



PORTAGE COUNTY

MEETING MINUTES

PLANNING AND ZONING COMMITTEE

PORTAGE COUNTY ANNEX
CONFERENCE ROOM 5
1462 STRONGS AVENUE
STEVENS POINT, WI 54481

Tuesday, February 14, 2023

5:00 PM

REMOTE ATTENDANCE & COMMENT

To attend this meeting by telephone: dial 1-872-242-7813, after dialing the number you will then be asked to enter in a meeting number. Use the following meeting number: 324 560 582, then press #

To attend this meeting by video: [Click here to join the meeting](#)

CALL TO ORDER

Raikowski called the Planning and Zoning Committee meeting to order at 5:00 PM.

Members Present: Larry Raikowski, Julie Morrow, Pat Keller, Barry Jacowski, and Mike Splinter

Staff Attending: Kristen Johnson, Chris Mrdutt, Dan Bowers, and Amy Heins

Others Present: Jeremy Leck, Tom Owens, Dale Niggemann, John Pavelski - County Executive

PUBLIC HEARING

1. MOD-2023-001 - A request by Jeremy Leck, agent for the Portage County Fairgrounds Association, to locate a driveway on County Road B (Western Way). The property is a corner lot having a tax parcel number of 006231021-09.12 in the Town of Amherst. The subdivision ordinance requires that driveways be located on the lower functionally classed road for corner lots; that being Fairgrounds Road for this lot.

Dale Niggemann, owner of B-Bar 10, questioned the reasoning for the new driveway. Jeremy Leck stated the new driveway would help eliminate back-up onto the road. The new driveway (on Western Way) would be an entrance-only, and the former driveway (on Fairground Road) would be an exit-only. Dale Niggemann suggested adding an additional turn lane instead, as it seemed safer. A motion was made by Mike Splinter, seconded by Pat Keller to close the public hearing. Motion passed by voice vote, with no negative votes.

CORRESPONDENCE

PUBLIC NOTICE

Members of the public who wish to address the Committee on specific agenda items must register their request at this time, with such comments subject to the reasonable control of the Committee Chair as set forth in Robert's Rules of Order.

Tom Owens registered to speak on agenda item 7.

REVIEW/APPROVAL

2. Review - Vouchers and Procurement Card Authorizations

Larry Raikowski noted for the record that vouchers and procurement authorizations have been reviewed.

3. Approval of January 10, 2023 Minutes

A motion was made by Mike Splinter, seconded by Julie Morrow, to approve. Motion to approve passed by voice vote, with no negative votes.

DISCUSSION/POSSIBLE ACTION

4. Discussion/Possible Action - Portage County Fair Association (MOD-2023-001) - Town of Amherst

A motion was made by Julie Morrow, seconded by Mike Splinter, to approve. Motion to approve passed by voice vote, with no negative votes.

5. Discussion/Possible Action - Private Sewage System Ordinance Amendments

A motion was made by Barry Jacowski to send the ordinance amendments back for a track change version for easier comparison.

Motion was seconded by Mike Splinter, to approve. Motion to approve passed by voice vote, with no negative votes.

6. Discussion/Possible Action - Regarding Special Meeting Attendance (Portage County Ordinance 3.1.47 & 3.1.48)

- Request for special meeting attendance
- Approval of attendance of special meetings
- Special meeting attendance reports

REPORTS

7. Solar Farm Joint Development Agreement

Tom Owens asked the County to encourage the solar company to make a settlement with the school district as they are currently only offering \$50,000, which is a fraction of what they would normally get. Dan Bowers stated the solar company project will cost approximately 280 million dollars and, under the normal taxing structure, we should be getting approximately 1.4 million. Under State law, we will get approximately \$500,000 as part of a revenue sharing agreement. The school district was left out of State law, so the only way they can replace that taxing revenue, will be through this development agreement. Out of the 280 million dollar project, the school district should get 1.9 million annually, but was only offered \$50,000. Barry Jacowski stated if the solar company is taxed at the current rate (agricultural), the school is not losing any money, but rather losing out on the taxable improvement rate. Therefore, Barry Jacowski questioned how this will be taxed as the property will be leased versus purchased. Tom Owens stated it is considered PILT (payment in lieu of taxes), more for a good will purpose.

8. County Comprehensive Plan

Kristen Johnson stated all municipalities were tasked with selecting and providing her with a representative by March 3. She plans to have the first meeting towards the end of March. Barry Jacowski requested monthly updates and that the P&Z Committee receive meeting agendas.

9. 2023 Permits to Date

Monthly Sanitary and Zoning Permit update (chart included in packet).

10. Director Report

Staff will be working on updating the Nonmetallic Mining Reclamation Ordinance next.

NEXT MEETING DATE

11. Meeting Schedule Moving Forward

The Committee agreed to move future meetings back to the fourth Tuesday of the month at 5:00 p.m.

12. Next Meeting Date and Time

The next standard meeting is scheduled for Tuesday, March 28, 2023 at 5:00 PM. in Conference Room 5.

ADJOURNMENT

A motion was made by Barry Jacowski, seconded by Larry Raikowski, to adjourn. Motion carried by voice vote.
Meeting adjourned at 5:51 PM.

Notice: Any person who has special needs and plans on attending this meeting in-person or remotely should contact the Facilities Office at 715-346-1598 as soon as possible to ensure that reasonable accommodations can be made.

Notice: A quorum of the Portage County Board of Supervisors, or any committee thereof, may be present at this meeting.