

**Lincoln County Planning and Zoning Committee
Thursday, February 8, 2007 at 9:00 a.m.
Land Resource Center Meeting Room**

1. Call Meeting to Order - Meeting was called to order by Chairman Saal at 9:00 a.m. in the Land resource Center Meeting Room. Members present: Saal, Mittelsteadt, Meyer, Rusch and Short along with Dan Miller; zoning Administrator, Dan Bowers; Zoning Specialist, June Winters; Program Assistant and visitors Harry Gladwin & Bill Jelinek were present.
2. Old Business: (Preliminary Plat approval) DeHart – Northern View Estates. (carried over from January meeting). Dan Miller gave an update of the issues. He stated that they have abandoned most of the wells and are leaving one for watering lawn and there should be a statement on the plat as a non-potable well. Stormwater & erosion control plans have been submitted and they have done a soil probe and collected a soil sample for testing. They tested for organic compounds and total nitrogen. No organic compounds detected and nitrogen levels are at acceptable levels. We have received approval from the Land Conservation Dept. on these issues. We are still waiting on the decision for public or private recreation issue. Harry Gladwin said that he had spoken to the DNR in Rhinelander regarding the groundwater. He is concerned about a “lagoon” on the property that was utilized for mink processing chemicals disposal that may be a concern. He has spoken to Mr. DeHart and there will be a minimum well depth & casing requirements on the plat. Miller said that they are already addressing this issue. He said that they have done sampling in this area and are satisfied with the results. The well requirement will be stated on the plat. Bill Jelinek spoke and said that Mr. DeHart did come to the town of Bradley regarding the walking trail but that no decision had been made. It will be on the Town of Bradley’s February 12th agenda to discuss a possible public land dedication providing Mr. DeHart has made a decision.
3. Public Comment Opportunity – Dan Miller passed on a card from Jay Dubois for Chairman Saal to read thanking Zoning Staff and Committee for help in his dealings with his Subdivision waiver request.
4. Discuss policy for township input on rezone requests – Miller stated that he will send a sample resolution out with staff reports for the township to support/not support a rezoning request in their township. If we get notice from them early enough it may decrease the time for the process of rezones. Statutes say that we do not have to wait for town opinion but if they have the right to veto after the fact it would be beneficial to have the town input early in the process. As it is, if the rezone does pass County Board we have to wait 40 days to see if the town is going to veto the rezone before it actually goes into effect. If we have a resolution from the town in support that would make it effective as soon as it passes County Board. Miller stated that we should also be amending our Land Use Plan when we grant a rezone. If it is a change in zoning category it also requires a public hearing. We should combine the two requirements with one notice and hearing. There was discussion on a process to satisfy the requirements. Zoning Staff will draft a policy and bring it to a future meeting. Harry Gladwin spoke and stated that the town of Bradley is working on their process to work with the Zoning Staff to streamline the process also.
5. Approve the January 11, 2007 meeting minutes – Motion by Mittelsteadt, seconded by Rusch to approve the January 11, 2007 meeting minutes with the correction of the year that was incorrect (2006 instead of 2007) on the printed minutes. Motion carried all ayes.
6. Discuss budget modifications and carryover request from 2006 - Miller explained the request for the carryover of \$7455 was for a vehicle that was supposed to have been obtained from the Sheriff’s Department before the end of 2006 but was delayed until after the first of the year. Motion by Mittelsteadt, seconded by Rusch to approve the \$7455 carryover request. Motion carried all ayes. Miller explained the budget modification request of \$9002 was to cover 3 account shortfalls. Motion by Saal, seconded by Rusch to approve the \$9002 Budget Modification for 2006. Motion carried all ayes. Miller explained the Budget Modification for the Data Conversion account for \$5117. Motion by Saal, seconded by Short to approve the \$5117 budget modification. Motion carried all ayes.

The committee praised Kris Reichelt and June Winters for completing the Data Conversion project over the last two years. Arlene Meyer proposed that Kris Reichelt be sent a thank you note as she is no longer in the Zoning office.

7. Discuss Buffer Audit person & Lake Protection Grant – Miller explained that we are planning on applying for a grant jointly with Langlade County and planning on sharing a Buffer Audit person who is currently employed with Langlade County to help in this process. He has drafted a Staff Requisition to forward this to Administration even though this would be a contracted position. Meyer asked how many weeks out of the year this position would be required. Miller stated that it would be probably April through the end of October. There was discussion on the details of the position. Miller stated that the grant application is due May 1st and Dan Bowers is currently working with Langlade County Zoning on this. Dan Bowers said that in speaking with Diane Hanson that she would like to see this contracted position to coordinate information to the Lakes Associations and property owners. Motion by Rusch, seconded by Mittelsteadt to contract with Langlade County to share the Shoreland Buffer Specialist personnel. Dan Bowers said that when we apply for the grant we will also need to do a County Board resolution for the grant. Miller said that we will present a contract to the committee for approval before it is signed. Saal asked if we are not successful in obtaining the grant do we have enough in our budget to enter into this contract. There was discussion of modifying the motion to condition upon the grant. Discussion determined that this could be modified if necessary later. Original motion carried all ayes.
8. Administrator's Report - Dan Miller explained & discussed some items on the Compliance Report. Dan Miller reviewed & discussed his Administrator's report. There was discussion on LOMAs (Letter of Map Amendment from FEMA), Floodplain issues and the need for updated Floodplain maps. Dan Miller talked about the Workshop that will be held in Hayward. It has been tentatively scheduled for April 27, 2007. He will forward information for that Workshop to the committee when available and recommended that the committee attend. The committee was given a copy of the draft of the Zoning Department's 2006 Annual Report to review.
9. Adjourn - Motion by Meyer, seconded by Saal to adjourn at 10:10 a.m. Motion carried all ayes.