

ONEIDA COUNTY PLANNING & ZONING
FEBRUARY 6, 2008
12:30 P.M. REGULAR MEETING – COMMITTEE ROOM #2
2ND FLOOR ONEIDA COUNTY COURTHOUSE, RHINELANDER WI 54501

Members present: Chairman Bob Metropulos
Scott Holewinski
Larry Greschner
Frank Greb

Department staff present: Karl Jennrich, Zoning Director
Pete Wegner, Assistant Zoning Director
Steve Osterman, Planning Manager
Kim Gauthier, Secretary

Other County Staff: (none)

Guests Present: Kevin Jenkins, Mike Warekois, Ben Loma, Shane Begley, Richard Differt,
Russ Cavins

Call to order

Chairman Bob Metropulos called the meeting to order at 12:30 p.m., in accordance with the Wisconsin Open Meeting Law.

Discussion/decision to approve the agenda

Motion by Scott Holewinski, second by Frank Greb to approve the agenda. With all members present voting "ayes", the motion carried.

It is anticipated that the Committee may meet in Closed Session pursuant to Wisconsin Statutes, Section 19.85 (1)(g), conferring with legal counsel concerning strategy to be adopted by the governmental body with respect to litigation in which it is or is likely to become involved. A roll call vote will be taken to go into closed session.

Motion by Larry Greschner, second by Frank Greb to go into closed session. With all members present voting "aye", the motion carried.

A roll call vote will be taken to return to open session.

Motion by Larry Greschner, second by Frank Greb to return to open session. Frank Greb "aye", Scott Holewinski "aye", Bob Metropulos "aye", Larry Greschner "aye". The motion carried. Ted Cushing was absent.

Chairman Metropulos announced the Committee conferred with legal counsel during closed session regarding litigation that the department is likely to become involved in; however, no decisions were made.

Discussion/decision involving the preliminary 2-lot subdivision for Marc McCallum on property described as SW NW, Section 7, T39N, R7E, Town of Woodruff, PIN# WR 97-8 and part of SE NE, Section 12, T39N, R6E, Town of Minocqua PIN# MI 2185-A.

Steve Osterman, Planning Manager present for Kathy Ray. Mr. Osterman described the property noting the adjacent zoning districts.

Mr. Holewinski questioned the small triangular portion of the lot and recommended combining it with the adjoining lot. Mr. Holewinski questioned the easement locations and access points.

Mr. Osterman indicated he did not know why the lot was split this way and noted neither, Jim Rein nor Kathy Ray are present to explain.

Motion by Scott Holewinski, second by Larry Greschner to table this agenda item for future discussion. With all members present voting “aye”, the motion carried.

Discussion/decision involving changes and amendments to Section 9.91, Shoreland-wetland Zoning (District 11) and adoption of Wisconsin Department of Natural Resources Wetland Inventory Maps dated 4/9/98 and 4/23/98.

Mr. Jennrich referred to the draft of Section 9.91, provided (Exhibit #1). Mr. Jennrich explained the changes to the language as presented. Mr. Jennrich noted the new maps will be more precise (within two acres) and will allow the Land Information Department to digitize the wetland maps.

Motion by Frank Greb, second by Larry Greschner to adopt the draft of Section 9.91, dated 2/6/08, as presented. With all members present voting “aye”, the motion carried.

Mr. Jennrich commented that this language will go to a public hearing and then onto the County Board for approval.

Discussion/decision involving forwarding to Oneida County Board of Supervisors Comprehensive Planning Resolution.

Mr. Jennrich distributed a draft resolution of comprehensive planning (Exhibit #2), as presented. Mr. Jennrich read the two options being presented; town driven plan and joint town and county driven plan.

Motion by Larry Greschner, second by Frank Greb to forward Comprehensive Planning resolution, agenda item number seven onto the County Board for consideration. With all members present voting “aye”, the motion carried.

Discussion/decision involving forwarding to Oneida County Board of Supervisors Resolution Section 9.73, Dwelling Overlay Districts

Mr. Jennrich presented two drafts of ordinance amendment #14-2007, including the option to eliminate (Exhibit #3) or amend (Exhibit #4), as presented. Mr. Jennrich noted legal counsel recommended both options, in two different drafts be presented to the County Board. Mr. Jennrich noted he will also include a memo along with the resolution explaining the chronological order of events surrounding changes to the ordinance.

Committee discussion regarding listening to the public during public hearings on this issue.

Motion by Scott Holewinski, second by Larry Greschner to submit ordinance amendment #14-2007, including options one and two in both forms, to the Oneida County Board of Supervisors. Frank Greb “abstained”, Bob Metropulos “nay”, Scott Holewinski “aye”, Larry Greschner “aye”. Motion did not carry.

Mr. Greb commented he abstained, as he does not agree with presenting the resolution in two formats.

Mr. Jennrich commented that legal counsel and the County Clerk recommended separating the two options. Mr. Jennrich noted the elimination will be presented first and if that does not pass, then the amended language will be presented.

Mr. Greb commented, after much discussion, that he will reconsider the motion previously made.

Motion by Frank Greb, second Larry Greschner to reconsider the above motion regarding submitting ordinance amendment #14-2007. With all members present voting "aye", the motion carried.

Motion by Scott Holewinski, second by Larry Greschner to forward ordinance amendment #14-2007, in both formats (option one and two) to the County Board. Frank Greb "aye", Scott Holewinski "aye", Bob Metropulos "nay", Larry Greschner "aye".

Mr. Holewinski recommends the department memo that will accompany the ordinance include the dates of events, what previously happened at the county board, how many towns participated in the public hearing and how many towns corresponded.

Discussion/decision involving forwarding Rezone Petition #11-2007 to the Oneida County Board of Supervisors. This rezone is in the Town of Pine Lake.

Mr. Jennrich presented rezone #11-2007, Town of Pine Lake for Committee approval and to then forward to the County Board for consideration.

Motion by Frank Greb, second by Scott Holewinski to forward rezone #11-2007 to the County Board, agenda item number nine. With all members present voting "aye", the motion carried.

Mr. Jennrich noted a large map will be provided with the rezone when submitted to the County Board.

Discussion/decision of line item transfers, refunds, purchase orders and bills

Mr. Jennrich presented bills, refunds and purchase orders in the amount of \$1038.32 and \$742.99 (Exhibit #6 and #7) along with line item transfers, as previously discussed.

Denise Hoppe, Office Manager present and described the reason for the line item transfer.

Motion by Frank Greb, second by Scott Holewinski to approve payment of the bills, vouchers and line item transfer, as presented. With all members present voting "aye", the motion carried.

Motion by Scott Holewinski, second by Larry Greschner to approve the refunds as presented. With all members present voting "aye", the motion carried.

Mr. Jennrich provided department statistics for the first month of the year (Exhibit #9).

Discussion/decision to approve future meeting dates

The following meetings are scheduled: February 20th
 February 27th Clearwater Lake Public Hearing, 1:00 p.m. at
 Three Lakes Community Building

Public comments

Chairman Metropulos asked if there were any public comments.

Ben Loma, Newbold, thanked the Committee for supporting elimination or possible amendments to Section 9.73. Mr. Loma asked what number is needed on a petition for full support of elimination and noted he is not in favor of the discriminatory language in Section 9.73(E), along with concern of the catastrophic event language not allowing an owner the ability to replace the same square footage.

Mike Warekois, Newbold, commented that he understood that Section 9.73(E), was eliminated and questions why it remains in the amendment. Mr. Warekois commented that he would like the County Board to use common sense and eliminate the language. Mr. Warekois continued to discuss his view on protecting neighbors, etc.

Chairman Metropulos asked if there was any other public comment. No other comment, public comment was closed.

Discussion/decision regarding future agenda items.

As previously discussed.

Adjourn

2:00 p.m. Adjourn meeting.

Motion by Larry Greschner, second by Bob Metropulos to adjourn and take a five minute recess before the public hearing. With all members present voting "aye", the motion carried.

Chairman Bob Metropulos

Karl Jennrich, Zoning Director