

**CLARK COUNTY PLANNING, ZONING & LAND INFORMATION
COMMITTEE MEETING**

The Planning, Zoning & Land Information committee meeting was held on Tuesday, February 20, 2018 in the Clark County Courthouse Auditorium, Room 101, Neillsville, WI.

Chairman Joe Waichulis called meeting to order at 10:50 AM.

Committee members present: Byrl Dahl, Aaron Hoover, Tom Wilcox, Joe Waichulis and Dan Clough.

Others present for all or some of the meeting: Derek Weyer-Zoning Administrator; Wade Pettit-County Surveyor; Theresa Hediger-Administrative Assistant; John Ross-Emergency Management Director; Wayne Hendrickson-County Board Chairman; Fred Schindler-County Board; Jesse Zvolena-Town of Loyal Chairman; Dennis Suda and Erlin Roehl-Town of Loyal property owners.

Zoning Administrator presented January 30, 2018 meeting minutes to the committee for approval. A motion by Tom Wilcox to approve January 30, 2018 meeting minutes as presented, second by Byrl Dahl. Voice vote taken, all aye, motion carried.

Clark County Code of Ordinances Chapter 12, Article II, Section 12-26 – Flood Prevention and Control:

A: Review Public Hearing Comments: Administrator and committee discussed the proposed additions to the Clark County Code of Ordinance Chapter 12, Article II, Section 12-26.

B: Review WIDNR Comments: Administrator has been in contact with Corporation Counsel and the WIDNR.

C: Approve proposed revisions to Clark County Code of Ordinance Chapter 12, Article II, Section 12-26 Flood Prevention and Control. A motion by Tom Wilcox, seconded by Byrl Dahl to approve changes to the Clark County Code of Ordinance Chapter 12, Article II, Chapter 12-26 Flood Prevention and Control allows for the addition of hydraulic shadow maps for dams such as Mead Lake Dam and the Humbird Dam to allow such dams to have hazard ratings lowered from high to low. Voice vote taken, all aye, motion carried.

Financial Report:

A: Year End 2017: Administrator presented the 2017 year-end report for revenues and expenditures. Discussed budget; 2017 expenditures remaining balance of \$128,000.

B: January 2018: Administrator presented the January revenue and expenditures.

Dan Clough made a motion to receive and file the 2017 year-end financial report and January 2018 report as presented, second by Tom Wilcox. Voice vote taken, all aye, motion carried.

Survey Program:

A: Program Update: County Surveyor updated committee on withdrawal of county owned land from the following townships: Levis, Dewhurst and Mead. Surveyor shared maps of the areas to be sold and highlighted section corners that need to be reset. Some areas in the county forest will be hard to find as section corners had been set in the 1800's.

B: Public Land Survey System Seminar – April 4th: County Surveyor shared a Surveyor Conference on April 4th in Rothschild. Asked committee members if they would be interested in attending. This is free and open to the public. Wade Pettit, Tom Wilcox and Joe Waichulis will attend the conference.

Committee chair moved to Town of Loyal Wind Farm Public Information Meeting Overview. See Zoning Program Item B.

C: Section Corner Field Trip: No discussion; will discuss at March Meeting

Land Information Program:

A: WLIA Conference March 7-9: GIS Coordinator will attend WLIA Conference.

B: LiDAR Contract Update: Administrator and GIS Coordinator reviewed contract with Corporation Counsel and Ayers & Associates. Administrator will submit contract by end of the month.

C: Program Update:

- i. Administrator updated the committee and shared maps from the new Emergency Services Atlas. GIS Coordinator is working with Emergency Management Director to update and finalize the atlas by the 1st of April.
- ii. GIS Coordinator attended a Census Training in Wausau in February.

Zoning Program

A: Land Use Specialist / POWTS Inspector: Administrator updated the committee on the Land Use Specialists/POWTS Inspector position. Department of Administration has received eight applicants for this position and Administrator will screen them today and have DOA set up interviews for Wednesday, February 28th. Committee members would like to be included in the hiring process.

B: Town of Loyal Wind Farm Public Information Meeting Overview: Administrator updated the committee on a meeting he attended in the Town of Loyal for a proposed wind farm. Administrator shared a map of the proposed area. Administrator discussed county zoning and state statues. County can only be as strict as 128.05 ordinance. Administrator is working with Emergency Management on this as not to interfere with the communications towers in the proposed area.

Committee chair opened up discussion to public comment. See public comment.

Committee asked Zoning Administrator to gather as much information he can on these wind farms and educate the county board at the next county board meeting, March 20th.

C: Program Update: Administrator updated the committee on the Land Use permits that have increased since Lake Arbutus has been drawn down. Landowners are repairing rip rap before the dam is raised.

D: Rock Dam Land Use Permit: Administrator updated the committee on a Land Use permit that was issued last January for a catch basin on the Kolbeck property. Ervin Sommerville adjoining landowner to Kolbeck contacted DNR regarding his well stating the catch basin is too close to well and has contaminated it. Administrator worked with DNR and Land Conservation

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on this project. Land Conservation and Corporation Counsel will be working with landowner to remove the catch basin.

The Committee Chair opened the floor for public comment:

Fred Schindler, county board member, discussed his concerns and stressed to landowners to hire an attorney to read over the lease to make sure they know what they are getting into before they sign. Fred would like to keep people in the county aware of what is going on and would like this brought to County Board. Jesse Zvolena, Town of Loyal Chairman, discussed his concerns and mentioned that the township is working with their attorney to draft an ordinance. Dennis Suda, landowner in the Town of Loyal, discussed his concerns. Mr. Suda traveled to the southern part of the state and interviewed landowners that live near these wind farms to get their opinions and how it affected the farms in those areas.

Committee set the next Planning, Zoning & Land Information meeting for March 20, 6:00 PM in Room 307.

Administrator presented vouchers for review. A motion to approve vouchers as presented by Tom Wilcox, second by Dan Clough. Voice vote taken, all aye, motion carried.

Motion to adjourn by Byrl Dahl, second by Aaron Hoover, Voice vote taken, all aye, motion carried.

Meeting adjourned at 12:45 PM.

Minutes recorded by Theresa Hediger