed for a future meeting.

10. Discussion of possible revisions to the Iowa County Zoning Ordinance relating to revision appeals, late permit fees, violation processing, ordinance revision review criteria, principal uses in all zoning districts and a new district to allow non-residential structures and open spaces only.

Areas of discussion included:

- reasonable and appropriate permitted principal uses in all zoning districts
- eliminating any text that provides direction to how the full Board should act on petitions of amendment

- revising the different authorities for enforcement

Godfrey agreed to draft text that incorporates the ideas discussed for a future meeting.

11. Director's Report. Godfrey stated the report is on each member's flash drive and it includes an activity comparison for the months January to September for the years 2001 to 2008.
12. Discussion of next meeting date and agenda. The next meeting will be Oct. 22<sup>nd</sup> for the advertised public hearing on the Brigham Comprehensive Plan with zoning hearings to follow.
13. Adjournment.

Motion to adjourn by Dorscheid

Second by Hiltbrand

Motion carries unanimously. Adjourned at 8:22pm

Scott A. Godfrey  
Director