

**MINUTES
KENOSHA COUNTY
PLANNING, DEVELOPMENT & EXTENSION EDUCATION COMMITTEE
Wednesday, May 10, 2023**

Minutes of the Kenosha County Planning, Development & Extension Education Committee public hearing held on Wednesday, May 10, 2023 at 6:00 p.m. at the Kenosha County Center, 19600 75th Street, Bristol, Wisconsin.

Members Present: Chairman Aaron Karow, Vice Chairman Daniel Gaschke, Supervisors Brian Bashaw, John Franco, and Ed Kubicki

Youth In Governance Representatives Present: Rebecca Ceisel and Kenzie Kuhagen

Staff in Attendance:

Andy M. Buehler, Director, Division of Planning and Development
Pamela Larson, Area Extension Director
Nesrine Ismaili, FoodWise Nutrition Educator
Erica Ness, Positive Youth Development Coordinator
Vijai Pandian, Horticulture Educator
Carolyn Van Sloten, 4-H Educator
April A. Webb, Recording Secretary

The meeting was called to order at 6:00 p.m. by Chairman pro tem Gaschke. Chairman Karow joined the meeting shortly after.

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 “Nutrition Education Programming at Reuther HS, McKinley, Roosevelt”:** Nesrine Ismaili, FoodWise Nutrition Educator, presented. She noted that she is continuing the third series of “Teen Cuisine” (6 lessons) at Reuther High School where students learn about a variety of topics including healthy breakfast choices, how to spot the fat in food, how to spot hidden sugars, how to make healthy snacks, food safety, etc. During each class, students have an opportunity to have hands-on practice of making recipes related to the topic discussed in class. Approximately 50 students have attended. A new series “Show Me Nutrition”, which consists of 8 lessons, has been offered for 5th graders at McKinley Elementary School and Roosevelt Elementary School; approximately 40 students attended at McKinley and 100 students at Roosevelt. They learned about the food groups, reading nutrition facts labels, food safety, and more. Students get to taste a variety of food samples related to the topics that were covered. Additional information can be found in the attachment.
3. **UW-Extension Educator/Program updates:** Erica Ness, Positive Youth Development Coordinator, reported that the YIG recognition and new appointments is scheduled for May 16. YAR interviews were conducted; 18 candidates applied for 3 board seats; quite a few applications were received from Westosha Central and Tremper High Schools. A celebration will be held on Monday for the outgoing and incoming board members. She is working with KUSD on the NIA Pathways to set a new day to take youth to Chicago to visit

museums and get a new program going for fall. She is working on a schedule for Fall in-school and afterschool programming. Erica chaperoned youth at the 4-H National Conference held in Washington, D.C. where youth had the opportunity to meet with Congress members and federal agencies staff. The YIG Invasive Species workday will be held on May 27th.

Vijai Pandian, Horticulturist, taught the Introduction to Gardening Program at the Salem Community Library on Saturday mornings in April and provided technical support to the Bristol Woods Park. He coordinated tree planting efforts at the Kenosha County Center and co-organized and hosted the Arbor Day event along with 4-H Educator Carolyn Van Sloten. About 25 people participated at the Arbor Day event. Tree saplings were distributed, and participants learned about how trees grow; 4-H members took part in a tree art competition and scavenger tree hunt.

Mary Metten, Health & Well-Being Educator - AED Larson presented because Mary is at an out-of-town educational event. She noted that the April Safe Kids Strong Families events concluded with great success. Please reach out if you have other suggestions or would like to get involved for 2024. She finished the Planning AHEAD virtual series and will be starting an in-person series at Assisi Homes, the senior subsidized apartment complex, this month. Mary is looking for local groups (10-30 adults) interested in hosting Adult or Youth Mental Health First Aid trainings.

Carolyn Van Sloten, 4-H Educator - AED Larson presented an update because Carolyn had to leave for a 4-H meeting. She noted that over 80 youth took the in-person YQCA training and are ready for showing their animals at the fair. A three-day overnight camp and three day-camps have been planned for summer. We are implementing training for staff counselors and volunteers. The Ambassador program for teens is off the ground. The teens hosted their first Cloverbud Night, which serves youth in K5-2nd grade; over 40 Cloverbuds attended. She collaborated with Vijai on Arbor Day and with Mary on the Families Branching Out event.

4. **UW-Extension Director's Report:** Area Extension Director Larson reported that six candidates have been interviewed for the Community Development Educator position; four have been called back for a second interview. She noted that FoodWise has three positions to be filled, and the 2022 Annual Report has been finalized and is going to print next week.

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

5. **Dale T. Spoerlein Rev. Trust**, 25222 52nd St., Salem, WI 53168 (Owner), Rick Spoerlein, 25222 52nd St., Salem, WI 53168 (Agent), requests an **amendment to the Adopted Land Use Plan map for Kenosha County: 2035 (map 65 of the comprehensive plan)** from "Farmland Protection", to "Farmland Protection" & "Rural-Density Residential" on Tax

Parcel #30-4-220-124-0120, located in the SE ¼ of Section 12, T2N, R20E, Town of **Brighton**. (3:15)

Terri and Rick Spoerlein (agents) were in attendance to speak to this item.

- Bashaw/Kubicki motion to **approve** and recommend to the Kenosha County Board of Supervisors the request of Dale T. Spoerlein Rev. Trust (Owners) and Rick Spoerlein (Agent), for a Comprehensive Plan Amendment. Motion carried on the following roll call vote: Gaschke – aye; Bashaw – aye; Franco – aye; Kubicki – aye; Karow – aye; YIG Ceisel – aye; YIG Kuhagen – aye.

6. **Dale T. Spoerlein Rev. Trust**, 25222 52nd St., Salem, WI 53168 (Owner), Rick Spoerlein, 25222 52nd St., Salem, WI 53168 (Agent), requesting a **rezoning** from A-1 Agricultural Preservation Dist. to A-1 Agricultural Preservation Dist., R-1 Rural Residential Dist., C-1 Lowland Resource Conservancy Dist. & PUD Planned Unit Development Overlay Dist. on Tax Parcel #30-4-220-124-0120, located in the SE ¼ of Section 12, T2N, R20E, Town of **Brighton**. (9:33)

Terri and Rick Spoerlein (agents) were in attendance to speak to this item.

- Gaschke/Franco motion to **approve** and recommend to the Kenosha County Board of Supervisors the rezoning request of Dale T. Spoerlein Rev. Trust (Owners) and Rick Spoerlein (Agent). Passed unanimously by those PDEEC members present, including YIG.

7. **Dale T. Spoerlein Rev. Trust**, 25222 52nd St., Salem, WI 53168 (Owner), Rick Spoerlein, 25222 52nd St., Salem, WI 53168 (Agent), requesting a **Certified Survey Map** on Tax Parcel #30-4-220-124-0120, located in the SE ¼ of Section 12, T2N, R20E, Town of **Brighton**. (11:43)

Terri and Rick Spoerlein (agents) were in attendance to speak to this item.

- Kubicki/Bashaw motion to **approve** and recommend to the Kenosha County Board of Supervisors the Certified Survey Map request of Dale T. Spoerlein Rev. Trust (Owners) and Rick Spoerlein (Agent) subject to the following conditions:

- 1) Dale T. Spoerlein Rev. Trust, 25222 52nd St., Salem, WI 53168 (Owner), Rick Spoerlein, 25222 52nd St., Salem, WI 53168 (Agent) – SE ¼ of Section 12, T2N, R20E, Town of Brighton. For informational purposes only, this parcel is located at the SE corner of 9th Street and 224th Avenue.

Requesting approval of a Certified Survey Map (dated February 16, 2023 by Mark A. Bolender of Ambit Land Surveying) to create one (1) 5.01-acre Lot from Tax Parcel #30-4-220-124-0120, located in the SE ¼ of Section 12, T2N, R20E, Town of Brighton.

Conditional Approval subject to the following:

- a) Compliance with any conditions put forth by the Town of Brighton.

- b) Subject to revising the CSM to address review comments from the Wisconsin Department of Administration's March 7, 2023 review letter (Exhibit A, attached).
- c) Subject to making the following revisions to the CSM:
 - 1. Revise '244th Avenue' to read '224th Avenue'.
 - 2. Label 33' road right-of-way along 224th Avenue as "Dedicated to the Public".
 - 3. Add a note indicating the existing and proposed zoning districts.
 - 4. Indicate the zoning of lands adjacent to the proposed land division.
- d) Section III. P 12.18.4-5 of the Kenosha County General Zoning and Shoreland/Floodplain Zoning Ordinance prohibits the existence of a detached accessory building on a parcel less than 10 acres in area unless a principal structure (single-family dwelling) is present or under construction. This Certified Survey Map shall not be recorded until either the existing 18.3' x 40' Frame Building shown in the southeast corner of Lot 1 has been razed or an 'Agreement Affecting Real Estate' document prepared by Planning & Development has been signed by the property owner stating that a single-family dwelling will be constructed on Lot 1 of the CSM within 18 months of the CSM being recorded in the Kenosha County Register of Deeds office. If a principal structure is not constructed by the deadline to accompany the accessory building, the accessory building must be razed, or the property will be found to be in violation.
- e) 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.
- f) Subject to the rezoning being approved from A-1 Agricultural Preservation Dist. & C-2 Upland Resource Conservancy Dist. to A-1 Agricultural Preservation Dist., R-1 Rural Residential Dist., C-2 Upland Resource Conservancy Dist., C-1 Lowland Resource Conservancy Dist. & PUD Planned Unit Development Overlay Dist.
- g) The certified survey map shall not be released for recording until the rezoning ordinance is signed by the County Executive.

- h) 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.
- i) 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.
- j) Subject to receiving the original certified survey as approved by the Town of Brighton.
- k) 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.

➤ Passed unanimously by those PDEEC members present, including YIG.

8. **Comprehensive Plan Amendment – Planning, Development & Extension Education Committee**, Public Hearing on Proposed Comprehensive Plan Amendment, Planning, Development & Extension Education Committee, 19600 75th Street, Suite 185-3, Bristol, WI 53104 (Sponsor), requests approval of Draft Annual Report, “A Multi-Jurisdictional Plan for Kenosha County: 2035, 2022 Annual Report”. (14:46)

Andy M. Buehler, P&D Director, presented this item.

➤ Kubicki/Bashaw motion to **approve** and recommend to the Kenosha County Board of Supervisors the request of Dale T. Spoerlein Rev. Trust (Owners) and Rick Spoerlein (Agent), for a Comprehensive Plan Amendment. Motion carried on the following roll call vote: Gaschke – aye; Bashaw – aye; Franco – aye; Kubicki – aye; Karow – aye; YIG Ceisel – aye; YIG Kuhagen – aye.

9. **Approval of Minutes**

➤ Bashaw/Gaschke motion to approve the minutes as presented of the April 12, 2023 Planning, Development and Extension Education Committee meeting. Passed unanimously by those PDEEC members present. (33:44)

10. **Citizen Comments** – Marieta Huff, 7939 34th Avenue, Kenosha, WI, presented information regarding environmental concerns she has and climate change. She provided information regarding the use of solar panels placed on the rooftops of large commercial buildings as to help address these concerns. (24:36)
11. **Any Other Business Allowed By Law** – Planning Director Buehler noted the next regular meeting has been rescheduled from June 14 to June 7 and that four new applications have been received for that agenda. The Committee wished the Youth In Governance well on their future endeavors and offered them the opportunity to make a motion and second in recognition for their final meeting this evening. (33:56)
12. **Adjournment**
 - Kuhagen/Ceisel motion to adjourn the meeting. Passed unanimously by those PDEEC members present. The meeting was adjourned at 7:37 p.m.

The next regularly scheduled meeting of the Planning, Development & Extension Education Committee will be held on Wednesday, June 7, 2023.