

ONEIDA COUNTY PLANNING and DEVELOPMENT COMMITTEE
SEPTEMBER 2, 2020
COUNTY BOARD ROOM – 2ND FLOOR
ONEIDA COUNTY COURTHOUSE
RHINELANDER, WI 54501

Members present: Scott Holewinski, Mike Timmons, Jack Sorensen, Ted Cushing, and Bob Almekinder

Members absent: None

Department staff present: Karl Jennrich, Zoning Director; Scott Ridderbusch, Land Use Specialist; Denise Hoppe, Office Manager; and Julie Petraitis, Program Assistant

Other county staff present: None

Guests present: See sign in sheet.

Call to order.

Chair Holewinski called the meeting to order at 1:00 p.m. in accordance with the Wisconsin Open Meeting Law.

Approve the agenda. **Motion by Ted Cushing, second by Jack Sorensen to approve the agenda with the Chair's ability to move agenda items at his discretion. With all members present voting "aye", the motion carried.**

Approve meeting minutes of August 5 and August 19, 2020. **Motion by Jack Sorensen, second by Ted Cushing to approve the meeting minutes of August 5 and August 19, 2020 as submitted. With all members present voting "aye", the motion carried.**

Discussion/decision concerning Section 9.58, Tourist Rooming House (#4-2019). **The committee will be having general discussions of the entire ordinance and providing staff with direction on all aspects of administration and enforcement of Section 9.58.**

Public comments.

Richard Barcal spoke.

Carrie Miljevich spoke.

John Kiefer spoke.

Inge Van Kampen spoke.

Karen Culbertson spoke.

Dawn Rog spoke.

Jack Sorensen spoke.

Mike Timmons spoke.

Bob Almekinder spoke.

Bob Thome spoke.

Ted Cushing spoke.

Discussion was held on how to regulate and enforce the rentals, with limits. Karl is going to do more research.

2020-2021 Planning and Development Budget.

Discussion was held on revenues. **Motion by Ted Cushing, second by Jack Sorensen to forward the budget to Finance and Administration for their consideration. With all members present voting “aye”, the motion carried.**

Supplement information form. **Motion by Jack Sorensen, second by Ted Cushing to work with the Treasurer/Finance to consider a special assessment for the sanitary maintenance program. With all members present voting “aye”, the motion carried.**

Preliminary four (4) lot Certified Survey map of John Lattig, owner and Wilderness Surveying Inc., James Rein, surveyor for the following described property: 8544 Hower Road further described as part of Government Lot 6, Section 9, T39N, R6E, PIN MI 2153, Town of Minocqua, Oneida County, Wisconsin.

Mr. Jennrich stated this is a minor subdivision in the Town of Minocqua. It was approved by the Town of Minocqua on September 1, 2020. Scott Ridderbusch stated that this is currently a resort. The reason this is before the committee is that lots 1, 2, and 3 have structures that need to be removed and the owner does not feel that will take place prior to the recording of the CSM. Therefore, the committee needs to discuss financial assurances. The department suggested a bond in the amount of \$13,800. 00. be provided.

Motion by Ted Cushing, second by Mike Timmons to approve the four (4) lot CSM with a \$20,000.00 bond to be provided to the department with three (3) cabins to be removed by October 30, 2020. With all members present voting “aye”, the motion carried.

Discussion/decision regarding conditions of approval for Conditional Use Permit 1900462 of Bonham Construction, Inc. for property described as Lots 1-3, CSM V16 P3657, NW NE, Section 10, T39N, R6E, PIN MI 2155-12, MI 2155-13, MI 2155-14, Town of Minocqua, Oneida County, Wisconsin.

This is before the committee because a condition of approval on the Conditional Use Permit regarding fencing (for Tractor Supply Company). The fence was constructed, but the finished side is not facing the neighbors. **No motion made.**

Discussion/decision related to boathouse placement on properties adjacent to Wisconsin Valley Improvement Corporation owned properties.

Mr. Jennrich provided the committee with an email. Mr. Wegner gave the committee a brief history of what is happening on Wisconsin Valley Improvement (WVIC) Corporation controlled bodies of water, in particular Lake Nokomis. WVIC controls a lot of bodies of water within Oneida County. WVIC owns 30' wide strip, in most instances, on the properties on Lake Nokomis.

Mr. Wegner stated that prior to approximately 2017, the County issued boathouse permits on a body of water like this. The County would send the permit to WVIC and they would sign off on it so they would know what was being placed on their property.

The committee discussed not issuing permits for these properties. Because the ordinance states that a person has to be a riparian landowner to obtain a boathouse permit, there is no reason to act on this item.

Discussion/decision related to lot size for non-riparian lots on property zoned District #10, General Use. The department is currently reviewing a subdivision in the Town of Crescent, 6601 Hwy 8 further described as part SE SW, Section 9, T36N, R8E, PIN CR 125-E, Town of Crescent, Oneida County, Wisconsin.

Mr. Jennrich stated that this parcel is zoned General Use. Right now the lot size charts refer to zoning districts, which piggy-back each other. Right now the charts state that the minimum lot size is 20,000 square feet. It really should be 50,000 square feet. What they are proposing is the majority of the lots will be over 50,000 square feet, one lot will be below 50,000 square feet and one will be slightly above 20,000 square feet. **Motion by Ted Cushing, second by Jack Sorensen to allow off-water lots, in General Use, based on the ordinance, of 20,000 square feet. With all members present voting “aye”, the motion carried.**

Discussion/decision related to earthen walls/retaining walls.

Mr. Jennrich stated that he found a handout, which he provided to the committee, which he would like to modify for Oneida County, along with some examples of retaining walls to provide to the public. **Motion by Jack Sorensen, second by Ted Cushing to approve Mr. Jennrich’s request. With all members present voting “aye”, the motion carried.**

Discussion/decision concerning Rezone Petition #7-2020, rezoning property from District #04, Residential Farming to District #02, Single Family Residential on property described as part NW and NE NW, lying between County Highway K and Old Highway K, Section 4, T36N, R7E, Town of Woodboro, Oneida County, Wisconsin. The committee will be reviewing and forwarding a resolution to the Oneida County Board of Supervisors.

Motion by Mike Timmons, second by Ted Cushing to approve Resolution #7-2020 and forward to the Oneida County Board of Supervisors. With all members present voting “aye”, the motion carried.

Discuss/decision/prioritization of 2020 Oneida County Planning and Zoning Department projects.

Refunds. Purchase orders, line item transfers, and bills. There is one refund request.

Motion by Jack Sorensen, second by Ted Cushing to approve the refunds; purchase orders and line item transfers and bills as submitted. With all members present voting “aye”, the motion carried.

Approve future meeting dates. September 16 and September 30 (in Minocqua), 2020.

Public comments. **None.**

Future agenda items. **As discussed.**

Adjourn.

3:00 p.m. There being no further matters to lawfully come before the committee, Chair Holewinski adjourned the meeting.

Chair, Scott Holewinski

Planning & Zoning Director, Karl Jennrich