

1 **PLANNING, CONSERVATION & PARKS COMMITTEE**

2

3 PAC June 28, 2006

4 West Bend, WI 1:00 p.m.

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6 Present: John W. Stern, Kenneth W. Brandt, Melvin K. Ewert, Charlene S. Brady, Daniel R. Knodl
7 (arrived at 1:03 p.m.), and Donald J. Berchem.

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9 Excused: Mark T. McCune.

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11 Also present: Administrator Paul Mueller, Assistant Administrator Herbert Wolf, Supervisor Roy
12 Justman, Assistant Administrator for Planning Debora Sielski, Assistant Administrator for Golf and
13 Parks Mike Kactro, Real Property Lister Brian Braithwaite, Highway Commissioner Ken Pesch, and
14 Deputy County Clerk Jennifer Squires.

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16 Chairman Stern called the meeting to order and read the Affidavit of Posting.

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18 **OBJECTING AUTHORITY SUBDIVISION**

19 **Red Cedar Heights, NW ¼, Sec. 36, City of West Bend – Preliminary Plat Review 174 lots (Red**
20 **Cedar Heights Development, LLC – Developer)**

21 Appearance: John Senkerik, Thomson Corporation, and Clif Poyntz, Lorik Engineering

22 A formal request to postpone the Preliminary Plat Review for Red Cedar Heights Subdivision was
23 received.

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25 **APPROVAL OF MINUTES**

1 Mr. Stern asked Mr. Wolf for an update regarding the two ponds in the Town of Richfield that were
2 part of the June 14, 2006 Proposed Zoning Map Amendments Public Hearing. Mr. Wolf informed the
3 Committee that a site visit with the DNR has been scheduled prior to presenting the maps to the
4 County Board.

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6 Moved by Mr. Ewert, seconded by Ms. Brady to approve the minutes of June 14, 2006. Motion
7 carried.

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9 **ESTABLISH AD HOC GOLF ADVISORY COMMITTEE**

10 Mr. Mueller requested the Committee make a decision to accept a written proposal, delay or take no
11 action on the establishment of an Ad Hoc Golf Advisory Committee. Mr. Mueller informed the
12 Committee that the Ad Hoc Golf Advisory Committee would make recommendations for business
13 improvements regarding the Washington County Golf Course. A recommended list of potential
14 professional residents to serve on the Committee has been prepared by Mr. Mueller. The Committee
15 approved the presentation of a written proposal from Mr. Mueller to be brought to the Committee at a
16 future date.

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18 **2007 CLEAN SWEEP RESOLUTION**

19 At the June 14, 2006, Land Conservation Meeting the Committee took action on the proposal of a
20 permanent clean sweep site and a resolution to go to the next County Board meeting. Mr. Mueller
21 informed the Committee that since the resolution has been drafted, the Administration Department has
22 objected to the use of General Funds. The resolution will be forwarded to the June 29, 2006 Finance
23 Committee. If the resolution is not accepted, it will be brought back to this Committee.

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1 **DIVISION REPORTS**

2 Golf and Parks Division – Mike Kactro

- 3 • June outings and tournaments
- 4 • Financial Plan Action Items
- 5 • Seasonal turf operations underway
- 6 • Yahr project out to bid
- 7 • Capital Project update

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9 **PUBLIC HEARING**

10 **John and Carol Harmon, NE ¼, Sec. 20, Town of West Bend – Conditional Use Permit for**
11 **excavating, filling or grading in a Shoreland/Floodplain Zoning District (address: 5993 Artist**
12 **Bay Road, West Bend – replacement of retaining walls within the setback to the ordinary**
13 **highwater mark and vegetated rip-rap).**

14 Appearance: John Harmon and Dave Aldrian, architect

15 Ms. Squires read the notice of public hearing. Mr. Wolf presented a plat map indicating the location of
16 the premises and photographs of the current fieldstone and timber retaining walls and staircase. An
17 extensive reconfiguration of the retaining walls and vegetation has been proposed, including vegetated
18 rip-rap along the shoreline. The DNR has approved the vegetated rip-rap along the shoreline, which
19 will contain darker earth tone colored stone covered in planting materials. These planting materials
20 will help protect the shoreline. A terrace effect will be created as you go up the hill from the shoreline
21 to the dwelling, reducing the lawn and grass area. Mr. Stern opened the public hearing to accept
22 comments from the audience. The public hearing was closed.

23

1 Moved by Mr. Knodl, seconded by Ms. Brady to approve the Conditional Use Permit for the
2 replacement of retaining walls within the setback to the ordinary highwater mark and vegetated rip-rap
3 for John and Carol Harmon in the Town of West Bend. Motion carried.

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5 **DIVISION REPORTS (continued)**

6 Real property Lister Division – Brian Braithwaite

7 • Second Quarter Statistics

8 • Assessment Updates

9 • Website Update

10 • Other activities

11

12 Land Use Division – Herbert Wolf

13 • Land Division and Permit Activity

14 • Department of Commerce annual audit of POWTS Program

15 • Shoreland/Wetland/Floodplain map update

16 • Chapter 23 proposed revisions related to road projects

17 • Shoreland Property Owners Handbook

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19 Moved by Mr. Berchem, seconded by Mr. Ewert to approve the Division Reports for Golf and Parks,
20 Real Property and Land Use Divisions. Motion carried.

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**COMPREHENSIVE PLANNING REVIEW AND PRELIMINARY APPROVAL OF
CHAPTER 6 – EXISTING PLANS AND ORDINANCES**

Ms. Sielski presented an overview of Chapter 6, Existing Plans and Ordinances.

Moved by Mr. Ewert, seconded by Mr. Brandt for preliminary approval of Chapter 6 of the
Comprehensive Plan. Motion carried.

RECESSED AT 2:45 P.M.

Mr. Berchem was excused for the remainder of the meeting.

RECONVENED AT 2:48 P.M. IN SUITE 3200 OF THE PUBLIC AGENCY CENTER

DEMONSTRATION OF THE COMMUNITY VIZ SMART BOARD

Ms. Sielski presented a demonstration of the Community Viz Smart Board.

ADJOURNMENT

Moved by Mr. Brandt, seconded by Mr. Knodl to adjourn at 3:19 p.m. Motion carried.