Pursuant to Section 19.84 and 59.69, Wisconsin Statutes, notice is hereby given that the Iowa County Planning & Zoning Commission will hold public hearings and meeting on Wed., Feb. 25, 2009 at 6:00PM, or as soon thereafter as possible, in the County Board Room (2nd floor) of the Iowa County Courthouse in the City of Dodgeville, Wisconsin. For information regarding access for the disabled, please call 935-0399. Additional information about the petitions, including maps, can be obtained from the Office of Planning & Development.

Draft Minutes

1. Call to order. Bill Ehr called the meeting to order at 6:00 pm.

2. Roll Call. Godfrey read the roll. 
   Committee Present: Bill Ehr; Diane McGuire, Carol Anderson, Gerald Dorscheid, Dwayne Hiltbrand, Tom Mueller, Brad Wells
   Staff Present: Scott A. Godfrey; Mike Bindl

3. Certification of notice for this meeting. Godfrey noted this meeting was duly posted and noticed as required by law.

   Motion to accept by Gerald Dorscheid
   Second by Diane McGuire
   Motion carries.

4. Review and approval of Feb 18, 2009 minutes

   Motion to approve by Carol Anderson
   Second by Gerald Dorscheid
   Motion carries

5. Approval of agenda

   Motion to approve by Tom Mueller with the postponing agenda item 8 as requested by the applicant
   Seconded by Diane McGuire
   Motion carries
6. Petition by John Pipal and Shane Sparks to rezone 10.0 acres from A-1 Ag & AR-1 Ag Res to all AR-1 Ag Res and 0.79 acre from AR-1 Ag Res to A-1 Ag being in the SE/NW of S31-T5N-R5E and Lot 1 of CSM 1175 in the Town of Moscow.

   Applicant present: John Pipal
   Town present: Joe Hendrickson

   Godfrey presented the staff report.

   Public comment: none

   Motion to approve Dwayne Hiltbrand
   Second by Carol Anderson
   Motion carries unanimously

7. Petition by Dodgeville Warehousers for consideration of a conditional use permit to allow implement sales & service on an existing 4.952-acre B-3 Hvy Bus lot in the SW/NW of S26-T6N-R3E in the Town of Dodgeville.

   Applicant present: Gordie Kramer
   Town present: Curt Peterson

   Godfrey presented the staff report.

   Town wanted the following conditions:
   • all focus lighting be approved by the Town Planning Commission
   • all junk equipment must be placed in a visual screened fenced area out of the vision of the general public.

   County would like the following conditions:
   • all repairs and dismantling of equipment and vehicles shall be done inside a building or screened by vegetation or fencing that meets the towns satisfaction
   • proposed interior improvements shall comply with state building codes and be served by a commercial septic system as approved by the WDNR
   • all signage comply with the county zoning and state sign regulations.

   Public comment: none

   Motion to approve Tom Muller with all conditions mentioned above
   Second by Diane McGuire
   Motion carries unanimously

8. Petition by Town of Linden and Troy & Amy Zimmerman to rezone 1.153 acres from AR-1 Ag Res & R-1 SF Res to C-1 Conservancy; 2.031 acres from R-1 SF Res & B-3 Hvy Bus to R-1 SF Res; and 1.628 acres from B-3 Hvy Bus to R-1 SF Res all in the SW/NW of S28-T6N-R2E in the Town of Linden.

   (item postponed under agenda item 5)
9. Petition by Iowa County to rezone 93.55 acres from A-1 Ag to C-1 Conservancy in S23-T5N-R4E in the Town of Waldwick.

Applicant present: none
Town present: none

Godfrey presented the staff report.

Public comments were made by:
- Cathy Leonard: concerned over fencing costs
- Mike Leonard: concerned over fencing costs, continuation of his cattle to graze on property and need to protect “weeds”
- Tom Murphy: supports with statement that land originally sold to county in order to be preserved
- Brad Glass: representing The Prairie Enthusiasts, stated the property is of ecological significance and should be preserved
- Randy Terronez: representing Iowa County, stated the WDNR is in favor of the continued protection of the property from development
- Sandy Hebgen: supports for the preservation of the land and species

Motion to approve Brad Wells
Second by Gerald Dorscheid
Motion carries 5-1 with Hiltbrand opposing

10. Consideration of a temporary use permit requested by Mathy Construction to allow a hot mix asphalt plant in an existing nonmetallic mine in the W1/2 of S14-T7N-R1E in the Town of Highland along Spring Valley Road.

Applicant present: Mathy Construction Mike Benson & Don Kaun
Town present: Al Kosharek

Godfrey presented the staff report.

The applicants outlined the proposed operation as indicated in the letter of request

Public comment:
- Al Kosharek wants to be sure the town road is maintained and dust controlled
- Neighbor: concerned about dust control, traffic generation and noise

Motion to approve Dwayne Hiltbrand with the condition that the permit expires upon the completion of the State Road 80 project and the operation is to be conducted as outlined in the applicant’s letter of request
Second by Tom Mueller
Motion carries unanimously

11. Director’s Report.

Godfrey presented for discussion:
- Draft revision of Chapter 91 Statutes (Farmland Preservation) in the Governor’s
proposed budget
  • map showing the distribution of property in the county enrolled in the Farmland Preservation Program

12. Discussion of next meeting date and agenda.

   March 18th: continue ordinance revisions

   Motion to adjourn by Tom Mueller
   Second by Diane McGuire
   Meeting adjourned at 7:10.

Scott A. Godfrey
Director