

**ONEIDA COUNTY PLANNING and DEVELOPMENT COMMITTEE**  
**JULY 7, 2015**  
**ON-SITE INSPECTION OF A HAUL ROAD FOR A PROPOSED GRAVEL PIT AT 2235**  
**COUNTY HWY G, TOWN OF PELICAN FOR A PROPOSED GRAVEL PIT ON**  
**PROPERTY DESCRIBED AS SW SE, SECTION 27, TOWNSHIP 36 NORTH, RANGE 9**  
**EAST, PIN PE 382, TOWN OF PELICAN.**  
**RHINELANDER, WI 54501**

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Members present: Scott Holewinski, Billy Fried, Mike Timmons, and Jack Sorensen

Members absent: Dave Hintz

Department staff present: Karl Jennrich, Director and Gretchen Walker, Administrative Support

Other county staff present: None

Guests present: See sign in sheet.

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Call to order.

Chairman Scott Holewinski called the meeting to order at 1:00 P.M., in accordance with the Wisconsin Open Meeting Law.

Approve the agenda.

**Motion by Mike Timmons, second by Billy Fried to approve the agenda. With all members present voting “aye”, the motion carried.**

Conduct an on-site inspection of the haul road / pit location for the proposed Bergman Rev Trust gravel pit.

The purpose of the on-site visit is for the committee to:

- ❖ view the easement area and proximity to the homes abutting the property
- ❖ observe the entering of a fully loaded gravel truck
- ❖ observe the buffer area between the crushing/stock pile pit area and homes for noise pollution
- ❖ observe the area of gravel
- ❖ follow the road through the Bergman property to County Hwy G as a possible alternate route
- ❖ observe locations for possible alternate sites for crushing activity and stock piles

The committee followed the road through the Bergman property to Cty Hwy G as an alternate route. The committee looked for other possible locations for the crushing activities and stock pile location.

Recess to travel back to the Oneida County Courthouse

1:45 pm the meeting reconvened

Mr. Jennrich stated that the committee met at the site. The committee met on the front porch of the Richardson home to watch/hear loaded gravel trucks go in at 15 mph and out at 10 mph. The committee viewed the first gravel pit location and the processing area. Next they looked at the second gravel site. They then traveled past the Bergman house out to County Hwy G. The committee clocked the distance at approximately two (2) miles.

The committee reviewed the map with Mr. Schwab, Mr. Bergman and Attorney's Schiek and Cirilli.

The committee reviewed the General Standards for approval of a CUP:

1. The establishment, maintenance or operation of the conditional use will not be detrimental to or endanger the public health, safety, morals, comfort or general welfare.

Scott Holewinski: Meets standard with conditions

Jack Sorensen: Does not meet standard

Billy Fried: Meets standard with conditions

Mike Timmons: Meets standard with conditions

2. The uses, values and enjoyment of neighboring property shall not be substantially impaired or diminished by the establishment, maintenance or operation of the conditional use.

Jack Sorensen; Does not meet standard

Billy Fried: Meets with conditions

Mike Timmons: Meets with conditions

Scott Holewinski: Meets with conditions

3. The proposed conditional use is compatible with the use of adjacent land and any adopted local plans for the area.

Billy Fried: Meets the standard with the condition that it meets the comprehensive plan of Pelican

Mike Timmons: Meets the standard as long as it meets the comprehensive plan of Pelican

Scott Holewinski: Meets the standard

Jack Sorensen: Meets the standard

4. The establishment of the conditional use will not impede the normal and orderly development and improvement of the surrounding property for uses permitted in the district.

Mike Timmons: Meets the standard as long as it meets the Town of Pelican's comprehensive plan

Scott Holewinski: Meets the standard

Jack Sorensen: Does not meet the standard

Billy Fried: Meets the standard as long as it meets the Town of Pelican's comprehensive plan

5. Adequate utilities, access road, drainage and other necessary site improvements have been or will be provided for the conditional use.

Scott Holewinski: Meets the standard

Jack Sorensen: Does not meet the standard

Billy Fried: Meets the standard with conditions

Mike Timmons: Meets the standard with conditions

6. Adequate measures have been or will be taken to provide ingress and egress so as to minimize traffic congestion in the public streets.

Jack Sorensen: Meets the standard

Billy Fried: Meets the standard

Mike Timmons: Meets the standard

Scott Holewinski: Meets the standard

7. The conditional use shall conform to all applicable regulations of the district in which it is located.

Jack Sorensen: Meets the standard

Billy Fried: Meets the standard

Mike Timmons: Meets the standard

Scott Holewinski: Meets the standard

8. The conditional use does not violate shoreland or floodplain regulations governing the site.

Billy Fried: Meets the standard

Mike Timmons: Meets the standard

Scott Timmons: Meets the standard

Jack Sorensen: Meets the standard

9. Adequate measures have been or will be taken to prevent and control water pollution, including sedimentation, erosion and runoff.

Jack Sorensen: Meets the standard

Scott Holewinski: Meets the standard

Billy Fried: Meets the standard with conditions

Mike Timmons: Meets the standard

If the committee finds the standard have been met staff would suggest the following conditions:

1. The nature and extent of the conditional use shall not change from that described in the application and approved in the Conditional Use Permit.

2. Maintain a 30' buffer around perimeter of property per Section 9.60(F) of code. Applicant states 30 to 50 feet of buffer.
3. Maximum depth of excavation to be at 1575 feet with the final contour of 1575 to be maintained. A permanent benchmark to be placed on property to allow verification of maximum depth. *Staff recommends that a max depth be placed on the gravel pit to ensure neighboring wetlands and springs are protected.*
4. Reclamation shall ensure that water is internally drained, water is not allowed to drain offsite and shall comply with all reclamation standards.
5. Hours of operation are 7:00 a.m. to 5:00 p.m. Monday through Friday. No work to be done on Saturdays, Sundays or holidays. Crushing to take place within hours specified above.
6. Crusher is not permanently placed on property and will be used one (1) time a year for a duration of no greater than four (4) weeks.
7. A hot mix asphalt plant is not approved with this application.
8. Must supply dust control measures which would entail a recycled blacktop drive 3" in base 16' wide from Hwy G to 200' past the property line between the Richardson and Bergman homes.
9. Sanitary facilities provided for employees. Regular servicing and maintenance to be done as to not create a nuisance.
10. Wetlands on property shall be protected and not filled or altered unless proper permits are sought from and issued by the county, Army Corp or Engineers, and WDNR. Maintain no less than undisturbed 30' buffer zone to wetland. Maintain erosion control methods to protect wetland.
11. Parking area for employees shall be established away from pit and not obstruct access road, area of trucks hauling and/or other heavy equipment.
12. Equipment maintenance to be kept to minimum; any major work to be done off site.
13. Any damage to County or Town property subject to Section 9.60(J) of OCZ & SPO.
14. Any signage done is in accordance with the Oneida County Zoning and Shoreland Protection Ordinance.
15. Wisconsin Pollution Discharge Elimination System (WPDES) permit from the Wisconsin Department of Natural Resources (Stormwater management plan), if applicable.
16. Signage to be placed on the haul road. Speed limit signs of 10 mph to be posted when entering and exiting the non-metallic mine.
17. Hwy G to be signed "trucks hauling" on both sides with the permission of the Hwy Commissioner.
18. No compression breaking entering the site or on the haul road. Musson Brothers, Inc. will have to advise the drivers of this information.
19. Applicant responsible for all maintenance of haul road during project.
20. Permit shall terminate seven (7) years from the date of issuance.
21. Crusher to be located across the haul road from borrow area #2, the most southerly deposit. Area #2 is to be crushed first. The most northerly

- deposit or area #1 should be mined from the most southerly portion to the northerly portion. A thirty (30) foot setback is required from the Richardson property (Map enclosed)
22. On-sites by staff during operation and upon completion of property to ensure compliance with approved CUP and reclamation plan.
  23. The committee reserves the right to revisit the Conditional Use Permit if complaints are received.

**Motion by Billy Fried, second by Mike Timmons to approve the Conditional Use Permit application as submitted as the general standards have been met and with the conditions of approval by staff. On roll call vote: Billy Fried, "aye"; Mike Timmons, "aye"; Scott Holewinski, "aye"; and Jack Sorensen, "nay". On a 3 to 1 vote the motion carried.**

Mr. Jennrich stated that under section NR 135 the applicant has to submit a reclamation plan. This looks at the technical aspects of reclamation. Staff has reviewed the reclamation plan which has the standards 3 to 1 slope, a tree plantation for future harvesting. Topsoil will be stored on site.

**Motion by Jack Sorensen, second by Mike Timmons to approve the reclamation plan. With all members present voting "aye" the motion carried.**

Adjourn.

3:00 p.m. There being no further matters to lawfully come before the Committee, a motion was made by Jack Sorensen second by Billy Fried to adjourn the meeting. With all members present voting "aye", the motion carried.

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Chairman Scott Holewinski

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Karl Jennrich  
Planning & Zoning Director