



MANITOWOC COUNTY

PLANNING AND PARK COMMISSION

MEETING NOTICE

DATE: **MONDAY, JANUARY 27, 2014**
TIME: 4:00 PM
PLACE: MANITOWOC COUNTY OFFICE COMPLEX
4319 EXPO DRIVE, MANITOWOC, WI 54220

The meeting is open to the public, but portions of the meeting may be closed if this notice indicates that the commission may convene in closed session. The following matters may be considered at the meeting:

- I. Call to Order - Roll Call
- II. Approval of Minutes
- III. Approval of Agenda - "Open Meeting Law Compliance"
- IV. Public Input
- V. Public Hearings – Discussion and possible action:
 1. **Lisa Temme**, ZMAR, SW ¼ SW ¼, Section 28, T20N-R23E, Town of Kossuth, Large Estate (LE) to Small Estate (SE)
 2. **Patrick Gonja**, ZMAR, SE ¼, Section 24, T21N-R23E, Town of Gibson, General Agriculture (GA) to Small Estate (SE)
 3. **Manitowoc County Planning and Park Commission** have petitioned for an ordinance amendment to Chapter 11 of the Manitowoc County Code titled "Airport Ordinance" to create an Airport Navigation Aid Protection Zone.
 4. **Manitowoc County Planning and Park Commission** have petitioned for an ordinance amendment to Chapter 20 of the Manitowoc County Code titled "Wireless Communication Facilities" to incorporate changes required by State Preemption under Wisconsin Act 20.
- VI. Certified Surveys, Development Plans and Subdivisions – Discussion and possible action:
 1. **Jean Andrews**, Variance Request, NW ¼ and SW ¼, S.24, T17N-R21E, Town of Schleswig
- VII. Tabled Item: Silver Lake Park Lease with Franciscan Sisters of Christian Charity - Discussion only
- VIII. 2013 Park Budget Carryover – Discussion and possible action
- IX. Update on Cherney Maribel Caves County Park
- X. Miscellaneous:
 1. Staff Reports
 2. Personnel
 3. Correspondence
 - a. Letter from Russ Tooley
 4. Out of County Trips –
 - a. Wisconsin Land Surveyors Conference – January 22-24, 2014, Kalahari Resort, Wisconsin Dells --- T. Ryan
- XI. Adjournment

Melvin Waack, Commission Chair
By: Tim Ryan, Director

Date: January 20, 2014

Any person wishing to attend the meeting who requires special accommodation because of a disability should contact the County Clerk's office at 920-683-4003 at least 24 hours before the meeting begins so that appropriate accommodations can be made.

Persons who are members of another governmental body, but who are not members of this commission, may attend this meeting. Their attendance could result in a quorum of another governmental body being present. Such a quorum is unintended and they are not meeting to exercise the authority, duties, or responsibilities of any other governmental body.

MANITOWOC COUNTY PLANNING AND PARK COMMISSION
MINUTES OF THE REGULAR JANUARY 27, 2014 MEETING

Call to Order – Roll Call

The Regular January 27, 2014 meeting of the Manitowoc County Planning and Park Commission was called to order by Chairperson Waack at 4:00 p.m. in the County Offices Complex, 4319 Expo Drive, Manitowoc, WI.

Roll call of Commissioners present: Mr. Waack, Mr. Korinek, Mr. Brey, and Mr. Hoffman. Mr. Spurney, Ms. Muench and Mr. Mueller were excused.

Staff present: Tim Ryan, Adam Backus and Barb Stoker

Approval of Agenda: Motion made by Mr. Brey and seconded by Mr. Korinek to approve the Agenda as presented. Motion passed upon a unanimous voice vote.

Approval of Minutes – Open Meeting Law Compliance

Chairman Waack called for a motion to accept the Minutes of the regular December 2013 meeting. Motion to accept the Minutes was made by Mr. Hoffman and seconded by Mr. Korinek. Motion passed upon a unanimous voice vote.

Open Meeting Law Compliance – Mr. Ryan read the Open Meeting Law Compliance stating that the petitions seeking Zoning Map Amendments and Text Amendments being heard at this public meeting were referred from the County Clerk; published in the Herald-Times Reporter on January 13 and January 20, 2014; and reviewed by the Commission at a Commission Advisory Meeting held on January 27, 2014. The Commission will make a recommendation on each of these requests to the County Board, who will take action at their February 18, 2014 meeting.

Public Input

Chairman Waack asked if there was anyone present who wished to address the Commission on any issues. Being no one, he closed the public input.

Public Hearings – Discussion and possible action:

1. **Lisa Temme**, ZMAR, SW ¼, SW ¼, Section 28, T20N-R23E, Town of Kossuth, Large Estate (LE) to Small Estate (SE). Mr. Ryan read the Agenda Commentary (copy on file). A letter was received from the Town of Kossuth indicating that the Town Planning Commission and Town Board support a rezoning of this parcel from LE (Large Estate) to SE (Small Estate).

Mr. Waack asked if there was anyone present to comment on this rezone request.

Mr. Tracey Temme spoke in favor of the rezone.

There was no one else to speak. Mr. Waack closed the hearing for the rezone of the Temme property.

Motion was made by Mr. Brey and seconded by Mr. Hoffman to approve the rezone of this property. Motion passed upon a unanimous voice vote.

2. **Patrick Gonja** – ZMAR, SE ¼, Section 24, T21N- R23E, Town of Gibson, General Agriculture (GA) to Small Estate (SE). Mr. Ryan read the Agenda Commentary (copy on file). A letter was received from the Town of Gibson indicating that the Town Board is in favor of this rezoning request.

Mr. Waack asked if there was anyone who wished to comment on this rezoning request. There was no one. Mr. Waack closed the public hearing.

Motion was made by Mr. Korinek and seconded by Mr. Brey to approve this rezone request. Motion passed upon unanimous voice vote.

3. **Manitowoc County Planning and Park Commission** petition for an ordinance amendment to Chapter 11 of the Manitowoc County Code titled “Airport Ordinance” to create an Airport Navigation Aid Protection Zone.

Mr. Waack asked if there was anyone present to comment on this ordinance amendment request. There was no one. Mr. Waack closed the public hearing.

Motion was made by Mr. Hoffman and seconded by Mr. Korinek to approve. Motion passed upon a unanimous voice vote.

4. **Manitowoc County Planning and Park Commission** petition for an ordinance amendment to Chapter 20 of the Manitowoc County Code titled “Wireless Communication Facilities” to incorporate changes required by State Preemption under Wisconsin Act 20.

Mr. Waack asked if there was anyone present to comment on this ordinance amendment request. There was no one. Mr. Waack closed the public hearing.

Mr. Hoffman commented that he felt this amendment is taking away local control but since it is part of the State budget bill we must go along with it. Motion was made by Mr. Hoffman and seconded by Mr. Brey to approve this ordinance amendment. Motion passed upon a unanimous voice vote.

CERTIFIED SURVEY:

1. **Jean Andrews**, Variance Request, NW ¼ and SW¼, Section 24, T17N-R21E, Town of Schleswig. Mr. Ryan read the Agenda Commentary (copy on file).

A motion was made by Mr. Waack and seconded by Mr. Brey to approve the variance request. Motion passed upon a unanimous voice vote.

Tabled Item: Discussion and possible action on Silver Lake Park Lease with Franciscan Sisters of Christian Charity. Motion was made by Mr. Korinek and seconded by Mr. Hoffman to remove this item from the table for discussion. Motion passed upon a unanimous voice vote.

Mr. Adam Backus updated the Commission on his meeting with the Sisters and requested that the lease be revised. The Sisters are willing to supply some matching funds to fix the diversion issue. Mr. Backus hopes to have the revised lease for the Commission review at the next meeting.

2013 Park Budget Carryover: Mr. Backus gave the Commissioners a copy of the account balances that need to be carried over to the 2014 budget. Motion was made by Mr. Korinek and seconded by Mr. Hoffman to approve the carryover amounts. Motion passed upon a unanimous voice vote.

Update on Cherney Maribel Caves County Park: Mr. Backus stated that the logging was finished just before Christmas. Total dollars for timber sales was \$75,955.46 and the two estimates for the damage to structures were \$75,000 and \$80,000 for the shelter and bathrooms which need to be upgraded to ADA standards.

Mr. Backus anticipates the Park will be open by June 1, 2014. He said they are talking about charging the public a fee to come in and take a load of wood. He also stated that Mr. Mike Sobush, a longtime volunteer at the park, will no longer be available to give the free school tours. There will be tours on certain Sundays by the WS.

Miscellaneous:

Staff Reports: Mr. Backus stated that John and Lois Pawasarat filed a prescriptive easement claim against the County for the logging road at Walla Hi. Mr. Backus has met with Corporation Counsel regarding the claim and he will have more information at a future meeting.

Mr. Backus also reported that at Fischer Creek there is an adverse possession claim against the County by a neighbor for about 1 ½ acre of property. He will have more information at future meetings.

Correspondence: Mr. Ryan mentioned the letter from Russ Tooley thanking the Department for their assistance.

Out of County Trips: Mr. Ryan attended the Wisconsin Land Surveyors Conference on January 22-24 and felt it was a good conference with over 1,000 present including state and county employees, surveyors and engineers.

Next Meeting Date

Next meeting will be scheduled for February 24.

Adjournment: Motion to adjourn was made by Mr. Korinek and seconded by Mr. Hoffman to adjourn at 4:32 pm. Motion passed upon a unanimous voice vote.

Respectfully submitted,

Jim Brey, Secretary

Date



MANITOWOC COUNTY PLANNING AND PARK COMMISSION ADVISORY MEETING NOTICE

DATE: MONDAY, JANUARY 27, 2014
TIME: ► 3:30 P.M. ◀
PLACE: MANITOWOC COUNTY OFFICE COMPLEX
4319 EXPO DRIVE, MANITOWOC WI

The meeting is open to the public, but portions of the meeting may be closed if this notice indicates that the commission may convene in closed session. The following matters may be considered at the meeting:

- I. Call to Order - Roll Call
- II. Approval of Minutes - Approval of Agenda
"Open Meeting Law Compliance"
- III. Discussion Pertaining to Public Hearings of:
 1. **Lisa Temme**, ZMAR, SW ¼ SW ¼, Section 28, T20N-R23E, Town of Kossuth, Large Estate (LE) to Small Estate (SE)
 2. **Patrick Gonja**, ZMAR, SE ¼, Section 24, T21N-R23E, Town of Gibson, General Agriculture (GA) to Small Estate (SE)
 3. **Manitowoc County Planning and Park Commission** have petitioned for an ordinance amendment to Chapter 11 of the Manitowoc County Code titled "Airport Ordinance" to create an Airport Navigation Aid Protection Zone.
 4. **Manitowoc County Planning and Park Commission** have petitioned for an ordinance amendment to Chapter 20 of the Manitowoc County Code titled "Wireless Communication Facilities" to incorporate changes required by State Preemption under Wisconsin Act 20.
- IV. Adjournment

Date: January 20, 2014

Melvin Waack, Commission Chair
By: Tim Ryan, Director

Any person wishing to attend the meeting who requires special accommodation because of a disability should contact the County Clerk's office at 920-683-4003 at least 24 hours before the meeting begins so that appropriate accommodations can be made.

Persons who are members of another governmental body, but who are not members of this commission, may attend this meeting. Their attendance could result in a quorum of another governmental body being present. Such a quorum is unintended and they are not meeting to exercise the authority, duties, or responsibilities of any other governmental body.

MANITOWOC COUNTY PLANNING AND PARK COMMISSION
MINUTES OF THE ADVISORY MEETING
January 27, 2014

Call to Order – Roll Call

The Advisory Meeting of the Manitowoc County Planning and Park Commission was called to order, January 27, 2014 by Chairperson Waack at 3:30 p.m. in the County Offices Complex, 4319 Expo Drive, Manitowoc, WI.

Commissioners present were: Mr. Waack, Mr. Korinek, Mr. Brey, and Mr. Hoffman. Mr. Mueller, Ms. Muench and Mr. Spurney were excused. Staff present: Tim Ryan

Discussion of Public Hearing Information

Mr. Ryan presented information for the following Text Amendments and Zoning Map Amendment Requests for Commissioners' review.

1. **Lisa Temme** , ZMAR, SW ¼, SW ¼ Section 28, T20N-R23E, Town of Kossuth, Large Estate (LE) to Small Estate District (SE)
- 2 **Patrick Gonja**, ZMAR, SE ¼, Section 24, T21N-R23E, Town of Gibson, General Agriculture (GA) to Small Estate (SE).
3. **Manitowoc County Planning and Park Commission** petition for an ordinance amendment to Chapter 11 of the Manitowoc County Code titled "Airport Ordinance" to create an Airport Navigation Aid Protection Zone.
4. **Manitowoc County Planning and Park Commission** petition for an ordinance amendment to Chapter 20 of the Manitowoc County Code titled "Wireless Communication Facilities" to incorporate changes required by State Preemption under Wisconsin Act 20.

ADJOURNMENT – Meeting adjourned at 3:48 p.m.



MANITOWOC COUNTY

PLANNING AND PARK COMMISSION

MEETING NOTICE

DATE: **MONDAY, MARCH 24, 2014**
TIME: 4:00 PM
PLACE: MANITOWOC COUNTY OFFICE COMPLEX
4319 EXPO DRIVE, MANITOWOC, WI 54220

The meeting is open to the public, but portions of the meeting may be closed if this notice indicates that the commission may convene in closed session. The following matters may be considered at the meeting:

- I. Call to Order - Roll Call
- II. Approval of Minutes
- III. Approval of Agenda - "Open Meeting Law Compliance"
- IV. Public Input
- V. Public Hearings – Discussion and possible action:
 1. **Thomas Karls**, ZMAR, SW ¼ SW ¼, Section 15, T17N-R21E, Town of Schleswig, Natural Area (NA) to Large Estate (LE)
 2. **Robert Jacque**, ZMAR, NW ¼, Section 2 and NE ¼, Section 3, T17N-R21E, Town of Schleswig, Large Estate (LE) to General Agriculture (GA)
- VI. Certified Surveys, Development Plans and Subdivisions – Discussion and possible action:
 1. **Todd and Rachelle Zorn**, Variance Request, NW ¼, SE ¼, S.33, T18N-R22E, Town of Liberty
 2. **Jeffrey and Chris Zeman**, Variance Request, SE ¼, SE ¼ S. 29, T21N-R23E, Town of Gibson
- VII. 2013 Wisconsin Act 74 – Discussion and Possible Action
- VIII. Manitowoc County Hazard Mitigation Plan – Discussion of Open House on April 9th
- IX. 2013-2014 Snowmobile Season Resolution – Discussion and possible action
- X. Long Lake County Park County Conservation Grant Resolution - Discussion and possible action
- XI. Shoe Lake Boat Ramp Resolution – Discussion and possible action
- XII. Shoe Lake Pier Resolution – Discussion and possible action
- XIII. United Way Women's Leadership Circle's request to use Cherney Maribel Caves for Adventure Run – Discussion and possible action
- XIV. Miscellaneous:
 1. Staff Reports
 2. Personnel
 3. Correspondence
 4. Out of County Trips –
 - a. WCCA Spring Conference, Mosinee, April 3 & 4-- T. Ryan, R. Gaedtke, P. Tarnowski
- XV. Adjournment

Melvin Waack, Commission Chair
By: Tim Ryan, Director

Date: March 19, 2014

Any person wishing to attend the meeting who requires special accommodation because of a disability should contact the County Clerk's office at 920-683-4003 at least 24 hours before the meeting begins so that appropriate accommodations can be made.

Persons who are members of another governmental body, but who are not members of this commission, may attend this meeting. Their attendance could result in a quorum of another governmental body being present. Such a quorum is unintended and they are not meeting to exercise the authority, duties, or responsibilities of any other governmental body.

MANITOWOC COUNTY PLANNING AND PARK COMMISSION
MINUTES OF THE REGULAR MARCH 24, 2014 MEETING

Call to Order – Roll Call

The Regular March 24, 2014 meeting of the Manitowoc County Planning and Park Commission was called to order by Chairperson Waack at 4:00 p.m. in the County Offices Complex, 4319 Expo Drive, Manitowoc, WI.

Roll call of Commissioners present: Mr. Waack, Mr. Korinek, Mr. Brey, Mr. Hoffman, Mr. Spurney, Ms. Muench and Mr. Mueller.

Staff present: Tim Ryan, Adam Backus and Barb Stoker

Approval of Agenda: Motion made by Mr. Brey and seconded by Mr. Korinek to approve the Agenda as presented. Motion passed upon a unanimous voice vote.

Approval of Minutes – Open Meeting Law Compliance

Chairman Waack called for a motion to accept the Minutes of the regular January 27, 2014 meeting. Motion to accept the Minutes was made by Mr. Brey and seconded by Mr. Korinek. Motion passed upon a unanimous voice vote.

Open Meeting Law Compliance – Mr. Ryan read the Open Meeting Law Compliance stating that the petitions seeking Zoning Map Amendments being heard at this public meeting were referred from the County Clerk; published in the Herald-Times Reporter on March 10 and March 17, 2014; and reviewed by the Commission at a Commission Advisory Meeting held on March 24, 2014. The Commission will make a recommendation on each of these requests to the County Board, who will take action at their April 22, 2014 meeting.

Public Input

Chairman Waack asked if there was anyone present who wished to address the Commission on any issues.

Michelle Birschbach and Kathy Zucchi of the United Way Women's Leadership Circle spoke in support of a mud run at Cherney Maribel Caves. One hundred percent of the proceeds would be used by the United Way for one of their projects.

Steve Zeitler spoke in favor of the proposed mud run at Cherney Maribel Caves.

Public Hearings – Discussion and possible action:

1. **Thomas Karls**, ZMAR, SW ¼ SW ¼, Section 15, T17N-R21E, Town of Schleswig, Natural Area (NA) to Large Estate (LE). Mr. Ryan read the Agenda Commentary (copy on file.) A letter was received from the Town of Schleswig in support of this zone change.

Mr. Waack asked if there was anyone present to comment on this rezone request.

Mr. Dennis Salzman, Chairperson from Schleswig spoke in favor of this rezone request.

There was no one else to speak. Mr. Waack closed the hearing for the rezone of the Karls property.

Motion was made by Mr. Brey and seconded by Mr. Mueller to approve the rezone of this property. Motion passed upon a unanimous voice vote.

2. **Robert Jacque** – ZMAR, NW ¼, Section 2 and NE ¼ Section 3, T17N- R21E, Town of Schleswig, Large Estate (LE) to General Agriculture (GA). Mr. Ryan read the Agenda Commentary (copy on file). A letter was received from the Town of Schleswig indicating that the Town Board supports this rezoning request.

Mr. Waack asked if there was anyone who wished to comment on this rezoning request.

Mr. Dennis Salzman, Chairperson from Schleswig spoke in favor of this rezone request.

Motion was made by Mr. Mueller and seconded by Ms. Muench to approve this rezone request. Motion passed upon a unanimous voice vote.

CERTIFIED SURVEY:

1. **Todd and Rachelle Zorn**, Variance Request, NW ¼, SE¼, Section 33, T18N-R22E, Town of Liberty. Mr. Ryan read the Agenda Commentary (copy on file).

A motion was made by Mr. Hoffman and seconded by Mr. Korinek to approve the variance request. Motion passed upon a unanimous voice vote.

2. **Jeffrey and Chris Zeman**, Variance Request, SE ¼ SE ¼, Section 29, T21N-R23E Town of Gibson. Mr. Ryan read the Agenda Commentary (copy on file)

Mr. Steve Zeitler, Land Surveyor gave additional information and spoke in favor of the variance.

Mr. Richard Wegner, Chair of Gibson spoke in favor of the variance request.

Motion was made by Mr. Spurney and seconded by Ms. Muench to approve this variance request. Motion passed upon a unanimous voice vote.

2013 Wisconsin Act 74: Mr. Ryan reviewed the information that the Commissioners received and explained the Application Supplement which has been put together with the assistance of Corporation Counsel. People requesting permits will need to complete the Supplement and it will be attached to their permit. Motion was made by Mr. Mueller and seconded by Mr. Hoffman to approve the Application Supplement form that has been created. Motion passed upon a unanimous voice vote.

2014-2015 Snowmobile Season Resolution: Mr. Adam Backus stated this is an annual resolution. It is a budgeted item so there would be no change to the 2014 budget. Motion was made by Mr. Brey and seconded by Mr. Korinek to approve the Snowmobile Season Resolution. Motion passed upon a unanimous voice vote.

Long Lake County Park Conservation Grant Resolution: Mr. Backus explained the type of damage and repairs that need to be completed. The grant amount will match the budgeted line item for Long Lake. No additional dollars will be spent. Motion to approve the Long Lake Grant Resolution was made by Mr. Waack and seconded by Mr. Mueller. Motion passed upon a unanimous voice vote.

Shoe Lake Boat Ramp Resolution: Mr. Backus explained the work that needed to be done on the damaged ramp. The match funds will come from the donation tubes. Motion was made by Ms. Muench and seconded by Mr. Mueller to approve the Shoe Lake Boat Ramp Resolution. Motion passed upon a unanimous voice vote.

Shoe Lake Pier Resolution: Mr. Backus explained what is needed for the pier replacement. The match funding would come from the donation dollars. Motion was made by Mr. Spurney and seconded by Mr. Mueller to approve the Shoe Lake Pier Resolution. Motion passed upon a unanimous voice vote.

United Way Women's Leadership Circle's request to use Cherney Maribel Caves for Adventure Run: Mr. Backus reviewed the information provided on the event. He is working with Corporation Counsel on liability issues. He also stated that the Commission will need to decide whether they would be in favor of using this park for this type of event. He will have additional plans and various trail maps available for a future meeting. The consensus is that the Commission is in favor of this event and will review again at their May meeting.

Miscellaneous:

Staff Reports: Mr. Backus stated that the lease for Silver Lake Park is on hold.

Correspondence: Mr. Ryan gave the Commissioners notice of a public meeting on April 9 regarding the update of Manitowoc County's Hazard Mitigation Plan.

Out of County Trips: The 2014 WCCA Spring Conference is being held April 3 and 4 in Wausau. Mr. Ryan, Mr. Gaedtke, and Mr. Tarnowski are scheduled to attend. Motion was made by Ms. Muench and Mr. Mueller to approve their attendance to the WCCA Spring Conference. Motion passed upon a unanimous voice vote.

Mr. Waack recognized and thanked Mr. Korinek for the time he spent on the Planning and Park Commission as a County Board member. Mr. Korinek is not running for County Board in the April election.

Next Meeting Date: Next meeting is scheduled for April 28th. .

Adjournment: Motion to adjourn was made by Mr. Korinek and seconded by Mr. Hoffman to adjourn at 4:40 pm. Motion passed upon a unanimous voice vote.

Respectfully submitted,

Jim Brey, Secretary

Date



MANITOWOC COUNTY PLANNING AND PARK COMMISSION ADVISORY MEETING NOTICE

DATE: MONDAY, MARCH 24, 2014
TIME: ► 3:30 P.M. ◄
PLACE: MANITOWOC COUNTY OFFICE COMPLEX
4319 EXPO DRIVE, MANITOWOC WI

The meeting is open to the public, but portions of the meeting may be closed if this notice indicates that the commission may convene in closed session. The following matters may be considered at the meeting:

- I. Call to Order - Roll Call
- II. Approval of Minutes - Approval of Agenda
"Open Meeting Law Compliance"
- III. Discussion Pertaining to Public Hearings of:
 1. **Thomas Karls**, ZMAR, SW ¼ SW ¼, Section 15, T17N-R21E,
Town of Schleswig, Natural Area (NA) to Large Estate (LE)
 2. **Robert Jacque**, ZMAR, NW ¼, Section 2 and NE ¼, Section 3, T17N-R21E,
Town of Schleswig, Large Estate (LE) to General Agriculture (GA)
- IV. Adjournment

Date: March 17, 2014

Melvin Waack, Commission Chair
By: Tim Ryan, Director

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MANITOWOC COUNTY PLANNING AND PARK COMMISSION
MINUTES OF THE ADVISORY MEETING
March 24, 2014

Call to Order – Roll Call

The Advisory Meeting of the Manitowoc County Planning and Park Commission was called to order, March 24, 2014 by Chairperson Waack at 3:30 p.m. in the County Offices Complex, 4319 Expo Drive, Manitowoc, WI.

Commissioners present were: Mr. Waack, Mr. Korinek, Mr. Brey, Mr. Hoffman, Mr. Mueller, Ms. Muench and Mr. Spurney. Staff present: Tim Ryan

Discussion of Public Hearing Information

Mr. Ryan presented information for the following Zoning Map Amendment Requests for Commissioners' review.

1. **Thomas Karls**, ZMAR, SW ¼ SW ¼, Section 15, T17N-R21E, Town of Schleswig, Natural Area (NA) to Large Estate (LE)
2. **Robert Jacque**, ZMAR, NW ¼, Section 2 and NE ¼, Section 3, T17N-R21E, Town of Schleswig, Large Estate (LE) to General Agriculture (GA)

ADJOURNMENT – Meeting adjourned at 3:46 p.m.



MANITOWOC COUNTY

PLANNING AND PARK COMMISSION

MEETING NOTICE

DATE: **MONDAY, APRIL 28, 2014**
TIME: 4:00 PM
PLACE: MANITOWOC COUNTY OFFICE COMPLEX
4319 EXPO DRIVE, MANITOWOC, WI 54220

The meeting is open to the public, but portions of the meeting may be closed if this notice indicates that the commission may convene in closed session. The following matters may be considered at the meeting:

- I. Call to Order - Roll Call
- II. Approval of Minutes
- III. Approval of Agenda - "Open Meeting Law Compliance"
- IV. Public Input
- V. Public Hearings – Discussion and possible action:
 1. **Paul and Nancy Muench**, ZMAR, SE ¼ SE ¼, Section 36, T18N-R22E, Town of Liberty, Exclusive Agriculture (EA) to Rural Residential (RR)
 2. **Alan and Karen Mack**, ZMAR, NW ¼, SW ¼, Section 26, T20N-R21E, Town of Maple Grove, Exclusive Agriculture (EA) to General Agriculture (GA) and Large Estate (LE)
- VI. Update on Cave Man Adventure Run at Cherney Maribel Caves County Park
- VII. Update on Silver Lake County Park
- VIII. Miscellaneous:
 1. Staff Reports
 2. Personnel
 3. Correspondence
 4. Out of County Trips
- IX. Adjournment

Date: April 22, 2014

Melvin Waack, Commission Chair
By: Tim Ryan, Director

Any person wishing to attend the meeting who requires special accommodation because of a disability should contact the County Clerk's office at 920-683-4003 at least 24 hours before the meeting begins so that appropriate accommodations can be made.

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MANITOWOC COUNTY PLANNING AND PARK COMMISSION
MINUTES OF THE REGULAR APRIL 28, 2014 MEETING

Call to Order – Roll Call

The Regular April 28, 2014 meeting of the Manitowoc County Planning and Park Commission was called to order by Chairperson Waack at 4:00 p.m. in the County Offices Complex, 4319 Expo Drive, Manitowoc, WI.

Roll call of Commissioners present: Mr. Waack, Mr. Falkowski, Mr. Zimmer, Mr. Hoffman, Mr. Spurney, and Ms. Muench. Mr. Mueller was excused..

Staff present: Tim Ryan, Adam Backus and Barb Stoker

Approval of Minutes – Open Meeting Law Compliance

Chairman Waack called for a motion to accept the Minutes of the regular March 24, 2014 meeting. Motion to accept the Minutes was made by Ms. Muench and seconded by Mr. Spurney. Motion passed upon a unanimous voice vote.

Mr. Waack stated that since Mr. Brey has resigned from the Commission, a new secretary needs to be selected until election of officers next month. Ms. Muench nominated Mr. Hoffman. There were no other nominations. Selection of Mr. Hoffman as Secretary Pro Tem was made by a unanimous voice vote.

Approval of Agenda: Motion made by Mr. Spurney and seconded by Mr Falkowski. to approve the Agenda as presented. Motion passed upon a unanimous voice vote.

Open Meeting Law Compliance: Mr. Ryan read the Open Meeting Law Compliance stating that the petitions seeking Zoning Map Amendments being heard at this public meeting were referred from the County Clerk; published in the Herald-Times Reporter on April 14 and April 21, 2014; and reviewed by the Commission at a Commission Advisory Meeting held on April 28, 2014. The Commission will make a recommendation on each of these requests to the County Board, who will take action at their May 20, 2014 meeting.

Public Input

Chairman Waack asked if there was anyone present who wished to address the Commission on any issues.

Mr. Paul Muench explained his reason for requesting a rezone for establishing some mini-storages in an empty veal barn.

Mr. Alan Mack explained what he was requesting for this rezone. .

There being no one else to speak, Mr. Waack closed the public input session.

Public Hearings – Discussion and possible action:

1. **Paul and Nancy Muench**, ZMAR, SE ¼ SE ¼ , Section 36, T18N-R22E, Town of Liberty, Exclusive Agriculture (EA) to Rural Residential (RR).. Mr. Ryan read the Agenda Commentary (copy on file.) A letter was received from the Town of Liberty in support of this zone change.

Mr. Waack asked if there was anyone else present to comment on this rezone request. Mr. Muench answered a question and gave some additional information. There being no one else to speak, Mr. Waack closed the hearing for the rezone of the Muench property.

Motion was made by Mr. Hoffman and seconded by Mr. Falkowski to approve the rezone of this property. Motion passed upon a unanimous voice vote.

2. **Alan and Karen Mack** – ZMAR, NW ¼, SW ¼, Section 26 T20N- R21E, Town of Maple Grove, Exclusive Agriculture (EA) to General Agriculture (GA) and Large Estate (LE). Mr. Ryan read the Agenda Commentary (copy on file). A phone call was received from the Town of Maple Grove in support of this rezone. Mr. Ryan requested a letter be sent before the County Board Meeting.

Mr. Mack answered some Commissioner questions.
Being that there was no one else to speak; Mr. Waack closed the public hearing.

Motion was made by Mr. Spurney and seconded by Ms. Muench to approve this rezone request. Motion passed upon a unanimous voice vote.

Update on Cave Man Adventure Run at Cherney Maribel Caves County Park: Mr. Adam Backus gave a summary of the event for the new Commissioners. Since the last meeting, the group has talked to the Izaak Walton League about using some of their property. Mr. Backus will be meeting with the organizers out at Maribel Caves with maps to develop the route. The organizers plan on attending the next Commission meeting for final approval.

Update on Silver Lake County Park: Mr. Backus gave a brief history of the County's leasing of this Park. Corporation Counsel has reviewed the new lease and stated that based on the language included, the County cannot sign. The Convent refuses to remove the new language. The Convent has offered to transfer ownership to the County and if the County would ever want to give it up, it would revert back to the Convent. Both Corporation Counsel and Jeff Beyer from Public Works would like to have an Environmental Phase I Study done on the Park before the County would take ownership to identify any hazards that may have been dumped there over the years. The estimate for this study is between \$3,500 to \$4,500. The Convent would pledge up to \$20,000 for this study or any work that needs to be done on the diversion. A resolution will need to go to the County Board to accept this property. Mr. Backus will have more information at the next meeting.

Miscellaneous:

Staff Reports: Mr. Backus stated that this is the first weekend for selling wood at Maribel Caves. They will probably sell throughout the summer.

Correspondence: Mr. Ryan handed out information regarding Ostrich Fest for their information. This request will be heard by the Board of Adjustment on May 19.

Out of County Trips: None

Next Meeting Date: Next meeting is scheduled for Tuesday, May 27th.

Adjournment: Motion to adjourn was made by Mr. Falkowski and seconded by Mr. Zimmer to adjourn at 4:47 pm. Motion passed upon a unanimous voice vote.

Respectfully submitted,

Chuck Hoffman, Secretary Pro Tem

Date



MANITOWOC COUNTY PLANNING AND PARK COMMISSION ADVISORY MEETING NOTICE

DATE: MONDAY, APRIL 28, 2014
TIME: ► 3:30 P.M. ◄
PLACE: MANITOWOC COUNTY OFFICE COMPLEX
4319 EXPO DRIVE, MANITOWOC WI 54220

The meeting is open to the public, but portions of the meeting may be closed if this notice indicates that the commission may convene in closed session. The following matters may be considered at the meeting:

- I. Call to Order - Roll Call
- II. Approval of Minutes - Approval of Agenda
"Open Meeting Law Compliance"
- III. Discussion Pertaining to Public Hearings of:
 1. **Paul and Nancy Muench**, ZMAR, SE ¼ SE ¼, Section 36, T18N-R22E, Town of Liberty, Exclusive Agriculture (EA) to Rural Residential District (RR)
 2. **Alan and Karen Mack**, ZMAR, NW ¼, SW ¼, Section 26, T20N-R21E, Town of Maple Grove, Exclusive Agriculture (EA) to General Agriculture (GA) and Large Estate (LE)
- IV. Adjournment

Date: April 22, 2014

Melvin Waack, Commission Chair
By: Tim Ryan, Director

Any person wishing to attend the meeting who requires special accommodation because of a disability should contact the County Clerk's office at 920-683-4003 at least 24 hours before the meeting begins so that appropriate accommodations can be made.

Persons who are members of another governmental body, but who are not members of this commission, may attend this meeting. Their attendance could result in a quorum of another governmental body being present. Such a quorum is unintended and they are not meeting to exercise the authority, duties, or responsibilities of any other governmental body.

MANITOWOC COUNTY PLANNING AND PARK COMMISSION
MINUTES OF THE ADVISORY MEETING
April 28, 2014

Call to Order – Roll Call

The Advisory Meeting of the Manitowoc County Planning and Park Commission was called to order, April 28, 2014 by Chairperson Waack at 3:30 p.m. in the County Offices Complex, 4319 Expo Drive, Manitowoc, WI.

Commissioners present were: Mr. Waack, Mr..Hoffman, Mr. Zimmer, Ms. Muench and Mr. Falkowski. Mr. Mueller was excused.

Staff present: Tim Ryan

Discussion of Public Hearing Information

Mr. Ryan presented information for the following Zoning Map Amendment Requests for Commissioners' review.

1. **Paul and Nancy Muench**, ZMAR, SE ¼ SE ¼, Section 36, T18N-R22E, Town of Liberty, Exclusive Agriculture (EA) to Rural Residential (RR)
2. **Alan and Karen Mack**, ZMAR, NW ¼, SW ¼, Section 26, T20N-R21E, Town of Maple Grove, Exclusive Agriculture (EA) to Large Estate (LE)

ADJOURNMENT – Meeting adjourned at 3:47 p.m.



MANITOWOC COUNTY

PLANNING AND PARK COMMISSION

AMENDED MEETING NOTICE

DATE: **TUESDAY, JUNE 23, 2014**
TIME: 4:00 PM
PLACE: MANITOWOC COUNTY OFFICE COMPLEX
4319 EXPO DRIVE, MANITOWOC, WI 54220

The meeting is open to the public, but portions of the meeting may be closed if this notice indicates that the commission may convene in closed session. The following matters may be considered at the meeting:

- I. Call to Order – Roll Call
- II. Approval of Minutes
- III. Approval of Agenda – “Open Meeting Law Compliance”
- IV. Public Input
- V. Public Hearings – Discussion and possible action:
 1. **Millhome Lake Protection District**, Ordinance Amending the Manitowoc County Floodplain Zoning Ordinance Map, Section 34, T17N-R21E, Town of Schleswig.
 2. **Grace Novitski**, ZMAR, NW¼ , SE ¼ , Section 8, T21N-R24E, Town of Mishicot, Exclusive Agriculture (EA) to Large Estate District (LE).
 3. **Manitowoc County Planning and Park Commission**, ordinance amendment to Chapter 8 of the Manitowoc County Code titled “General Zoning Ordinance”.
- VI. United Way Women’s Leadership Circle’s request to use Cherney Maribel Caves for Adventure Run – Discussion and possible action.
- VII. Manitowoc County Fish and Game Protection Association requests that Manitowoc County maintains or accepts ownership of the Pigeon Lake Sportsmen property. Discussion.
- VIII. Wisconsin Department of Natural Resources requests that Manitowoc County take ownership of Fischer Creek State Natural Area. Discussion.
- IX. First amendment to lease agreement for Silver Lake Park.**
- X. Miscellaneous
 1. Staff Reports
 - a. On Monday June 9, Pete Tarnowski gave a presentation at a Town of Newton meeting regarding updating of the Farmland Preservation Plan.
 - b. On Friday, June 13, Tim Ryan gave a presentation to Bay Lakes Regional Planning Commission on the function of Manitowoc County’s Planning and Zoning Department and how Bay Lakes is utilized and provides support to our Department.
 - c. Our hazard mitigation plan has been updated and we are awaiting the formal approval from FEMA which is anticipated shortly.
 2. Personnel
 3. Correspondence
 4. Out of County Trips
- XI. Adjournment

June 17, 2014
Amended: June 20, 2014 @ 2:10 p.m.

Melvin Waack, Commission Chair
By: Tim Ryan, Director

Any person wishing to attend the meeting who requires special accommodation because of a disability should contact the County Clerk’s office at 920-683-4003 at least 24 hours before the meeting begins so that appropriate accommodations can be made.

Persons who are members of another governmental body, but who are not members of this commission, may attend this meeting. Their attendance could result in a quorum of another governmental body being present. Such a quorum is unintended and they are not meeting to exercise the authority, duties, or responsibilities of any other governmental body.

MANITOWOC COUNTY PLANNING AND PARK COMMISSION
MINUTES OF THE REGULAR JUNE 23, 2014 MEETING

Call to Order – Roll Call

The Regular June 23, 2014 meeting of the Manitowoc County Planning and Park Commission was called to order by Chairperson Waack at 4:00 p.m. in the County Offices Complex, 4319 Expo Drive, Manitowoc, WI.

Roll call of Commissioners present: Mr. Waack, Mr. Falkowski, Mr. Zimmer, Mr. Hoffman, Mr. Spurney, and Ms. Muench. Mr. Mueller was excused.

Staff present: Tim Ryan, Gary Kennedy and Barb Stoker

Others: Steve Rollins, Corporation Counsel

Approval of Minutes – Open Meeting Law Compliance

Chairman Waack called for a motion to accept the Minutes of the regular April 28, 2014 meeting. Motion to accept the Minutes was made by Ms. Muench and seconded by Mr. Hoffman. Motion passed upon a unanimous voice vote.

Approval of Agenda: Motion made by Mr. Spurney and seconded by Mr Falkowski. to approve the Agenda as presented. Motion passed upon a unanimous voice vote.

Open Meeting Law Compliance: Mr. Ryan read the Open Meeting Law Compliance stating that the petitions seeking Zoning Map Amendments and Ordinance Text Amendments being heard at this public meeting were referred from the County Clerk; published in the Herald-Times Reporter on June 9 and June 16, 2014; and reviewed by the Commission at a Commission Advisory Meeting held on June 23, 2014. The Commission will make a recommendation on each of these requests to the County Board, who will take action at their July 15, 2014 meeting.

Public Input

Chairman Waack asked if there was anyone present who wished to address the Commission on any issues.

Michele Birschbach of the United Way Women's Leadership Circle spoke regarding the Adventure Run to be held at Cherney Maribel Caves. She gave the Commissioners some updated information regarding the event.

There being no one else to speak, Mr. Waack closed the public input session.

Public Hearings – Discussion and possible action:

1. **Millhome Lake Protection District**, Ordinance Amending the Manitowoc County Floodplain Zoning Ordinance Map, Section 34, T17N-R21E, Town of Schleswig

Mr. Ryan read the Agenda Commentary (copy on file).

Mr. Waack asked if there is anyone who wishes to comment.

Mr. Dennis Salzman, Chair Town of Schleswig spoke in support of this Ordinance Amendment.

Mr. Waack asked if there was anyone else to comment. Being no one, Mr. Waack closed the Hearing. A motion was then made by Ms. Muench and seconded by Mr. Hoffman to approve the Amendment to the County Floodplain Zoning Ordinance Map. Motion passed upon a unanimous voice vote.

2. **Grace Novitski**, ZMAR, NW ¼ , SE ¼ , Section 8, T21N-R24E, Town of Mishicot, Exclusive Agriculture (EA) to Large Estate District (LE).

Mr. Ryan read the Agenda Commentary (copy on file).

A letter was received from the Town of Mishicot requesting that this rezone request be tabled until after the Town's meeting on July 7th so that they could consult with the surveyor.

Mr. Waack asked if there was anyone who wished to comment on this request. There was no one. Mr. Waack closed the hearing. A motion was made by Mr. Falkowski and seconded by Mr. Zimmer to postpone to the next meeting. Motion passed upon a unanimous voice vote.

3. **Manitowoc County Planning and Park Commission** Ordinance amendment to Chapter 8 of the Manitowoc County Code titled "General Zoning Ordinance".

Mr. Ryan read the Agenda Commentary (copy on file).

Mr. Waack asked if there was anyone who wished to comment on this Ordinance amendment. There was no one. Mr. Waack closed the hearing. Motion was made by Mr. Hoffman and seconded by Mr. Spurney. A request was made to have a narrative of the changes made prior to the County Board meeting. Motion passed upon a unanimous voice vote.

United Way Women's Leadership Circle's request to use Cherney Maribel Caves for Adventure Run – Mr. Kennedy stated that if the Commission approves the request, he would like to meet with the organizers at the Park to go over the trails. Mr. Falkowski asked what the narrative of the United Way Women's Leadership Circle. Michele Birschbach gave an explanation of what the United Way Women's Leadership Circle is all about. Mr. Falkowski had some additional questions which Ms. Birschbach also answered. She assured the Commission that they had secured insurance for the event. After further discussion, a motion was made by Mr. Hoffman and seconded by Ms. Muench to approve the request to use Cherney Maribel Caves for the Adventure Run. Mr. Spurney commented that Ms. Birschbach's presentation was very well planned. Motion passed upon a unanimous voice vote.

Manitowoc County Fish and Game Protection Association requests that Manitowoc County maintains or accepts ownership of the Pigeon Lake Sportsmen property.

Clarence Plansky, President of Manitowoc County Fish and Game, and Brian Schultz , Head of Land Committee, spoke in favor of establishing a Fish & Game Memorial Park at this site. They are concerned about the grass cutting of the area and would like to know if the Highway Department would be able to do this. They would be willing to pay for the grass cutting service. After some discussion, it was decided that the Commissioners could not respond to this request. It was suggested that they also contact Liberty Township for their input as well.

Wisconsin Department of Natural Resources requests that Manitowoc County take ownership of Fischer Creek State Natural Area - Mr. Waack shared a map of the area and gave a short history of the property. Neither Mr. Ryan nor Mr. Kennedy had any additional information on this request. No action was taken.

First amendment to lease agreement for Silver Lake Park: Mr. Steve Rollins gave a summary of the issues involved with the lease agreement. He explained the liability language that needed to be discussed and worked out with the Convent. The language has been changed to the satisfaction of the County and Holy Family Convent. Motion was made by Ms. Muench and seconded by Mr. Hoffman to adopt the first amendment to the lease agreement. Motion passed upon a unanimous voice vote.

Miscellaneous:

Staff Reports: Mr. Ryan stated that the Town of Newton requested that our office give a presentation on the Farmland Preservation Plan which is currently being updated. Pete Tarnowski went to their meeting on June 9 to answer the Town's questions so they could incorporate our Ag Preservation Plan with their ordinances.

On Friday, June 13, Tim Ryan gave a presentation to Bay Lakes Regional Planning Commission on the Function of Manitowoc County's Planning and Zoning Department and how Bay Lakes is utilized and provides support to our Department.

Mr. Ryan stated that the hazard mitigation plan has been updated and we are awaiting the formal approval from FEMA which is anticipated shortly. He stated our office worked with Emergency Management on this plan. We're required to have a 5-year plan in order to receive funding for any natural disaster which might occur in Manitowoc County.

Correspondence: None

Out of County Trips: None

Next Meeting Date: Next meeting is scheduled for Monday, July 28^h.

Adjournment: Motion to adjourn was made by Mr. Hoffman and seconded by Mr. Falkowski to adjourn at 4:50 pm. Motion passed upon a unanimous voice vote.

Respectfully submitted,

Chuck Hoffman, Secretary Pro Tem

Date



MANITOWOC COUNTY PLANNING AND PARK COMMISSION ADVISORY MEETING NOTICE

DATE: MONDAY, JUNE 23, 2014
TIME: ► 3:30 P.M. ◀
PLACE: MANITOWOC COUNTY OFFICE COMPLEX
4319 EXPO DRIVE, MANITOWOC WI

The meeting is open to the public, but portions of the meeting may be closed if this notice indicates that the commission may convene in closed session. The following matters may be considered at the meeting:

- I. Call to Order - Roll Call
- II. Approval of Minutes - Approval of Agenda
"Open Meeting Law Compliance"
- III. Discussion Pertaining to Public Hearings of:
 1. **Millhome Lake Protection District**, Ordinance Amending the Manitowoc County Floodplain Zoning Ordinance Map, Section 34, T17N-R21E, Town of Schleswig
 2. **Grace Novitski**, ZMAR, NW¼ , SE ¼ , Section 8, T21N-R24E, Town of Mishicot, Exclusive Agriculture (EA) to Large Estate District (LE).
 3. **Manitowoc County Planning and Park Commission**, ordinance amendment to Chapter 8 of the Manitowoc County Code titled "General Zoning Ordinance"
- IV. Information Update: Copy of Fee Schedule for discussion and possible action at the July meeting.
- V. Adjournment

Date: June 16, 2014

Melvin Waack, Commission Chair
By: Tim Ryan, Director

Any person wishing to attend the meeting who requires special accommodation because of a disability should contact the County Clerk's office at 920-683-4003 at least 24 hours before the meeting begins so that appropriate accommodations can be made.

Persons who are members of another governmental body, but who are not members of this commission, may attend this meeting. Their attendance could result in a quorum of another governmental body being present. Such a quorum is unintended and they are not meeting to exercise the authority, duties, or responsibilities of any other governmental body.

MANITOWOC COUNTY PLANNING AND PARK COMMISSION
MINUTES OF THE ADVISORY MEETING
June 23, 2014

Call to Order – Roll Call

The Advisory Meeting of the Manitowoc County Planning and Park Commission was called to order, June 23, 2014 by Chairperson Waack at 3:30 p.m. in the County Offices Complex, 4319 Expo Drive, Manitowoc, WI.

Commissioners present were: Mr. Waack, Mr..Hoffman, Mr. Zimmer, Ms. Muench, Mr. Spurney, and Mr. Falkowski. Mr. Mueller was excused.

Staff present: Tim Ryan and Gary Kennedy

Discussion of Public Hearing Information

Mr. Ryan presented information for the following Zoning Map Amendment and Ordinance Text Amendments for Commissioners' review.

1. **Millhome Lake Protection District**, Ordinance Amending the Manitowoc County Floodplain Zoning Ordinance Map, Section 34, T17N-R21E, Town of Schleswig
2. **Grace Novitski**, ZMAR, NW¼ , SE ¼ , Section 8, T21N-R24E, Town of Mishicot, Exclusive Agriculture (EA) to Large Estate District (LE).
3. **Manitowoc County Planning and Park Commission**, ordinance amendment to Chapter 8 of the Manitowoc County Code titled "General Zoning Ordinance"

ADJOURNMENT – Meeting adjourned at 3:50 p.m.



MANITOWOC COUNTY

PLANNING AND PARK COMMISSION

AMENDED MEETING NOTICE

DATE: **MONDAY, AUGUST 25, 2014**
TIME: 4:00 PM
PLACE: MANITOWOC COUNTY OFFICE COMPLEX
4319 EXPO DRIVE, MANITOWOC, WI 54220

The meeting is open to the public, but portions of the meeting may be closed if this notice indicates that the commission may convene in closed session. The following matters may be considered at the meeting:

- I. Call to Order - Roll Call
- II. Approval of Minutes
- III. Approval of Agenda - "Open Meeting Law Compliance"
- IV. Public Input
- V. Old Business – Postponed Item - Discussion and possible action
 1. **Grace Novitski**, ZMAR, NW ¼ , SE ¼ , Section 8, T21N-R24E, Town of Mishicot, Exclusive Agriculture (EA) to Large Estate District (LE).
- VI. Public Hearings – Discussion and possible action:
 1. **Lance and Holly Dederig**, ZMAR, NW ¼ NE ¼ , Section 4, T17N-R21E, Town of Schleswig, General Agriculture (GA) to Large Estate (LE).
 2. **Doris Krueger**, ZMAR, NW ¼ SE ¼ , Section 20, T18N-R22E, Town of Liberty, Exclusive Agriculture (EA) to Small Estate (SE).
 3. **Richard and Allyson Ewald**, ZMAR, SE ¼ SE ¼ , Section 19 and SW ¼ SW ¼ Section 20, T19N-R23E, Town of Manitowoc Rapids, Exclusive Agriculture (EA) and Small Estate (SE) to Large Estate (LE).
- VII. Certified Surveys, Development Plans and Subdivisions – Discussion and possible action
 1. **Kathryn Dewane**, Variance Request, SE ¼, Section 17, T19N-R23R, Town of Manitowoc Rapids
 2. **Dan and Tammy Schisel**, Variance Request, W ½ NW ¼, Section 23, T19N-R23E, Town of Cato
 3. **Kathleen Kohler**, Variance Request, NW ¼ SE ¼, Section 15, T19N-R22E, Town of Cato
- VIII. Fee Schedule Adjustment – Discussion and possible action
- IX. Election of Officers
- X. Creating a handicap parking stall on Cedar Lake – Discussion and possible action.
- XI. Park hours for Cherney Maribel Caves, Lower Cato Falls and Walla Hi Parks – Discussion and possible action
- XII. Tent camping Fund Raiser at Cherney Maribel Caves Park for August 30th (proceeds to go towards trail development at Maribel Park.) – Discussion and possible action.
- XIII. Miscellaneous:
 1. Staff Reports
 2. Personnel
 3. Correspondence
 - a. **Zoning Board Workshop – September 15, 2014**
 4. Out-of-County Trips
- XIV. Adjournment

August 14, 2014

Amended: August 18, 2014 @ 9:39 a.m.

Melvin Waack, Commission Chair

By: Tim Ryan, Director

Any person wishing to attend the meeting who requires special accommodation because of a disability should contact the County Clerk's office at 920-683-4003 at least 24 hours before the meeting begins so that appropriate accommodations can be made. Persons who are members of another governmental body, but who are not members of this commission, may attend this meeting. Their attendance could result in a quorum of another governmental body being present. Such a quorum is unintended and they are not meeting to exercise the authority, duties, or responsibilities of any other governmental body.

MANITOWOC COUNTY PLANNING AND PARK COMMISSION
MINUTES OF THE REGULAR AUGUST 25, 2014 MEETING

Call to Order – Roll Call

The Regular August 25, 2014 meeting of the Manitowoc County Planning and Park Commission was called to order by Chairperson Waack at 4:00 p.m. in the County Offices Complex, 4319 Expo Drive, Manitowoc, WI.

Roll call of Commissioners present: Mr. Waack, Mr. Falkowski, Mr. Zimmer, Mr. Hoffman, Mr. Spurney, and Ms. Muench. Mr. Mueller was excused.

Staff present: Tim Ryan, Gary Kennedy and Barb Stoker

Others: Steve Rollins, Corporation Counsel

Approval of Minutes – Open Meeting Law Compliance

Chairman Waack called for a motion to accept the Minutes of the regular June 23, 2014 meeting. Motion to accept the Minutes was made by Ms. Muench and seconded by Mr. Hoffman. Motion passed upon a unanimous voice vote.

Approval of Agenda: Motion made by Mr. Zimmer and seconded by Mr. Falkowski to approve the Agenda as presented. Motion passed upon a unanimous voice vote.

Open Meeting Law Compliance: Mr. Ryan read the Open Meeting Law Compliance stating that the petitions seeking Zoning Map Amendments and Ordinance Text Amendments being heard at this public meeting were referred from the County Clerk; published in the Herald-Times Reporter on August 11 and August 18, 2014; and reviewed by the Commission at a Commission Advisory Meeting held on August 25, 2014. The Commission will make a recommendation on each of these requests to the County Board, who will take action at their September 23, 2014 meeting.

Public Input

Chairman Waack asked if there was anyone present who wished to address the Commission on any issues.

Mr. Fred Lemens spoke regarding the fee schedule adjustment. He stated that he was against an automatic increase. He feels that it should be spelled out as to why the fee is being increased. He was also interested in the Maribel Caves as to what will be happening there and he hopes that the Town could work with the County on future plans for the park.

Ms. Betty Popp spoke regarding field tile on her land being disrupted by the zoning change on the Richard Ewald's property. Richard Ewald spoke explaining where the tile line runs and that what they propose to rezone will not affect the current tile lines.

There being no one else to speak, Mr. Waack closed the public input session.

Public Hearings – Discussion and possible action:

1. **Grace Novitski**, ZMAR, NW ¼, SE ¼, Section 8, T21N-R24E, Town of Mishicot, Exclusive Agriculture (EA) to Large Estate District (LE).

Mr. Ryan read the Agenda Commentary (copy on file).

A letter has been received from the Town of Mishicot in support of this rezoning request. Mr. Waack asked if there was anyone who wished to comment on this request.

Mr. Hoffman as member of Town of Mishicot Board spoke in favor of this request as the land is quite hilly and not good for farming. There was no one else to speak. Mr. Waack closed the hearing.

A motion was made by Mr. Hoffman and seconded by Mr. Zimmer to approve the zoning change for Grace Novitski. Motion passed upon a unanimous voice vote.

2. **Lance and Holly Dederig**, ZMAR, NW ¼ NE ¼, Section 4, T17N-R21E, Town of Schleswig, General Agriculture (GA) to Large Estate (LE)

Mr. Ryan read the Agenda Commentary (copy on file). A letter was received from the Town of Schleswig in favor of this zoning request.

Mr. Waack asked if there was anyone who wished to comment on this request.

Mr. Dennis Salzman, Town of Schleswig, spoke representing the Town and the Dederings. There was a question regarding their septic system not being included in The new parcel. . Mr. Ryan recommended that an easement be obtained so that the system could still be used..

There was no one else to speak. Mr. Waack closed the public hearing.

A motion was made by Ms. Muench and seconded by Mr. Spurney. Motion passed upon a unanimous voice vote.

3. **Doris Krueger**, ZMAR, NW ¼ SE ¼, Section 20, T18N-R22E, Town of Liberty, Exclusive Agriculture (EA) to Small Estate (SE)

Mr. Ryan read the Agenda Commentary (copy on file). A letter was received from the Town of Liberty indicating the Town Planning Commission and Town Board are in favor of the rezone.

Mr. Waack asked if there was anyone who wished to comment.

Doris Krueger had a question regarding the size of the acres. Mr. Ryan explained to her why the parcels were listed as 15.1 and 4.9 acres.

There was no else to speak and Mr. Waack closed the public hearing.

Motion was made by Mr. Hoffman and seconded by Mr. Falkowski to approve the rezoning of this property. Motion passed upon a unanimous voice vote.

4. **Richard and Allyson Ewald**, ZMAR, SE ¼, SE ¼ Section 19 and SW ¼ SW ¼ Section 20, T19N-R23E, Town of Manitowoc Rapids, Exclusive Agriculture (EA) and Small Estate (SE) to Large Estate (LE)

Mr. Ryan read the Agenda Commentary (copy of file). A letter was received from the Town of Manitowoc Rapids indicating the Town Planning Commission and the Town Board supports the requested zoning request.

Mr. Waack asked if there was any one who wished to comment on this rezone. There being no one, he closed the public hearing.

A motion was made by Mr. Spurney and seconded by Ms. Muench to approve this rezone. Motion passed upon a unanimous voice vote.

Certified Surveys, Development Plans and Subdivisions – Discussion and possible action:

1. **Kathryn Dewane**, Variance Request, SE ¼, Section 17, T19N-R23R, Town of Manitowoc Rapids

Mr. Ryan explained the reason for the variance. Mr. Ryan read a letter from Kathryn Dewane as she was unable to attend. The Town of Manitowoc Rapids has approved the variance at their August 13 meeting.

Motion was made by Mr. Hoffman and seconded by Mr. Zimmer to approve the variance request for Kathryn Dewane. Motion passed upon a unanimous voice vote.

2. **Dan and Tammy Schisel**, Variance Request, W ½ NW ¼, Section 23, T19N-R23E, Town of Cato

Mr. Ryan read the Agenda commentary for this request.

Motion was made by Ms. Muench and seconded by Mr. Spurney to approve the variance request of Dan and Tammy Schisel. Motion passed upon a unanimous voice vote.

3. **Kathleen Kohler**, Variance Request, NW ¼, SE ¼, Section 15, T19N-R22E, Town of \ Cato

Mr. Ryan read the Agenda commentary for this request. Doug Linsey spoke in favor of the variance request.

Motion was made by Ms. Muench and seconded by Mr. Falkowski to approve this variance request. Motion passed upon a unanimous voice vote.

Fee Schedule Adjustment – Discussion and possible action: Mr. Ryan read the Minutes of a year ago regarding approving the fee schedule and the motion to review the schedule on an annual basis. Discussion followed by the Commission members. Mr. Ryan explained the process that was involved in changing the fee schedule a year ago. He explained that an extensive study was conducted by staff comparing Planning and Zoning fees charged by other counties across the state and specifically in our region. Mr. Ryan stated he is very comfortable with where our fees are currently and a slight adjustment yearly for inflation would make sense. Commissioner Falkowski asked about conducting a more detailed fee study comparing actual staff time and county resources for each fee. Mr. Ryan believed that would be time consuming for staff as one member is out on extended medical leave; he recommended the Commissioners authorize a private consultant or the Comptroller to study them further if they

wish. It was requested that a copy of the study that was done last year be sent to each Commissioner before the next meeting. The fee schedule adjustment will be postponed to the September meeting.

Election of Officers: Mr. Waack asked for nominations for Chairman. Ms. Muench nominated Mr. Waack. There were no other nominations. A unanimous ballot was cast for Mr. Waack. Mr. Waack then asked for nominations for Vice-Chairman. Mr. Hoffman was nominated for Vice-Chairman. There were no other nominations. A unanimous ballot was cast for Mr. Hoffman. Mr. Waack asked for nominations for Secretary. Mr. Zimmer was nominated for Secretary. There were no other nominations. A unanimous ballot was cast for Mr. Zimmer.

Creating a handicap parking stall at Cedar Lake: Mr. Kennedy stated that there have been some issues with parking at Cedar Lake. Corp Counsel has stated that if we provide parking, they would need to provide a handicap spot. This would apply to all parking lots on County lakes. There was discussion as to where the handicap stall could be located and what the requirements would be. Enforcement would be by the Sheriff's Department rather than by the town unless there is an agreement between the town and the Sheriff's Department delegating the authority. The citation needs to be issued under the County's ordinance. Motion was made by Ms. Muench and seconded by Mr. Hoffman to have the Highway Department submit recommendations as to where the handicap stalls would be proposed on all County lakes. Motion passed upon a unanimous voice vote.

Park Hours for Cherney Maribel Caves, Lower Cato Falls and Walla Hi Parks: Mr. Kennedy would like to have all parks close at 8 pm. The Sheriff's Department does monitor the parks but only to 8 o'clock at night. Mr. Hoffman made a motion to have all parks with uniform hours of 6 am to 8 pm. It was seconded by Mr. Waack. Motion passed upon a unanimous voice vote.

Tent Camping Fund Raiser at Cherney Maribel Caves Park for August 30th: Mr. Behnke stated that the date has been changed to September 20th. The mountain bike group will be working on the trails during the day and camping overnight. Motion to allow the overnight camping was made by Ms. Muench and seconded by Mr. Falkowski. Motion passed upon a unanimous voice vote.

Miscellaneous:

Staff Reports: Mr. Ryan informed the Commissioners that one staff person is out on medical leave and that Personnel has given the Department a part-time secretary for the afternoons to help with the phone calls, etc.

Correspondence: Mr. Ryan informed the Commissioners that a Zoning Board Workshop will be held here in Manitowoc County on Monday, September 15th. Anyone Interested should fill out a form and get it to Barb.

Mr. Kennedy answered a couple questions regarding wood sale at Cherney Maribel Park and the status of the snowmobile grant. He stated that the wood sale is done and that the snowmobile grant is on schedule and clubs have been notified.

Out of County Trips: None

Next Meeting Date: Next meeting is scheduled for Monday, September 22nd.

Adjournment: Motion to adjourn was made by Ms. Muench and seconded by Mr. Waack to adjourn at 5:10 pm. Motion passed upon a unanimous voice vote.

Respectfully submitted,

Donald Zimmer, Secretary

Date



MANITOWOC COUNTY PLANNING AND PARK COMMISSION ADVISORY MEETING NOTICE

DATE: MONDAY, AUGUST 25, 2014
TIME: ► 3:30 P.M. ◀
PLACE: MANITOWOC COUNTY OFFICE COMPLEX
4319 EXPO DRIVE, MANITOWOC WI

The meeting is open to the public, but portions of the meeting may be closed if this notice indicates that the commission may convene in closed session. The following matters may be considered at the meeting:

- I. Call to Order - Roll Call
- II. Approval of Minutes - Approval of Agenda
"Open Meeting Law Compliance"
- III. Discussion Pertaining to Public Hearings of:
 1. **Lance and Holly Dederig**, ZMAR, NW ¼ NE ¼, Section 4, T17N-R21E, Town of Schleswig, General Agriculture (GA) to Large Estate (LE).
 2. **Doris Krueger**, ZMAR, NW ¼ SE ¼, Section 20, T18N-R22E, Town of Liberty, Exclusive Agriculture (EA) to Small Estate (SE).
 3. **Richard and Allyson Ewald**, ZMAR, SE ¼ SE ¼, Section 19 and SW ¼ SW ¼, Section 20, T19N-R23E, Town of Manitowoc Rapids, Exclusive Agriculture (EA) and Small Estate (SE) to Large Estate (LE).
- IV. Adjournment

Date: August 18, 2014

Melvin Waack, Commission Chair
By: Tim Ryan, Director

Any person wishing to attend the meeting who requires special accommodation because of a disability should contact the County Clerk's office at 920-683-4003 at least 24 hours before the meeting begins so that appropriate accommodations can be made.

Persons who are members of another governmental body, but who are not members of this commission, may attend this meeting. Their attendance could result in a quorum of another governmental body being present. Such a quorum is unintended and they are not meeting to exercise the authority, duties, or responsibilities of any other governmental body.

MANITOWOC COUNTY PLANNING AND PARK COMMISSION
MINUTES OF THE ADVISORY MEETING
August 25, 2014

Call to Order – Roll Call

The Advisory Meeting of the Manitowoc County Planning and Park Commission was called to order August 25, 2014 by Chairperson Waack at 3:30 p.m. in the County Offices Complex, 4319 Expo Drive, Manitowoc, WI.

Commissioners present were: Mr. Waack, Mr..Hoffman, Mr. Zimmer, Ms. Muench, Mr. Spurney, and Mr. Falkowski. Mr. Mueller was excused.

Staff present: Tim Ryan

Discussion of Public Hearing Information

Mr. Ryan presented information for the following Zoning Map Amendments for Commissioners' review:

1. **Lance and Holly Dederig**, ZMAR, NW ¼ NE ¼ , Section 4, T17N-R21E, Town of Schleswig, General Agriculture (GA) to Large Estate (LE).
2. **Doris Krueger**, ZMAR, NW ¼ SE ¼ , Section 20, T18N-R22E, Town of Liberty, Exclusive Agriculture (EA) to Small Estate (SE).
3. **Richard and Allyson Ewald**, ZMAR, SE ¼ SE ¼, Section 19 and SW ¼ SW ¼ Section 20, T19N-R23E, Town of Manitowoc Rapids, Exclusive Agriculture (EA) and Small Estate (SE) to Large Estate (LE).

ADJOURNMENT – Meeting adjourned at 3:50 p.m.



MANITOWOC COUNTY
PLANNING AND PARK COMMISSION
MEETING NOTICE

DATE: **MONDAY, SEPTEMBER 22, 2014**
TIME: 4:00 PM
PLACE: MANITOWOC COUNTY OFFICE COMPLEX
4319 EXPO DRIVE, MANITOWOC, WI 54220

The meeting is open to the public, but portions of the meeting may be closed if this notice indicates that the commission may convene in closed session. The following matters may be considered at the meeting:

- I. Call to Order - Roll Call
- II. Approval of Minutes
- III. Approval of Agenda - "Open Meeting Law Compliance"
- IV. Public Comment
- V. Public Hearings – Discussion and possible action:
 1. **Gregory and Nancy Goins**, ZMAR , NW ¼ NE ¼ and NE ¼ NW ¼ , Section 28, T20N-R24E, Town of Two Rivers, Rural Residential (RR) to General Agriculture (GA)
 2. **Janet Brockhoff**, ZMAR, SW ¼ NW ¼, Section 22, T20N-R23E, Town of Kossuth, General Agriculture (GA) to Large Estate (LE)
- VI. Fee Schedule Adjustment – Discussion and possible action.
- VII. Resolution Adopting Manitowoc County's Wisconsin Hazard Mitigation Plan – Discussion and possible action
- VIII. Hunting in County Parks – Discussion and possible action
- IX. Handicap parking for County parks and boat landings – Discussion and possible action
- X. Out of Town Travel – Wisconsin County Code Administrators Fall Conference, Oct. 22, Minocqua - Discussion and Possible action
- XI. Adjournment

September 17, 2014

Melvin Waack, Commission Chair
By: Tim Ryan, Director

Any person wishing to attend the meeting who requires special accommodation because of a disability should contact the County Clerk's office at 920-683-4003 at least 24 hours before the meeting begins so that appropriate accommodations can be made. Persons who are members of another governmental body, but who are not members of this commission, may attend this meeting. Their attendance could result in a quorum of another governmental body being present. Such a quorum is unintended and they are not meeting to exercise the authority, duties, or responsibilities of any other governmental body.

MANITOWOC COUNTY PLANNING AND PARK COMMISSION
MINUTES OF THE REGULAR SEPTEMBER 22, 2014 MEETING

Call to Order – Roll Call

The Regular September 22, 2014 meeting of the Manitowoc County Planning and Park Commission was called to order by Vice-Chairperson Hoffman at 4:00 p.m. in the County Offices Complex, 4319 Expo Drive, Manitowoc, WI.

Roll call of Commissioners present: Mr. Falkowski, Mr. Hoffman, Mr. Spurney, and Ms. Muench. Mr. Mueller, Mr. Waack and Mr. Zimmer were excused.

Staff present: Tim Ryan, Gary Kennedy and Barb Stoker

Others: Steve Rollins, Corporation Counsel and Jim Brey, County Board Chair

Approval of Minutes – Open Meeting Law Compliance

Vice-Chairman Hoffman called for a motion to accept the Minutes of the regular August 25, 2014 meeting. Motion to accept the Minutes was made by Mr. Spurney and seconded by Ms. Muench. Motion passed upon a unanimous voice vote.

Approval of Agenda: Motion made by Ms. Muench and seconded by Mr Spurney to approve the Agenda as presented. Motion passed upon a unanimous voice vote.

Open Meeting Law Compliance: Mr. Ryan read the Open Meeting Law Compliance stating that the petitions seeking Zoning Map Amendments being heard at this public meeting were referred from the County Clerk; published in the Herald-Times Reporter on September 14 and September 15, 2014; and reviewed by the Commission at a Commission Advisory Meeting held on September 22, 2014. The Commission will make a recommendation on each of these requests to the County Board, who will take action at their October 14, 2014 meeting.

Public Comment: Mr. Hoffman asked if there was anyone who wished to speak on any topic other than the two public hearings. Being no one, he closed Public Comment.

Public Hearings – Discussion and possible action:

1. **Gregory and Nancy Goins**, ZMAR, NW ¼ , SE ¼ , Section 8, T21N-R24E, Town of Two Rivers, Exclusive Agriculture (EA) to Large Estate District (LE).

Mr. Ryan read the Agenda Commentary (copy on file).

Mr. Hoffman asked if there was anyone who was in favor of this rezone.

Mr. Gregory Goins spoke in favor of the rezone request. He gave background information and explained what his intentions are for the property. He answered questions from the Commissioners.

Mr. Bob Shimon, Land Use Committee Town of Two Rivers, spoke in support of the rezone request.

Mr. William Willfert, Town of Two Rivers Chairman, stated that the Town Board voted in favor of the rezone.

Mr. Clark Shoblaska spoke in favor of the rezone.

Mr. Hoffman asked if there was anyone else to speak in favor of the rezone. Being none, he asked if there was anyone opposed.

Mr. Richard Kummerow spoke against the rezoning of this property and submitted a petition with signatures against the development of an air strip.

Ms. Allison Wrobel spoke stating that they have questions regarding the regulations that will be in place. She stated that they are not for or against at this time but would like more information about what is planned.

Mr. Hoffman asked if there was any one else to speak against the project. There was no one.

Mr. Ryan read the letter from the Town of Two Rivers in favor of the rezone. He also stated that he has the petition against submitted by Mr. Kummerow.

Mr. Hoffman asked the Commission if anyone had any more questions. Being none, Mr. Hoffman closed the public hearing.

Motion was made by Mr. Falkowski and seconded by Ms. Muench to recommend the rezoning of Mr. Goin's property. Motion passed upon a unanimous voice vote.

2. **Janet Brockhoff, ZMAR**, SW ¼ NW ¼, Section 22, T20N-R23E, Town of Kossuth, General Agriculture (GA) to Large Estate (LE)

Mr. Ryan read the Agenda Commentary (copy on file). A letter was received from the Town Board in support of this rezone.

Mr. Hoffman asked if there was any one who wished to speak in favor of this request.

Mr. George Krause, representing Ms. Brockhoff, gave information regarding the request and spoke in favor of the rezone.

Mr. John Hutterer, Town of Kossuth Chair, stated that the Town Planning Commission and the Town Board are in favor of this rezone.

There was no one else further to speak for or against. Mr. Hoffman then closed the public hearing.

A motion was made by Mr. Spurney and seconded by Ms. Muench to recommend approval of the zoning change from GA to LE. Motion passed upon a unanimous voice vote.

Fee Schedule Adjustment – Discussion and possible action: Mr. Ryan stated that if the Commission would recommend an increase in fees, a resolution would be needed for the County Board. Mr. Hoffman asked if there was any discussion. Mr. Falkowski stated that after a review of the study that had been done by the Planning and Zoning staff, he was in favor of an increase in the fee schedule. He commended the staff for all the work that was done putting the study together. Ms. Muench asked what increase would the Department be looking at. Mr. Ryan stated that he would recommend an increase equal to the rate of inflation. He would like to

be able to round the amount up to avoid odd dollar amounts. Mr. Hoffman stated that these fees produce revenues for the budget and with the budget being as constrictive as it is, he is in favor of the increase in user fees rather than increasing public taxes to all taxpayers. Mr. Spurney stated that he is favor of raising fees at least to match the rate of inflation. Mr. Falkowski made a motion to accept a three percent increase in the department fees and to round up to the next \$5.00 increment and to have an annual review. Ms. Muench seconded the motion. Motion passed upon a unanimous voice vote.

Resolution Adopting Manitowoc County's Wisconsin Hazard Mitigation Plan: Mr. Ryan stated that the Department has been working on this plan for quite some time. Corporation Counsel has the resolution ready for adoption by the County Board. Mr. Falkowski noted that he has spent some time going over the plan and there are some difficulties but the overall intent is there and it needs to go forward. However he will abstain from voting for this. A motion was made by Ms. Muench and seconded by Mr. Spurney to approve the resolution adopting Hazard Mitigation Plan. Voting in favor were Ms. Muench, Mr. Spurney, and Mr. Hoffman. Mr. Falkowski abstaining. Motion passed.

Hunting in County Parks: Mr. Kennedy stated that Mr. Jim Brey and Mr. Steve Rollins were present to discuss the issue of hunting in county parks being part of Ordinance 14.07 Fires, Fireworks, and Firearms in Park. Mr. Brey gave some background of the issue. There is no official hunting in county parks and it needs to be addressed in the Ordinance. After discussion the Commission decided to not take any action, therefore the Ordinance will remain the same with no hunting allowed in county parks.

Handicap parking for County parks and boat landings: Mr. Kennedy stated that they have completed the handicap parking spot at Cedar Lake and are continuing to take care of the rest of the areas. Mr. Ryan stated that Mr. Spurney had a copy of a study that was completed in November 1994 titled "Disabled Accessibility at Manitowoc County Park Sites" and he will get a copy of that study to the Commissioners.

Out of County Trips: Mr. Ryan stated that the Wisconsin County Code Administrators Fall Conference will be held October 22 in Minocqua. Mr. Ryan is requesting permission for two staff members to attend. Motion was made by Ms. Muench and seconded by Mr. Falkowski to approve two staff members to attend the Conference. Motion passed upon a unanimous voice vote

Next Meeting Date: Next meeting is scheduled for Monday, October 27th

Adjournment: Motion to adjourn was made by Mr. Falkowski and seconded by Mr. Spurney to adjourn at 5:05 pm. Motion passed upon a unanimous voice vote.

Respectfully submitted,

Ms. Muench, Acting Secretary

Date



MANITOWOC COUNTY PLANNING AND PARK COMMISSION ADVISORY MEETING NOTICE

DATE: MONDAY, SEPTEMBER 22, 2014
TIME: ► 3:30 P.M. ◄
PLACE: MANITOWOC COUNTY OFFICE COMPLEX
4319 EXPO DRIVE, MANITOWOC WI

The meeting is open to the public, but portions of the meeting may be closed if this notice indicates that the commission may convene in closed session. The following matters may be considered at the meeting:

- I. Call to Order - Roll Call
- II. Approval of Minutes - Approval of Agenda
"Open Meeting Law Compliance"
- III. Discussion Pertaining to Public Hearings of:
 1. **Gregory and Nancy Goins**, ZMAR , NW ¼ NE ¼ and NE ¼ NW ¼ , Section 28, T20N-R24E, Town of Two Rivers, Rural Residential (RR) to General Agriculture (GA)
 2. **Janet Brockhoff**, ZMAR, SW ¼ NW ¼, Section 22, T20N-R23E, Town of Kossuth, General Agriculture (GA) to Large Estate (LE)
- IV. Adjournment

Date: September 16, 2014

Melvin Waack, Commission Chair
By: Tim Ryan, Director

Any person wishing to attend the meeting who requires special accommodation because of a disability should contact the County Clerk's office at 920-683-4003 at least 24 hours before the meeting begins so that appropriate accommodations can be made.

Persons who are members of another governmental body, but who are not members of this commission, may attend this meeting. Their attendance could result in a quorum of another governmental body being present. Such a quorum is unintended and they are not meeting to exercise the authority, duties, or responsibilities of any other governmental body.

MANITOWOC COUNTY PLANNING AND PARK COMMISSION
MINUTES OF THE ADVISORY MEETING
September 22, 2014

Call to Order – Roll Call

The Advisory Meeting of the Manitowoc County Planning and Park Commission was called to order September 22, 2014 by Chairperson Waack at 3:30 p.m. in the County Offices Complex, 4319 Expo Drive, Manitowoc, WI.

Commissioners present were: Mr..Hoffman, Ms. Muench, Mr. Spurney, and Mr. Falkowski. Mr. Mueller, Mr. Waack and Mr. Zimmer were excused.

Staff present: Tim Ryan

Discussion of Public Hearing Information

Mr. Ryan presented information for the following Zoning Map Amendments for Commissioners' review:

- . 1. **Gregory and Nancy Goins**, ZMAR, NW ¼ , SE ¼ , Section 8, T21N-R24E, Town of Two Rivers, Exclusive Agriculture (EA) to Large Estate District (LE).
2. **Janet Brockhoff**, ZMAR, SW ¼ NW ¼, Section 22, T20N-R23E, Town of Kossuth, General Agriculture (GA) to Large Estate (LE)

ADJOURNMENT – Meeting adjourned at 3:45 p.m.



MANITOWOC COUNTY

PLANNING AND PARK COMMISSION

MEETING NOTICE

DATE: **MONDAY, OCTOBER 27, 2014**
TIME: 4:00 PM
PLACE: MANITOWOC COUNTY OFFICE COMPLEX
4319 EXPO DRIVE, MANITOWOC, WI 54220

The meeting is open to the public, but portions of the meeting may be closed if this notice indicates that the commission may convene in closed session. The following matters may be considered at the meeting:

- I. Call to Order - Roll Call
- II. Approval of Minutes
- III. Approval of Agenda - "Open Meeting Law Compliance"
- IV. Public Comment
- V. Public Hearings – Discussion and possible action:
 - 1. **Wusterbarth Enterprises**, ZMAR, NW ¼ NW ¼, Section 24, T17N-R21E, Town of Schleswig, Natural Area (NA) to Small Estate (SE)
 - 2. **Dennis & Karen Rambo**, ZMAR, SE ¼ SW ¼, Section 11, T19N-R22E, Town of Cato, Large Estate (LE) to Small Estate (SE) and Exclusive Agriculture (EA)
 - 3. **Alice Davis**, ZMAR, NW ¼ NE ¼, Section 18, T20N-R23E, Town of Kossuth, Natural Area (NA) to Large Estate (LE)
- VI. Certified Surveys, Development Plans and Subdivisions – Discussion and possible action
 - 1. **Claudine and Einar Anderson**, Variance Request, SW ¼, SE ¼, Section 20, T21N-R22E, Town of Cooperstown
- VII. Manitowoc County Special Event Permit – Cherney Maribel Caves Park – Discussion and possible action
- VIII. Snowmobile Trail Maintenance Bids – Discussion and possible action
- IX. Adjournment

Melvin Waack, Commission Chair
By: Tim Ryan, Director

October 22, 2014

Any person wishing to attend the meeting who requires special accommodation because of a disability should contact the County Clerk's office at 920-683-4003 at least 24 hours before the meeting begins so that appropriate accommodations can be made

Persons who are members of another governmental body, but who are not members of this commission, may attend this meeting. Their attendance could result in a quorum of another governmental body being present. Such a quorum is unintended and they are not meeting to exercise the authority, duties, or responsibilities of any other governmental body.

MANITOWOC COUNTY PLANNING AND PARK COMMISSION
MINUTES OF THE REGULAR OCTOBER 27, 2014 MEETING

Call to Order – Roll Call

The Regular October 27, 2014 meeting of the Manitowoc County Planning and Park Commission was called to order by Chairperson Waack at 4:00 p.m. in the County Offices Complex, 4319 Expo Drive, Manitowoc, WI.

Roll call of Commissioners present: Mr. Waack, Mr. Falkowski, Mr. Spurney, Mr. Vogt and Mr. Zimmer. Mr. Hoffman and Ms. Muench were excused.

Staff present: Tim Ryan, Gary Kennedy and Barb Stoker

Approval of Minutes – Open Meeting Law Compliance

Chairman Waack called for a motion to accept the Minutes of the regular September 22, 2014 meeting. Motion to accept the Minutes was made by Mr. Zimmer and seconded by Mr. Spurney. Motion passed upon a unanimous voice vote.

Approval of Agenda: Motion made by Mr. Vogt and seconded by Mr. Falkowski to approve the Agenda as presented. Motion passed upon a unanimous voice vote.

Open Meeting Law Compliance: Mr. Ryan read the Open Meeting Law Compliance stating that the petitions seeking Zoning Map Amendments being heard at this public meeting were referred from the County Clerk; published in the Herald-Times Reporter on October 13 and October 20, 2014; and reviewed by the Commission at a Commission Advisory Meeting held on October 27, 2014. The Commission will make a recommendation on each of these requests to the County Board, who will take action at their November 6, 2014 meeting.

Public Comment: Mr. Waack asked if there was anyone who wished to speak on any topic other than the two public hearings.

Mr. Jeff Otto spoke regarding the Wusterbarth Enterprises. He had a lot of questions as to where the road will go and what's going to be happening there. He wants to be kept informed on this request.

Mr. George Krause spoke regarding the Claudine and Einar Anderson variance. He is representing the Andersons and gave an explanation of their request.

Ms. Claudine Anderson spoke in favor of her variance request.

There was no one else to speak. Mr. Waack closed Public Comment.

Public Hearings – Discussion and possible action:

1. **Wusterbarth Enterprises**, ZMAR, NW ¼ , NW ¼ , Section 24, T17N-R21E, Town of Schleswig, Natural Area (NA) to Small Estate District (SE).

Mr. Ryan read the Agenda Commentary (copy on file). A letter was received from the Town of Schleswig requesting that the rezone be postponed.

Mr. Waack asked if there was anyone who wished to comment on this rezone.

Ms. Emily Otto spoke against the rezone request.

There was no one else to comment. Mr. Waack closed the hearing.

Mr. Falkowski had questions regarding soil testing and leveling of the ground in order to build. Mr. Ryan stated that a topo will probably be forthcoming showing where buildings as well as septic systems will be placed.

Motion by Mr. Falkowski and seconded by Mr. Vogt to table the rezone request of Wusterbarth Enterprises. Motion passed upon a unanimous voice vote.

2. **Dennis and Karen Rambo**, ZMAR, SE ¼ SW ¼, Section 11, T19N-R22E, Town of Cato, Large Estate (LE) to Small Estate (SE) and Exclusive Agriculture (EA)

Mr. Ryan read the Agenda Commentary (copy on file). A letter was received from the Town of Cato indicating that the Land Use Committee and Town Board support of this rezone.

Mr. Waack asked if there was any one present who wished to comment on this rezone.

Mr. Ron Braun spoke explaining the history of the area and stating he is in favor of the rezone.

There was no one else to comment. Mr. Waack closed the hearing.

A motion was made by Mr. Spurney and seconded by Mr. Falkowski to approve the zoning change. Motion passed upon a unanimous voice vote.

3. **Alice Davis**, ZMAR, NW ¼ NE ¼, Section 18, T20N-R23E, Town of Kossuth, Natural Area (NA) to Large Estate (LE)

Mr. Ryan read the Agenda Commentary (copy on file). A letter was received from the Town of Kossuth indicating the Land Use Committee and the Town Board support the rezone of the property.

Mr. Waack asked if there was anyone who wished to comment.

Ms. Alice Davis spoke in support of the rezone.

There was no one else to comment. Mr. Waack closed the hearing

Motion was made by Mr. Zimmer and seconded by Mr. Falkowski to approve the rezone request of Alice Davis. Motion passed upon a unanimous voice vote.

Certified Surveys, Development Plans and Subdivisions – Discussion and possible action:

1. **Claudine and Einar Anderson**, Variance Request, SW ¼, SE ¼, Section 20, T21N-R22E, Town of Cooperstown

Mr. Ryan read the Agenda Commentary (copy on file). An email was received from the Cooperstown Town Board recommending that the variance request for Claudine and Einar Anderson be approved.

Motion was made by Mr. Spurney and seconded by Mr. Falkowski to approve the variance request as presented. Motion passed upon a unanimous voice vote.

Manitowoc County Special Event Permit – Cherney Maribel Caves Park - Discussion and possible action: Mr. Gary Kennedy updated the Commission on the “Cave Man Adventure Run” which was a great success and stated that the Women’s Leadership Council of United Way of Manitowoc is asking the Commission to grant permission to run the event again next year. Mr. Falkowski requested that the representatives of the Women’s Leadership Council be present at a Commission meeting to discuss the event permit for next year. Motion was made by Mr. Zimmer and seconded by Mr. Falkowski to postpone their approval and to have the representatives present at the next Commission meeting on December 1st. Motion passed upon a unanimous voice vote.

Snowmobile Trail Maintenance Bids – Discussion and possible action: Mr. Waack stated that this is something that comes up every year where the individual snowmobile clubs turn in their bid and the miles they are responsible for. The rate per mile is set by the DNR. Motion was made by Mr. Zimmer and seconded by Mr. Falkowski to approve the 2014 Snowmobile Trail Maintenance Bids. Motion passed upon a unanimous voice vote.

Next Meeting Date: Next meeting is scheduled for Monday, December 1st.

Adjournment: Motion to adjourn was made by Mr. Falkowski and seconded by Mr. Vogt to adjourn at 4:25 pm. Motion passed upon a unanimous voice vote.

Respectfully submitted,

Mr. Zimmer, Secretary

Date



MANITOWOC COUNTY PLANNING AND PARK COMMISSION ADVISORY MEETING NOTICE

DATE: MONDAY, OCTOBER 27, 2014
TIME: ► 3:30 P.M. ◄
PLACE: MANITOWOC COUNTY OFFICE COMPLEX
4319 EXPO DRIVE, MANITOWOC WI

The meeting is open to the public, but portions of the meeting may be closed if this notice indicates that the commission may convene in closed session. The following matters may be considered at the meeting:

- I. Call to Order - Roll Call
- II. Approval of Minutes - Approval of Agenda
"Open Meeting Law Compliance"
- III. Discussion Pertaining to Public Hearings of:
 1. **Wusterbarth Enterprises**, ZMAR, NW ¼ NW ¼, Section 24, T17N-R21E, Town of Schleswig, Natural Area (NA) to Small Estate (SE)
 2. **Dennis & Karen Rambo**, ZMAR, SE ¼ SW ¼, Section 11, T19N-R22E, Town of Cato, Large Estate (LE) to Small Estate (SE) and Exclusive Agriculture (EA)
 3. **Alice Davis**, ZMAR, NW ¼ NE ¼, Section 18, T20N-R23E, Town of Kossuth, Natural Area (NA) to Large Estate (LE)
- IV. Adjournment

Date: October 20, 2014

Melvin Waack, Commission Chair
By: Tim Ryan, Director

Any person wishing to attend the meeting who requires special accommodation because of a disability should contact the County Clerk's office at 920-683-4003 at least 24 hours before the meeting begins so that appropriate accommodations can be made.

Persons who are members of another governmental body, but who are not members of this commission, may attend this meeting. Their attendance could result in a quorum of another governmental body being present. Such a quorum is unintended and they are not meeting to exercise the authority, duties, or responsibilities of any other governmental body.

MANITOWOC COUNTY PLANNING AND PARK COMMISSION
MINUTES OF THE ADVISORY MEETING
October 27, 2014

Call to Order – Roll Call

The Advisory Meeting of the Manitowoc County Planning and Park Commission was called to order October 27, 2014 by Chairperson Waack at 3:30 p.m. in the County Offices Complex, 4319 Expo Drive, Manitowoc, WI.

Commissioners present were: Mr. Waack, Mr. Spurney, Mr. Zimmer, Mr. Vogt and Mr. Falkowski were present. Mr. Hoffman and Ms. Muench were excused.

Staff present: Tim Ryan

Discussion of Public Hearing Information

Mr. Ryan presented information for the following Zoning Map Amendments for Commissioners' review:

1. **Wusterbarth Enterprises**, ZMAR, NW ¼, NW ¼, Section 24, T17N-R21E, Town of Schleswig, Natural Area (NA) to Small Estate District (SE).
2. **Dennis and Karen Rambo**, ZMAR, SE ¼ SW ¼, Section 11, T19N-R22E, Town of Cato, Large Estate (LE) to Small Estate (SE) and Exclusive Agriculture (EA).
3. **Alice Davis**, ZMAR, NW ¼, NE ¼, Section 18, T20N-R23E, Town of Kossuth, Natural Area (NA) to Large Estate (LE)

ADJOURNMENT – Meeting adjourned at 3:45 p.m.



MANITOWOC COUNTY

PLANNING AND PARK COMMISSION

MEETING NOTICE

DATE: **MONDAY, DECEMBER 1, 2014**
TIME: 4:00 PM
PLACE: MANITOWOC COUNTY OFFICE COMPLEX
4319 EXPO DRIVE, MANITOWOC, WI

The meeting is open to the public, but portions of the meeting may be closed if this notice indicates that the commission may convene in closed session. The following matters may be considered at the meeting:

- I. Call to Order - Roll Call
- II. Approval of Minutes
- III. Approval of Agenda - "Open Meeting Law Compliance"
- IV. Public Comment
- V. Tabled Item – Discussion and possible action:
 1. **Wusterbarth Enterprises**, ZMAR, NW ¼ NW ¼, Section 24, T17N-R21E, Town of Schleswig, Natural Area (NA) to Small Estate (SE)
- VI. Public Hearings – Discussion and possible action:
 1. **Joseph Resch**, ZMAR, SE ¼ NE ¼, Section 19, T20N-R23E, Town of Kossuth, Natural Area (NA) to Small Estate (SE)
 2. **Kevin Schwantes**, ZMAR, SE ¼ NW ¼, Section 11, T17N-R21E, Town of Schleswig, Natural Area (NA) to Lake Residential (LR)
 3. **Manitowoc County Planning and Park Commission**, Ordinance amendment to Chapter 9 of Manitowoc County Code titled "Shoreland Zoning" to incorporate changes as a result of the Hegwood court decision
 4. **Manitowoc County Planning and Park Commission**, Ordinance amendment to Chapter 12 of the Manitowoc County Code titled "Subdivision Regulations" to incorporate text changes to the title.
 5. **Manitowoc County Planning and Park Commission**, Ordinance amendment to Chapter 13 of the Manitowoc County Code titled "Private Sewage System" to incorporate text changes to the title.
 6. **Manitowoc County Planning and Park Commission** adoption of the Manitowoc County Farmland Preservation Plan revision.
- VII. Certified Surveys, Development Plans and Subdivisions – Discussion and possible action
 1. **Joseph Resch**, Variance Request, SE ¼ NE ¼, Section 19, T20N-R23E, T20N-R23E, Town of Kossuth
- VIII. Tabled: Manitowoc County Special Event Permit – Cherney Maribel Caves Park – Discussion and possible action
- IX. Attendance of Tim Ryan to the 66th Annual WI Society of Land Surveyors' Institute to be held January 21-23 in Wisconsin Dells – Discussion and possible action
- X. Attendance of Andrea Raymakers to the WLIA (Wisconsin Land Information Association) Conference to be held February 18 – 20 in Green Bay – Discussion and possible action
- XI. Next Meeting Date – January 26, 2015
- XII. Adjournment

Melvin Waack, Commission Chair
By: Tim Ryan, Director

November 24, 2014

Any person wishing to attend the meeting who requires special accommodation because of a disability should contact the County Clerk's office at 920-683-4003 at least 24 hours before the meeting begins so that appropriate accommodations can be made. Persons who are members of another governmental body, but who are not members of this commission, may attend this meeting. Their attendance could result in a quorum of another governmental body being present. Such a quorum is unintended and they are not meeting to exercise the authority, duties, or responsibilities of any other governmental body.

MANITOWOC COUNTY PLANNING AND PARK COMMISSION
MINUTES OF THE REGULAR DECEMBER 1, 2014 MEETING

Call to Order – Roll Call

The Regular December 1, 2014 meeting of the Manitowoc County Planning and Park Commission was called to order by Chairperson Waack at 4:00 p.m. in the County Offices Complex, 4319 Expo Drive, Manitowoc, WI.

Roll call of Commissioners present: Mr. Waack, Mr. Spurney, Mr. Vogt, Mr. Zimmer, Mr. Hoffman and Ms. Muench. Mr. Falkowski was excused.

Staff present: Tim Ryan, Pete Tarnowski, Gary Kennedy and Barb Stoker

Approval of Minutes – Open Meeting Law Compliance

Chairman Waack called for a motion to accept the Minutes of the regular October 27, 2014 meeting. Motion to accept the Minutes was made by Ms. Muench and seconded by Mr. Vogt. Motion passed upon a unanimous voice vote.

Approval of Agenda: Motion made by Mr. Hoffman and seconded by Mr. Spurney to approve the Agenda as presented. Motion passed upon a unanimous voice vote.

Open Meeting Law Compliance: Mr. Ryan read the Open Meeting Law Compliance stating that the petitions seeking Zoning Map and Ordinance Amendments being heard at this public meeting were referred from the County Clerk; published in the Herald-Times Reporter on November 1, November 18, and November 24, 2014; and reviewed by the Commission at a Commission Advisory Meeting held on December 1, 2014. The Commission will make a recommendation on each of these requests to the County Board, who will take action at their December 16, 2014 meeting.

Public Comment: Mr. Waack asked if there was anyone who wished to speak on any topic other than the public hearings. There was no one else to speak. Mr. Waack closed Public Comment.

Tabled Item: Wusterbarth Enterprises, ZMAR, NW ¼ , NW ¼ , Section 24, T17N-R21E, Town of Schleswig, Natural Area (NA) to Small Estate District (SE).

Per a letter from the Town of Schleswig, the rezone request of Wusterbarth Enterprises will remain tabled.

Public Hearings – Discussion and possible action:

1. **Joseph Resch, ZMAR, SE ¼ NE ¼, Section 19, T20N-R23E, Town of Kossuth, Natural Area (NA) to Small Estate (SE)**

Mr. Ryan read the Agenda Commentary (copy on file). A letter was received from the Town of Kossuth indicating that the Town Planning Commission and Town Board support of this rezone request.

Mr. Waack asked if there was anyone to comment on this rezone.

Mr. Joseph Resch spoke in favor of this rezone and the variance that he is requesting.

Being that there was no one else to speak, Mr. Waack closed the Public Hearing.

Motion was made by Ms. Muench and seconded by Mr. Zimmer to approve the rezone request. Motion passed upon a unanimous voice vote.

2. **Kevin Schwantes**, ZMAR, SE ¼, NW ¼, Section 11, T17N-R21E, Town of Schleswig, Natural Area (NA) to Lake Residential (LR)

Mr. Ryan read the Agenda Commentary (copy on file). He stated that the Town of Schleswig is sponsoring this rezone request. Correspondence has been received from the Town in support of this request. Copies of an additional letter received from a person in the audience was given to the Commissioners.

Mr. Waack asked if there was any one to speak in favor of this request. There was no one. He then asked if there was any one to speak opposed to this request.

Ms. Terri Lyon and Mr. Jeff Lyon spoke in opposition to this request stating that the majority of this parcel is a wetland. Ms. Lyon stated they do not think that the zoning to NA was an error and that the area should remain NA. Recommends that the DNR be involved in determining if the rezoning would have a detrimental impact on this wetland.

There was no one else to speak. After discussion by the Commission, a motion was made by Mr. Zimmer and seconded by Mr. Vogt to table this request. Motion passed upon a unanimous voice vote.

3. **Manitowoc County Planning and Park Commission**, Ordinance amendment to Chapter 9 of Manitowoc County Code titled "Shoreland Zoning" to incorporate changes as a result of the Hegwood court decision.

Mr. Ryan explained the reason for this Ordinance amendment and that it is being done mostly for the townships of Centerville, Franklin and Newton.

Mr. Waack asked if there was anyone present who wished to comment on this.

Mr. Russ Tooley representing Centerville Township spoke in support of this amendment.

Motion was made by Mr. Hoffman and seconded by Ms. Muench to approve this and send to the County Board for their approval. Mr. Vogt questioned having three code changes on the same resolution. Motion passed upon a unanimous voice vote.

4. **Manitowoc County Planning and Park Commission**, Ordinance amendment to Chapter 12 of the Manitowoc County Code titled "Subdivision Regulations" to incorporate text changes to the title.

Mr. Ryan explained the reason for this Ordinance is to make a text change to the title. There was no one to comment.

Motion by Mr. Zimmer and seconded by Mr. Spurney to approve and forward to the County Board for their approval. Motion passed upon a unanimous voice vote.

5. **Manitowoc County Planning and Park Commission**, Ordinance amendment to Chapter 13 of the Manitowoc County Code titled "Private Sewage System" to incorporate text changes to the title.

Mr. Waack read the changes that affect Chapter 13. There was no one to comment.

Motion was made by Mr. Hoffman and seconded by Ms. Muench to approve and forward to the County Board for their approval. Motion passed upon a unanimous voice vote.

6. **Manitowoc County Planning and Park Commission**, adoption of the Manitowoc County Farmland Preservation Plan revision.

Mr. Ryan gave history of the Farmland Preservation Plan and stated that it must be updated every 10 years. It is a challenging project. Pete Tarnowski has been the lead person and Andrea Raymakers was responsible for all the map work. Bay Lakes Regional Planning were consultants involved in drafting this plan.

Mr. Tarnowski explained the changes that are being considered in this update. The town of Kossuth will be eligible for the first time when this plan is approved. The plan is currently at the State for compliance with Statute 91 and Administrative Code 49. He stated the State has acknowledged that the plan is administratively complete and now they are looking at compliance with the Statute.

Mr. Tarnowski also stated that they would like the Commission's approval to make any small technical changes that the State may have.

Mr. Waack asked if anyone had any comments on this Plan.

Mr. Russ Tooley, Zoning Administrator for Centerville, spoke in support and thanked both Pete and Andrea for their assistance.

Motion was made by Mr. Vogt and seconded by Ms. Muench to approve the Farmland Preservation Plan along with any additional changes which may be recommended by the State and to forward it to the County Board for their approval. Motion passed upon a unanimous voice vote.

Certified Surveys, Development Plans and Subdivisions – Discussion and possible action:

1. **Joseph Resch**, Variance Request, SE ¼, NE ¼, Section 19, T20N-R23E, Town of Kossuth

Mr. Ryan read the Agenda Commentary (copy on file). Correspondence has been received from the Town of Kossuth indicating they favor this variance.

Motion was made by Ms. Muench and seconded by Mr. Hoffman to approve this Variance request. Motion passed upon a unanimous voice vote.

Tabled item - Manitowoc County Special Event Permit – Cherney Maribel Caves Park -

Discussion and possible action: Motion was made by Ms. Muench and seconded by Mr. Vogt to remove from the Table. Mr. Waack, Mr. Hoffman, Ms. Muench, Mr. Vogt and Mr. Spurney voting yea and Mr. Zimmer voting nay.

Mr. Kennedy gave a report on the last event that was held and stated that the event was considered a success and well attended.

Ms. Lisa Callsen representing the United Way gave statistics of the number of people who participated and the amount of exposure to the Park was phenomenal. The majority of the people entered the Park for the first time. Ms. Callsen answered additional questions from the Commissioners.

Motion was made by Mr. Hoffman and seconded by Mr. Vogt to approve the special event permit for United Way to use Cherney Maribel Caves Park for another Adventure Run September 26. Motion passed upon a unanimous voice vote.

Attendance of Tim Ryan to the 66th Annual WI Society of Land Surveyors Institute to be held January 21-23 in Wisconsin Dells – Discussion and possible action: Mr. Ryan explained the importance of attending this conference. Motion was made by Ms. Muench and seconded by Mr. Vogt to approve attendance of Mr. Ryan to this Conference in Wisconsin Dells. Motion passed upon a unanimous voice vote.

Attendance of Andrea Raymakers to the WLIA (Wisconsin Land Information Association) Conference to be held February 18 – 20 in Green Bay – Discussion and possible action: Mr. Ryan stated that this is a very good conference for Ms. Raymakers to attend. Motion was made by Mr. Spurney and seconded by Mr. Hoffman to approve the attendance of Ms. Raymakers to this Conference in Green Bay. Motion passed upon a unanimous voice vote.

Next Meeting Date: Next meeting is scheduled for Monday, January 26, 2015.

Adjournment: Motion to adjourn was made by Mr. Hoffman and seconded by Mr. Zimmer to adjourn at 4:55 pm. Motion passed upon a unanimous voice vote.

Respectfully submitted,

Mr. Zimmer, Secretary

Date



MANITOWOC COUNTY PLANNING AND PARK COMMISSION ADVISORY MEETING NOTICE

DATE: MONDAY, DECEMBER 1, 2014
TIME: ► 3:30 P.M. ◀
PLACE: MANITOWOC COUNTY OFFICE COMPLEX
4319 EXPO DRIVE, MANITOWOC WI

The meeting is open to the public, but portions of the meeting may be closed if this notice indicates that the commission may convene in closed session. The following matters may be considered at the meeting:

- I. Call to Order - Roll Call
- II. Approval of Minutes - Approval of Agenda
"Open Meeting Law Compliance"
- III. Discussion Pertaining to Tabled Public Hearing of:
 1. **Wusterbarth Enterprises**, ZMAR, NW ¼ NW ¼, Section 24, T17N-R21E, Town of Schleswig, Natural Area (NA) to Small Estate (SE)
- IV. Discussion Pertaining to Public Hearings of:
 1. **Joseph Resch**, ZMAR, SE ¼ NE ¼, Section 19, T20N-R23E, Town of Kossuth, Natural Area (NA) to Small Estate (SE)
 2. **Kevin Schwantes**, ZMAR, SE ¼ NW ¼, Section 11, T17N-R21E, Town of Schleswig, Natural Area (NA) to Lake Residential (LR)
 3. **Manitowoc County Planning and Park Commission**, Ordinance amendment to Chapter 9 of Manitowoc County Code titled "Shoreland Zoning" to incorporate changes as a result of the Hegwood court decision
 4. **Manitowoc County Planning and Park Commission**, Ordinance amendment to Chapter 12 of the Manitowoc County Code titled "Subdivision Regulations" to incorporate text changes to the title.
 5. **Manitowoc County Planning and Park Commission**, Ordinance amendment to Chapter 13 of the Manitowoc County Code titled "Private Sewage System" to incorporate text changes to the title.
 6. **Manitowoc County Planning and Park Commission** adoption of the Manitowoc County Farmland Preservation Plan revision.
- V. Adjournment

Date: November 24, 2014

Melvin Waack, Commission Chair
By: Tim Ryan, Director

Any person wishing to attend the meeting who requires special accommodation because of a disability should contact the County Clerk's office at 920-683-4003 at least 24 hours before the meeting begins so that appropriate accommodations can be made.

Persons who are members of another governmental body, but who are not members of this commission, may attend this meeting. Their attendance could result in a quorum of another governmental body being present. Such a quorum is unintended and they are not meeting to exercise the authority, duties, or responsibilities of any other governmental body.

MANITOWOC COUNTY PLANNING AND PARK COMMISSION
MINUTES OF THE ADVISORY MEETING
December 1, 2014

Call to Order – Roll Call

The Advisory Meeting of the Manitowoc County Planning and Park Commission was called to order December 1, 2014 by Chairperson Waack at 3:30 p.m. in the County Offices Complex, 4319 Expo Drive, Manitowoc, WI.

Commissioners present were: Mr. Waack, Mr. Spurney, Mr. Zimmer, Mr. Vogt, Mr. Falkowski, Mr. Hoffman and Ms. Muench were present.

Staff present: Tim Ryan

Discussion of Public Hearing Information

Mr. Ryan presented information for the following Zoning Map Amendments for Commissioners' review:

1. **Joseph Resch**, ZMAR, SE ¼ NE ¼, Section 19, T20N-R23E, Town of Kossuth, Natural Area (NA) to Small Estate (SE)
2. **Kevin Schwantes**, ZMAR, SE ¼ NW ¼, Section 11, T17N-R21E, Town of Schleswig, Natural Area (NA) to Lake Residential (LR)
3. **Manitowoc County Planning and Park Commission**, Ordinance amendment to Chapter 9 of Manitowoc County Code titled "Shoreland Zoning" to incorporate changes as a result of the Hegwood court decision
4. **Manitowoc County Planning and Park Commission**, Ordinance amendment to Chapter 12 of the Manitowoc County Code titled "Subdivision Regulations" to incorporate text changes to the title.
5. **Manitowoc County Planning and Park Commission**, Ordinance amendment to Chapter 13 of the Manitowoc County Code titled "Private Sewage System" to incorporate text changes to the title.
6. **Manitowoc County Planning and Park Commission** adoption of the Manitowoc County Farmland Preservation Plan revision.

ADJOURNMENT – Meeting adjourned at 3:45 p.m.