



WOOD COUNTY, WISCONSIN

Plan Commission Meeting Minutes 10/11/23

Attendees: Chair-Gordy Wipperfurth, Rob Borski, Josh McDonald, Brian Hamm, Criste Greening, Terry Rickaby, Nancy Koch, Dan Forbes

Chair Wipperfurth called meeting to order at 6:00 pm. A quorum was declared present.

Motion by Josh McDonald to approve minutes from the 9/13/23 Plan Commission meeting. 2nd by Rob Borski. All approved.

Town Chairman Fuehrer was in attendance, and conveyed that a Saratoga land owner received a letter from Encore Origination, LLC regarding leasing land for a future solar farm project. She also stated that the Town of Rome is potentially looking into leasing up to 1200 acres from Saratoga land owners for a solar array project.

PC and Town Chair Fuehrer went through the Mobile Home Ordinance DRAFT and agreed on a small number of edits. Criste Greening made a motion to approve the DRAFT with the agreed upon changes. Josh McDonald 2nd.

PC Chair Wipperfurth handed out a packet to help guide the discussion on a Camping Ordinance. Chair Wipperfurth stressed his desire for the PC members to concentrate on the issues that Saratoga is dealing with, and that “any ordinance must deal with specific issues and have enforceability”.

The group discussed a prepared list of (24) talking points relating to a potential Private Property Camping Ordinance including, but not limited to the following:

- Permit Requirements
- Time Frame Restrictions / Short Term / Long Term
- Site Inspection / Site Plan
- Fire Number
- Setbacks
- Emergency Vehicle Access / Driveway Standards
- Skirting
- Number of Camping Units Per Parcel
- Black Water Disposal / Holding Tanks / Septic / Commercially Maintained Portable Toilets
- Attached Structures

- Trash Disposal
- Campfire Location and Maintenance
- Accessory Storage Buildings
- Land Disturbance
- Water / Electric Connections
- RV versus Park Model Camping
- Town Authority to Inspect
- Noise / Generator Decibel Limits
- Enforceability

Saratoga Resident Ferkey offered valued opinion and comment throughout the Camping Ordinance discussion.

Rickaby stated that he would like to see the use of generators that do not exceed a certain decibel level.

Chair Wipperfurth suggested that he, Rose, and Lorelei complete a DRAFT Camping Ordinance for review at the November Plan Commission Meeting.

Borski suggested the possibility of assistance from legal counsel when addressing a Land Division Ordinance. It was recommended by former Zoning Administrator Bossert that we use the Wood County Land Division Ordinance as a guide, and address access, land division ratios, frontage, and driveways. After short discussion, Land Division Ordinance discussion was tabled in favor of getting a Driveway Ordinance completed first.

Lorelei gave a brief update on the bidding progress regarding the relocation of the old town hall building.

Nancy Koch reported that the pit on the Reusch property is being filled with refuse.

Criste Greening stated that she had received a complaint from a resident on Church Avenue whose neighbor has two driveways that are being occupied by an excessive number of vehicles, some of which are non-operational.

Primary items for November meeting to include Camping and Driveway Ordinances.

Next meeting date set for 11/8/23.

Motion to adjourn by Josh McDonald. 2nd by Terry Rickaby. Motion passed unanimously and meeting adjourned at 8:44 p.m.