



Richland County Zoning & Land Information

Richland County Courthouse

181 W Seminary St

Richland Center, WI 53581

Michael Bindl
Zoning Administrator/Sanitarian

Lynn Newkirk
GIS Specialist/Zoning Technician

Cheryl Dull
Office System Technician

Minutes of the Richland County Zoning & Land Information Committee Monday, June 7th, 2021

Item #1 CALL TO ORDER The Zoning & Land Information Committee meeting was called to order by at 3:00 pm by Chairman Marc Couey. Those that were present or signed up to speak were Supervisors: Chad Cosgrove, Ingrid Glasbrenner, Linda Gentes. Public: Zane Parker, Steve & Cassandra Sanders, Casey Williamson, Alan Eggers, Bethany Helmich, Virginia Wiedenfeld with Mike Bindl taking minutes.

Item #2 APPROVE AGENDA AND PUBLICATION Mike stated it had been posted in the paper 2 weeks and on the bulletin board at the Courthouse. Moved by Chad to approve the agenda, 2nd by Ingrid. Motion carried.

Item #3 APPROVE MINUTES OF THE LAST MEETING Marc asked if there were any corrections or additions to the minutes. Hearing none Chad moved to approve the minutes from the last meeting as presented, 2nd by Ingrid. Motion carried.

Item #4 TO HEAR A PETITION ZANE & GABRIELLE PARKER TO REZONE 18.81 ACRES FROM AGRICULTURE-FORESTRY TO AGRICULTURAL RESIDENTIAL IN SECTION 4, TOWN OF FOREST
Mike reported that Zane was looking to build on a lot that was created in 2019, was not rezoned at that time and wants to bring it into conformance. The Town has approved. Moved by Linda to approve the rezone and send to County Board, 2nd by Chad. Motion carried.

Item #5 TO HEAR A PETITION STEVE & CASSANDRA SANDERS TO REZONE 2.02 ACRES FROM AGRICULTURE-FORESTRY TO RESIDENTIAL-2 IN SECTION 1, TOWN OF FOREST
Mike reported that Sanders are in the process of building a residence on 40 acres. There is already a family residence on the 40 acres, the bank is making the applicants rezone off the previous residence. The Town has approved. Moved by Chad to approve the rezone and send to County Board, 2nd by Ingrid. Motion carried.

Item #6 TO HEAR A PETITION BRADLEY CORP FOR A CONDITIONAL USE PERMIT TO ALLOW A THIRD RESIDENCE-RECREATIONAL RENTAL IN SECTION 31, TOWN OF DAYTON
Mike reported that the Bradley Corp wanted to make an existing barn into a residence. Mostly for family but possible other people staying there. The Town has approved. Moved by Linda to approve the CUP, 2nd by Marc. Motion carried.

Item #7 TO HEAR A PETITION OF ALAN EGGERS FOR A CONDITIONAL USE PERMIT TO RENEW NON-METALIC MINING FOR CONSTRUCTION AGGREGATES IN SECTION 31, TOWN OF BUENA VISTA (CONT). Mike Bindl explained that every 5 years the CUP needs to be renewed. Last month there was a motion to postpone until the next meeting to understand the conditions placed on the CUP. Bethany Helmich had questioned the conditions placed on the CUP from 2016. Becky stated that since the last meeting, Egger planted twenty trees and is okay with that and as long as the berms stays there until the mining is done. Linda mentioned that she drove down there and looked at the berm and trees. Moved by Chad to approve the CUP, Seconded by Ingrid. Motion carried.



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Item #8 TOWN OF ITHACA REZONING Virginia explained the rezone application for Marty Richards. Mike explained that Ithaca is Town Zoned and needs the County Board approval for a rezone so this is a pass through to get to County Board. Moved by Linda to approve the rezone petition and send to County Board, 2nd by Marc. Motion carried

ITEM #9 TOWN OF ROCKBRIDGE REZONING Michael explained the rezone application for Denis & Cheryl Blood was emailed into the Zoning Department from the township. Mike explained that Rockbridge is Town Zoned also. Moved by Chad to approve the rezone petition and send to County Board, 2nd by Marc. Motion carried

ITEM #10 TO HEAR A PETITION DANIEL DECLEENE TO REZONE 11.2 ACRES FROM AGRICULTURE-FORESTRY TO AGRICULTURAL RESIDENTIAL IN SECTION 31, TOWN OF HENRIETTA Mike reported that he was representing Mr DeCleene due to Covid-19 concerns. Mr. Bindl explained this is an existing parcel that was created in 1987 after zoning took effect in the township. They cannot build until rezoned. The Town Has approved. Moved by Ingrid to approve the rezone and send to County Board, 2nd by Chad. Motion carried.

ITEM #11 TO HEAR A PETITION MICHAEL HANSON AND JACOB COLSON TO REZONE 2.5 ACRES FROM AGRICULTURAL RESIDENTIAL TO RESIDENTIAL-2 IN SECTION 33, TOWN OF RICHWOOD Mike reported that he was representing the applicants due to Covid-19 concerns. Mr. Bindl explained this is a 1.5 acre parcel and the neighbors are switching 1 acre. The land being rezoned from Ag-Res. The Town has approved. Moved by Chad to approve the rezone and send to County Board, 2nd by Linda. Motion carried.

ITEM #12 SOLAR LANGUAGE REVISIT At the last county board, it was voted to revisit the language on small personal solar systems. There was some discussion on how to regulated and define everything so the language would not confuse anyone. After long discussion, the committee asked Mr. Bindl to look into what the state requires for permits, how much are the permits and who inspects the electrical for solar falling under what statutes. No action was taken

Item #13 GIS DATA SHARING AGREEMENT Mike explained that he was given a Intergovernmental Data Sharing Agreement from SWWRPC. Mike said he was told County Board Chairman Marty Brewer was aware of the agreement. Mike wanted it to be clear that they are asking for the data and that SWWRPC does not do the GIS work for Richland County. Moved by Ingrid to allow the data sharing agreement. Seconded by Linda. Motion carried

Item #14 TO PAY BILLS There was a bill from Driftless for the first 5 months of the year. Moved by Chad to pay the bill. Seconded by Ingrid. Motion carried.

Item #13 BOARD OF ADJUSTEMENT MEMBER RENEWAL Mike stated that there is three members on the Board of Adjustment currently. Allen Rippchen term is up for three year renewal. Moved by Marc to renew Rippchen's term. Second by Linda. Motion carried.

Item #14 ADJOURN Next regular meeting Monday, July 5th, 2021 @ 3:00 pm. Moved to adjourn by Linda, 2nd by Ingrid. Motion carried. Meeting adjourned at 4:09 pm

Minutes respectfully submitted by Mike Bindl