



Dane County

Minutes - Final Unless Amended by Committee

Zoning & Land Regulation Committee

Tuesday, February 13, 2018

6:30 PM

City - County Building, ROOM 354
210 Martin Luther King Jr. Blvd., Madison

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A. Call to Order

Chair Kolar called the meeting of the ZLR Committee to order at 6:30pm in Room 354 of the City-County Building.

Staff present: Everson, Lane, and Violante

Youth Governance Members present: Sam Fischer.

Supervisor Miles arrived at 6:36pm.

Present 5 - JERRY BOLLIG, MARY KOLAR, AL MATANO, PATRICK MILES, and DENNIS O'LOUGHLIN

B. Public comment for any item not listed on the agenda

No comments made by the public.

C. Consideration of Minutes

[2017](#)
[MIN-490](#)

Minutes of the January 9, 2018 ZLR Committee meeting

Attachments: [01-09-2018 ZLR meeting minutes](#)

A motion was made by MATANO, seconded by O'LOUGHLIN, to approve the minutes of the January 9, 2018 Zoning and Land Regulation Committee. The motion carried by a voice vote.

[2017](#)
[MIN-491](#)

Minutes of the January 23, 2018 ZLR Committee meeting

Attachments: [01-23-2018 ZLR meeting minutes](#)

A motion was made by MATANO, seconded by BOLLIG, to approve the minutes of the January 23, 2018 Zoning and Land Regulation Committee meeting. The motion carried by a voice vote.

E. Zoning Map Amendments and Conditional Use Permits from previous meetings

[11234](#)

PETITION: REZONE 11234

APPLICANT: DEERFIELD HEIGHTS LLC

LOCATION: NORTH OF COUNTY HIGHWAY BB, SECTION 9, TOWN OF
DEERFIELD

CHANGE FROM: A-1EX Agriculture District TO RH-1 Rural Homes District

REASON: creating 4 residential lots

Attachments: [11234 Ord Amend](#)

[11234 Staff Update](#)

[11234 Town](#)

[11234 Density](#)

[11234 Prelim CSM](#)

[11234 Map](#)

[11234 APP](#)

A motion was made by BOLLIG, seconded by O'LOUGHLIN, that this Zoning
Petition be recommended for approval as amended. The motion carried by the
following vote: 4-0.

1. A deed notice shall be recorded on the property with the following statement:
This land is located in a predominantly farming district and purchasers are put on
notice that noises, smells, and nuisances associated with permitted traditional
and normal farming practices such as animal husbandry, pesticide spraying,
fertilization, and crop cultivation, and harvesting are likely to occur on nearby
and adjacent parcels.

Ayes: 4 - BOLLIG,KOLAR,MATANOandO'LOUGHLIN

Absent: 1 - MILES

[11235](#) PETITION: REZONE 11235
APPLICANT: SOLON W PIERCE III
LOCATION: 4219 SMITH DRIVE, SECTION 7, TOWN OF DEERFIELD
CHANGE FROM: A-1EX Agriculture District TO A-2 (4) Agriculture District
REASON: separating existing residence from farmland

Attachments: [11235 Ord Amend](#)
[11235 Staff Update](#)
[11235 Town](#)
[11235 Density](#)
[11235 CSM Revised](#)
[11235 Map](#)
[11235 APP](#)

A motion was made by MATANO, seconded by O'LOUGHLIN, that this Zoning Petition be recommended for approval as amended. The motion carried by the following vote: 4-0.

1. The petition shall be amended to include 44 acres just south of the proposed lot having this area assigned with the zoning district classification of A-4 Small lot Agriculture.

Ayes: 4 - BOLLIG,KOLAR,MATANOandO'LOUGHLIN

Absent: 1 - MILES

F. Plats and Certified Survey Maps

[2017 LD-045](#) Final Plat - Second Addition to Quarry Vista
City of Fitchburg
Staff recommends a certification of non-objection.

Attachments: [Untitled](#)
[27779 2nd Addn Quarry RVista](#)

A motion was made by BOLLIG, seconded by O'LOUGHLIN, that the final plat be certified with no objections. The motion carried by a voice vote, 4-0.

[2017 LD-046](#) Puccio proposed 2-lot Certified Survey Map
Town of Verona
Staff recommends approval of the land division.

Attachments: [Untitled](#)
[20171226094431](#)
[17-32](#)
[Puccio CSM Comprehensive Plan review memo 2018](#)

A motion was made by MATANO, seconded by MILES, that the Land Division be approved. The motion carried by a voice vote, 4-0.

[2017 LD-047](#) Final Plat - Wellington Trace
Town of Bristol
Consideration of the 10/2/2017 conditional approval and execution of the plat document pursuant to established Committee policy.

Attachments: [conditions](#)
[2017-08-29_Final Plat](#)
[map](#)
[Hart Subdivision Bristol 31.06.13.2017](#)
[Water Table Exhibit \(1\)](#)

A motion was made by MATANO, seconded by MILES, to find that the final plat be signed as the conditional approval from 9/26/2017 has been met. The motion carried by a voice vote, 5-0. Chair KOLAR signed the plat.

[2017 LD-048](#) Final Plat - Cherry Wood Ridge
Town of Middleton
Consideration of the 9/5/2017 conditional approval and execution of the plat document pursuant to established Committee policy.

Attachments: [conditions](#)
[FINAL Plat Cherry Wood Ridge-Sheet 1](#)
[FINAL Plat Cherry Wood Ridge-Sheet 2](#)
[CherryWoodRidgePrelim](#)
[map](#)

A motion was made by BOLLIG, seconded by MATANO, to find that the final plat be signed as the conditional approval from 9/5/2017 has been met. The motion carried by a voice vote, 5-0. Chair KOLAR signed the plat.

G. Resolutions

H. Ordinance Amendment

I. Items Requiring Committee Action

J. Reports to Committee

K. Other Business Authorized by Law

L. Adjourn

A motion was made by MATANO, seconded by O'LOUGHLIN, to adjourn the Zoning and Land Regulation Committee meeting at 6:40pm. The motion carried unanimously.

*Questions? Contact Roger Lane, Planning and Development Department, 266-4266,
lane.roger@countyofdane.com*