MARQUETTE COUNTY PLANNING AND ZONING COMMITTEE

FEBRUARY 6, 2024

County Board Room – Services Center; In person and virtual

Members present: Judi Nigbor (virtual) Chair; Al Gibeaut (virtual), Jon Vote, Dave Krentz

Member not present: Gayle Mack

Others present: Tom Onofrey, Jean Potter, Ron Barger, Nicole Ziebell, Philip Hoffmann, Thomas Breiling, John McDonnell (Virtual)

Vote called the meeting to order and asked for approval of the agenda; motion by Krentz, second by Nigbor; motion carried.

Vote asked for approval of minutes from December 6, 2023, meeting; motion by Krentz, second by Gibeaut; motion carried.

Citizens' comments or concerns: None.

Vote opened item 4: A public hearing on an application by Paul and Mary Dahlke, W1877 Co Rd C, Montello, WI 53949 for a rezoning from Resource Protection (RP) and Agriculture Residential (AG-3(2)) Districts to a Prime Agriculture (AG-1) District for the following lands: 1 rod on the E Side of the NE1/4-SE1/4 less part of CSM 1687, part of CSM 1687 being part of the NE1/4-SE1/4 and E 1 rod of SE1/4-SE1/4, Section 12, SW1/4-SE1/4, NW1/4-SE1/4, part of the NE1/4-SE1/4, lying south of Co Rd C, SW1/4-NE1/4 less N 2 rods of W 78 rods, E2 rods of the NW1/4-NE1/4, NE1/4-NE1/4, part of the NW1/4-NW1/4, part of the SW1/4-NW1/4, part of the NE1/4-SW1/4, part of the NW1/4-SW1/4, part of the SW1/4-SW1/4, SE1/4-SW1/4, Section 13 and part of the SE1/4-NE1/4 and the NE1/4-SE1/4 being part of Gov't Lot 6, Section 26, all in T15N R10E, Town of Montello, containing 337.53 acres more or less.

Onofrey summarized the rezone petition and noted there was an issue with the notice requirements for items 4, 5 and 6 and that is why they are on the agenda again. Nothing has changed with the application since the December approval. Motion by Vote to approve said petition and move onto county board; second by Nigbor; discussion; motion carried 4-0.

Vote opened item 5: A public hearing on an application by Paul, Mary and Jonothan Dahlke, W1877 Co Rd C, Montello, WI 53949 for a rezoning from a Resource Protection (RP) District to a Prime Agriculture (AG-1) District for the following lands: SW1/4-SW1/4, SE1/4-SW1/4, Section 12, NE1/4-NW1/4, SE1/4-NW1/4, Section 13, W1/2 of the NW1/4-NE1/4, W1/2 of the SW1/4-NE1/4, Section 24 and part of the SE1/4-NE1/4 and NE1/4-SE1/4 being part of Gov't Lot 6, Section 26 all in T15N R10E, Town of Montello, containing 215 acres more or less.

Onofrey summarized the rezone petition and noted there was an issue with the notice requirements for items 4, 5 and 6 and that is why they are on the agenda again. Nothing has changed with the application since the December approval. Motion by Gibeaut to approve said petition and move onto county board; second by Krentz; discussion; motion carried 4-0.

Vote opened item 6: A public hearing on an application by Paul and Mary Dahlke, W1877 Co Rd C, Montello, WI 53949 for a rezoning from Residential (R-1) and General Agriculture (AG-2) Districts to a

Prime Agriculture (AG-1) District for the following lands: Part of the fractional SW1/4, part of the N1/2 of the fractional SW1/4, part of the S1/2 of the fractional SW1/4, SW1/4-NE1/4, fractional SW1/4-NW1/4, SE1/4-NW1/4, part of CSM 1687, Lots 63, 64 and 65 White Lake Country Club, Section 7, T15N R11 E, Town of Mecan, containing 205.79 acres more or less.

Onofrey summarized the rezone petition and noted there was an issue with the notice requirements for items 4, 5 and 6 and that is why they are on the agenda again. Nothing has changed with the application since the December approval. Motion by Vote to approve said petition and move onto county board; second by Gibeaut; discussion; motion carried 4-0.

Vote opened item 7: A public hearing on an application by Philip & Emily Hoffmann, Owners, 224 Lake Avenue, Montello WI 53949, for a rezoning from a Residential (R-1) District to an Agriculture Residential (AG-3(2)) District for the following lands: Lots 1 & 2 of CSM 1790 being part of the lot 13 of Northshore Estates II, North 61 feet of lot 14 of Northshore Estate II and part of Government Lots 3 & 4 less CSM 2356, Section 13, Town 15 North, Range 9 East, Town of Packwaukee, containing 8.35 acres more or less.

Onofrey summarized the rezone and let the board know that Town of Packwaukee Planning Commission and Town Board tabled this application for more information; motion by Nigbor to table until March meeting; second by Gibeaut; discussion; motion carried 4-0.

Vote opened item 8: Discussion and decision on Laredo subscription fees-Register of Deeds: Ziebell explained that the increase of pricing would only affect unlimited users for the additional users going from no fee to $160.00 per user max 2 per month. Barger wants to look over the contract language before deciding. The committee is only responsible for the fee schedule change. Motion by Vote to accept fee increases per Barger's approval of contract; second by Krentz; motion carried 4-0.

Vote opened item 9: Discussion on Planning, Zoning and Land Information Department transition following retirement of current direct: Barger explained with Tom Onofrey's pending retirement in June, he has evaluated his proposal to reorganize the Zoning Department. After discussing this reorganization plan with several staff as well as some county board members, Barger has decided that effective upon (or close to) Tom's retirement date of June 21st, The Zoning Department as it currently exists will be split with Land Information/Real Property Lister/GIS staff forming a separate department. The job descriptions are being reviewed and updated to reflect these changes. The Zoning Director position will change to Zoning Administrator, and HR will start advertising for that position as soon as the job descriptions are formalized. Barger also wants everyone cross trained, so Onofrey is working on that. Gibeaut was in favor of the split. Nigbor had questions/concerns about wage costs.

Vote opened item 10: Register of Deeds reports: Ziebell presented the Fund Transaction Summary Report with Counts and Account Numbers asking the committee if they were okay with this format for the meetings. Barger liked that the account numbers were right there, and no one needed to look anything up. Ziebell also reported on personnel that Kari Reilly 25% deputy is doing great and catching on to everything and able to run the office in her absence. The fill in position has changed from Kathy stepping down to Tina starting March 6 for training and then as needed basis.

Vote opened item 11: Director report: Onofrey discussed how Kari is also doing great in his office and that they will be going to a new software for her and everyone to learn, year end date revenue and permit numbers were discussed. Onofrey updated the Committee on violations with resolved and unresolved and 10 files were moved to Corp Counsel to help with resolving them. Discussion followed.

Vote opened item 12: Zoning Technician report: Potter discussed the new ledger for 2024 with how much more detail it has. Potter also gave a big thanks to Courtney Trimble County Clerks Deputy for all her help with making this report. Violations report 16 more have been resolved and 6 went to Corp Counsel for assistance to get resolved. Software implementation progress starting the support portion for 2 weeks on the 12th. Hoping to go live March 1st. Has septic training at the end of the month.

Vote opened item 13: Review PZLID and ROD vouchers; Nigbor questioned the TV in Zoning Office. Discussion followed.

Vote opened item 14: Department Staffing Review: Didn't go into closed session and didn't discuss this item.

Vote adjourned the meeting at 5:03 p.m.

Respectfully submitted,

Nicole Ziebell