ZONING COMMITTEE MINUTES  
January 9, 2012

Chairman Willingham called the meeting of the Rusk County Zoning Committee to order at 11:45 A.M. in the Zoning Office in the Rusk County Government Center. Members present were: David Willingham, Phil Schneider, Karl Fisher, Kathy Mai and Tom Costello. Staff present: CeCe Tesky and Yvonne Johnson.

Willingham recessed the meeting to travel to the onsite visit on Leonhard Lane. Reconvened at 11:59 A.M. at Leonhard Lane. Jason Rafko explained the bar location and campsites. The east property line is staked with steel posts.

There were questions by the committee about the number of and sizes of campsites. Dimensions are not consistent on the plan. Discussed dock numbers. Rafko indicated he would like the maximum allowed by the DNR. Rafko said he is working with an engineering firm in Butternut.

Willingham recessed the meeting at 12:14 P.M.

Willingham reconvened the meeting at the Law Enforcement Center at 2:15 P.M.

Motion by Fisher-Costello to approve the minutes of 12-12-11 for the public hearing and the 12-13-11 committee minutes. Motion carried.

Rafko campground: Tesky listed the letters that have been received since the public hearing. The committee had received copies earlier. Tesky presented a map showing the locations of properties that have residential covenants adjacent to the proposed campground site. The committee reviewed the packet of information submitted by Rafko. Rafko proposed removing the campsites on the south side of the road. Cornell Minguey stated he had a paid rent receipt for the subject property until August of 2012.

The committee reviewed the draft decision including the findings of fact and conclusions of law. Committee discussion on the different plot plans, campsite dimensions and locations, bar size, buffer area, compatibility with adjacent land use, and number of units. Motion by Fisher-Schneider to deny the campground request based on the incompatibility with neighboring land use. Motion carried.

CSP conditions: There was a condition in the decision to require a 50’ setback from wetlands. The proposed access road would cross manmade wetland areas on two locations. The Army Corp of Engineers agrees with the wetland delineation that was done by CSP. There is a wetland crossing request pending with the DNR. They would install a culvert to cross the wetland without blocking the water movement. Motion by Costello-Fisher to change condition #5 to have the word “mine” changed to “facility” and to add “except the access road crossing as permitted by WDNR.” Motion carried.

There is no new information regarding the LiDar project. The $18,800 bill from November has not been paid, we are waiting for the deliverables.
Morgan & Parmley did elevations on 3 sites for the CAV response. They will need the LiDAR data to do the last one in order to save the county some money.

The state is changing the NR115 deadline to allow for another 2 years to adopt. Proposed revisions to the rule could be out in March.

Sideyard setback: Fisher proposes 10’ setback on sideyards to match surrounding counties. Motion by Fisher-Costello to hold a public hearing to propose changing the sideyard setback for primary structures to 10’. Motion carried. Hearing to be held February 14, 2012 at 3:00 P.M.

Tesky handed out the annual report. Motion by Schneider-Costello to forward the report to the County Board.

Willingham adjourned the meeting at 4:32 P.M.

Yvonne Johnson
Assistant Zoning Administrator