



MINUTES
ROCK COUNTY PLANNING & DEVELOPMENT COMMITTEE
THURSDAY October 24th, 2019 – 8:00 A.M.
COURTHOUSE CONFERENCE ROOM Second Floor
ROCK COUNTY COURTHOUSE
JANESVILLE, WI

1. **CALL TO ORDER**

The meeting of the Rock County Planning & Development Committee was called to order at 8:00 a.m. on Thursday, October 24, 2019 at the Rock County Courthouse. Chair Sweeney presided. Supervisors present: Mary Mawhinney, Wayne Gustina, Phil Owens, and Wes Davis. QUORUM PRESENT.

Rock County Staff Present: Colin Byrnes (Planning Director) Andrew Baker (Senior Planner), Kurt Wheeler (Planner III, Acting Secretary), Michelle Schultz Real Property Lister, County Administrator Josh Smith, and Jodie Surber County Analyst.

Others Present: Deb Stauffacher, Jim Brotsman

2. **ADOPTION OF AGENDA**

Moved by Supervisor Davis, Seconded by Supervisor Gustina. Agenda Adopted (5-0).

3. **MEETING MINUTES – OCTOBER 10, 2019**

Motion made by Supervisor Mawhinney, Seconded by Supervisor Owens to accept the meeting minutes. APPROVED (5-0)

4. **CITIZEN PARTICIPATION, COMMUNICATIONS AND ANNOUNCEMENTS**

Supervisor Davis informed all in attendance that there will be a meeting given by the WDNR regarding NR151 and groundwater contamination November 6, 2019 at the Blackhawk Tech Campus.

5. **Community Development**

A. **Action Item:** Citizen Objection to Determination made by the Planning Director to require repayment of Housing Rehabilitation Loans 090161D1 and 09563D1.

Motion to approve by Supervisor Owens, **Seconded** by Supervisor Gustina.

Mr. Byrnes gave an overview and history of the loan reading the applicants comments on the application to the Committee. Questions and discussion followed.

Deb Stauffacher, representing the applicant, spoke to the Committee on the specifics of the application and reasons for the request as well as the applicant's situation. Discussion followed. Ms. Stauffacher said that the property is currently listed for sale with a realtor and funds from the proposed sale will be used to pay off the loan.

After further discussion, Supervisor Mawhinney **Amended to Motion** to read that the agency will postpone action for 60 days for the sale to finalize and that if the loan has not been paid off by Monday, December 30th, 2019, enforcement will proceed to Corporation Council for foreclosure. Supervisor Gustina added for the record, that he requests the applicant and representative to communicate with the agency as things progress regarding the sale and repayment. **Seconded** by Supervisor Davis. **Passed (5-0)**. **Original Motion** approved (5-0).

- B. **Action Item:** Citizen Objection to Determination made by the Planning Director to require repayment of Housing Rehabilitation Loans 093519D2 & 094409D1. Mr. Byrnes gave an overview and history of the loan reading the applicants comments on the application to the Committee. Questions and discussion followed. There was no applicant or representative present. After further discussion Supervisor Owens made a Motion to Deny, Seconded by Supervisor Davis. Denied (5-0).

- C. **Action Item:** Citizen Objection to Determination made by the Planning Director to deny eligibility for a Housing Rehabilitation Loan.

Mr. Byrnes gave the specifics of the denial of Eligibility and an overview of the criteria used in the process based on the policies and procedures of the Housing Authority. Jim Brotsman spoke as to the financial calculations of his income and the condition of the home in question. The Committee asked questions related to the market value and assessment value of the property as well as if the home had a mortgage. After questions and further discussion, Supervisor Owens moved to Deny the Objection and Enforce the denial of Eligibility. Seconded by Supervisor Davis. Objection Denied (4-1)

6. **CORPORATE**

Discussion Item: Real Property Description Office 2020 Budget and County Administrator's 2020 Recommended Budget (Real Property and Planning and Development Agency).

Ms. Schultz explained the line items and budget proposals for both the Real Property Lister's Office as well as the Land Records Dept. She stated that the Real Property Listers Office budget was basically a "Cost to Continue" budget. Discussion of line items for the Land Records Office followed. Discussion and questions to both Ms. Schultz and Administrator Smith regarding grants and potential funding opportunities for Aerial Photography and LIDAR mapping were discussed.

7. **FINANCE**

Action Item:

- A. Committee review of payments
None
- B. Transfers
None

8. **COMMITTEE REPORTS**

Mr. Byrnes informed the Committee of an amendment to the Impediments to Affordable Housing Plan that was recently presented in a Public Hearing last week.

9.

DIRECTOR'S REPORT:

Mr. Byrnes presented a website hosted by the WDNR and Wisconsin Emergency Management that shows, in real time, water levels and inundation of flooding on segments of rivers, lakes, and streams in Wisconsin based on USGS Gage Station readings.

10. **ADJOURNMENT**

Supervisor Gustina made a Motion to Adjourn, Seconded by Supervisor Owens.
Time: 9:21 am. All in Favor (5-0).

Respectfully Submitted – Kurt J. Wheeler, Acting Secretary

These minutes are not official until approved by Committee.

Future Meetings/Work Sessions

November 14, 2019 (8:00 am)
Second November Meeting (TBD)
December 12, 2019 (8:00 am)
Second December Meeting (TBD)