

ONEIDA COUNTY PLANNING & ZONING
November 16, 2011
1:00 PM – Regular Meeting
2:00 PM – Public Hearing
Committee Room #2- Oneida County Courthouse
Rhineland WI 54501

Members present: Scott Holewinski, Chairman
Gary Baier
Mike Timmons
Dave Hintz
Billy Fried

Department staff present: Karl Jennrich, Zoning Director
Lila Dumar, Secretary III
Nadine Wilson, Land Use Specialist
Kathy Ray, Land Use Specialist

Other County Staff: Brian Desmond, Corporation Counsel

Guests: Bob Williams, Windpudding Lake Association
Joe Bodewes
Paul Hein

Scott Holewinski, Chairman, called the meeting to order at 1:00 pm in accordance with the Wisconsin Open Meeting Law. Mr. Holewinski noted the agenda was properly posted. All members are present.

Approve the agenda.

Motion by Dave Hintz, second by Billy Fried to approve the agenda as posted. With all members present voting “aye”, the motion carried.

Public comments.

With the Notices of Public Hearing now only being published in the Northwoods River News, Bob Williams noted that the Notices of Public Hearing are not posted on the web. Only the agendas are posted. Karl Jennrich, Zoning Director, stated he would follow up with ITS to have the Notices of Public Hearing posted on the website along with the agendas.

Second Addendum to the Larks End Condominium being part of NW SW, Section 3 and part Gov't Lot 1, Section 4, T38N, R7E to change unit and limited common element boundaries, PIN's LT 1131, Lt 1132, LT 1133, Lt 1134, Town of Lake Tomahawk.

Nadine Wilson, Land Use Specialist, reviewed the Second Addendum to the Larks End Condominium with committee. The purpose of the addendum is to amend the unit boundaries of Unit 2 in order to allow for the construction of a garage. The Town of Lake Tomahawk did not act on this as it is a condominium issue that does not affect the Town.

Motion by Billy Fried, second by Dave Hintz, to approve the Second Addendum to the Larks End Condominium as presented. With all members voting "aye" the motion carried.

Section 9.78, Signs. The Committee will be discussing revisions to the Sign Ordinance.

Karl Jennrich, Zoning Director reviewed the proposed Section 9.78 Signs with the Committee.

Department Goals review. Billy Fried commented that if the other Towns want to go with multi-colors, the Town of Minocqua would request that Zoning District B-6 be limited to amber lighting only. The Committee concluded that this should be workable.

Mr. Jennrich stated that he would make the appropriate changes to allow multi colored lights except in the B-1 Zoning District, where only amber will be allowed.

Mr. Jennrich stated that on page 8 - #9 Language was added to allow a sign on personal property with no business or commercial content (Per request of Lake Associations.)

Mr. Jennrich stated that he would not bring this back to the committee again, except for the Public Hearing, which will be scheduled for January, 2012 so it can go to the County Board in February.

Motion by Dave Hintz, second by Mike Timmons, to approve the draft and concept as proposed today. Mr. Jennrich will proceed to schedule the public hearing. With all members voting "aye" the motion carried.

Department Goals Review.

Mr. Jennrich distributed the Department goals for 2010-2011 and noted that new goals need to be developed for 2011-2012. Mr. Jennrich discussed safety issues with construction sites and work place safety; possibly a call-in system for the end of the day for people in the field. Mr. Jennrich asked the Committee for suggestions for Department Goals. The Committee was in favor of continuing with the ordinance revisions as discussed previously and to keep moving forward.

Discussion only. No action taken.

Review modifications to the Oneida County Land Division Application.

Motion by Billy Fried, second by Gary Baier, to approve the modifications to the Oneida County Land Division Application as presented. With all members voting "aye" the motion carried.

Discussion on motion. Development of application forms that can be that can be completed online. Mr. Jennrich will look into this.

Line item transfers, purchase orders and bills.

Bills submitted for payment - \$1,762.27

Purchase Orders submitted for payment - \$460.70

Motion by Scott Holewinski, second by Dave Hintz to pay the bills. With all members voting "aye" the motion carried.

Refund request of Roger Hatlen on property described as part Gov't Lot 8 and Gov't Lot 1, Section 30, T37N, R10E, PIN ST 464-2, Town of Stella.

Motion by Gary Baier, second by Dave Hintz, that property taxes are being paid on the structure and therefore has value; it could be a habitable structure and should be given the benefit of the ordinance. With all members voting "aye" the motion carried.

Motion by Scott Holewinski, second by Gary Baier to refund \$75.00 to Roger Hatlen if he does not want to go forward with his project. With all members voting "aye" the motion carried.

Refunds.

Motion by Dave Hintz, second by Mike Timmons, to approve refunds for Batterman and Poul as presented. With all members voting "aye" the motion carried.

Approve future meeting dates: December 7 and December 21, 2011.

The Committee confirmed a meeting date on December 7, 2011. There will be no meeting on December 21, 2011 unless needed for a permit approval or public hearing.

Public comments.

None.

Future agenda items.

None.

2:00 PM – Conduct Public Hearing

Conditional Use Permit Application by Paul Hein to operate his business, Northwoods Foundation & Construction, including a contractors storage yard on property described as Part SW SE & NW SE, Lots 1 & 2, CSM V13 P3136, Section 1, T39N, R6E, Sarah B Lane, PIN's WR 10-15 and WR 10-16, Town of Woodruff.

Karl Jennrich, Zoning Director, read the notice of public hearing for the Conditional Use Permit Application of Paul Hein, Northwoods Foundation and Construction to include a contractor's storage yard, Town of Woodruff, WR 10-15 and WR 10-16.

The notice was published in the Northwoods River News on November 1 & 8, 2011. The proof of publication is contained in the file. The notice was posted on the Oneida County Courthouse bulletin board on October 13, 2011. The mailing list was also read into the record.

Correspondence in File: None.

Kathy Ray, Land Use Specialist, reviewed the CUP with the Committee which is a request to utilize the remaining area on Lot 2 and all of Lot 2 for outdoor operations to add a contractor storage yard/storage business. Mr. Hein obtained an ARP for Northwoods Foundation and Construction. He is now proposing outdoor storage, which requires a CUP. All requirements for parking, sanitary facilities have been met. The Town of Woodruff approved the request with no concerns.

Ms. Ray stated that the applicant submitted the "General Standards for Approval of the CUP" and the Committee was supplied a copy. If the Committee finds the standards have been met, and recommends approval of this application, staff would suggest the following conditions be placed on the CUP.

1. The nature and extent of the conditional use shall not change from that described and approved in this Conditional Use Permit.
2. Subject to the Conditions of Approval of ARP 765-11.
3. Subject to Town Concerns, if any.
4. The permanent storage of recyclables, fill or debris material and/or the abandonment of any type of vehicle or machinery are prohibited for a time longer than 6 months.

2:10 pm – Scott Holewinski, Chairman, asked if there was anyone present to speak for the matter at hand. For the record, there is no one present in the audience.

2:11 pm – Scott Holewinski, Chairman, closed the public hearing for deliberation.

Motion by Mike Timmons, second by Gary Baier, to approve the Conditional Use Permit Application of Paul Hein to operate his business, Northwoods Foundation & Construction, with the addition of a contractors storage yard being that the General Standards for reviewing a conditional use permit have been met and staff concerns. With all members voting “aye” the motion carried.

Conditional Use Permit Application by Joe Bodewes to relocate his existing All Creatures Veterinary Clinic to property currently owned by Eugene Splitt described as part SW SW, V595-233 Pcl on SM B4691, Section 26, T39N, R6E, 7665 Hwy 51, PIN MI 2382-9, Town of Minocqua.

Karl Jennrich, Zoning Director, read the notice of public hearing for the Conditional Use Permit Application of Joe Bodewes to relocate his existing All Creatures Veterinary Clinic to property currently owned by Eugene Splitt at 7665 Hwy 51, PIN MI 2382-9, Town of Minocqua.

The notice was published in the Northwoods River News on November 1 & 8, 2011. The proof of publication is contained in the file. The notice was posted on the Oneida County Courthouse bulletin board on October 13, 2011. The mailing list was also read into the record.

Correspondence in File: Letter from the Town of Minocqua approving the CUP contingent upon meeting all state and county regulations.

Kathy Ray, Land Use Specialist, reviewed the CUP with the Committee which is a request to relocate All Creatures Veterinary Clinic from its current location to 7665 Hwy 51, Minocqua, where he will have more space and a better location. All requirements for parking, sanitary facilities have been met. The Town of Woodruff approved the request with no concerns.

Ms. Ray stated that the applicant submitted the “General Standards for Approval of the CUP” and the Committee was supplied a copy. If the Committee finds the standards have been met, and recommends approval of this application, staff would suggest the following conditions be placed on the CUP.

1. The project must be commenced within 3 years from date of issuance.
2. The nature and extent of the conditional use shall not change from that described in the application and approved in the Conditional Use Permit.

-
3. Subject to Town review and recommendations.
 4. Proper permits to be obtained prior to the start of construction.
 5. Proper licensing prior to commencing of operations
 6. Trucks delivering supplies must not block Hwy 51 at any time, nor may any vehicle park along the side of Hwy 51.
 7. Dumpster(s), if used, to be screened from view (applicant to recycle waste material as required.)
 8. Signage to conform to 9.78 Oneida County Zoning and Shoreland Protection Ordinance.
 9. Yard area to be kept clean so as not to cause potential health hazards.
 10. If outdoor lighting is installed, it must be downcast and shielded from above.

2:17 pm – Scott Holewinski, Chairman, asked if there was anyone present to speak for the matter at hand. For the record, there is no one present in the audience.

2:19 pm – Scott Holewinski, Chairman, closed the public hearing for deliberation.

Motion by Gary Baier, second by Mike Timmons, to approve the Conditional Use Permit Application of Joe Bodewes to relocate his existing All Creatures Veterinary Clinic to property currently owned by Eugene Splitt at 7665 Hwy 51, PIN MI 2382-9, Town of Minocqua. With the General Standards for reviewing a conditional use permit having met and staff concerns. With all members voting “aye” the motion carried.

Adjourn.

2:20 PM – Motion by Mike Timmons, second by Dave Hintz to adjourn the meeting. With all members voting “aye” the motion carried.

Scott Holewinski, Chair

Karl Jennrich, Zoning Director