

**MINUTES  
KENOSHA COUNTY  
PLANNING, DEVELOPMENT & EXTENSION EDUCATION COMMITTEE  
Wednesday, September 14, 2016**

Minutes of the Kenosha County Planning, Development & Extension Education Committee public hearing held on Wednesday, September 14, 2016 at 6:00 p.m. in the Kenosha County Center Public Hearing Room, 19600 -75th Street, Bristol, Wisconsin.

Members Present: Supervisors Erin Decker, John Poole, Michael Skalitzky, Jill Gillmore, Steve Bostrom

Youth In Governance Representatives Present: Felix Desimoni and Mikelle Miles

UW-Extension Staff Present: Tedi Winnett, Director, UW-Extension, Leigh Presley, Bethany Sorce, and Terri Ward

Also present: Mike Schrandt, Kenosha County Division of Facilities

Also in Attendance for the public hearings on land use items:  
Andy M. Buehler, Director, Division of Planning Operations  
April A. Webb, Senior Administrative Assistant

The meeting was called to order at 6:00 p.m. by Chairman Decker.

1. **Certification of Compliance with Wisconsin Open Meetings Law:** The committee certified that all requirements of the Wisconsin Open Meetings Law had been met
2. **Feature Program “Sustainable Kenosha County”:** Tedi Winnett shared that UW-Extension educators drafted a concept paper addressing sustainability and proposing initiatives for the County to consider. This resulted from the successful work being done by the Energy Team originally led by Amy Greil, CNRED Educator.

Leigh Presley described the 4 elements of sustainability: environmental, economic, social, and cultural. She shared the efforts underway to convene a team across County departments/divisions to look at increasing sustainable initiatives within county government.

Mike Schrandt, Division of Facilities, shared the successful impacts of the County Energy Team. The team has seen a cumulative energy savings of approximately \$60,000 due to implementation of several energy saving projects.

Leigh shared that the Sustainable Kenosha County Team is now focusing on developing a website to showcase the current efforts underway. The team will continue to focus on employee engagement strategies to increase energy efficiencies and save money.

Discussion was held regarding the consideration of adding electrical outlets to the KCC parking lot and including other municipalities’ sustainability activities on the website.

3. **UW-Extension Educator/Program updates:**

Terri Ward, Nutrition Education Program Administrator, shared program impacts from youth programs recently held. She noted that two new nutrition educators will be hired this fall. Youth programming has increased to new schools in Kenosha Unified School District. These schools have seen an increase in the number of free/reduced lunches.

Bethany Sorce, 4-H Program Assistant, noted that August was the Kenosha County 4-H Fair and was an opportunity for 4-H members to exhibit their work. The 4-H Open House will be September 27 at the Kenosha County Center; 4-H project reorganization will be completed with annual charters and projects will plan educational opportunities for the coming year. General leaders meeting will be held next week to provide orientation for club administration. The 4-H members will have an opportunity to apply for trips and awards.

Leigh Presley, Agriculture Educator, hosted an exhibit for tractor safety at UW Extension Day at the Wisconsin State Fair in August. The Farm Tech Days post-review is wrapping up. A grants workshop for Ag entrepreneurs is coming up and a webinar for farm transition and succession planning.

4. **nEXT Generation Cooperative Extension Reorganization Update:**

Tedi reported that statewide workgroups are continuing to meet. Karl Martin has been named as the Interim Dean & Director of Cooperative Extension as of November 1<sup>st</sup>.

5. **UW-Extension Director's Updates:** Tedi announced that Barb Larson Horticulture Educator's retirement is effective October 3<sup>rd</sup>. Jeanne Hilinske-Christensen will serve as the Interim Horticulture Educator for both Kenosha & Racine Counties. Tedi will continue to provide coverage for the Youth Development programs until the reorganization is completed. Tedi reported that Leadership Kenosha has 22 participants and the retreat is going to be Thursday and Friday.

Chairman Decker called for a brief recess prior to reconvening for the Public Hearing portion of this meeting.

After a brief recess, the Public Hearing was called to order at 7:00 p.m. in the Public Hearing Room (Recording #2 of 2).

Chairman Decker called for introductions of committee members, youth in governance, and staff.

6. **CHICAGO COVENANT PRESBYTERIAN CHURCH (OWNER), TAMARA M. MULLER (AGENT) – COMPREHENSIVE PLAN AMENDMENT - PARIS**

Public Hearing on Proposed Comprehensive Plan Amendment, Chicago Covenant Presbyterian Church, 1240 Greenwood Rd., Glenview, IL 60025 (Owner), Tamara M. Muller, 1530 South State St., Unit 17D, Chicago, IL 60605 (Agent), requests an amendment to the Adopted Land Use Plan map for Kenosha County: 2035 (map 65 of the comprehensive plan) from "Farmland Protection", "Governmental and Institutional" and "SEC" to "General Agricultural & Open Land" and "SEC" on Tax Parcel #45-4-221-274-0300 located in the SE ¼ of Section 27, T2N, R21E, Town of Paris.

Patrick McCarty, project manager and architect, was in attendance to speak to this item.

Ken Monson, Town of Paris Supervisor, spoke in favor of the application.

- Supervisor Skalitzky made a motion to **approve** and recommend to the Kenosha County Board of Supervisors the comprehensive plan amendment request of Chicago Covenant Presbyterian Church (Owner) and Tamara M. Muller (Agent). The motion was seconded by Supervisor Poole and passed unanimously on the following roll call vote: Skalitzky – aye; Poole – aye; Decker – aye; Gillmore – aye; Bostrom - aye. Youth In Governance: Desimoni - aye; Miles - aye.

7. **CHICAGO COVENANT PRESBYTERIAN CHURCH (OWNER), TAMARA M. MULLER (AGENT) – REZONING - PARIS**

Chicago Covenant Presbyterian Church, 1240 Greenwood Rd., Glenview, IL 60025 (Owner), Tamara M. Muller, 1530 South State St., Unit 17D, Chicago, IL 60605 (Agent), requesting a rezoning from A-1 Agricultural Preservation Dist., I-1 Institutional Dist. & C-2 Upland Resource Conservancy Dist. to A-2 General Agricultural Dist., C-2 Upland resource Conservancy Dist. & C-1 Lowland Resource Conservancy Dist. on Tax Parcel #45-4-221-274-0300 located in the SE ¼ of Section 27, T2N, R21E, Town of Paris.

Patrick McCarty, project manager and architect, was in attendance to speak to this item.

Ken Monson, Town of Paris Supervisor, spoke in favor of the application.

- Supervisor Skalitzky made a motion to **approve** and recommend to the Kenosha County Board of Supervisors the rezoning request of Chicago Covenant Presbyterian Church (Owner) and Tamara M. Muller (Agent). The motion was seconded by Supervisor Gillmore and passed unanimously. Youth In Governance: Desimoni - aye; Miles - aye.

8. **ROBERT E. & SUSAN M. RILEY TRUST – REZONING - WHEATLAND**

Robert E. & Susan M. Riley Trust, 7905 328<sup>th</sup> Ave., Burlington, WI 53105-8931 (Owner), requesting a rezoning from A-1 Agricultural Preservation Dist., R-2 Suburban Single-Family Residential Dist. & C-1 Lowland Resource Conservancy Dist. to A-1 Agricultural Preservation Dist., R-2 Suburban Residential Dist. & C-1 Lowland Resource Conservancy Dist. on Tax Parcel #95-4-119-122-0605 located in the W ½ of Section 12, T1N, R19E, Town of Wheatland.

Robert E. & Susan M. Riley were in attendance to speak to this item.

- Supervisor Skalitzky made a motion to **approve** and recommend to the Kenosha County Board of Supervisors the rezoning request of Robert E. & Susan M. Riley Trust. The motion was seconded by Supervisor Bostrom and passed unanimously. Youth In Governance: Desimoni - aye; Miles - aye.

9. **BADTKE HOLDINGS LLC (OWNER), SCOTT BLUME, SR. (AGENT) - CONDITIONAL USE PERMIT – PARIS**

Badtke Holdings, LLC, 1520 136th Ave., Union Grove, WI 53182 (Owner), Scott Blume, Sr., 1480 240<sup>th</sup> Ave., Kansasville, WI 53139-9609 (Agent) requesting a Conditional Use Permit to operate a trucking business in the B-3 Highway Business Dist. on Tax Parcel #45-4-221-181-0410 located in the NE 1/4 of Section 18, T2N, R21E, Town of Paris.

Scott Blume, agent, and Nancy Washburn, Land Development Administration, were in attendance to speak to this item.

- Supervisor Skalitzky made a motion to **approve** the Conditional Use Permit request of Badtke Holdings, LLC (Owner) and Scott Blume, Sr. (Agent), amending condition #4 to “10 semi-tractors and 10 semi-trailers”, strike Condition #3 regarding the one year limited approval and subject to the following conditions as amended:
1. Subject to the application stamped received by the office of Planning and Development on August 5, 2016 and all corresponding plans and attachments.
  2. Subject to the conditions recommended by the Town of Paris Plan Commission on August 15, 2016 and approved by the Town of Paris Town Board on August 23, 2016 (Exhibit A, attached).
  3. Subject to the conditions present in the Kenosha County General Zoning and Shoreland/Floodplain Zoning Ordinance Section 12.29-8(b)14; Automotive Sales, Service and Repairs in the B-2, B-3, and B-5 Districts (shown below):
    - a) All servicing and repair work shall be within an enclosed structure. Repair materials, new, used or junk parts shall not be stored outside unless the storage area has a solid fence enclosure. Junk materials shall be removed at least once a month to avoid unsightliness of the site. Fences shall be of uniform design and height and be properly maintained for aesthetic purposes.
    - b) No cars shall be parked within the vision triangle and all parking lots shall meet all yard requirements.
    - c) Lights shall not be beamed directly onto adjoining property.
  4. Parking of the semi-tractor/trailers shall be limited to ten (10) semi-tractors and ten (10) semi-trailers to be parked on the eastern portion of the property. This area can accommodate approximately ten (10) parking stalls with a dimension of 12' x 100' each. No additional outdoor parking of semi-tractor/trailers or storage of materials is requested at this time.
  5. If the existing and any proposed additional impervious surface totals more than a ½ acre (21,780 square feet), a stormwater management plan will be required to be submitted to this office and the Town of Paris.

*Note: At this time, Badtke does not need to submit a storm water management plan. The proposed new impervious surface area will be approximately 15,900 square feet. Approximately an additional 5880 square feet of impervious surface will trigger a storm water management plan.*

6. Any newly proposed or changed outdoor lighting shall consist of full cut-off luminaries and shall not exceed an illumination level of 0.5 foot-candles as measured at the property line. Lighting fixtures shall be shielded or directed in such a manner so as to prevent light from shining directly onto abutting rights-of-way and adjacent properties (cut-off type luminaries only). No protruding lenses are allowed and lenses must be constructed so as to be parallel to the constructed yard grade. All security lighting shall be shielded and aimed so that illumination is directed only to the designated areas. General flood lighting fixtures shall be discouraged.
7. A Certificate of Compliance shall be issued by the Department of Planning and Development prior to operation of the business.
8. A zoning permit shall be applied for and issued by the Department of Planning and Development prior to the construction of any structure(s) (i.e. buildings, fencing, signage, etc...).
9. Any substantial change or expansion of the submitted plan of operation (i.e. new buildings and/or change in use) shall require the petitioner to reapply for a Conditional Use Permit to the Planning, Development & Extension Education Committee for its review and approval.
10. It is the total responsibility of the petitioner to assure and guarantee that the above stated conditions are fully complied with. Any deviation from the approved plans and conditions shall result in the issuance of a citation and associated stop work order until such time as the project is brought back into compliance. Continuance of the project shall result in a recommendation for revocation of the Conditional Use Permit.
11. If property ownership shall happen to change then it is the responsibility of the person(s) that signed these conditions to notify new owner of all above stated conditions of approval. Any changes or deviations from the above referenced approved plans will require additional review and approval and will be subject to additional fees by Planning and Development.

The motion was seconded by Supervisor Gillmore and passed unanimously by those PDEEC members present. Youth In Governance: Desimoni - aye; Miles - aye.

10. **RONALD VANDERWERFF & EDWARD VANDERWERFF (OWNER), PDEEC (SPONSOR)  
– REZONING – BRIGHTON**

Ronald Vanderwerff & Edward Vanderwerff, 4005 Salem Road, Salem, WI 53168 (Owner), Kenosha County Planning, Development & Extension Education Committee, 19600 75th Street, Suite 185-3, Bristol, WI 53104 (Sponsor), requesting a rezoning from R-1 Rural Residential Dist. to R-1 Rural Residential Dist. and C-1 Lowland Resource

Conservancy Dist. on Tax Parcel #30-4-220-272-0240 located in the NW of Section 27, T2N, R20E, Town of Brighton.

Mr. Buehler presented this item noting that it was a PDEEC sponsored rezoning to reflect actual field conditions of the wetland delineation.

- Supervisor Skalitzky made a motion to **approve** and recommend to the Kenosha County Board of Supervisors the rezoning request of Ronald Vanderwerff & Edward Vanderwerff (Owner) and PDEEC (Sponsor). The motion was seconded by Supervisor Bostrom and passed unanimously. Youth In Governance: Desimoni - aye; Miles - aye.

11. **BADTKE HOLDINGS LLC (OWNER), JEFF BADTKE (AGENT) - REZONING – PARIS**

Badtke Holdings LLC, 1520 136th Ave., Union Grove, WI 53182 (Owner), Jeff Badtke, 1520 136th Ave., Union Grove, WI 53182 (Agent) requesting a rezoning from A-2 General Agricultural Dist. to B-3 Highway Business Dist., B-5 Wholesale Trade and Warehousing Dist. and C-1 Lowland Resource Conservancy Dist. on Tax Parcel #45-4-221-173-0202 located in the SW 1/4 of Section 17, T2N, R21E, Town of Paris.

Jeff Badtke, agent, and Nancy Washburn, Land Development Administration, were in attendance to speak to this item.

Ken Monson, town of Paris Supervisor, spoke in favor of the application.

Thomas Schon, 19705 Burlington Road, spoke regarding concerns relative to the ingress/egress easement and how this project would affect the gravel drive pitch.

- Supervisor Skalitzky made a motion to **approve** and recommend to the Kenosha County Board of Supervisors the rezoning request of Badtke Holdings LLC (Owner), Jeff Badtke (Agent). The motion was seconded by Supervisor Gillmore and passed unanimously. Youth In Governance: Desimoni - aye; Miles - aye.

12. **BADTKE HOLDINGS LLC (OWNER), JEFF BADTKE (AGENT) - CONDITIONAL USE PERMIT – PARIS**

Badtke Holdings LLC, 1520 136th Ave., Union Grove, WI 53182 (Owner), Jeff Badtke, 1520 136th Ave., Union Grove, WI 53182 (Agent) requesting a Conditional Use Permit to operate a resale lot of trucks, large and small farm equipment, and construction equipment in the B-3 Highway Business Dist., and to operate a landscaping and lawn care service in the B-5 Wholesale Trade and Warehousing Dist., on Tax Parcel #45-4-221-173-0202 located in the SW 1/4 of Section 17, T2N, R21E, Town of Paris.

Mr. Buehler noted that Hwy 45 access to this property needed to be worked out with the WI Department of Transportation and that a meeting with the WI DOT was scheduled for September 27 in Waukesha. In light of this information, he suggested tabling the item to the next PDEEC meeting.

- Supervisor Skalitzky made a motion to **table** the rezoning request of Badtke Holdings LLC (Owner), Jeff Badtke (Agent). The motion was seconded by Supervisor Bostrom and passed unanimously. Youth In Governance: Desimoni - aye; Miles - aye.

13. **TABLED JAMES F. & JUDY L. KUTZLER (OWNER) – COMPREHENSIVE PLAN AMENDMENT - SALEM**

Tabled Request of Public Hearing on Proposed Comprehensive Plan Amendment, James F. & Judy L. Kutzler, 9037 263<sup>rd</sup> Ave., Salem, WI 53168-9329 (Owner), requests an amendment to the Adopted Land Use Plan map for Kenosha County: 2035 (map 65 of the comprehensive plan) from “Suburban-Density Residential” to “Suburban-Density Residential” & “Medium-Density Residential” on Tax Parcel #65-4-120-153-0720 located in the SW ¼ of Section 15, T1N, R20E, Town of Salem.

- Supervisor Skalitzky made a motion to **remove from the table** the comprehensive plan amendment request of James F. & Judy L. Kutzler. The motion was seconded by Supervisor Poole and passed unanimously. Youth In Governance: Desimoni - aye; Miles - aye.

James F. Kutzler, owner, was in attendance to speak to this item.

Charlene Flitsch, 1561 W. Revere Place, West Allis, WI and Debbie O’Connell, 6049 242<sup>nd</sup> Avenue, Salem, WI - spoke in favor of this request.

Roger Timmons, 9111 262<sup>nd</sup> Avenue, spoke in opposition to the request.

Supervisor Bostrom noted that he would have preferred the Town of Salem to have upheld their comprehensive master plan or change it for this neighborhood rather than make a change for one property.

- Supervisor Poole made a motion to **approve** and recommend to the Kenosha County Board of Supervisors the comprehensive plan amendment request of James F. & Judy L. Kutzler. The motion was seconded by Supervisor Skalitzky and passed on the following roll call vote: Skalitzky – aye; Poole – aye; Gilmore – aye; Bostrom – no; Decker - aye. Youth In Governance: Desimoni - aye; Miles - aye.

14. **TABLED JAMES F. & JUDY L. KUTZLER (OWNER) – REZONING – SALEM**

Tabled Request of James F. & Judy L. Kutzler, 9037 263<sup>rd</sup> Ave., Salem, WI 53168-9329 (Owner), requesting a rezoning from R-2 Suburban Single-Family Residential Dist. to R-2 Suburban Single-Family Residential Dist. & R-3 Urban Single-Family Residential Dist. on Tax Parcel #65-4-120-153-0720 located in the SW ¼ of Section 15, T1N, R20E, Town of Salem.

- Supervisor Skalitzky made a motion to **remove from the table** the rezoning request of James F. & Judy L. Kutzler. The motion was seconded by Supervisor Poole and passed unanimously. Youth In Governance: Desimoni - aye; Miles - aye.

James Kutzler was in attendance to speak to this item.

- Supervisor Poole made a motion to **approve** and recommend to the Kenosha County Board of Supervisors the rezoning request of James F. & Judy L. Kutzler. The motion was seconded by Supervisor Skalitzky and passed on a 4-1 voice vote (Bostrom – no). Youth In Governance: Desimoni - aye; Miles - aye.

15. **KENOSHA COUNTY AND SALEM UTILITY DIST. #2 (OWNERS) - PDEEC (SPONSOR) – REZONING - SALEM**

Kenosha County, 19600 75<sup>th</sup> St., Ste. 122-1, Bristol, WI 53104 (Owner), Town of Salem Utility Dist. #2, PO Box 446, Salem, WI 53168-0446 (Owner), Kenosha County Planning, Development & Extension Education Committee, 19600 75<sup>th</sup> Street, Suite 185-3, Bristol, WI 53104 (Sponsor), requesting a rezoning from C-1 Lowland Resource Conservancy Dist. to C-2 Upland Resource Conservancy Dist. & C-1 Lowland Resource Conservancy Dist. on Tax Parcels #67-4-120-303-1111 & 67-4-120-303-1120 located in the SW 1/4 of Section 30, T1N, R20E, Town of Salem.

Mr. Buehler presented this item noting that it was a PDEEC sponsored rezoning to reflect actual field conditions of the wetlands.

- Supervisor Skalitzky made a motion to **approve** and recommend to the Kenosha County Board of Supervisors the rezoning request of Kenosha County (Owner), Town of Salem Utility District #2 (Owner), PDEEC (Sponsor). The motion was seconded by Supervisor Bostrom and passed unanimously. Youth In Governance: Desimoni - aye; Miles - aye.

16. **CERTIFIED SURVEYS AND OTHER LAND DIVISIONS**

- Supervisor Skalitzky made a motion to **approve** the following certified surveys, subject to conditions. The motion was seconded by Supervisor Gillmore and passed unanimously. Youth In Governance: Desimoni - aye; Miles - aye.

- 1) Robert E & Susan M Riley Trust (Owner) – Part of the Northwest Quarter of Section 12, Township 1 North, Range 19 East, Town of Wheatland. For informational purposes only this parcel is located on the east side of CTH JI (328<sup>th</sup> Avenue), approximately 0.50 miles south of 73<sup>rd</sup> Street.

Requesting approval of a Certified Survey Map (dated July 12, 2016 by Gary B. Foat of Degen-Foat Surveying, Inc.) to create one (1) 1.72-acre parcel, from existing tax parcel #95-4-119-122-0605.

Conditional Approval subject to the following:

- a) Compliance with any conditions put forth by the Town of Wheatland.
- b) Subject to making the following revisions to the CSM:
  1. Indicate area of the lot in both square feet and acres.
  2. Add a note stating that “Lot 1 is located within the shoreland and is subject to the shoreland regulations set forth in the Kenosha County General Zoning and Shoreland/Floodplain Zoning Ordinance.”
  3. Add a note indicating the zoning of Lot 1 is R-2 Suburban Single-Family Residential District.
  4. Revise the language in the Surveyor’s Certificate to indicate compliance with Kenosha County’s Land Division Ordinance in addition to Town of Wheatland ordinances.

- c) Subject to the property owner recording a cross-access easement document with the Register of Deeds to acknowledge the existing asphalt driveway encroachment between Lot 1 and the remnant unplatted lands, or removing a portion of the existing asphalt driveway so that said driveway is conforming with section 12.27-2 of the Kenosha County General Zoning & Shoreland/Floodplain Zoning Ordinance which states driveways shall not be closer than two (2) feet to any side lot line.
- d) Subject to all rules and requirements of Chapter 15 of the Kenosha County Sanitary Code and Private Sewage System Ordinance and SPS 383 and 385 of the Wisconsin Administrative Code. Complete soil and site evaluations have been conducted on each lot and where required by County Ordinance. The report is on file with the Kenosha County Department of Planning and Development. Any change in the location of the dispersal cell area must result in another soil and site evaluation by a licensed State of Wisconsin soil tester prior to changing the location of a prospective Private Onsite Wastewater Treatment Systems (POWTS). It is recommended that any desired change in the location of the dispersal cell be done prior to any transaction of property. All tested areas shall be protected and preserved by the developer and any subsequent owner from any disturbance which includes: cutting and filling of existing soil surface, compaction from vehicles, installation of roads and driveways, installation of stormwater devices and excavation for utilities. Destruction of a POWTS site may result in a parcel being unbuildable. None of these lots may have their dwellings served by holding tanks.
- e) Subject to the rezoning being approved on the proposed Lot 1 from "A-1 Agricultural Preservation District" to "R-2 Suburban Single-Family Residential District".
- f) The certified survey map shall not be released for recording until such time as the rezoning ordinance is signed by the County Executive.
- g) Subject to sending an electronic copy of the revised CSM showing the aforementioned changes to the Kenosha County Department of Planning and Development office to receive sign-off prior to the surveyor preparing the recordable CSM document for signatures. The county contact is Luke Godshall who can be contacted at the following e-mail address: [Luke.Godshall@kenoshacounty.org](mailto:Luke.Godshall@kenoshacounty.org).
- h) No land division shall be recorded if any portion or part of the parent parcel has any unpaid taxes or outstanding special assessments without prior approval of the local and Kenosha County Treasurer.
- i) Subject to receiving the original certified survey as approved by the Town of Wheatland.

- j) Subject to submitting the recordable copy of the Certified Survey Map (CSM) with signatures to the Kenosha County Planning & Development office along with the appropriate Register of Deeds recording fees within twelve (12) months of receiving conditional approval from the Kenosha County Planning, Development & Extension Education Committee. The Kenosha County Planning & Development office will submit the CSM along with the appropriate fees to the Register of Deeds for recording immediately upon receiving the recordable CSM and fee payments. Failure to submit the CSM with the required fees within the twelve (12) month time limit will render the CSM null and void. Failure to meet these conditions will require that the CSM be resubmitted for approval by the Kenosha County Planning, Development & Extension Education Committee.

- 2) James F & Judy L Kutzler (Owner) – Part of the Southwest Quarter of Section 15, Township 1 North, Range 20 East, Town of Salem. For informational purposes only this parcel is located between 262<sup>nd</sup> & 263<sup>rd</sup> Avenue, approximately 800' south of CTH "AH" (89<sup>th</sup> Street).

Requesting approval of a Certified Survey Map (dated May 25, 2016 by Mark A. Bolender of Ambit Land Surveying) to create one (1) 1.50-acre parcel, and two (2) 0.75-acre parcels from existing tax parcel # 65-4-120-153-0720.

Conditional Approval subject to the following:

- a) Compliance with any conditions put forth by the Town of Salem.
- b) Subject to making the following revisions to the CSM:
1. Indicate area of the lots in both square feet and acres.
  2. Amend the zoning note on Sheet 1 to indicate Lot 1 is zoned R-2 and Lots 2 & 3 are zoned R-3.
  3. Remove reference to "LINDA TISO" from the Town of Salem approval block.
  4. On Sheet 3, indicate that the illustrated minimum principal building setbacks apply to Lots 2 and 3 which are to be zoned R-3 (R-2 zoning requires a 15' minimum side yard setback).

Minimum Principal Building Setbacks:

Street Yard: 30'

Side Yard: 15' (R-2) - 10' (R-3)

Rear Yard: 25'

5. Correct spelling of "minimum" and "principal" on Sheet 3.
- c) Subject to the rezoning being approved for the applicable portions of the subject parcel from "R-2 Suburban Single-Family Residential District" to "R-3 Urban Single-Family Residential District".

- d) The certified survey map shall not be released for recording until such time as the rezoning ordinance is signed by the County Executive.
- e) Subject to sending an electronic copy of the revised CSM showing the aforementioned changes to the Kenosha County Department of Planning and Development office to receive sign-off prior to the surveyor preparing the recordable CSM document for signatures. The county contact is Luke Godshall who can be contacted at the following e-mail address: [Luke.Godshall@kenoshacounty.org](mailto:Luke.Godshall@kenoshacounty.org).
- f) No land division shall be recorded if any portion or part of the parent parcel has any unpaid taxes or outstanding special assessments without prior approval of the local and Kenosha County Treasurer.
- g) Subject to receiving the original certified survey as approved by the Town of Salem.
- h) Subject to submitting the recordable copy of the Certified Survey Map (CSM) with signatures to the Kenosha County Planning & Development office along with the appropriate Register of Deeds recording fees within twelve (12) months of receiving conditional approval from the Kenosha County Planning, Development & Extension Education Committee. The Kenosha County Planning & Development office will submit the CSM along with the appropriate fees to the Register of Deeds for recording immediately upon receiving the recordable CSM and fee payments. Failure to submit the CSM with the required fees within the twelve (12) month time limit will render the CSM null and void. Failure to meet these conditions will require that the CSM be resubmitted for approval by the Kenosha County Planning, Development & Extension Education Committee.

17. **APPROVAL OF MINUTES - APPROVED**

- Supervisor Skalitzky made a motion to approve the minutes as presented of the August 10, 2016 Planning, Development and Extension Education Committee meeting. The motion was seconded by Supervisor Poole and passed unanimously.

18. **CITIZEN COMMENTS** – Mr. Schon asked if he could be included in the discussions with the DOT regarding the Badtke item. Mr. Buehler noted that he would be notified of future PDEEC meetings regarding this request; he was directed to contact P&D staff during regular business hours and that they could provide him the name and contact information of the DOT representative; he should call the DOT to see if he could attend the September 27<sup>th</sup> DOT meeting.

19. **ANY OTHER BUSINESS ALLOWED BY LAW - NONE**

20. **ADJOURNMENT**

- Supervisor Gillmore made a motion to adjourn the meeting. The motion was seconded by Supervisor Bostrom and passed unanimously by those PDEEC members present. The meeting was adjourned at 8:51p.m.

The next regularly scheduled meeting of the Planning, Development & Extension Education Committee will be held on Wednesday, October 12, 2016.