

**DODGE COUNTY LAND RESOURCES AND PARKS COMMITTEE
MINUTES
August 5, 2019**

The Dodge County Land Resources and Parks Committee met on August 5, 2019 at 7:00 p.m. on the 1st Floor of the Administration Building, Juneau, Wisconsin.

Chairman Schaefer called the meeting to order. Roll Call was taken. Members present were Joseph Marsik, William Muche, Tom Schaefer, Jeff Schmitt and Larry Schraufnagel. The staff present at the request of the Chairman were Bill Ehlenbeck and Joseph Giebel. Other County Staff present was David Addison.

Other County Board members in attendance: None

The Chairman asked the staff to confirm compliance with the open meeting laws and the public hearing notice requirements. Mr. Giebel noted that the meeting was properly noticed in accord with the open meeting law and noted that the required notices for the public hearings listed on the agenda were posted, mailed and published in accord with the statute and code requirements.

REPORTS

A. Register of Deeds Quarterly Revenue and Activity

The Committee was provided with an report on the Register of Deeds Quarterly revenue and activities.

B. Land Resources & Parks Quarterly Revenue and Activity

Dave Addison provided the Committee with an update on the Land Information and Survey Division quarterly revenue and the Division activities.

Bill Ehlenbeck provided the Committee with an update on the Planning and Economic Development Division, Code Division and Parks quarterly revenue reports and activities.

C. Departments Budget Status

Bill Ehlenbeck provided the Committee with an update on the Department budget status.

PARK SYSTEM

A. Astico and Ledge Wildlife Refuge Designation

Bill Ehlenbeck informed the Committee about the DNR proposal to remove the no longer applicable or necessary State Wildlife Refuge Designation from Astico and Ledge Parks that were originally established many decades ago.

The hearing procedures were read into the record.

PUBLIC HEARING

Tunis Van Baren – Request for a Conditional Use Permit under the Land Use Code, Dodge County, Wisconsin to allow the establishment of a commercial dog kennel on this site within the A-2 General Agricultural zoning district for up to 10 adult dogs. The site is located in part of the SW ¼ of the SE ¼, Section 7, T13N, R13E, Town of Fox Lake, the site address being N11396 Dykstra Road.

Motion by William Muche to approve the conditional use permit to allow the establishment of a commercial dog kennel on this site within the A-2 General Agricultural zoning district for up to 10 adult dogs subject to the following conditions:

- 1) The kennel facility shall be operated without offensive noise, vibration, dust, smoke, odor, glare, lighting or the risk of fire, explosion or other accident and shall not be detrimental to the public health, safety or general welfare of the immediate neighborhood or community;
- 2) The applicant shall submit documentation to the Department from the adjacent land owner authorizing the disposal of dog waste and wastewater runoff from the kennel onto his property or the applicant shall submit revised plans to the Department regarding the plans for the handling/disposal of dog waste generated onsite prior to the issuance of the Conditional Use Permit;
- 3) Any significant change to the proposed kennel facilities on this site, any future expansion above 10 adult dogs in this facility or any significant change to the site plan layout may require that a new conditional use permit be obtained;
- 4) The roll down curtain as proposed or other vegetative or appropriate screening shall be installed along the outside ends of the kennels facing the agricultural fields. A revised landscaping or screening plan shall be submitted to the Department for review and approval if the proposed curtains are not installed;
- 5) In the event that noise or odor problems or any other objectionable influence associated with the dog kennel facilities arise, this permit shall be subject to review by the Land Resources and Parks Committee. The Committee may attach additional conditions that it deems necessary to mitigate said noise, odor or other objectionable influences to the maximum extent practicable.
- 6) A County Land Use permit for the kennel facilities shall be obtained from the Department prior to beginning construction.
- 7) The decision of the Committee is valid for one year.

Second by Larry Schraufnagel Vote 5-0 Motion carried.

TOWN REZONING REQUESTS

Anthony and Patricia Roedl – Lot 2, CSM 5177, located in part of the NE ¼ of the NW ¼, Section 26, T12N, R14E, Town of Beaver Dam, the site address being W7998 and W7946 County Road B. Petition to rezone approximately 2.5-acres of land under the Town of Beaver Dam Zoning Ordinance, from the I-1 Industrial Zoning District to the R-1 Single Family Residential Zoning District has been submitted by the Town of Beaver Dam Town Board to the Dodge County Board of Supervisors for approval.

Motion by Joseph Marsik to submit a favorable recommendation to the County Board of Supervisors on the petition to rezone approximately 2.5-acres of land under the Town of Beaver

Dam Zoning Ordinance, from the I-1 Industrial Zoning District to the R-1 Single Family Residential Zoning District.

Second by Jeff Schmitt Vote 5-0 Motion carried.

COMMITTEE REVIEW OF PENDING CONDITIONAL USE PERMITS

Kyle Miller – Request for a Conditional Use Permit under the Land Use Code, Dodge County, Wisconsin to allow the conversion of an existing duplex into a single family residence and to allow the conversion of a barn into a second, single family residential unit on this lot within the A-2 General Agricultural Zoning District. The site is located in part of the SE ¼ of the SW ¼, Section 31, Town of Lebanon, the site address being W5120 and W5122 County Road CW.

Motion by William Muche to approve the conditional use permit request to allow the conversion of an existing duplex into a single family residence and to allow the conversion of a barn into a second, single family residential unit on this lot within the A-2 General Agricultural Zoning District subject to the following conditions:

1. A land use permit shall be required to convert the duplex into a single family residence.
2. The existing duplex on this site shall be converted back to a single family residence within 6 months of the completion of barn conversion project.
3. No more than 2 residential units shall be located on this site unless the property is rezoned into a zoning district that allows multi-family residential use and the required permits and approvals are obtained.
4. A county land use permit shall be obtained for the conversion of the barn structure into a residential structure and said residential unit shall meet the requirements of the State of Wisconsin 1 and 2 Family Uniform Dwelling Code.
5. The decision of the Committee is valid for two years.

Second by Jeff Schmitt Vote 5-0 Motion carried.

Gary Hensue agent for Bug Tussel Wireless and Gerald and Cheryl Jonas - Request for a Conditional Use Permit under the Land Use Code, Dodge County, Wisconsin to allow the construction of a 195 foot guyed wireless communications tower. The site is located in part of the NW ¼ of the SW ¼, Section 36, T13N, R13E, Town of Fox Lake.

Motion by Joseph Marsik to lay over a decision on the conditional use permit application to the September 16, 2019 Committee meeting to allow the Committee to seek advice from the Dodge County Corporation Counsel on this matter.

Second by Larry Schraufnagel Vote 5-0 Motion carried.

OTHER BUSINESS

1. The minutes from the July 15, 2019 meeting were reviewed by the Committee.

Motion by William Muche to approve the minutes as written.

Second by Jeff Schmitt Vote: 5-0 Motion carried.

2. Committee Member Reports - None

3. No additional Per Diems

FUTURE MEETING SCHEDULE

1. Monday, August 19, 2019 – 7:00 p.m. • Rooms 1H/1I • 1st Floor, Administration Building
• Juneau, WI – Public Hearings

Motion by order of the chairman to adjourn the meeting.

Meeting adjourned at 8:28 p.m.

Respectfully Submitted,



Joseph Marsik, Secretary

Disclaimer: The above minutes may be approved, amended or corrected at the next committee meeting.