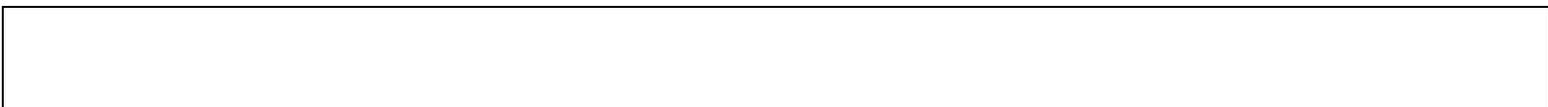


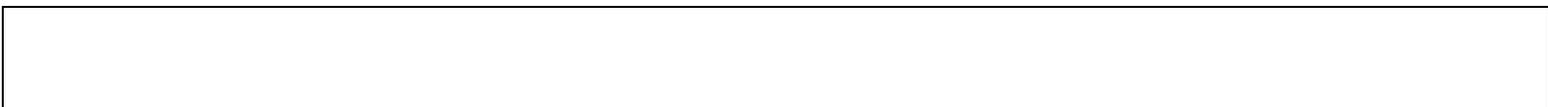
State of Wisconsin County of Iowa	Unapproved Minutes IOWA COUNTY PLANNING & ZONING COMMITTEE MEETING HELD WEDNESDAY, Jan. 29, 2014 at 6:00p.m. 2ND FLOOR COURTHOUSE, 222 N. IOWA ST. DODGEVILLE, WISCONSIN Call 608-935-0398 with questions	Page 1 of 4
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Item		
1)	Call the meeting to order. Supervisor Peterson called the meeting to order at 6:02pm	Call to Order
2)	Consent Agenda a) Roll Call <ul style="list-style-type: none"> • Members Present: Curt Peterson; Carol Anderson; Doug Richter; Steve Deal • Members Excused: Ryan Walmer • Staff Present: Scott A. Godfrey, Director b) Approval of this Agenda c) Approval of the minutes of the Nov. 20, 2013 meeting. Motion by Supervisor Anderson to approve Second by Supervisor Richter Motion carries	Consent Agenda
3)	Report from committee members and an opportunity for members of the audience to address the committee. None	Public Comment
4)	Petition by Annette Perkins and Jim McNett to rezone 0.65 acre from AR-1 Ag Res to A-1 Ag in part of the SW/NW of S14-T4N-R1E in the Town of Mifflin. Applicant Present: Annette Perkins and Jim McNett Town Present: Mark Pinch Director Godfrey provided the staff report. Public comment: none Motion by Supervisor Anderson to approve with the condition that the 0.65 acres be combined by deed with the adjacent land within 6 months of the County Board action approving the rezoning Second by Supervisor Richter Motion carries	Perkins and McNett hearing
5)	Petition by Ed Bures to rezone 5.37 acres from A-1 Ag to AR-1 Ag Res and 34.75 acres from A-1 Ag to AB-1 Ag Bus all in the SE/NE of S13-T6N-R1E in the Town of Ridgeway. Notice is further given to consider an associated conditional use permit request to allow a residence; U-Pick fruit & vegetable operation; and livestock on the proposed AB-1 lot.	Bures hearing

	<p>Applicant Present: Ed Bures Town Present: none</p> <p>Director Godfrey provided the staff report.</p> <p>Public comment: none</p> <p>Motion by Supervisor Deal to approve with the condition that the associated certified survey map is duly recorded with the Register of Deeds within 6 months of the County Board action approving the rezoning Second by Supervisor Richter Motion carries</p>	
6)	<p>Petition by Thomas Novak to rezone 9.49 acres from A-1 Ag to AR-1 Ag Res in the NW/SW of S34-T7N-R1E in the Town of Highland.</p> <p>Applicant Present: Thomas Novak Town Present: none</p> <p>Director Godfrey provided the staff report.</p> <p>Public comment: none</p> <p>Motion by Supervisor Anderson to approve Second by Supervisor Richter Motion carries</p>	Novak hearing
7)	<p>Petition by Tim and Nancy Huffman to rezone 3 acres from AR-1 Ag Res to B-2 Hwy Bus in the NE/NW of S20-T5N-R5E in the Town of Moscow. Notice is further given to consider an associated conditional use permit request to allow a residence; professional building; and art gallery/studio on the proposed B-2 lot.</p> <p>Applicant Present: Tim Huffman Town Present: Herb Schraepfer, Joe Hendrickson, Charles Schriber</p> <p>Director Godfrey provided the staff report.</p> <p>Public comment: none</p> <p>Motion by Supervisor Deal to approve with the following conditions on the conditional use permit:</p> <ul style="list-style-type: none"> a) The professional offices be limited to a total of two full-time equivalent employees until such time the septic system is enlarged. b) The art studio/gallery shall be for personal use of the property owners until such time the septic system is enlarged. c) Verification is to be provided to the Office by the state inspector stating the building either does not have to meet commercial building codes or will. <p>Second by Supervisor Anderson Motion carries</p>	Huffman hearing



8)	<p>Consideration of the proposed Iowa County Mobile Tower Siting Permit Ordinance</p> <p>Director Godfrey overviewed the proposed ordinance.</p> <p>The following changes were suggested:</p> <ul style="list-style-type: none"> a) Reduce the county review time for a completed application from up to 90 days to up to 30 days. b) Add language allowing the county to increase an existing assurance bond up to \$20,000 when justified by an increase in the cost of removal and reclamation. <p>Motion by Supervisor Anderson to hold a public hearing at the next regular meeting and when the recommended changes are prepared; Second by Supervisor Deal Motion carries</p>	Mobile tower siting ordinance
9)	<p>Consideration of proposed revisions to the Iowa County Zoning Ordinance relating to nonmetallic mining regulations.</p> <p>Director Godfrey overviewed the input from the November 2013 public hearing.</p> <p>Bruce Ivey of Ivey Construction, Inc. was asked to participate in the discussion as he was the only member of the public in attendance.</p> <p>The following changes were suggested:</p> <ul style="list-style-type: none"> a) Relating to required signage, replace the term “appropriate” with language indicating as approved by the town and county in order to provide the flexibility to consider individual site characteristics. b) Replace the maximum 70dB sound level with a requirement to comply with OSHA standards. <p>Motion by Supervisor Anderson to move the revisions to the full County Board with the discussed changes Second by Supervisor Deal Motion carries</p>	Nonmetallic mining proposal
10)	<p>Consideration of the proposed Iowa County Wind Energy System Siting Ordinance</p> <p>Director Godfrey overviewed the draft ordinance.</p> <p>The following changes were suggested:</p> <ul style="list-style-type: none"> a) Under Section IX, revise to require maintenance logs to be provided to the county upon request due to a reasonable suspicion that required maintenance is not taking place. b) Under Section 4.0, replace “construction” with “construct”. c) Reduce the county review time for a completed application from up to 90 days to up to 30 days. 	Wind Energy System ordinance



	<p>Director Godfrey was asked to research the purpose for the 540 days under Section 4.011 and consider if this should be a shorter time period. He was further requested to consider the cost to administer this ordinance and propose permit fees that will cover said cost.</p> <p>The consensus was to hold a public hearing at the next regular meeting and when the recommended changes are prepared.</p>	
11)	<p>Director's report on general office activity and program updates</p> <p>Director Godfrey presented the 2013 End of Year Report and asked if there is any additional information the Committee would like to see. He was asked to provide the following:</p> <ul style="list-style-type: none"> a) An analysis of where development and its value occurred in the county b) Any information available from cities and villages relating to the number of permits issues, the value of the related development; and any break-down by type, ie. residential, commercial, etc. 	Director's Report
12)	<p>Motion to set the next meeting date and adjourn</p> <p>The next meeting will be February 26th at 6pm.</p> <p>Motion to adjourn by Supervisor Deal Second by Supervisor Richter Motion carried. Adjourned at 7:48 pm</p>	Adjourn

