

	MINUTES – approved 4-25-2019 Iowa County Planning & Zoning Committee Thursday, March 28, 2019 – 6PM 2nd Floor Conference Room - Courthouse 222 N. Iowa Street Dodgeville, Wisconsin	Iowa County Wisconsin
For information regarding access for the disabled please call 935-0399.		
<i>Any subject on this agenda may become an action item unless otherwise noted.</i>		
1	Call to order. Supervisor Peterson called the meeting to order at 6pm.	
2	Roll Call. Members Present: Curt Peterson, Steve Deal, Doug Richter, David Gollon, Don Leix Members Absent: none Staff Present: Scott A. Godfrey Other Supervisors Present: Mel Masters	
3	Consent Agenda: a) Approve the agenda for this meeting. b) Approve the minutes of the last meeting. Supervisor noted that items 5 and 9 have been requested to be postponed until next month per request of the applicants. Motion to approve with items 5 and 9 postponed by Supervisor Gollon Second by Supervisor Richter Motion carries unanimously	
4	Report from committee members and an opportunity for members of the audience to address the Committee. No action will be taken. John Scullion stated he is in the process of applying for a bird hunting preserve and dog training license from the WDNR and understands county zoning requires commercial, or RB-1 zoning. He said he feels rezoning is excessive and asked if consideration may be made to revise the ordinance. Supervisor Peterson said this will be added to the next agenda for discussion.	
5	Continued petition by David & Michael Price to reduce an existing AR-1 lot to 14.652 acres and rezone the balance of 21.768 acres to C-1 Conversancy in the SE/NW of S23-T7N-R2E in the Town of Dodgeville. Postponed per applicant request	

6	Petition by Tom Mosgaller to rezone 37.75 acres from A-1 Ag to AR-1 Ag Res in the NW1/4 of S31-T5N-R5E in the Town of Moscow. Applicant Present: Tom Mosgaller Town Present: Joe Hendrickson and Gary Langfoss Director Godfrey gave the staff report Public comment: none Motion by Supervisor Deal to approve; Second by Supervisor Richter Motion carries unanimously
7	Petition by Norbert Schaaf and Ridgeview Storage to create two lots of 1.167 acres and 1.0 acre by rezoning from A-1 Ag to AR-1 Ag Res in the SE/SW of S35-T5N-R2E and NE/NW of S2-T4N-R2E in the Town of Mineral Point. The petition includes zoning 76.28 acres with the AC-1 Ag Conservancy overlay district for consistency with residential density requirements. Applicant Present: Norbert Schaaf Town Present: none Director Godfrey gave the staff report Public comment: none Motion by Supervisor Gollon to approve with the condition that the certified survey map be duly recorded within 6 months of the County Board zoning approval; Second by Supervisor Deal Motion carries unanimously
8	Petition by Richard & Dawn Starr for a conditional use permit to divide an existing AR-1 Ag Res lot into two lots of 5.01 acres & 17.77 acres in the S1/2-SE of S1 and N1/2-NE of S12 all in T6N-R5E in the Town of Brigham. Applicant Present: Richard and Dawn Starr Town Present: Jeff Zander Director Godfrey gave the staff report Public comment: none Motion by Supervisor Deal to approve with the condition that the certified survey map be duly recorded within 6 months; Second by Supervisor Richter Motion carries unanimously

9	Petition by Christine Speth and Black Acres Farms to rezone 2.07 acres A-1 Ag to AR-1 Ag Res in the NE/SE of S35-T7N-R1E in the Town of Highland. Postponed per applicant request
10	Petition by Greg Hall and Survey Road Investments to create two lots of 9.759 acres & 10.882 acres by rezoning from A-1 Ag to AR-1 Ag Res in the E1/2-NE of S6-T5N-R3E in the Town of Dodgeville. The petition includes zoning 70.5 acres with the AC-1 Ag Conservancy overlay district for consistency with residential density requirements. Applicant Present: Greg Hall Town Present: none Director Godfrey gave the staff report Public comment: none Motion by Supervisor Gollon to approve with the condition that the certified survey map be duly recorded within 6 months of the County Board zoning approval; Second by Supervisor Deal Motion carries unanimously
11	Petition by Tyler Wilkinson and Tony Bomkamp to rezone 11.5 acres from A-1 Ag to AR-1 Ag Res in the NW/NW of S23-T8N-R1E in the Town of Pulaski. The petition includes zoning 40 acres with the AC-1 Ag Conservancy overlay district for consistency with residential density requirements. Applicant Present: Tyler Wilkinson Town Present: none Director Godfrey gave the staff report Public comment: none Motion by Supervisor Gollon to approve with the condition that the certified survey map be duly recorded within 6 months of the County Board zoning approval; Second by Supervisor Richter Motion carries unanimously

12	Petition by Tyler Wilkinson, Jeremy Christner & Hickory Flat LLC to rezone 6 acres from AR-1 Ag to A-1 Ag in the SW/NE of S19-T8N-R1E in the Town of Pulaski. Applicant Present: Tyler Wilkinson Town Present: none Director Godfrey gave the staff report Public comment: none Motion by Supervisor Deal to approve with the condition that the six acres is combined by deed with adjacent A-1 zoned land to create a minimum 40-acre lot within 6 months of the County Board zoning approval; Second by Supervisor Gollon Motion carries unanimously
13	Motion to enter into a public hearing to consider revisions to the Iowa County Zoning Ordinance relating to kennel regulations. Motion by Supervisor Gollon to enter into the hearing Second by Supervisor Leix Motion carries unanimously. Hearing started at 6:17pm Director Godfrey read through the proposed revision and stated it had been provided to all towns for review and comment. He said none have been received. Public comment: • Brian Unbehaun of 2784 Factory Rd commented he raises hunting hounds with a litter every two years. He takes care to follow all rules and has never been ticketed for noise or any other complaint. He feels the 200-foot setback proposed for Residential Kennels is excessive. • Supervisor Mel Masters stated he would like to hear from the towns. Supervisor Peterson closed the hearing at 6:40pm
14	Consideration of revisions to the Iowa County Zoning Ordinance relating to kennel regulations. The committee discussed whether the 200-foot setback may be excessive for a Residential Kennel Motion by Supervisor Gollon to postpone until next month with a renewed request for town input Second by Supervisor Leix Motion carries unanimously

15	Consideration of revisions to the Iowa County Iowa County Airport Zoning Ordinance. Director Godfrey recommended no action be taken as the Airport Commission will be meeting April 8th to consider the concerns raised last month by the Village of Linden. Godfrey said he has been in communication with the WDOT Bureau of Aeronautics staff and has learned that the village and city cannot be exempted from the height limitations, but can be from the use regulations, although they do not recommend it. Godfrey said the WDOT staff also suggested consideration of allowing telecommunication towers in Zones 4 and 5 provided they meet the height limitations. Godfrey is working on a new draft that would exempt any structure under 50 feet from the need of a permit within the village and city, as well as to allow towers in Zones 4 and 5. Atty Elaine Brownlee stated her opinion that the existing ordinance was improperly adopted so is not in effect in the village or city. She suggested researching whether a prohibition of towers anywhere may be superseded by the telecommunication tower siting standards in statute. No action was taken
16	Consideration of fees to offset the costs of administering the Iowa County Airport Zoning Ordinance. No action was taken
17	Director's Report a) Office activity and programs Director Godfrey overviewed the report provided in the packet.
18	Next meeting date and time: April 25th at 6pm
19	Adjourn Motion to adjourn by Supervisor Gollon Second by Supervisor Richter Motion carries unanimously. Adjourned at 7pm