

**DODGE COUNTY LAND RESOURCES AND PARKS COMMITTEE  
MINUTES  
May 8, 2023**

The Dodge County Land Resources and Parks Committee met on May 8, 2023 at 7:00 p.m. on the 1<sup>st</sup> Floor of the Administration Building, Juneau, Wisconsin.

**Call to Order:** Chair Mary Bobholz called the meeting to order at 7:00 PM.

**Members present:** Mary Bobholz, Dale Macheel, Donna Maly, Benjamin Priesgen and Dan Siegmann.

Other County Board members requesting a Per Diem: Andrew Johnson

**Others present:** County Board Chairman - David Frohling and members of the public for the public hearings.

**Staff present:** Bill Ehlenbeck - Director, Joseph Giebel – Manager of Code Administration,

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.

**The hearing procedures were read into the record.**

**PUBLIC HEARING**

**Dodge County Land Resources and Parks Committee** - Request to receive citizen and governmental input on the preliminary plat of Ox-Bo Acres, Former Ox-Bo Acres Condominium Association - owners in order to review its proposed design standards, improvements, road dedications, along with other considerations. The site is located in part of the SW ¼ of the SW ¼, Section 30, Town of Hubbard, Dodge County, Wisconsin.

Motion by Mary Bobholz to approve the preliminary plat of Ox-Bo Acres subject to the following conditions and waivers:

1. The developer shall obtain all the necessary approvals from the applicable state agencies, from the Town of Hubbard prior to approval of the preliminary plat;
2. All utility and drainage easements shall be shown on the Final Plat;
3. The subdivision shall be monumented in accord with s. 236.15(1) Wisconsin Statutes;
4. All of the above conditions shall be complied with prior to the approval of the preliminary plat.

Waivers:

1. Side lot line angle for lots 3, 4, 6, 7, 8, and 11
2. Street lamps;
3. Cul-de-sac length;
4. Sidewalks;
5. Public Water Service;

6. Curb and Gutters;
7. Public lake access requirements.

Second by Dan Siegmann      Vote 5-0      Motion carried.

**PUBLIC HEARING**

**Travis Rettler, agent for Slainte Revocable Trust** - Conditional Use Permit request under the Land Use Code, Dodge County, Wisconsin to allow for the construction of a non-farm residence within the A-1 Prime Agricultural Zoning District. The lot is located in part of the NE ¼ of the NW ¼, Section 13, Town of Hustisford along the south side of Oaklawn Road approximately 500' west of W3117 Oaklawn Road.

Motion by Dan Siegmann to approve the conditional use permit to construct a non-farm residence within the A-1 Prime Agricultural Zoning District subject to the following conditions:

1. A County land use and sanitary permit shall be obtained for the proposed project prior to beginning construction of the residence;
2. Only one single family residential unit may be located on the lot unless this lot is successfully rezoned into a zoning district which allows more than one residential unit;
3. The owner and subsequent owners of this non-farm residential lot hereby agree to comply with Subsection 9.2, Right to Farm provisions of the Dodge County Land Use Code and that they will not cause unnecessary interference with adjoining farming operations producing agricultural products and using generally accepted agricultural practices, including access to active farming operations;
4. The decision of the Committee shall expire one year after the decision is filed with the Department unless construction has been diligently pursued, a Certificate of Zoning Compliance has been issued, the use is established, or the Conditional Use Permit is renewed, for a period not to exceed one year.
5. The Conditional Use Permit shall also expire upon termination of a project or if the rights granted by the permit are discontinued for 180 consecutive days.

Second by Ben Priesgen      Vote 5-0      Motion carried.

**PARK SYSTEM**

A. Park Plan Update

The staff met with the consultant two weeks ago. At this time there are no new updates to the plan, but the latest draft is posted on the County webpage. The projected timeline is to present the next draft document to the Committee at one of the June Committee meetings. A public information meeting will then be held before coming back to the Committee with the final plan and a resolution for the County Board, likely in July.

- B. Resolution to Authorize DNR grant application for Gold Star Trail acquisition  
Bill presented the following resolution to the Committee which is required before the grant application will be considered:

**RESOLUTION FOR OUTDOOR RECREATION AIDS**

**GOLD STAR MEMORIAL TRAIL**

**Phase 2B: City of Horicon to Wild Goose State Trail**

WHEREAS, Dodge County is interested in advancing the Gold Star Memorial Trail project through Dodge County and is interested in acquiring needed property in order to develop Phase 2B (City of Horicon to the Wild Goose State Trail) for non-motorized public recreation trail purposes as described in the application for Dodge County Gold Star Trail Property Acquisition; and

WHEREAS, financial aid is required to carry out the full project;

THEREFORE, BE IT RESOLVED, that Dodge County, working with numerous public and private partners, has budgeted a sum sufficient for the acquisition and development of the project, and

HEREBY AUTHORIZES, Bill Ehlenbeck, Land Resources and Parks Department Director, to act on behalf of Dodge County to:

1. Submit an application to the State of Wisconsin Department of Natural Resources for any financial aid that may be available;
2. Submit reimbursement claims along with necessary supporting documentation;
3. Sign documents and
4. Take necessary action to undertake, direct and complete the approved project.

BE IT FURTHER RESOLVED that Dodge County will comply with State or Federal rules for the programs; may perform force account work; will maintain the completed project in an attractive, inviting and safe manner; will keep the facilities open to the general public during reasonable hours consistent with the type of facility; and will obtain from the State of Wisconsin Department of Natural Resources or the National Park Service approval in writing before any change is made in the use of the project site.

**Adopted this 8th day of May, 2023.**

I hereby certify that the foregoing resolution was duly adopted by the Dodge County Land Resources and Parks Committee at a legal meeting held on the **8th day of May, 2023.**

Authorized Signature:

MARY BOBHOLZ, CHAIR  
Dodge County Land Resources &  
Parks Committee

Motion by Mary Bobholz to approve the resolution as proposed.  
Second by Donna Maly      Vote 5-0 Motion Carried.

**ADMINISTRATIVE BUSINESS**

- A. Consideration and discussion of a resolution to support a request to the state legislation to revise the solar energy system law that would allow the Counties more authority to regulate solar energy systems.

Bill Ehlenbeck provided the Committee with a copy of a resolution prepared by Dan Siegmann regarding a request to the state to revise the current solar energy system regulations to allow more control by the Counties and Towns. He also presented a memo and packet of information which included excerpts from applicable publications, the County Comprehensive Plan, the County Farmland Preservation Plan, the County Land Use Code, the applicable state statutes, Assembly Bill AB46, the PSC website and other relevant sources in order to provide some context and overview of solar energy facility requirements and limitations.

The committee discussed the need for the County and Towns to have more oversight and input on the regulation of future solar facilities to be located in Dodge County. The main concern is the loss of prime farmland for the solar facilities. The Committee postponed a decision on the resolution and future discussion until one of their June meetings in order to have a chance to review the information provided.

- B. Approval of the Minutes of the April 10, 2023 meeting;

The minutes from the April 10, 2023 meeting were reviewed by the Committee.

Motion by Mary Bobholz to approve the minutes as written.

Second by Dale Macheel Vote: 5-0                      Motion carried.

- C. No Committee Member Reports

- D. No additional Per Diems

Motion by order of the Chair to adjourn the meeting.

Meeting adjourned at 8:23 p.m.

Respectfully Submitted,

  
Secretary

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