

WINNEBAGO COUNTY
PLANNING & ZONING COMMITTEE
PUBLIC HEARING

August 30, 2011
6:30 P.M.
Lounge Room – Courthouse

PRESENT: Supervisors, Patrick Brennand, Chairman, Claud Thompson, Jeanette Diakoff, Joanne Sievert, and Thomas Egan. Cary Rowe, Zoning Administrator. Guests present.

The meeting was called to order by Patrick Brennand, Chairman at 6:30 P.M. Committee members introduced themselves and Zoning Administrator explained appeals procedure and stated that protests for rezoning must be made 24 hours prior to the County Board meeting.

1. Omro Land Co LLC, 5916 State Rd 21, Town of Omro – Conditional Use (Adjourned from July PH).

Applicant is requesting an amendment to a conditional use for a doggy daycare. Sue Hooyman – 5916 State Rd 21, Omro, was sworn in. Ms. Hooyman explained the amendment to the conditional use permit which included increasing the number of dogs allowed from 30 to 100. Ms. Meyer also testified that she is also asking for approval to have three agility events and two lure coursing events which the Town Board approved. Jeff Knauf – co-owner, was sworn in. Supervisor Egan asked several questions regarding the number dogs in different areas and the maximum number of dogs at any given time. Mr. Knauf stated that the number of dogs is being increased from 30 to 100 and the special events may have up to 120 dogs on the property at one time. Supervisor Sievert asked the Zoning Administrator if any complaints were filed about the doggy daycare in addition to the one neighbor to which the Zoning Administrator replied “no”. Zoning Administrator stated that he received an e-mail from the Town Clerk stating that the Town Board of the Town of Algoma approved the conditional use amendment with the following conditions:

OPERATIONS:

1. The following are the hours that canines will be allowed in outside play areas. From 5 AM to 8 AM and 7 PM to 10 PM, 25 canines will be allowed in the outside play areas. From 8 AM to 7 PM, 50 canines will be allowed in the outside play area.
2. Outdoor play areas to be located on the east and north side of building as indicated in Attachment A in the application.
3. Number of canines (daycare, kenneled, grooming, and indoor training) allowed at one time will not exceed a maximum of 100 dogs.
4. Owner / Manager on-site during all daycare hours.
5. Waste will be properly disposed of.
6. No breeding of dogs.
7. Should the cremation process actually start, a report must be sent to Winnebago County to show that all applicable permits are in place, and to show what standards are being used for the process.

Facilities:

1. Fencing height: Not less than 6 feet, and not to exceed 10 feet, subject to zoning regulations.
2. Fencing must have double-gated systems between play areas and by any entrances.
3. Noise reduction systems for walls and ceilings of indoor play and kennel areas
4. Be constructed and operated substantially similar to the request for the Conditional Use Permit that was submitted by the Applicant to the Omro Town Board of Supervisors in July 2007, but was amended by the Application of August 2008, with the building specifically limited to 12,000 square feet.
5. A 3-foot high berm will be constructed, 50 feet north of neighbor's house.

Other Conditions:

1. Owner shall have no more than three agility events involving no more than 120 dogs and no more than two lure coursing events involving no more than 70 dogs per year between the hours of 7 AM and 4 PM.
2. There will be no parking past 50 feet south of existing parking area.
3. Fencing for the training/agility trial/lure coursing area will be not less than 4 feet in height.
4. Training classes in the fenced area will be Monday through Thursday evenings from 5 PM to 8:30 PM and limited to no more than 12 dogs.
5. The southern most boundary of the fenced area will be no more than 350 feet from the existing parking area.
6. A fence or trees creating a visual barrier of height at least 10 feet but no more than the county maximum extending from the north corner of the garage to the south end of the nearest greenhouse on lot 1, CSM 463 shown in Attachment "A", to be placed on existing berm.

Zoning Administrator stated that findings were not included in the correspondence but that he would contact the town to request that the findings be submitted to the zoning office prior to the deliberative. Supervisor Egan asked Zoning Administrator if he or someone from his office helped draft the town conditions for the applicant because Egan had received a phone call from a person who claimed the Zoning Administrator helped draft the conditions. Zoning Administrator stated that neither he nor anyone from his office helped draft the conditions for the town and applicant. There was no additional testimony and this portion of the hearing was closed.

2. Donald Tigert / David Tigert, 454 Old Knapp Rd, Town of Nekimi – Zoning Change.

Applicant is requesting a zoning change to A-2 in order to create a 5-acre lot. Donald Tigert – 148 W 25th Ave, Oshkosh, was sworn in. Mr. Tigert explained the rezoning request to A-2. Zoning Administrator stated that he received a e-mail from the Town Clerk stating that the Town Board of the Town of Nekimi approved the rezoning request with the following findings: 1) Findings for this change agree with the Town Land Use Plan. 2) The Board feels that the change is in the best interest of the property owner in the event a change occurs in the structural improvements on this parcel. There was no additional testimony and this portion of the hearing was closed.

ADJOURNMENT

MOTION made by J. Diakoff to adjourn the meeting. Seconded by C. Thompson.
Motion carried unanimously. Meeting adjourned at 7:02 P.M.

Respectfully submitted,

Cary A. Rowe
Recording Secretary