

1 **PLANNING, CONSERVATION & PARKS COMMITTEE**

2  
3 PAC  
4 West Bend, WI

January 25, 2006  
1:00 p.m.

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6 Present: Maurice Strupp, Kenneth W. Brandt, Mary A. Krumbiegel, John W. Stern, Herbert J. Tennes, and Deborah L. Wilke.

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9 Excused: Donald H. Roskopf.

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11 Also present: Administrator Paul Mueller, Assistant Administrator Herb Wolf, Assistant Administrator for Planning Debora Sielski (arrived at 1:43 p.m.), Supervisor Donald Berchem, and County Clerk Brenda Jaszewski.

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15 Chairperson Strupp called the meeting to order and read the Affidavit of Posting.

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17 **REQUEST FOR SANITARY VARIANCE EXTENSION**

18 **Hilltop Associates – SE 1/4, Sec. 19, Village of Germantown – W211 N11810 Hilltop Circle –**  
19 **Commercial Holding Tank.**

20 Appearance: Deputy County Attorney Christine Ohlis, Attorney Robert Teper, Village of  
21 Germantown President Charles Hargan, Village of Germantown Trustee Melvin Ewert, and Jim  
22 Reitzner representing Hilltop Associates.

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24 Mr. Wolf read a letter that was received from Village of Germantown Administrator Christopher Lear  
25 regarding the Hilltop project and the Village's sewer plans. The letter indicates the Village has not yet  
26 taken action on this, however, it will be addressed at their February 7, 2006, Public Works meeting.

27 Mr. Wolf stated the minutes from the December 19, 2005, Village Board meeting states that a motion  
28 was made indicating that the Village of Germantown intends to extend sewer services west of  
29 Highway 41/45 and requests Washington County grant Hilltop Associates a one-year extension on the  
30 sanitary variance.

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32 Attorney Tepper explained that Hilltop Associates would like to proceed with 37 units, numbers 30  
33 through 66 as indicated on the revised site plan map. The current holding tanks will accommodate  
34 these and when sewer services are extended, these lots will be connected to the sewer system. Mr.  
35 Hargan stated the final determination on the exact plan for the sewer extension would be made at the  
36 February 7, 2006, Public Works meeting and the Village has every intention to proceed with the sewer  
37 extension project.

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39 Mr. Ewert indicated he has not seen the plan from Hilltop Associates. Mr. Reitzner will ensure the  
40 Village of Germantown's Public Works Committee receives all of the information required for their  
41 meeting on February 7, 2006, and Mr. Hargan assured this Committee that this item will be on the  
42 Public Works agenda for February 7, 2006.

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44 Moved by Mr. Tennes, seconded by Ms. Wilke to approve the request for a sanitary variance  
45 extension for Hilltop Associates, including authorization to proceed with lots 30-66, contingent upon  
46 approval of a sewer plan by the Village of Germantown. The extension is granted with the  
47 understanding a progress report will be made to this Committee in March, 2006, with an additional  
48 update six months after that, and an additional update one year after that, or upon completion of the  
49 project, whichever is earlier. Motion carried.

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Mr. Wolf left at 1:35 p.m.

**UPDATE ON LANDSHARK INTERNET ACCESS**

Appearance: Register of Deeds Sharon Martin.

Ms. Martin stated that the Landshark program began in December and there are currently nine subscribers. Of these, eight are local Title companies, and one is a local attorney. In addition, 14 companies have paid for escrow accounts to preview and print images. These 14 do not have the ability to access documents by last name as this is only authorized to those that have a paid subscription.

**PREVIEW OF REGISTER OF DEEDS YEARLY REPORT FOR COUNTY BOARD**

Appearance: Register of Deeds Sharon Martin.

Ms. Martin presented a draft 2005 annual report that will be submitted to the County Board, and reviewed the goals and accomplishments for 2005.

Assistant Administrator for Planning Debora Sielski arrived at 1:43 p.m.

**MINUTES OF JANUARY 18, 2006**

Moved by Mr. Tennes, seconded by Ms. Krumbiegel to approve the PCPC minutes of January 18, 2006. Motion carried.

**CLOSED SESSION**

Moved by Mr. Brandt, seconded by Mr. Stern to move into closed session at 1:57 p.m. pursuant to Wisconsin Statute Section 19.85 (1)(e) to deliberate the purchase of public property due to competitive and bargaining reasons specifically to consider acquisition of property for park purposes. Motion carried unanimously by roll call vote.

**RETURN TO OPEN SESSION**

Moved by Ms. Krumbiegel, seconded by Mr. Brandt to return to open session at 2:40 p.m. Motion carried unanimously by roll call vote.

**ACTION ON ITEM(S) DISCUSSED IN CLOSED SESSION**

Mr. Mueller will meet with the County Attorney regarding items discussed in closed session. Depending upon the outcome of that meeting, this Committee may call a meeting for the morning of Friday, February 3, 2006.

**ADJOURNMENT**

Moved by Mr. Brandt, seconded by Mr. Stern to adjourn at 2:50 p.m. Motion carried.