



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 Commission will hold public hearings and meeting on **Thur., Dec 4, 2008 at 6:00PM**, or as soon thereafter as possible, in the **County Board Room (2nd floor)** of the Iowa County Courthouse in the City of Dodgeville, Wisconsin. Let this also serve notice for the possible quorum of the board of any town affected as listed below. 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.

Minutes

approved Dec. 29, 2008

1. Call to order. Bill Ehr called the meeting to order at 6:00 pm.
2. Roll Call. Godfrey read the roll.
Committee Present: Bill Ehr; Diane McGuire, Gerald Dorscheid, Carol Anderson, Dwayne Hiltbrand
Committee Not Present: Tom Mueller, Brad Wells
Staff Present: Scott A. Godfrey; Mike Bindl
3. Certification of notice for this meeting. Godfrey noted this meeting was duly posted and noticed as required by law.

Motion to accept by Dorscheid
Second by McGuire
Motion carries.
4. Review and approval of the last meeting minutes

Motion to approve by McGuire
Second by Dorscheid
Motion carries
5. Approval of agenda

Motion to approve by Dorscheid
Seconded by Anderson
Motion carries.

6. Petition by Michael & Mary Ann Wolkomir to rezone 25.64 acres from A-1 Ag to AR-1 Ag Res in the S1/2-SW of S15 and N1/2-NW of S22; all in T6N-R5E in the Town of Brigham.

Applicant present: Michael Wolkomir
Town present: Otis Nelson
Godfrey present staff report.
Public comment: none

Motion to approve by Anderson
Second by McGuire
Motion carries unanimously

7. Petition by Dave Rule to rezone 5.64 acres from A-1 Ag to AR-1 Ag Res and 29.36 acres to the AC-1 Overlay District in the SW of S18-T6N-R4E in the Town of Dodgeville.

Applicant present: JR Reynolds representing Dave Rule
Town present: none
Godfrey present staff report.
Public comment: none

Motion to approve by McGuire
Second by Dorscheid
Motion carries unanimously

8. Petition by Armetta McCutchin and Carol Murphy to rezone 6.913 acres from A-1 Ag to AR-1 Ag Res and 20 acres from A-1 Ag to C-1 Conservancy in the NW/NW of S14 & NE/NE of S15; all in T7N-R4E in the Town of Arena.

Applicant present: Carol Murphy
Town present: Terry DDenruiter & Dave Lucey
Godfrey present staff report.
Public comment: none

Motion to approve by Anderson
Second by Dorscheid
Motion carries unanimously

9. Continued petition by Jody Koch to rezone 5.539 acres from AR-1 Ag Res to B-2 Hwy Bus in the NW/NE & NE/NW of S16-T8N-R1E in the Town of Pulaski.

Applicant present: Jody Koch
Town present: Dean Putz
Godfrey present staff report including the applicant's revision to the application from last

month's hearing.

Public comment: none

Dean stated for the record that the criteria future land use map in the town plan is a guide line for the town and that this proposal is consistent with the commercial development standards.

Motion to approve by Dwayne Hiltbrand
Second by Anderson
Motion carries unanimously

10. Continued petition by Jody Koch for a conditional use permit to allow a retail floral business and residence on a 5.539-acre B-2 Hwy Bus lot in the NW/NE & NE/NW of S16-T8N-R1E in the Town of Pulaski.

Applicant present: Jody Koch
Town present: Dean Putz
Godfrey present staff report.
Public comment: none

Motion to approve by Dorscheid with condition it follows the business plan as submitted by the applicant
Second by McGuire
Motion carries unanimously

11. Petition by Stanley & Claribel Miller to rezone 8.518 acres from A-1 Ag to AR-1 Ag Res in the SW/NE & NW/SE of S11-T8N-R1E in the Town of Pulaski.

Applicant present: Claribel Miller
Town present: Dean Putz
Godfrey present staff report.
Public comment: none

Motion to approve by Hiltbrand
Second by McGuire
Motion carries unanimously

12. Petition by Brian Lindauer and Morton Buildings to rezone 5 acres from A-1 Ag to B-2 Hwy Bus in the NE/NE of S9-T5N-R3E in the Town of Mineral Point.

Applicant present: Brian Lindauer & Chris Aultman (Morton Buildings)
Town present: none
Godfrey present staff report.
Public comment: none

Motion to approve by McGuire with condition the conditions recommended in the staff report, including that the City of Dodgeville approves the plat under its extraterritorial plat review authority
Second by Dorscheid
Motion carries unanimously

13. Petition by Brian Lindauer and Morton Buildings for a conditional use permit to allow office space and storage for machinery on a 5-acre B-2 Hwy Bus lot in the NE/NE of S9-T5N-R3E in the Town of Mineral Point.

Applicant present: Brian Lindauer & Chris Aultman (Morton Buildings)
Town present: none
Godfrey present staff report.
Public comment: none

Motion to approve by Dorscheid with condition the zoning is approved by the County Board
Second by McGuire
Motion carries unanimously

14. Petition by Ed Reichling to rezone 7.56 acres from A-1 Ag to B-3 Hvy Bus in the NE/NE S9-T5N-R3E in the Town of Mineral Point.

Applicant present: Ed Reichling
Town present: none
Godfrey present staff report.
Public comment: none

Motion to approve by Dorscheid with the conditions recommended in the staff report, including that the City of Dodgeville approves the plat under its extraterritorial plat review authority and that the applicant submits a corrected deed to resolve the overlap issue so the County Board has the corrected description on which to take action
Second by Hiltbrand
Motion carries unanimously

15. Petition by Ed Reichling for a conditional use permit to allow agricultural implements sales, service & repair on a 7.56-acre B-3 Hvy Bus lot in the NE/NE S9-T5N-R3E in the Town of Mineral Point.

Applicant present: Ed Reichling
Town present: none
Godfrey present staff report.
Public comment:

Motion to approve by Dorscheid with the condition that the zoning is approved by the County Board

Second by Anderson
Motion carries unanimously

16. Request by Lucille & Phillip Yeager for clarification of the conditions imposed on the 2007 rezoning approval per ZH2378 in the Town of Clyde.

Applicant present: Lucille & Phillip Yeager
Town present: none
Godfrey present staff report.
Public comment: none

The Yeagers stated they misunderstood the zoning conditions and would like to continue to operate the Spring Valley Campground for another five years.

Bill Ehr explained their only options are to either cease the campground operation or seek to rezone to a commercial district with a conditional use permit to allow for the campground. He explained that the campground was a “grandfathered” use until they petitioned to divide the property for two residential lots last year.

Motion to Anderson to stay the enforcement action provided progress is ongoing in seeking approvals for the campground
Second by Dorscheid
Motion carries unanimously

17. Discussion of next meeting date and agenda.
Next meeting Dec 17, 2008: Ordinance amendments,

18. Adjournment.
Motion to adjourn by McGuire
Second by Anderson
Meeting adjourned at 7:17 pm

Scott A. Godfrey, Director