



MINUTES  
ROCK COUNTY PLANNING & DEVELOPMENT COMMITTEE  
THURSDAY April 11<sup>th</sup>, 2019 – 8:00 A.M.  
COURTHOUSE CONFERENCE ROOM Second Floor  
ROCK COUNTY COURTHOUSE  
JANESVILLE, WI

1. **CALL TO ORDER**

The meeting of the Rock County Planning & Development Committee was called to order at 8:00 a.m. on Thursday, April 11<sup>th</sup>, 2019 at the Rock County Courthouse. Chair Sweeney presided. Supervisors present: Wes Davis, Mary Mawhinney, Wayne Gustina. Supervisor Owens was excused. QUORUM PRESENT.

Rock County Staff Present: Colin Byrnes (Planning Director) Andrew Baker (Senior Planner) Kurt Wheeler (Planner III, Acting Secretary) and Michelle Schultz (Real Property Lister).

2. **ADOPTION OF AGENDA**

Moved by Supervisor Gustina, Seconded by Supervisor Davis. Adopted (4-0).

3. **MEETING MINUTES – MARCH 14TH, 2019**

Motion made by Supervisor Mawhinney, Seconded by Supervisor Gustina to accept the March 14<sup>th</sup> meeting minutes. APPROVED (4-0)

4. **CITIZEN PARTICIPATION, COMMUNICATIONS AND ANNOUNCEMENTS**

None.

5. **CODE ADMINISTRATION AND ENFORCEMENT**

A. **Action Item: Approve, Approve with Conditions or Deny Land Division:**

- **(2019 002) – Harnack (Center Township).**

Motion to approve with conditions made by Supervisor Gustina with Conditions, Seconded by Supervisor Mawhinney. Approved (4-0)

Conditions:

1. Utility easements shall be placed on lots as requested by utility companies.
2. Note on Final CSM: "No buildings which produce wastewater are allowed on Lot 1 or 2 until acceptable means of wastewater disposal is approved by the necessary governmental agencies".
3. Dedicate a 33 foot half road right of way along N. Fox Rd at the discretion of the Town of Center.
4. The proposed rezone of lot 2 out of a certified Farmland Preservation Zoning District shall be approved at the discretion of the Town of Center prior to final approval of the Land Division.
5. Final CSM shall be submitted to and approved by the Agency one year after the preliminary approval.
6. CSM's subject to local approval shall be recorded with the Rock County Register of Deeds within 6 months of their last approval.

• **LD2019 012 Schrank (Milton Township)**

Motion to approve with conditions made by Supervisor Gustina with Conditions, Seconded by Supervisor Davis. Approved (4-0)

Conditions:

1. Existing easements shall be delineated and proposed utility easements shall be placed on lots as requested by utility companies.
2. Note on Final CSM: "Lot 3 contains existing buildings which utilize an existing sewage treatment system at the time of this survey, However soils on the lot may be restrictive to the replacement of the existing system".
3. Proposed lot lines must include the system area with the building(s) that utilize the POWTS.
4. Note on Final CSM "No buildings which produce wastewater are allowed on Lot 1, 2 and 4 until acceptable means of wastewater disposal is approved by the necessary governmental agencies".
5. Final CSM shall depict the northwesterly portion of lot 1 as Not Buildable due to high water and hydric soils. The portion of lot 1 depicted as not buildable shall extend from the northwestern corner 600 feet southeast and then to the northeast parallel to the southern lot line.
6. Dedicate a 33 foot half road right of way along N. Clear Lake Rd. at the discretion of the Town.
7. Final CSM shall be submitted to and approved by the Agency within one year after preliminary approval.
8. CSM's subject to local approval shall be recorded with the Rock County Register of Deeds within 6 months of their last approval.

B. Information Item: Administrative Quarterly Report

Mr. Wheeler presented the report to the committee highlighting first quarter data on Permitting and Variance activity within the department.

6. **FINANCE**

**Action Item:**

- A. Committee review of payments  
Reviewed.
- B. Transfers  
None

7. **COMMITTEE REPORTS**

Supervisor Davis invited all present to take a look at Assembly Bill 21 regarding personal/private wells for farmers within the State of Wisconsin. He added that the bill is garnering Bi-Partisan support across the State.

8. **DIRECTOR'S REPORT:**

- A. Rock County Analysis of Impediments to Fair Housing Plan Update.

Mr. Byrnes shared a document that contained Loan Origination, Loan Servicer, and low to moderate loan lender data that will be used as part of the plan update.

9. **ADJOURNMENT**

Supervisors Gustina and Mawhinney moved and seconded to adjourn the Committee at 8:34 a.m. All in Favor (4-0).

Respectfully Submitted – Kurt J. Wheeler, Acting Secretary

These minutes are not official until approved by Committee.

**Future Meetings/Work Sessions**

April 25, 2019 (8:00 am)  
May 9, 2019 (8:00 am)  
May 23, 2019 (8:00 am)  
June 13, 2019 (8:00 am)