

Winnebago County Planning and Zoning Department

NOTICE OF PUBLIC HEARING PLANNING AND ZONING COMMITTEE

10/22/2019

TO WHOM IT MAY CONCERN:

The applicant(s) listed below has requested a Zoning Map Amendment which is regulated by the Town/County Zoning Code, Chapter 23. You are receiving this notice because this application or petition for action: 1. affects area in the immediate vicinity of property which you own; 2. requires your agency to be notified; 3. requires your Town to be notified; or 4. requires you, as the applicant, to be notified.

The Winnebago County Planning and Zoning Committee will be holding a public hearing on 10/22/2019 at 6:30 p.m. in Conference Room 120 of the County Administration Building located at 112 Otter Ave, Oshkosh, WI.

All interested persons wishing to be heard at the public hearing are invited to be present. For further detailed information concerning this notice, contact the Town Clerk or the Winnebago County Zoning Office, where the application is available for viewing.

INFORMATION ON ZONING MAP AMENDMENT REQUEST

Application No.:

2019-ZC-5120

Applicant:

BELLIS, DONNA M
BELLIS, JASON T

Agent:

None

Location of Premises:

9115 BISON RD
LARSEN, WI 54947

Tax Parcel No.:

028-030202

Legal Description:

Being a part of the SW 1/4 of the NW 1/4, Section 10, Township 20 North, Range 15 East, Town of Winchester, Winnebago County, Wisconsin.

Explanation:

Applicant is requesting a zoning change/map amendment from A-2 General Agriculture "Wetland" to A-2 General Agriculture "Non-Wetland".

INITIAL STAFF REPORT

Sanitation:

Existing System
Private System

Overlays:

Shoreland
Wetlands

Current Zoning:

A-2 General Agriculture – Wetland

Proposed Zoning:

A-2 General Agriculture – Non-Wetland

Surrounding Zoning:

North: A-2
South: A-2
East: A-2
West: A-2

THE FOLLOWING INFORMATION HAS BEEN PROVIDED BY THE OWNER / APPLICANT

Describe Present Use(s):

Personal house / residence.

Describe Proposed Use(s):

Detached garage for my personal, work & storage for maybe tractor.

Describe The Essential Services For Present And Future Uses:

None. Garage will not have sewer or water and streets won't be affected because it's on my driveway.

Describe Why The Proposed Use Would Be The Highest And Best Use For The Property:

Since I built here 10 yrs ago I have added lots of trees, flowers etc. Back then it was just a field with high grass and lots of ticks. Now after mowing it's like a park.

Describe The Proposed Use(s) Compatibility With Surrounding Land Uses:

With an extra garage I'm hoping to get tractor so I can mow in back of area to cut back on bad weeds that get blown onto neighbors land.

SECTION REFERENCE AND BASIS OF DECISION

23.7-5 Basis of decision

(b) **Zoning map amendment initiated by a property owner.** If a proposed zoning map amendment is initiated by a property owner and would change the zoning classification of a parcel not classified as A-1, the Planning and Zoning Committee in making its recommendation and the Board of County Supervisors in making its decision shall consider the following factors:

- (1) whether the amendment is consistent with the county's comprehensive plan, including any future land use maps or similar maps;
- (2) the extent to which the lot and structures on the subject property conform to the dimensional standards that apply to the proposed zoning district; and
- (3) any other factor not specifically or generally listed, but deemed appropriate by the committee or board given the particular circumstances.

If a proposed zoning map amendment is initiated by a property owner and would change the zoning classification of land classified as A-1, the Planning and Zoning Committee shall only recommend approval and the Board of County Supervisors shall only approve the proposed amendment when all of the following findings can be made:

- (1) Such land is better suited for a use not otherwise allowed in the A-1 district.
- (2) The amendment is consistent with the county's comprehensive plan.
- (3) The amendment is substantially consistent with the county's farmland preservation plan as certified by the Wisconsin Department of Agriculture, Trade and Consumer Protection.
- (4) The amendment will not substantially impair or limit current or future agricultural use of other protected farmland in the area.

The special requirements stated above relating to the rezoning of land in a A-1 district do not apply to a map amendment that (1) is certified by the Wisconsin Department of Agriculture, Trade and Consumer Protection under ch. 91, Wis. Stats., or (2) makes the zoning map more consistent with county's farmland preservation plan map, certified under ch. 91, Wis. Stats., which is in effect at the time of the amendment.

(c) **Zoning map amendment initiated by the county.** If a proposed zoning map amendment is initiated by the county, the Planning and Zoning Committee in making its recommendation and the Board of County Supervisors in making its decision shall consider the following factors:

- (1) whether the amendment is consistent with the county's comprehensive plan, including any future land use maps or similar maps;
- (2) whether the amendment is consistent with other planning documents adopted by the Board of County Supervisors; and
- (3) any other factor not specifically or generally listed, but deemed appropriate by the committee or board given the particular circumstances.



SOIL & WATER TESTING SERVICES, LLC.

August 11, 2019

Ryan J. Pappas
Wisconsin Department of Natural Resources
Plymouth Service Center
1155 Pilgrim Road
Plymouth, WI 53073-4294

RE: Wetland Determination for 9115 Bison Road, Larsen, WI 54947
Township of Winchester, Winnebago County

Dear Ryan,

On August 10, 2019 I conducted a Wetland Determination for the Area of Interest (AOI) shown on the enclosed map (highlighted in yellow). The purpose of the investigation was to determine the wetland status of the AOI for a proposed detached garage. The entire AOI is mapped as wetland per the current Wisconsin Department of Natural Resources Wetland Inventory Map (enclosed). The following is a timeline of events at the subject property.

- On 11/6/08 a Storm Water/Erosion Control Permit was issued for a 300' driveway.
- On 5/8/09 a Sanitary Permit was issued for a new home by Winnebago County.
- On 5/14/09 a Building Permit was issued for a new home by the Town of Winchester.
- Between 2009 and 2010 the AOI was filled as a result of the issuance of all permits.

Based on the results of my investigation, there are no wetlands within the AOI. If the Department has any questions or comments regarding this report or work performed, please call me at 920-779-0000 or 920-470-5313.

Respectfully submitted,

Bates Soil & Water Testing Services, LLC

Brian D. Bates, PSS, PWS, CST
WDNR Professionally Assured Wetland Delineator

WETLAND DETERMINATION DATA FORM - Northcentral and Northeast Region

Project/Site: 9115 BISON ROAD City/County: WINNEBAGO Sampling Date: 8/10/19
 Applicant/Owner: JASON & DONNA BELLIS State: WISCONSIN Sampling Point: B1
 Investigator(s): BRIAN BATES, PSS, PWS, CST Section, Township, Range: SECTION10, T20N, R15E
 Landform (hillslope, terrace, etc.): BACKSLOPE Local relief (concave, convex, none): NONE
 Slope (%): 2 Lat.: *** Long.: *** Datum: NONE
 Soil Map Unit Name: ZITTAU SILTY CLAY LOAM (ZtA) NWI Classification: NONE
 Are climatic/hydrologic conditions of the site typical for this time of the year? No (If no, explain in remarks)
 Are vegetation X, soil _____, or hydrology _____ significantly disturbed? Are "normal
 Are vegetation _____, soil _____, or hydrology _____ naturally problematic? circumstances" present? No
 (If needed, explain any answers in remarks)

SUMMARY OF FINDINGS

Hydrophytic vegetation present? <u> N </u> Hydric soil present? <u> N </u> Indicators of wetland hydrology present? <u> N </u>	Is the sampled area within a wetland? <u> N </u> If yes, optional wetland site ID: _____
Remarks: (Explain alternative procedures here or in a separate report.) <p align="center">CLIMATIC CONDITIONS ARE ABOVE NORMAL PER THE NRCS ANTECEDENT HYDROLOGIC CONDITION EVALUATION METHOD. NON-NORMAL CIRCUMSTANCE, THE SAMPLING POINT HAS MOWING HISTORY.</p>	

HYDROLOGY

Primary Indicators (minimum of one is required; check all that apply) <input type="checkbox"/> Surface Water (A1) <input type="checkbox"/> High Water Table (A2) <input type="checkbox"/> Saturation (A3) <input type="checkbox"/> Water Marks (B1) <input type="checkbox"/> Sediment Deposits (B2) <input type="checkbox"/> Drift Deposits (B3) <input type="checkbox"/> Algal Mat or Crust (B4) <input type="checkbox"/> Iron Deposits (B5) <input type="checkbox"/> Inundation Visible on Aerial Imagery (B7) <input type="checkbox"/> Sparsely Vegetated Concave Surface (B8)	<input type="checkbox"/> Water-Stained Leaves (B9) <input type="checkbox"/> Aquatic Fauna (B13) <input type="checkbox"/> Marl Deposits (B15) <input type="checkbox"/> Hydrogen Sulfide Odor (C1) <input type="checkbox"/> Oxidized Rhizospheres on Living Roots (C3) <input type="checkbox"/> Presence of Reduced Iron (C4) <input type="checkbox"/> Recent Iron Reduction in Tilled Soils (C6) <input type="checkbox"/> Thin Muck Surface (C7) <input type="checkbox"/> Other (Explain in Remarks)	Secondary Indicators (minimum of two required) <input type="checkbox"/> Surface Soil Cracks (B6) <input type="checkbox"/> Drainage Patterns (B10) <input type="checkbox"/> Moss Trim Lines (B16) <input type="checkbox"/> Dry-Season Water Table (C2) <input type="checkbox"/> Crayfish Burrows (C8) <input type="checkbox"/> Saturation Visible on Aerial Imagery (C9) <input type="checkbox"/> Stunted or Stressed Plants (D1) <input type="checkbox"/> Geomorphic Position (D2) <input type="checkbox"/> Shallow Aquitard (D3) <input type="checkbox"/> FAC-Neutral Test (D5) <input type="checkbox"/> Microtopographic Relief (D4)
Field Observations: Surface water present? Yes _____ No <u> X </u> Depth (inches): _____ Water table present? Yes _____ No <u> X </u> Depth (inches): _____ Saturation present? Yes _____ No <u> X </u> Depth (inches): _____ (includes capillary fringe)		Indicators of wetland hydrology present? <u> N </u>
Describe recorded data (stream gauge, monitoring well, aerial photos, previous inspections), if available: 		
Remarks: <p align="center">NO PRIMARY OR SECONDARY INDICATORS OBSERVED.</p>		

VEGETATION - Use scientific names of plants

Sampling Point: B1

Tree Stratum					50/20 Thresholds		
Plot Size (30')		Absolute % Cover	Dominant Species	Indicator Status	20%	50%	
1					Tree Stratum	0	0
2					Sapling/Shrub Stratum	0	0
3					Herb Stratum	19	48
4					Woody Vine Stratum	0	0
5					Dominance Test Worksheet		
6					Number of Dominant Species that are OBL, FACW, or FAC: <u>0</u> (A)		
7					Total Number of Dominant Species Across all Strata: <u>2</u> (B)		
8					Percent of Dominant Species that are OBL, FACW, or FAC: <u>0.00%</u> (A/B)		
9					Prevalence Index Worksheet		
10					Total % Cover of:		
		0	= Total Cover		OBL species _____ x 1 = _____		
					FACW species _____ x 2 = _____		
					FAC species _____ x 3 = _____		
					FACU species _____ x 4 = _____		
					UPL species _____ x 5 = _____		
					Column totals _____ (A) _____ (B)		
					Prevalence Index = B/A = _____		
Sapling/Shrub Stratum					Hydrophytic Vegetation Indicators:		
Plot Size (15')		Absolute % Cover	Dominant Species	Indicator Status	<input type="checkbox"/> Rapid test for hydrophytic vegetation <input type="checkbox"/> Dominance test is >50% <input type="checkbox"/> Prevalence index is ≤3.0* <input type="checkbox"/> Morphological adaptations* (provide supporting data in Remarks or on a separate sheet) <input type="checkbox"/> Problematic hydrophytic vegetation* (explain)		
1					*Indicators of hydric soil and wetland hydrology must be present, unless disturbed or problematic		
2					Definitions of Vegetation Strata:		
3					Tree - Woody plants 3 in. (7.6 cm) or more in diameter at breast height (DBH), regardless of height. Sapling/shrub - Woody plants less than 3 in. DBH and greater than 3.28 ft (1 m) tall. Herb - All herbaceous (non-woody) plants, regardless of size, and woody plants less than 3.28 ft tall. Woody vines - All woody vines greater than 3.28 ft in height.		
4					Hydrophytic vegetation present? <u>N</u>		
5							
		0	= Total Cover				
Herb Stratum							
Plot Size (5')		Absolute % Cover	Dominant Species	Indicator Status			
1	<i>Ambrosia artemisiifolia</i>	40	Y	FACU			
2	<i>Plantago major</i>	20	Y	FACU			
3	<i>Digitaria sanguinalis</i>	15	N	FACU			
4	<i>Medicago lupulina</i>	15	N	FACU			
5	<i>Echinochloa crus-galli</i>	5	N	FAC			
6							
7							
8							
9							
10							
11							
12							
13							
14							
15							
		95	= Total Cover				
Woody Vine Stratum							
Plot Size (30')		Absolute % Cover	Dominant Species	Indicator Status			
1							
2							
3							
4							
5							
		0	= Total Cover				

Remarks: (Include photo numbers here or on a separate sheet)
 NON-NORMAL CIRCUMSTANCE, THE SAMPLING POINT HAS MOWING HISTORY AND VEGETATION HAS BEEN HISTORICALLY DISTURBED. DOES NOT MEET FAC-N TEST.

SOIL

Sampling Point: B1

Profile Description: (Describe to the depth needed to document the indicator or confirm the absence of indicators.)

Depth (Inches)	Matrix		Redox Features				Texture	Remarks
	Color (moist)	%	Color (moist)	%	Type*	Loc**		
0-6	10 YR 5/4	100					GRAVEL	HISTORICAL FILL
6-24	10 YR 3/3	30					SIL	HISTORICAL FILL
		70					CONCRETE	

*Type: C=Concentration, D=Depletion, RM=Reduced Matrix, CS=Covered or Coated Sand Grains
 **Location: PL=Pore Lining, M=Matrix

Hydric Soil Indicators:

<input type="checkbox"/> Histisol (A1)	<input type="checkbox"/> Polyvalue Below Surface (S8) (LRR R, MLRA 149B)	<input type="checkbox"/> 2 cm Muck (A10) (LRR K, L, MLRA 149B)
<input type="checkbox"/> Histic Epipedon (A2)	<input type="checkbox"/> Thin Dark Surface (S9) (LRR R, MLRA 149B)	<input type="checkbox"/> Coast Prairie Redox (A16) (LRR K, L, R)
<input type="checkbox"/> Black Histic (A3)	<input type="checkbox"/> Loamy Mucky Mineral (F1) (LRR K, L)	<input type="checkbox"/> 5 cm Mucky Peat or Peat (S3) (LRR K, L, R)
<input type="checkbox"/> Hydrogen Sulfide (A4)	<input type="checkbox"/> Loamy Gleyed Matrix (F2)	<input type="checkbox"/> Dark Surface (S7) (LRR K, L)
<input type="checkbox"/> Stratified Layers (A5)	<input type="checkbox"/> Depleted Matrix (F3)	<input type="checkbox"/> Polyvalue Below Surface (S8) (LRR K, L)
<input type="checkbox"/> Depleted Below Dark Surface (A11)	<input type="checkbox"/> Redox Dark Surface (F6)	<input type="checkbox"/> Thin Dark Surface (S9) (LRR K, L)
<input type="checkbox"/> Thick Dark Surface (A12)	<input type="checkbox"/> Depleted Dark Surface (F7)	<input type="checkbox"/> Iron-Manganese Masses (F12) (LRR K, L, R)
<input type="checkbox"/> Sandy Mucky Mineral (S1)	<input type="checkbox"/> Redox Depressions (F8)	<input type="checkbox"/> Piedmont Floodplain Soils (F19) (MLRA 149B)
<input type="checkbox"/> Sandy Gleyed Matrix (S4)		<input type="checkbox"/> Mesic Spodic (TA6) (MLRA 144A, 145, 149B)
<input type="checkbox"/> Sandy Redox (S5)		<input type="checkbox"/> Red Parent Material (F21)
<input type="checkbox"/> Stripped Matrix (S6)		<input type="checkbox"/> Very Shallow Dark Surface (TF12)
<input type="checkbox"/> Dark Surface (S7) (LRR R, MLRA 149B)		<input type="checkbox"/> Other (Explain in Remarks)

*Indicators of hydrophytic vegetation and wetland hydrology must be present, unless disturbed or problematic

Restrictive Layer (if observed): Type: _____ Depth (inches): _____	Hydric soil present? <u> N </u>
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Remarks:
 THE SAMPLING POINT CONTAINS HISTORICAL FILL AND IS THE NORMAL CIRCUMSTANCE. THE FILL WAS PLACED BETWEEN 2009 AND 2010. NO HYDRIC SOIL INDICATORS WERE OBSERVED.

WETLAND DETERMINATION DATA FORM - Northcentral and Northeast Region

Project/Site: 9115 BISON ROAD City/County: WINNEBAGO Sampling Date: 8/10/19
 Applicant/Owner: JASON & DONNA BELLIS State: WISCONSIN Sampling Point: B2
 Investigator(s): BRIAN BATES, PSS, PWS, CST Section, Township, Range: SECTION10, T20N, R15E
 Landform (hillslope, terrace, etc.): BACKSLOPE Local relief (concave, convex, none): NONE
 Slope (%): 2 TO 3 Lat.: *** Long.: *** Datum: NONE
 Soil Map Unit Name ZITTAU SILTY CLAY LOAM (ZtA) NWI Classification: NONE
 Are climatic/hydrologic conditions of the site typical for this time of the year? No (If no, explain in remarks)
 Are vegetation X, soil _____, or hydrology _____ significantly disturbed? Are "normal
 Are vegetation _____, soil _____, or hydrology _____ naturally problematic? circumstances" present? No
 (If needed, explain any answers in remarks)

SUMMARY OF FINDINGS

Hydrophytic vegetation present? <u> N </u> Hydric soil present? <u> N </u> Indicators of wetland hydrology present? <u> N </u>	Is the sampled area within a wetland? <u> N </u> If yes, optional wetland site ID: _____
Remarks: (Explain alternative procedures here or in a separate report.) CLIMATIC CONDITIONS ARE ABOVE NORMAL PER THE NRCS ANTECEDENT HYDROLOGIC CONDITION EVALUATION METHOD. NON-NORMAL CIRCUMSTANCE, THE SAMPLING POINT HAS MOWING HISTORY.	

HYDROLOGY

Primary Indicators (minimum of one is required; check all that apply) <input type="checkbox"/> Surface Water (A1) <input type="checkbox"/> High Water Table (A2) <input type="checkbox"/> Saturation (A3) <input type="checkbox"/> Water Marks (B1) <input type="checkbox"/> Sediment Deposits (B2) <input type="checkbox"/> Drift Deposits (B3) <input type="checkbox"/> Algal Mat or Crust (B4) <input type="checkbox"/> Iron Deposits (B5) <input type="checkbox"/> Inundation Visible on Aerial Imagery (B7) <input type="checkbox"/> Sparsely Vegetated Concave Surface (B8)	<input type="checkbox"/> Water-Stained Leaves (B9) <input type="checkbox"/> Aquatic Fauna (B13) <input type="checkbox"/> Marl Deposits (B15) <input type="checkbox"/> Hydrogen Sulfide Odor (C1) <input type="checkbox"/> Oxidized Rhizospheres on Living Roots (C3) <input type="checkbox"/> Presence of Reduced Iron (C4) <input type="checkbox"/> Recent Iron Reduction in Tilled Soils (C6) <input type="checkbox"/> Thin Muck Surface (C7) <input type="checkbox"/> Other (Explain in Remarks)	Secondary Indicators (minimum of two required) <input type="checkbox"/> Surface Soil Cracks (B6) <input type="checkbox"/> Drainage Patterns (B10) <input type="checkbox"/> Moss Trim Lines (B16) <input type="checkbox"/> Dry-Season Water Table (C2) <input type="checkbox"/> Crayfish Burrows (C8) <input type="checkbox"/> Saturation Visible on Aerial Imagery (C9) <input type="checkbox"/> Stunted or Stressed Plants (D1) <input type="checkbox"/> Geomorphic Position (D2) <input type="checkbox"/> Shallow Aquitard (D3) <input type="checkbox"/> FAC-Neutral Test (D5) <input type="checkbox"/> Microtopographic Relief (D4)
Field Observations: Surface water present? Yes _____ No <u> X </u> Depth (inches): _____ Water table present? Yes _____ No <u> X </u> Depth (inches): _____ Saturation present? Yes _____ No <u> X </u> Depth (inches): _____ (includes capillary fringe)		Indicators of wetland hydrology present? <u> N </u>
Describe recorded data (stream gauge, monitoring well, aerial photos, previous inspections), if available: _____ _____		
Remarks: NO PRIMARY OR SECONDARY INDICATORS OBSERVED.		

VEGETATION - Use scientific names of plants

Sampling Point: B2

Tree Stratum					50/20 Thresholds		
Plot Size (30')		Absolute % Cover	Dominant Species	Indicator Status		20%	50%
1					Tree Stratum	0	0
2					Sapling/Shrub Stratum	0	0
3					Herb Stratum	17	43
4					Woody Vine Stratum	0	0
5							
6							
7							
8							
9							
10							
		0	= Total Cover		Dominance Test Worksheet		
					Number of Dominant Species that are OBL, FACW, or FAC: <u>0</u> (A)		
					Total Number of Dominant Species Across all Strata: <u>2</u> (B)		
					Percent of Dominant Species that are OBL, FACW, or FAC: <u>0.00%</u> (A/B)		
Sapling/Shrub Stratum					Prevalence Index Worksheet		
Plot Size (15')		Absolute % Cover	Dominant Species	Indicator Status	Total % Cover of:		
1					OBL species	x 1 =	
2					FACW species	x 2 =	
3					FAC species	x 3 =	
4					FACU species	x 4 =	
5					UPL species	x 5 =	
6					Column totals	(A)	(B)
7					Prevalence Index = B/A =		
8							
9							
10							
		0	= Total Cover		Hydrophytic Vegetation Indicators:		
					Rapid test for hydrophytic vegetation		
					Dominance test is >50%		
					Prevalence index is ≤3.0*		
					Morphological adaptations* (provide supporting data in Remarks or on a separate sheet)		
					Problematic hydrophytic vegetation* (explain)		
					*Indicators of hydric soil and wetland hydrology must be present, unless disturbed or problematic		
Herb Stratum					Definitions of Vegetation Strata:		
Plot Size (5')		Absolute % Cover	Dominant Species	Indicator Status	Tree - Woody plants 3 in. (7.6 cm) or more in diameter at breast height (DBH), regardless of height.		
1	<i>Taraxacum officinale</i>	25	Y	FACU	Sapling/shrub - Woody plants less than 3 in. DBH and greater than 3.28 ft (1 m) tall.		
2	<i>Poa pratensis</i>	20	Y	FACU	Herb - All herbaceous (non-woody) plants, regardless of size, and woody plants less than 3.28 ft tall.		
3	<i>Plantago major</i>	15	N	FACU	Woody vines - All woody vines greater than 3.28 ft in height.		
4	<i>Medicago lupulina</i>	10	N	FACU			
5	<i>Ambrosia artemisiifolia</i>	10	N	FACU			
6	<i>Ambrosia trifida</i>	5	N	FAC			
7							
8							
9							
10							
11							
12							
13							
14							
15							
		85	= Total Cover		Hydrophytic vegetation present? <u>N</u>		
Woody Vine Stratum							
Plot Size (30')		Absolute % Cover	Dominant Species	Indicator Status			
1							
2							
3							
4							
5							
		0	= Total Cover				

Remarks: (Include photo numbers here or on a separate sheet)
NON-NORMAL CIRCUMSTANCE, THE SAMPLING POINT HAS MOWING HISTORY AND VEGETATION HAS BEEN HISTORICALLY DISTURBED. DOES NOT MEET FAC-N TEST.

SOIL

Sampling Point: B2

Profile Description: (Describe to the depth needed to document the indicator or confirm the absence of indicators.)

Depth (Inches)	Matrix		Redox Features				Texture	Remarks
	Color (moist)	%	Color (moist)	%	Type*	Loc**		
0-30	10 YR 3/4	30					L	HISTORICAL FILL
		70					GRAVEL &	
							CONCRETE	

*Type: C=Concentration, D=Depletion, RM=Reduced Matrix, CS=Covered or Coated Sand Grains

**Location: PL=Pore Lining, M=Matrix

Hydric Soil Indicators:

- Histisol (A1)
- Histic Epipedon (A2)
- Black Histic (A3)
- Hydrogen Sulfide (A4)
- Stratified Layers (A5)
- Depleted Below Dark Surface (A11)
- Thick Dark Surface (A12)
- Sandy Mucky Mineral (S1)
- Sandy Gleyed Matrix (S4)
- Sandy Redox (S5)
- Stripped Matrix (S6)
- Dark Surface (S7) (LRR R, MLRA 149B)
- Polyvalue Below Surface (S8) (LRR R, MLRA 149B)
- Thin Dark Surface (S9)
- Loamy Mucky Mineral (F1) (LRR K, L)
- Loamy Gleyed Matrix (F2)
- Depleted Matrix (F3)
- Redox Dark Surface (F6)
- Depleted Dark Surface (F7)
- Redox Depressions (F8)

Indicators for Problematic Hydric Soils:

- 2 cm Muck (A10) (LRR K, L, MLRA 149B)
- Coast Prairie Redox (A16) (LRR K, L, R)
- 5 cm Mucky Peat or Peat (S3) (LRR K, L, R)
- Dark Surface (S7) (LRR K, L)
- Polyvalue Below Surface (S8) (LRR K, L)
- Thin Dark Surface (S9) (LRR K, L)
- Iron-Manganese Masses (F12) (LRR K, L, R)
- Piedmont Floodplain Soils (F19) (MLRA 149B)
- Mesic Spodic (TA6) (MLRA 144A, 145, 149B)
- Red Parent Material (F21)
- Very Shallow Dark Surface (TF12)
- Other (Explain in Remarks)

*Indicators of hydrophytic vegetation and wetland hydrology must be present, unless disturbed or problematic

Restrictive Layer (if observed):
 Type: _____
 Depth (inches): _____

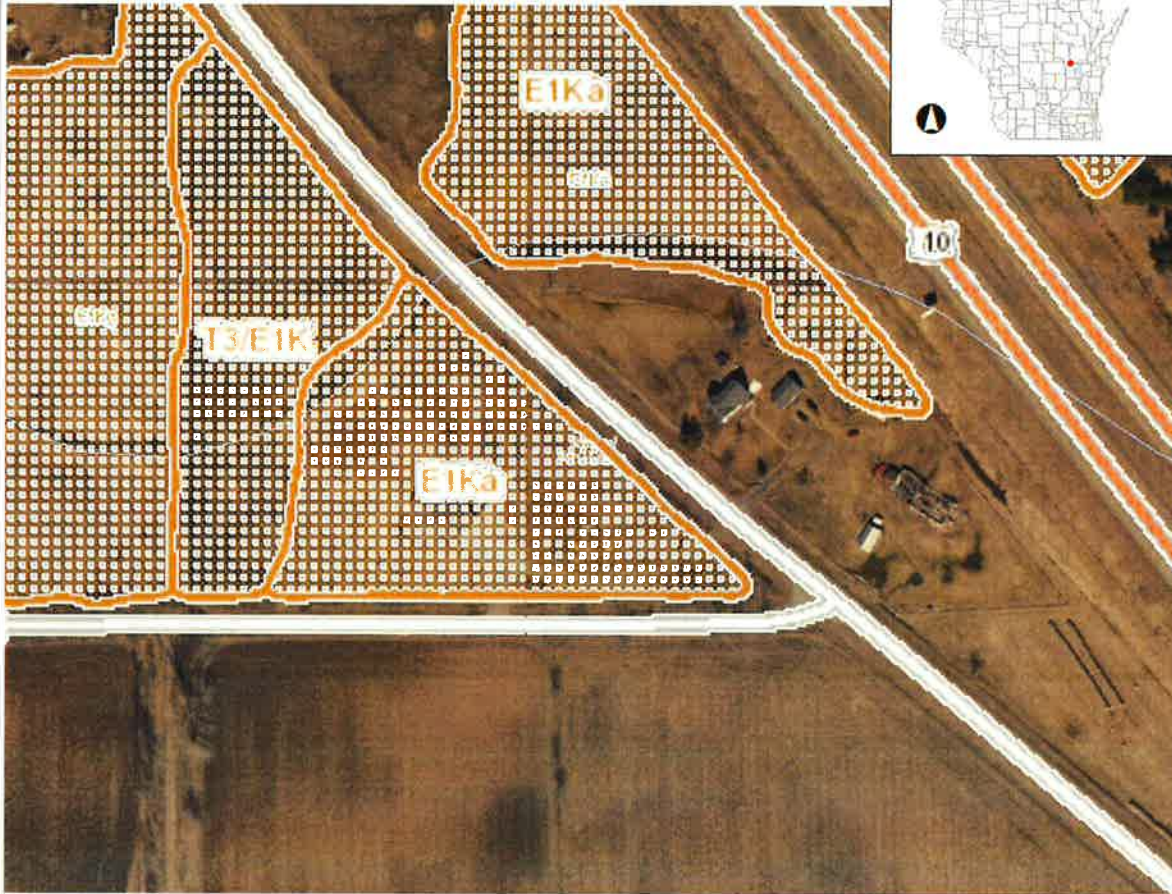
Hydric soil present? N

Remarks:
 THE SAMPLING POINT CONTAINS HISTORICAL FILL AND IS THE NORMAL CIRCUMSTANCE. THE FILL WAS PLACED BETWEEN 2009 AND 2010. NO HYDRIC SOIL INDICATORS WERE OBSERVED.





Surface Water Data Viewer Map



- Legend**
- ◆ Wetland Identifications and Confirmations
 - Wetland Class Points
 - Dammed pond
 - Excavated pond
 - Filled excavated pond
 - Filled/draind wetland
 - Wetland too small to delineate
 - /// Filled Points
 - Wetland Class Areas
 - Wetland
 - Upland
 - ☐ Filled Areas
 - Wetland Class Points
 - Dammed pond
 - Excavated pond
 - Filled excavated pond
 - Filled/draind wetland
 - Wetland too small to delineate
 - /// Filled Points
 - Wetland Class Areas
 - Wetland
 - Upland
 - ☐ Filled Areas
 - Municipality
 - State Boundaries
 - County Boundaries
 - Major Roads
 - Interstate Highway
 - State Highway
 - US Highway
 - County and Local Roads
 - County HWY
 - Local Road
 - Dairycade

0.1 0 0.03 0.1 Miles

NAD_1983_HARN_Wisconsin_TM

1: 1,980

DISCLAIMER The information shown on these maps has been obtained from various sources, and are of varying age, reliability and resolution. These maps are not intended to be used for navigation, nor are these maps an authoritative source of information about legal land ownership or public access. No warranty, expressed or implied, is made regarding accuracy applicability for a particular use, completeness, or legality of the information depicted on this map. For more information, see the DNR Legal Notices web page: <http://dnr.wi.gov/legal>

Notes

SITE PHOTOGRAPHS

PHOTO 1: VIEW OF AOI FACING NORTH



PHOTO 2: VIEW OF AOI FACING EAST



SITE PHOTOGRAPHS

PHOTO 3: VIEW OF AOI FACING SOUTHEAST



PHOTO 4: VIEW OF AOI FACING EAST



SITE PHOTOGRAPHS

PHOTO 5: VIEW OF AOI FACING NORTHWEST



PHOTO 6: VIEW OF TYPICAL FILL MATERIAL FOUND AT B1 & B2



Application #19-ZC-5120

Date of Hearing:

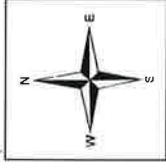
October 31, 2019

Owner(s):

Bellis, Jason T. & Donna M.

Subject Parcel(s):

028030202



Winnebago County
WINGS Project

Scale

1 inch : 300 feet

County Zoning Districts

R-1	PDD	B-1
R-2	A-1	B-2
R-3	A-2	B-3
R-4	I-1	M-1
R-8	I-2	Town Zoning

City of Oshkosh Extraterritorial
Zoning Jurisdiction

Incorporated Area

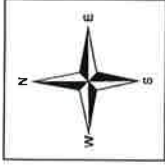


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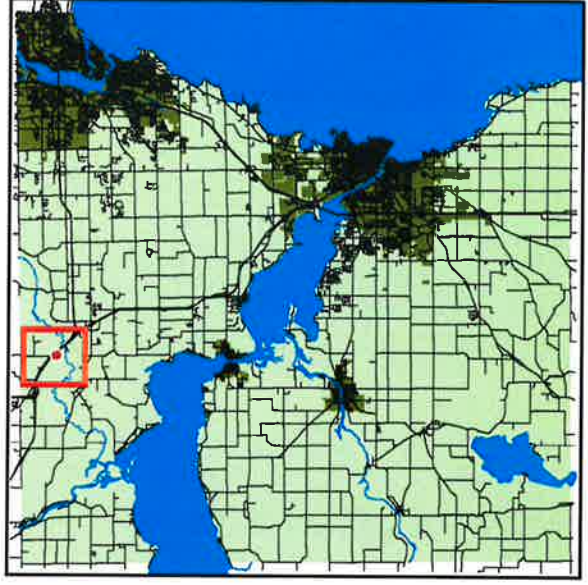
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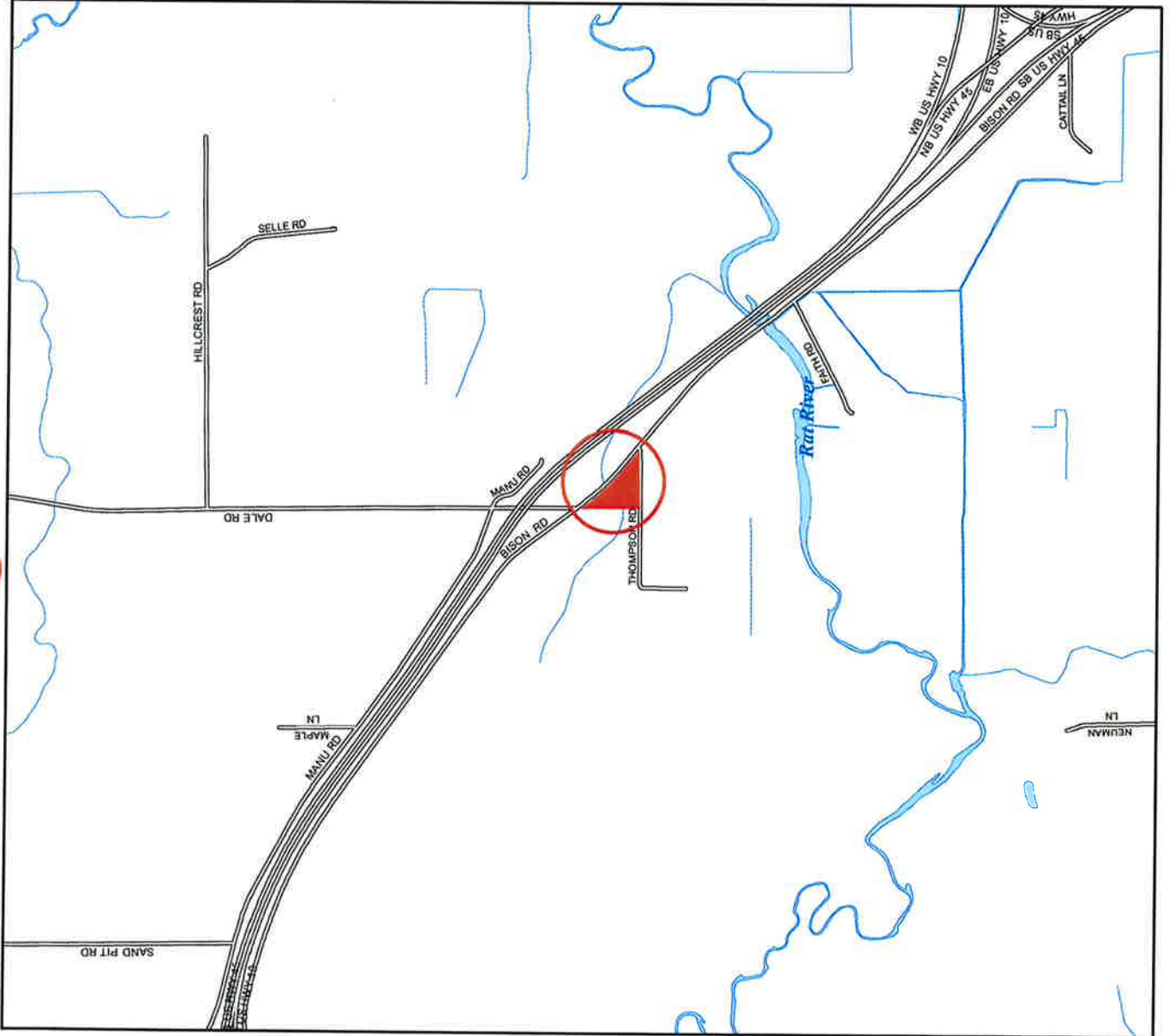


*Winnebago County
WINGS Project*

● = SITE



○ = SITE



1 inch : 2,000 feet

WINNEBAGO COUNTY