



PLANNING & DEVELOPMENT COMMITTEE
THURSDAY, FEBRUARY 27, 2014 – 8:00 A.M.
COURTHOUSE CONFERENCE CENTER - (2nd FL – EAST WING)
ROCK COUNTY COURT HOUSE
JANESVILLE, WI

AGENDA

1. Call to Order
2. Adoption of Agenda
3. Minutes of Meeting held Thursday, February 13, 2014
4. Citizen Participation, Communications and Announcements
5. Real Property Description
 - A. Information Item: Tax Bill Mailing Address Change Form
6. Code Administration & Enforcement
 - A. **Action Item:** (Tabled) Change of Use Request Access Controlled County Highway N – Forbes Van Altena & Van Altena Land Partnership LLC
 - B. **Action Item:** Preliminary Land Division Approval
 - LD2014 005 (Harmony Township) – Larry Vordermann
7. Finance
 - A. **Action Item:** Department Bills/Encumbrances/Amendments/Transfers
8. Committee Reports
9. Directors Report
 - A. Farmland Preservation Plan Update
 - B. Beloit 208 Water Quality Plan Update
 - C. Town of Clinton Floodplain Update
10. Adjournment

Future Meetings/Work Sessions

Thursday, March 13, 2014 (8:00 am)
Thursday, March 27, 2014 (8:00 am)
Thursday, April 10, 2014 (8:00 am)
Thursday, April 24, 2014 (8:00 am)

**Rock County Department of Public Works
Division of Highways – Issue Paper**

ISSUE - Approve Change of Access Use on Controlled Access Highway (CTH N) - Van Altena

DISCUSSION - Charles and Kathy Vogel own a parcel of land (Tax parcel # 6-13-76) on the south side of CTH N approximately 850 feet east of N. Vogel Road. They are selling it on land contract to Forbes Van Altena. Mr. Van Altena intends to build a home on a portion of that property which is now used exclusively for agricultural purposes.

Access to the Vogel parcel is by a joint driveway onto CTH N near its east boundary on a former railroad right-of-way. That driveway is shared by the next parcel to the east owned by the Van Altena Land Partnership. The partnership's access use has been approved for Private Entrance which permits construction of a home on that site. The current uses for the joint driveway therefore are one Field Entrance, one Private Entrance.

The request is to upgrade the access to the Vogel parcel to Private Entrance. The uses for the joint driveway therefore would become two Private Entrances. The Vogel's have granted permission for Mr. Van Altena to request upgrade of this access on their behalf.

Visibility at the access is adequate. Upgrading the use to the Vogel parcel will increase traffic from the driveway onto CTH N slightly. This increase should have negligible impact on the safety onto CTH N from either parcel.

RECOMMENDATION - Approval of the requested access use upgrade to two Private Entrances.

Respectfully submitted by,

Benjamin J. Coopman, Jr., P.E.
Public Works Director



ROCK COUNTY GOVERNMENT
Planning & Development Agency

INTEROFFICE MEMORANDUM

TO: Rock County Planning and Development Committee

THROUGH: Colin Byrnes, Acting Director, Planning & Development Agency

FROM: Planning & Development Agency Staff

SUBJECT: Change of Use Request for an existing Controlled Access point along E. CTH N in Milton Township
Parcel 6-13-72 (Forbes Van Altena) & 6-13-76.4/-76.2 (Van Altena Land Partnership LLC)

DATE: January 16, 2014

Summary:

The owners of Parcel 6-13-76 (Forbes Van Altena) and 6-13-76.4/-76.2 (Van Altena Land Partnership LLC) are requesting a Change of Use of an existing Joint Private/Field/Field Entrance to a Joint Private/Private/Private Entrance for potential residential construction on lots along Access Controlled E. CTH N.

Section 4.518 of the Rock County Code of Ordinances "County Trunk Highway Access Control Regulation" states, "Any point of access permitted under this ordinance shall be subject to review and approval by the Rock County Transportation (Highway Committee) and the Rock County, Planning and Zoning Committee, where these committees determine that there has been a change in use which will affect safe and efficient ingress and egress to, and use of a controlled access highway. This determination shall be based primarily on a significant change in the volume of traffic or type of vehicle using that point of access."

The Applicants have met with County Staff (Planning & Development/Public Works) to discuss the access situation for Parcels 6-13-67/-76.4/76.2. In those discussions Staff suggested the Applicant consider any potential future land use changes for their property. As a result, the owners of Parcels 6-13-76 (Field Entrance) & 6-13-76.4 (Field Entrance to E. CTH N through Parcel 6-13-76.2 by 30 foot Easement) considered potential residential construction. The proposal would add potentially 20 traffic movements per day via the residential development. The final resultant Joint Private Entrance/Private Entrance/Private Entrance servicing three parcels would generate 30 traffic movements per day. The speed limit is 55 miles per hour here and the next adjoining access to the west is 400 feet away (200 feet short of the required 600 feet).

The proposed change of use would impair movement for those vehicles traveling east and west. This section of the CTH system is designated a Rural Major Collector in the Rock County Comprehensive Plan. It is designed to service moderate sized communities and inter-area traffic generators and link those generators to nearby population centers or higher functionally classified roadways.

Recommendation:

Staff recommends denial of the request due to the potential decrease in functionality of E. CTH N. Additionally, safety is an issue with the proximity of the access to the west being only 400 feet away rather than the required 600 feet. Finally, the public investment in constructing and maintaining these roadways will be protected by limiting incompatible traffic.



ROCK COUNTY GOVERNMENT
Planning & Development Agency

INTEROFFICE MEMORANDUM

TO: Rock County Planning and Development Committee

FROM: Planning & Development Agency Staff

SUBJECT: Preliminary Approval of Land Division

DATE: February 19, 2014

Summary:

The following applicants are seeking Preliminary Land Division approval from the P&D Committee:

- LD2014 005 (Harmony Township) – Larry Vordermann

Recommendation:

P&D Agency Staff recommends Preliminary Approval of Land Division 2014 005 with conditions as indicated.

ROCK COUNTY PLANNING, ECONOMIC & COMMUNITY
DEVELOPMENT AGENCY
51 SOUTH MAIN STREET
JANESVILLE, WI 53545

TELEPHONE: (608) 757-5587
FAX: (608) 757-5586
EMAIL: PLANNING@CO.ROCK.WI.US
WEB: WWW.CO.ROCK.WI.US



AGENCY USE ONLY	
Application Number:	2014 005
Received By - Date (MM/DD/YYYY):	1-29-14

PRELIMINARY MINOR LAND DIVISION – APPLICATION FORM	
PLEASE DO NOT COMPLETE THIS APPLICATION FORM UNTIL YOU HAVE READ THE ROCK COUNTY PRELIMINARY MINOR LAND DIVISION – APPLICATION FORM INFORMATION. PLEASE COMPLETE BOTH PAGES OF THIS FORM AND PREPARE A MAP CONTAINING ALL INFORMATION AS IDENTIFIED ON PAGE 2 OF THIS FORM.	
1. Applicant has contacted Town, Rock County Planning, Economic & Community Development Agency, and City(s)/Village (if land division is within Extra-Territorial Plat Approval Jurisdiction (ETJ) area) officials and these parties have determined land division is feasible: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
2. Land division is consistent with Town's Comprehensive Plan – Future Land Use Map: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
3. Land division area is located in a Farmland Preservation zoning district certified by the State of Wisconsin: <input type="checkbox"/> Yes <input type="checkbox"/> No If you answered Yes, proceed to 4. If you answered No, proceed to 5.	
4. Land division meets Town Base Farm Tract and any other applicable Farmland Preservation zoning district requirement: <input type="checkbox"/> Yes <input type="checkbox"/> No	
5. Land division will require a zoning change: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
APPLICANT INFORMATION	
6. LANDOWNER OR AUTHORIZED LANDOWNER REPRESENTATIVE	
a. Name:	LARRY & CYNTHIA VORDERMANN
Address:	5435 N. COUNTY M
City:	MILTON
State:	WI
Zip:	53563
Telephone:	868-2747
b. Name:	
Address:	
City:	
State:	
Zip:	
Telephone:	
7. AGENT (SURVEYOR AND DEVELOPER)	
a. Surveyor name: COMBS AND ASSOCIATES, INC.	
Address: 109 W. MILWAUKEE ST	
City: JANESVILLE	
State: WI	
Zip: 53548	
Telephone: 752-0575	
b. Developer name:	
Address:	
City:	
State:	
Zip:	
Telephone:	
8. Identify the individual from 6. or 7. that will serve as the primary contact: <input type="checkbox"/> 6a. <input type="checkbox"/> 6b. <input checked="" type="checkbox"/> 7a. <input type="checkbox"/> 7b.	
LAND DIVISION INFORMATION	
9. Reason for land division: <input type="checkbox"/> Sale/ownership transfer <input type="checkbox"/> Farm consolidation <input type="checkbox"/> Refinance <input checked="" type="checkbox"/> Other: CREATE LOT	
10. Land division area location:	
Town of HARMONY	
Section 1	
NW 1/4 of SE 1/4	
Tax parcel number(s) - 6-7-8.1	
11. Land division area is located within the Extra-Territorial Plat Approval Jurisdiction (ETJ) Area of a City(s)/Village: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If Yes, identify: City(s)/Village of CITY OF MILTON	
12. Land division area is located adjacent to (check all that apply):	
<input type="checkbox"/> Local/Town road <input checked="" type="checkbox"/> County highway <input type="checkbox"/> State highway <input type="checkbox"/> U.S. highway	
13. Landowner's contiguous property area (Square feet or acres): 8.4 ACRES	
14. Land division area (Square feet or acres): 8.4 ACRES	
15. Current zoning of land division area: A-3	
16. Number of new/additional lots created by land division: 1	
17. Future zoning of new/additional lot(s) created by land division: A-3	
18. Future zoning of parent lot: A-3	
19. Covenants or restrictions will be placed on the land division area: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If Yes, identify covenants or restrictions:	
20. A residential building is currently located in the land division area: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If Yes, the building utilizes a: <input checked="" type="checkbox"/> Private onsite wastewater treatment system <input type="checkbox"/> Public sanitary sewer system	
21. Public improvement construction proposal/plan will be submitted by (mm/dd/yyyy): NONE	
22. Public improvement construction will begin on (mm/dd/yyyy):	
APPLICANT STATEMENT AND SIGNATURE	
I, as the undersigned, am a landowner applying for a minor land division in unincorporated Rock County, or am serving as the primary contact for said landowner. I do hereby verify that I have reviewed the ROCK COUNTY PRELIMINARY MINOR LAND DIVISION – APPLICATION FORM INFORMATION, reviewed and completed this application form, and submitted all information as required per said documents, and that all information is correct, accurate, and true to the best of my knowledge and belief, with all information accessible to me. These statements are being made to induce official action on the part of Rock County, its agents, employees, and officials.	
LANDOWNER/PRIMARY CONTACT SIGNATURE: <u>Ralph J. Luke</u>	
DATE: <u>1/27/14</u>	

APPLICATION CHECKLIST			
	Yes	No	Comment
1. Have you included a map clearly marked "PRELIMINARY PLAT OF SURVEY OR CERTIFIED SURVEY MAP", identifying the land division area and containing all of the following information?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
a. Location of the land division area by section, township, and range:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Approximate location and dimension of all EXISTING streets and property lines, including name and ownership (if applicable), in and adjacent to the land division area:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
c. EXISTING/PROPOSED County, Town, and City/Village (if applicable) zoning designations of all EXISTING/PROPOSED lot(s) and outlot(s), in and adjacent to the land division area:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
d. Approximate location and dimension of all PROPOSED lot(s), outlot(s) and blocks(s), numbered for reference, in the land division area:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
e. Indication of all PROPOSED lot(s) and outlot(s) use if other than single-family residential, in the land division area:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
f. Distance from all PROPOSED lot(s) and outlot(s) point of beginning to section corner or quarter corner, in the land division area:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
g. Approximate location, dimension (if applicable), and name (if applicable) of all of the following, whether EXISTING or PROPOSED, in the land division area:	<input type="checkbox"/>	<input type="checkbox"/>	
(1) Buildings:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
(2) Streets, alleys, and public ways:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
(3) Driveways:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
(4) Rail lines:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NONE
(5) Private water wells or water supply systems:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
(6) Private onsite wastewater treatment systems or public sanitary sewer systems:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
(7) Any other public utilities:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	BUILDING HAS UTILITY SERVICES
(8) Easements (Utility, drainageway, pedestrian way, etc.):	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NONE PROPOSED
(9) Vegetative land cover type:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	SEE AIR PHOTO
(10) Environmentally sensitive areas (Floodplain, steep slope, etc.):	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NONE
(11) Productive agricultural soils, cultural resources, and woodlands:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NONE
(12) Surface water features:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NONE
(13) Drainageways:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NONE
(14) Detention or retention areas:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NONE
(15) Cemeteries:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NONE
(16) Bridges/culverts:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NONE
(17) Rock outcroppings:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NONE
h. Approximate location, dimension, name (if applicable), and purpose of all dedicated public parks or outdoor recreation lands, or any other public or private reservation, including any conditions, in the land division area:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NONE
i. Preliminary concept for connection with existing public sanitary sewer and water supply system or an alternative means of providing water supply and treatment and disposal of sewage, in the land division area:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NONE
j. Preliminary concept for collecting and discharging stormwater, in the land division area:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NONE
k. Scale, north arrow, and date of creation:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
l. Any other information required by the Agency:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NOTHING REQUESTED
2. Has the map been prepared at a scale not to exceed two hundred (200) feet to the inch, with the map pages numbered in sequence if more than one (1) page is required, and total map pages identified on each page?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
3. Has the map been prepared by a land surveyor licensed in Wisconsin?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
4. Have you provided all required application form information and has the required party signed this application form?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
5. Have you included a hard copy of this application form and the map, an electronic copy of the map in a format compatible with the Agency's Geographic Information System (GIS), and the application fee?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	

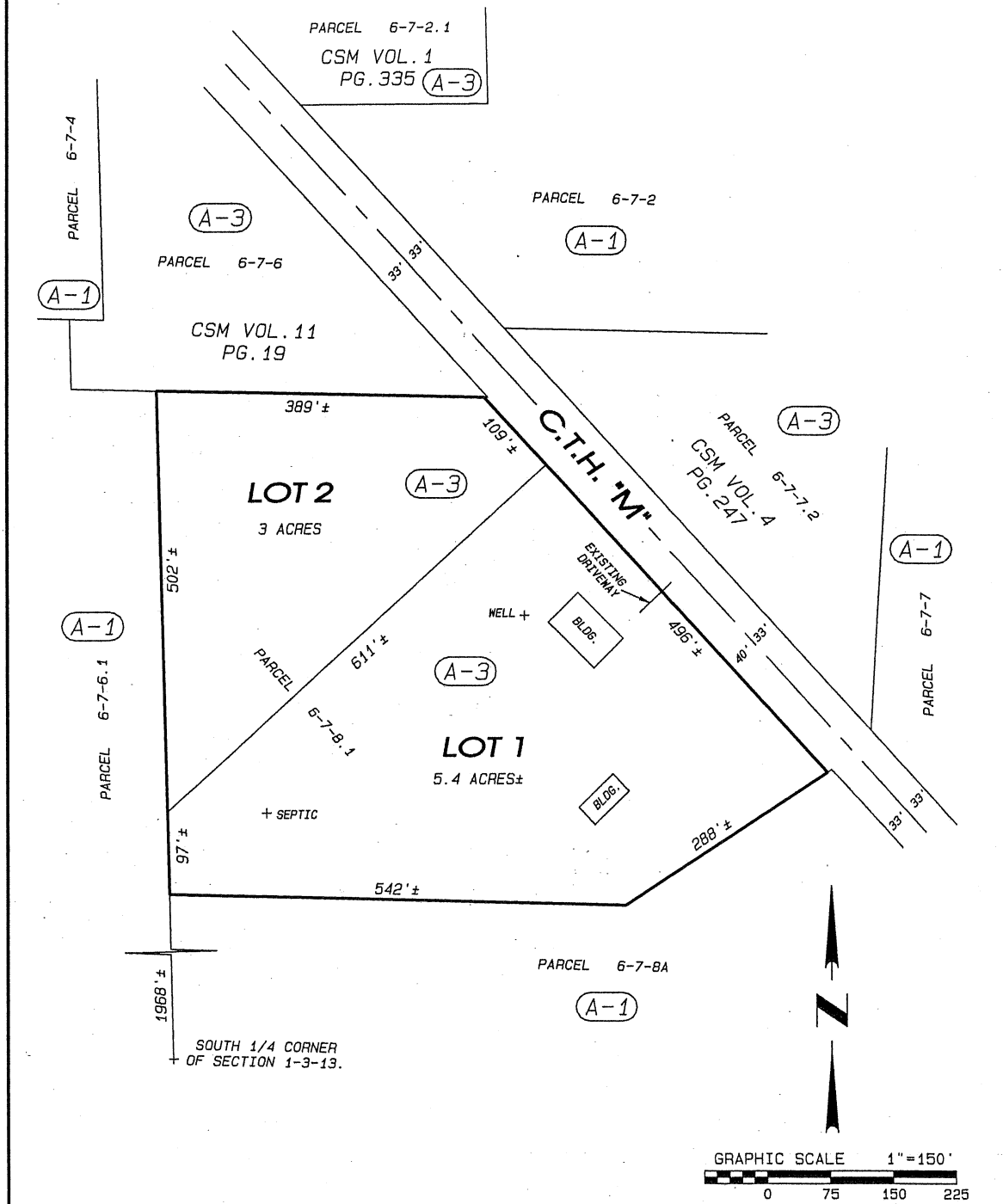
THANK YOU FOR COMPLETING THE ROCK COUNTY PRELIMINARY MINOR LAND DIVISION – APPLICATION FORM.

PLEASE SEND VIA POSTAL MAIL, OR HAND-DELIVER, THIS FORM,
A HARD COPY AND ELECTRONIC COPY OF THE PRELIMINARY MAP, AND THE APPLICATION FEE TO:

ROCK COUNTY PLANNING, ECONOMIC & COMMUNITY DEVELOPMENT AGENCY
51 N. MAIN ST.
JANESVILLE, WI 53545

PRELIMINARY CERTIFIED SURVEY MAP

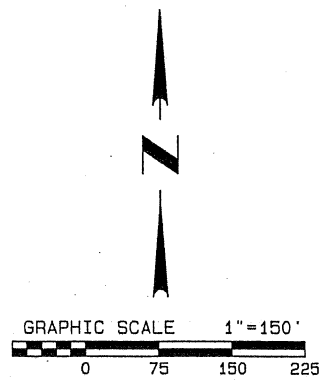
LOT 1 OF A CERTIFIED SURVEY MAP AS RECORDED IN VOLUME 13, PAGES 116 AND 117 OF CERTIFIED SURVEY MAPS OF ROCK COUNTY, WISCONSIN, AS DOCUMENT NO. 1061760 AND LOCATED IN THE NW 1/4 OF THE SE 1/4 OF SECTION 1, T.3N., R.13E. OF THE 4TH P.M., TOWN OF HARMONY, ROCK COUNTY, WISCONSIN.



NOTES:

THIS MAP IS SUBJECT TO ANY AND ALL EASEMENTS AND AGREEMENTS, RECORDED AND UNRECORDED.
 THE BASIS OF BEARINGS IS ASSUMED.

Project No. 114 - 018 For: VORDERMANN



DATE: JANUARY 29, 2014

Combs & Associates

- LAND SURVEYING
- LAND PLANNING
- CIVIL ENGINEERING

109 W. Milwaukee St.
 Janesville, WI 53549
 www.combsurvey.com

tel: 608 752-0575
 fax: 608 752-0534



PRELIMINARY MINOR LAND DIVISION – APPLICATION: REVIEW, RECOMMENDATION, AND ACTION FORM

AGENCY REVIEW

1. Applicant has contacted Town, Rock County Planning and Development Agency, and City(s)/Village (if applicable) officials and these parties have determined land division is feasible: Yes No
2. Land division is consistent with Town's Comprehensive Plan – Future Land Use Map: Yes No
3. Land division is located in a Farmland Preservation zoning district certified by the State of Wisconsin: Yes No
If you answered Yes, proceed to 4. If you answered No, proceed to 5.
4. Land division meets Town Base Farm Tract and any other applicable Farmland Preservation zoning district requirement: Yes No
5. Land division is in an Agricultural Resources Priority Area, per the Rock County Farmland Preservation Plan: Yes No
6. Land division will require a zoning change: Yes No
7. Preliminary minor land division application is complete: Yes No

If you answered Yes to 7., proceed to 9. If you answered No to 7., indicate the missing information below, 7a. – 7e. After all missing information is supplied, proceed to 8. An Agency recommendation (10.) will not be provided until all missing information has been supplied by the applicant.

	Missing Information
7a. A map clearly marked "PRELIMINARY PLAT OF SURVEY OR CERTIFIED SURVEY MAP", identifying the land division area and containing all of the following information:	<input type="checkbox"/>
a. Location of the land division area by section, township, and range:	<input type="checkbox"/>
b. Approximate location and dimension of all EXISTING streets and property lines, including name and ownership (if applicable), in and adjacent to the land division area:	<input type="checkbox"/>
c. EXISTING/PROPOSED County, Town, and City/Village (if applicable) zoning designations of all EXISTING/PROPOSED lot(s) and outlot(s), in and adjacent to the land division area:	<input type="checkbox"/>
d. Approximate location and dimension of all EXISTING/PROPOSED lot(s), outlot(s), and block(s), numbered for reference, in the land division area:	<input type="checkbox"/>
e. Indication of all PROPOSED lot(s) and outlot(s) use if other than single-family residential, in the land division area:	<input type="checkbox"/>
f. Distance from all PROPOSED lot(s) and outlot(s) point of beginning to section corner or quarter corner, in the land division area:	<input type="checkbox"/>
g. Approximate location, dimension and name (if applicable) of all of the following, whether EXISTING or PROPOSED, in the land division area:	<input type="checkbox"/>
(1) Buildings:	<input type="checkbox"/>
(2) Streets, alleys, and public ways:	<input type="checkbox"/>
(3) Driveways:	<input type="checkbox"/>
(4) Rail lines:	<input type="checkbox"/>
(5) Private water wells or water supply systems:	<input type="checkbox"/>
(6) Private onsite wastewater treatment systems or public sanitary sewer systems:	<input type="checkbox"/>
(7) Any other public utilities:	<input type="checkbox"/>
(8) Easements (Utility, drainageway, pedestrian way, etc.):	<input type="checkbox"/>
(9) Vegetative land cover type:	<input type="checkbox"/>
(10) Environmentally sensitive areas (Floodplain, steep slope, etc.):	<input type="checkbox"/>
(11) Productive agricultural soils, cultural resources, and woodlands:	<input type="checkbox"/>
(12) Surface water features:	<input type="checkbox"/>
(13) Drainageways:	<input type="checkbox"/>
(14) Detention or retention areas:	<input type="checkbox"/>
(15) Cemeteries:	<input type="checkbox"/>
(16) Bridges/culverts:	<input type="checkbox"/>
(17) Rock outcroppings:	<input type="checkbox"/>
h. Approximate location, dimension, name (if applicable), and purpose of all dedicated public parks or outdoor recreation lands, or any other public or private reservation, including any conditions, in the land division area:	<input type="checkbox"/>
i. Preliminary concept for connection with existing public sanitary sewer and water supply system or an alternative means of providing water supply and treatment and disposal of sewage, in the land division area:	<input type="checkbox"/>
j. Preliminary concept for collecting and discharging stormwater in the land division area:	<input type="checkbox"/>

AGENCY REVIEW	
	Missing Information
k. Scale, north arrow, and date of creation:	<input type="checkbox"/>
l. Any other information required by the Agency:	<input type="checkbox"/>
7b. Map prepared at a scale not to exceed two hundred (200) feet to the inch, with the map pages numbered in sequence if more than one (1) page is required, and total map pages identified on each page:	<input type="checkbox"/>
7c. Map prepared by a land surveyor licensed in Wisconsin:	<input type="checkbox"/>
7d. All required application form information and required party's signature on the application form:	<input type="checkbox"/>
7e. A hard copy of the application form and the map, an electronic copy of the map in a format compatible with the Agency's Geographic Information System (GIS), and application fee:	<input type="checkbox"/>
8. Preliminary minor land division application is complete:	<input checked="" type="checkbox"/> Yes
9. Preliminary minor land division application has been provided to other reviewing parties for review and comment, and if these parties have comments, said comments have been provided to the Agency: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If you answered No, the application must be provided to other reviewing parties before completing any further sections of this form.	

AGENCY RECOMMENDATION	
10. Agency recommendation: <input type="checkbox"/> Approve <input checked="" type="checkbox"/> Approve With Conditions <input type="checkbox"/> Deny	
11. If you answered Approve With Conditions to 10., list conditions (Use additional sheet (2a) if necessary):	
1. Show septic and well locations for existing structures on Lot 1.	
2. 40' half road right-of-way dedicated to the County of Rock along CTH M.	
3. Acceptable soil and site evaluation received on Lot 2.	
12. Agency recommendation rationale and findings of fact (Use additional sheet (2a) if necessary):	
AGENCY SIGNATURE: <u>Colin M. Brynes</u>	DATE: <u>2/7/14</u>
TITLE: <u>Administrator - Rock County Planning, Economic & Community Development Agency</u>	

TOWN ACTION	
13. Town action: <input type="checkbox"/> Approve <input checked="" type="checkbox"/> Approve With Conditions <input type="checkbox"/> Deny	
14. If you answered Approve With Conditions to 13., list conditions (Use additional sheet (2a) if necessary):	
1. Meets Town's requirements for A-3 lots to be 3 acres or larger	
2. At least a 100 foot lot width on a public road.	
3.	
15. Town action rationale and findings of fact (Use additional sheet (2a) if necessary):	
TOWN SIGNATURE: _____	DATE: _____
TITLE: _____	

PLEASE RETURN THIS FORM, VIA POSTAL MAIL OR EMAIL, TO:

ROCK COUNTY PLANNING, ECONOMIC & COMMUNITY DEVELOPMENT AGENCY
51 N. MAIN ST.
JANESVILLE, WI 53545
EMAIL: BRYNES@CO.ROCK.WI.US

ROCK COUNTY PLANNING AND DEVELOPMENT COMMITTEE ACTION	
16. Committee action: <input type="checkbox"/> Approve <input checked="" type="checkbox"/> Approve With Conditions <input type="checkbox"/> Deny	
17. If you answered Approve With Conditions to 16., list conditions (Use additional sheet (2a) if necessary):	
1.	
2.	
3.	
18. Committee action rationale and findings of fact (Use additional sheet (2a) if necessary):	
COMMITTEE SIGNATURE: _____	DATE: _____
TITLE: <u>Chair – Rock County Planning & Development Committee</u>	

AGENCY RECOMMENDATION

11. If you answered Approve With Conditions to 10., list conditions:

- 3. Utility easements put on lots as requested by utility companies.
- 4. Following notation on Final Map: "Snce Lot 1 contains existing buildings which utilize an existing private sewage system no soil evaluation
- 5. on the lot was required at the time of this survey. However, soils on the lot may be restrictive to replacement of the existing system.
- 6. Final CSM submitted and approved by the Planning & Development Agency 1 year after Committee approval.
- 7. CSM's subject to local approval must be recorded within 6 months of their last approval.
- 8.
- 9.
- 10.

12. Agency recommendation rationale and findings of fact:

TOWN ACTION

14. If you answered Approve With Conditions to 13., list conditions:

- 3.
- 4.
- 5.
- 6.
- 7.
- 8.
- 9.
- 10.

15. Town action rationale and findings of fact:

ROCK COUNTY PLANNING AND DEVELOPMENT COMMITTEE ACTION

17. If you answered Approve With Conditions to 16., list conditions:

- 3.
- 4.
- 5.
- 6.
- 7.
- 8.
- 9.
- 10.

18. Committee action rationale and findings of fact:

Account Number	Account Name	PO#	Inv Date	Vendor Name	Inv/Enc Amt	
13-1730-0000-63200	PUBL/SUBCR/DUES	P1400684	02/14/2014	WISCONSIN SOCIETY LAND SURVEYC	170.00	
	Budget	YTD Exp	YTD Enc	Pending	Closing Balance	
	440.00	0.00	0.00	170.00	270.00	
13-1730-0000-64200	TRAINING EXP	P1400682	02/12/2014	UNIVERSITY OF WISCONSIN STEVEN	240.00	
	Budget	YTD Exp	YTD Enc	Pending	Closing Balance	
	2,225.00	0.00	0.00	240.00	1,985.00	
SURVEYOR PROG TOTAL				410.00		

I have examined the preceding bills and encumbrances in the total amount of **\$410.00**

Claims covering the items are proper and have been previously funded. These items are to be treated as follows:

- A. Bills and encumbrances over \$10,000 referred to the Finance Committee and County Board.
- B. Bills under \$10,000 to be paid.
- C. Encumbrances under \$10,000 to be paid upon acceptance by the Department Head.

Date: FEB 27 2014

Dept Head _____

Committee Chair _____

Account Number	Account Name	PO#	Inv Date	Vendor Name	Inv/Enc Amt
64-6900-0000-63107	PUBL & LEGAL	P1400198	01/31/2014	JANESVILLE GAZETTE INC	120.38
	Budget	YTD Exp	YTD Enc	Pending	Closing Balance
	306.00	0.00	0.00	120.38	185.62
BOARD OF ADJUSTMENT PROG TOTAL					120.38

I have examined the preceding bills and encumbrances in the total amount of **\$120.38**
 Claims covering the items are proper and have been previously funded. These items are to be treated as follows:
 A. Bills and encumbrances over \$10,000 referred to the Finance Committee and County Board.
 B. Bills under \$10,000 to be paid.
 C. Encumbrances under \$10,000 to be paid upon acceptance by the Department Head.

Date: **FEB 27 2014**

Dept Head _____

Committee Chair _____