



PLANNING & DEVELOPMENT COMMITTEE MEETING
THURSDAY, JULY 13, 2017 – 8:00 A.M.
ROCK COUNTY COURTHOUSE CONFERENCE CENTER - (2nd FL – EAST
WING)
JANESVILLE, WI

AGENDA

1. Call to Order
2. Adoption of Agenda
3. **Action Item:** Approval of Minutes of the Planning & Development Meeting held Thursday June 22, 2017
4. Citizen Participation, Communications and Announcements
5. Code Administration & Enforcement
 - A. **Action Item:** Review and Recommendation to County Board for Adoption – Rock County Address Ordinance Revision 4.600 - 4.610 (Repeal & Recreate)
 - B. **Action Item:** Review and Preliminary Approval, Preliminary Approval with Conditions or Denial of Land Divisions
 - 2017 024 (Beloit Township) – WIBE Beloit MHP LLC
 - C. Information Item: Quarterly Report
6. Finance
 - A. Information Item: Committee Review of Payments
 - B. **Action Item:** Transfers
7. Community Development
 - A. Action Item: Community Development Block Grant (CDBG)
 - Project ID: 83 = \$11,700

8. Committee Reports
9. Directors Report
 - A. Lead Grant Closeout
 - B. NeighborWorks Funding
10. Adjournment

Future Meetings/Work Sessions

July 27, 2017 (8:00 am)
August 10, 2017 (8:00 am)
August 24, 2017 (8:00 am)
September 14, 2017 (8:00 am)

RESOLUTION NO. _____

AGENDA NO. _____

**ORDINANCE
ROCK COUNTY BOARD OF SUPERVISORS**

PLANNING & DEVELOPMENT
COMMITTEE
INITIATED BY



COLIN BYRNES, DIRECTOR OF
PLANNING & DEVELOPMENT
DRAFTED BY

PLANNING & DEVELOPMENT
COMMITTEE
SUBMITTED BY

JUNE 14, 2017
DATE DRAFTED

REPEALING AND RECREATING ROCK COUNTY ORDINANCE
4.6—ROCK COUNTY ADDRESS ORDINANCE

1 The Rock County Board of Supervisors at its regular meeting this ____ day of _____,
2 2017, does ordain as follows:

3
4 I. Ordinance 4.6—Rock County Address Ordinance is hereby repealed and recreated to read as
5 follows:

6
7 **Part 6 – Rock County Address Ordinance**

8
9 **4.600 General Provisions**

10
11 (1) Purpose and Intent. The purpose of this ordinance is to establish and maintain a consistent
12 rural address number and road name system in the unincorporated area of Rock County. The
13 intent in establishing an address system is to assign each structure a unique and identifiable
14 address which will aid emergency personnel in providing fire protection, emergency medical
15 services, police services, civil defense, the delivery of mail, and meet other general location needs
16 of the public.

17
18 (2) Committee. The Planning and Development Committee, appointed by the Rock County
19 Board, shall have policy supervision over this ordinance. The Committee shall have the authority
20 necessary to enforce/litigate the provisions of this ordinance.

21
22 (3) Committee Designee. This ordinance shall be administered and enforced by the Committee
23 Designee. The Committee Designee is herein delegated the authority and responsibility to
24 administer, assign address numbers, assure that address and intersection signs are properly
25 installed and reinstalled on a timely basis, enforce and police the provisions of this ordinance.

26
27 (4) Authority. This ordinance is adopted under the authority granted to the County in Section
28 59.54(4) of the Wisconsin Statutes which provides for the establishment of a rural numbering
29 system in towns for the purpose of aiding in fire protection, emergency services, and civil defense
30 under which:

31
32 (A) Each rural road and each home, business, or farm shall be assigned a name and number.

33
34 (B) Such names or numbers may be displayed on uniform signs posted on rural roads and
35 intersections, and at each home, business or farm.

36
37 (C) This subsection shall be carried out in cooperation with any town or towns in the County.

38
39 (5) Powers. The Planning and Development Committee shall have all the powers necessary to
40 administer, enforce and litigate the provisions and/or violations of this ordinance.

41
42 (6) Jurisdiction. The jurisdiction of this ordinance is applicable to all the unincorporated area
43 located in the geographic boundaries of the County of Rock, Wisconsin.

44

45 (7) Amendments. The Rock County Board of Supervisors may from time to time amend the
46 provisions of this ordinance. A public hearing shall be held on all proposed amendments by the
47 Planning and Development Committee after giving a Class 2 legal notice. The Committee shall
48 then review the public hearing comments and make appropriate recommendations to the County
49 Board.
50

51 **4.601 Official Database**

52
53 (1) Official Address and Road Database. The address numbers contained within the Official
54 Address Database (hereafter called the Database) accompanies and is made part of this Ordinance.
55 The Database shall be regularly updated by the Committee Designee and kept on file in the Office
56 of the Planning and Development Agency and 911 Communications Department with a copy on
57 file in the County Clerk's office. The Rock County Planning and Development Agency as well as
58 the 911 Communications Department shall keep the original version of said Database and add all
59 new address numbers, address number changes, new road names, and road name changes as they
60 are established. A "Master Database of Rock County Road Names" shall be an integral part of the
61 Official Address and Road Database.
62

63 (2) Road Names. There is hereby established a uniform system of names for all roads in the
64 unincorporated areas of Rock County, Wisconsin as follows:
65

66 (A) U.S. and State Trunk Highways, which are presently designated by number by the State
67 Department of Transportation, Division of Highways, shall retain such designation. All
68 U.S. and State Trunk Highways shall be numbered by the State Department of Highways
69 and the sign name shall be N, S, E, or W, U.S. "#", and STH "#" respectively.
70

71 (B) All County Highways which are presently designated by letter by Rock County shall
72 retain such designation. All new County Highways or change of designation shall be
73 named by the Rock County Board of Supervisors. County Highway sign names shall be
74 N, S, E or W, CTH "#".
75

76 (C) All other public roads shall be designated by name on the Official Address and Road
77 Map prepared by the Rock County Planning and Development Agency in cooperation
78 with the respective Towns and approved as part of this ordinance shall retain their names
79 as indicated on the map.
80

81 (3) The Planning and Development Committee will confer with the Town Boards in the
82 naming or renaming of roads. New road names crossing the boundary from one town into
83 another, or a new road that is an extension from an existing road shall bear the same name. In
84 Towns that have roads which continue into an adjoining Town, the respective towns in
85 conjunction with the Committee shall mutually agree on the naming or renaming of roads. Failing
86 agreement of the town, the Committee shall notify the respective Town with a 60 day prior notice
87 of the Committee's intent to assign a road name. The Committee shall herein have the authority to
88 establish the Official Road Name after following the above procedure.
89

90 (4) The name of a proposed new road or the renaming of an existing road shall not duplicate, or
91 too closely approximate phonetically, the name of any other road or street name in the County.
92

93 (5) New roads resulting from the approval of new land divisions shall be named in accordance
94 with the Land Division Regulations of Rock County. The road names shall be added to the
95 "Official Address and Road Map" and the Master Index of Rock County Road Names upon final
96 approval of a land division.
97

98 **4.602 Signs**

99
100 (1) Road Name Signs. Road name signs shall be erected at the intersections of all roads within the
101 towns. The Towns shall be responsible for maintenance and replacement of these signs after
102 initial placement by the County. They shall be so erected and maintained as to be clearly visible
103 to those who use the road at all hours of the day and night. All signs shall be of uniform pattern
104 and color and mounted on suitable posts in a consistent manner throughout the County. Road
105 name signs shall show the names of the roads, the block numbers, and N, S, E, or W as depicted
106 on the "Official Address and Road Map" as to respective location within the County-wide Address
107 Numbering System.

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(2) Road Sign Materials: The type of lettering, material of the sign plate and the mounting post shall be:

- (A) Each sign plate shall have a deep green background with white numbering which shall be totally reflectorized utilizing either Engineer Grade Sheeting (or a combination of) silk screen/die cut letters and numerals,
- (B) Each sign plate shall be a minimum of six (6) inches in height and twenty (20) inches in length or longer depending on length of road name and the respective hundred block involved,
- (C) The face of the sign plate shall have the name of the respective road located in the center (top to bottom and length) in four (4) inch letters,
- (D) The face of the sign plate shall have the respective County address grid number (spaced appropriately) in two (2) inch numbers at the end of the Official Road Name,
- (E) The letters and numbers shall meet Federal Highway Administration Series B or C specifications,
- (F) The sign plate shall be extruded aluminum with a minimum 0.091 web thickness with a thicker top and bottom to strengthen the sign plate,
- (G) Each intersection sign unit will consist of two or more road name sign plates and a post which shall be oriented in the same direction as the respective road being named,
- (H) Sign posts shall be:
 - 1. a "U" Channel Post with a minimum length of twelve (12) feet weighing a minimum of 2 pounds (or 3 pound for larger signs) per linear foot and finished with a protective coating of deep green enamel, or
 - 2. a 12 foot by 2 inch galvanized pipe, 13 gauge, 2.31 lbs per foot, including an anchor plate welded to the pipe with the top of the plate 24 inches from the bottom of the pipe, or
 - 3. a 1-3/4" X 1-3/4" quick punch type square tube post of the same length, fourteen gauge steel, in line holes, hot-dipped galvanized zinc coating per AASHTO M-120, with a cromate conversion coating and a clear organic exterior coating. A minimum 46 inch sleeve section of 2" X 2" - 12 gauge quick-punch type post to the above standards, one size larger than the sign post, is to be driven into the ground leaving a maximum of 4 inches above the surface. The sign post will be inserted into the ground anchor section and bolted with a tamper proof bolt.
- (I) The bracket attaching the sign plate to the post shall be a minimum of five (5) inches long and designed for attaching a U Channel post or a galvanized tubular steel post to an extruded aluminum sign. The cross bracket shall connect on the extruded aluminum sign plates for a minimum of five (5) inches. Two tamper proof sets of nuts and bolts will go through the brackets to or through the sign plates securing the signs and brackets and four tamper proof set screws will secure the sign bracket to the post.
- (J) The sign post shall be placed in the ground a minimum of 3.5 feet with the sign unit clearly visible from the traveled roadway.

4.603 Administration

- (1) Address Numbering Administration: The Rock County Planning and Development Committee shall have policy supervision over this ordinance and shall be administered and enforced by the Committee Designee.
 - (A) Master Address Road Names Database – The Rock County Planning and Development Agency in cooperation with Rock County 911 Communications Department shall

171 maintain and update a Geographic Information System (GIS) Master Database of
172 assigned road names.

173

174 (B) Official Address Number Database – An Official Address Number and Road Geographic
175 Information System (GIS) Database will be prepared and updated by the Committee
176 Designee in conjunction and in cooperation with the 911 Communications Department
177 for the unincorporated areas of Rock County.

178

179 (C) Delegation - The Committee Designee is hereby delegated the authority and
180 responsibility to administer and enforce the provisions of this ordinance without
181 limitation by reason of enumeration, including the Following:

182

183 1. To require complete and accurate information pertaining to the location and
184 placement of address signs,

185

186 2. To inspect the location and condition of intersection signs and officially notify the
187 respective town as to missing or damaged signs.

188

189 3. The authority to administer, enforce, and litigate the provisions and violations of this
190 ordinance.

191

192 4. To establish an Address Sign Application and process to cover the location,
193 installation, and aid in the administration of this ordinance.

194

195 (D) Address Application - An application for an address number and sign shall be made to
196 the Committee Designee for any new building or address number. The application fee
197 shall be set by policy action of the Planning and Development Committee.

198

199 (E) Rules - The Planning and Development Committee will have the authority to make
200 reasonable rules to insure an orderly and speedy implementation of the address
201 numbering system.

202

203 **4.604 Address Numbering**

204

205 (1) The Address Numbering System: The Address Numbering System will utilize a grid system
206 and extend from the intersection of Main Street and Milwaukee Street in the City of Janesville and
207 number addresses north, south, east, and west over the rural areas of the County. State Highway
208 11 West to Footville and thence following the township line to the edge of the county and County
209 MM East will serve as the east-west base line. U.S. Highway 51 North and County G South
210 (Prairie Rd.) to Townline Road, thence west along Townline Road to the Rock River and thence
211 south along the centerline of the Rock River will serve as the north-south baseline.

212

213 (2) Address Number Assignment. New address numbers will be assigned by the Committee
214 Designee. Where possible, address numbers will originate at the base lines and extend north,
215 south, east, and west assigning 1,000 numbers to every mile, or 100 numbers to every 528 feet.
216 Each hundred series of numbers will originate at the nearest section or quarter section line. Where
217 possible, individual address numbers will be assigned at 22 foot intervals from the nearest
218 hundred marks. Even numbers will be assigned to the right hand side of roads and odd numbers
219 will be assigned to left hand side of roads as one would go from the center of the system to the
220 north, south, east and west. The number shall be assigned at the intersection of the centerline of
221 the driveway and the right-of-way line of the public road (in areas that are not platted) or at the
222 center of the front lot line (in areas that have lots).

223

224 (3) Town of Beloit. Address numbering in the Town of Beloit will utilize a grid system based
225 on the City of Beloit Address System expanded into Beloit Township. The grid system will
226 extend from the State Line as a base line and number addresses north to Town Line Road. The
227 center of the Rock River from the State Line to Town Line Road will be the base line for
228 addresses numbered east and west. Where possible, address numbers will originate from base
229 lines and extend north, east and west assigning 1,000 numbers to every mile, or 100 numbers
230 every 528 feet. Each hundred series of numbers will originate at the nearest section or quarter
231 section line. Individual address numbers will be assigned at 30 foot intervals from the nearest
232 hundred marks. Even numbers will be assigned to the left hand side of the road and odd
233 numbers will be assigned to the right hand side of the road as one would go from the base lines

234 of the system to the north and west. East of the river base line even numbers will be assigned to
235 the right hand side and odd numbers assigned to the left as one would go from the river to the
236 east. The number shall be assigned at the intersection of the centerline of the public road (in
237 areas that are not platted) or at the center of the front lot line (in areas that have lots).

238

239 (4) Cities and Villages. The cities and villages in the County will retain their current address
240 systems with the County addresses and road names being utilized in the surrounding rural areas.

241

242 **4.605 Address Signs**

243

244 (1) General. All buildings and other locations within the unincorporated areas of Rock County,
245 shall have an assigned address number. The assigned address number shall be posted on an
246 address sign unit located as provided by the following specifications:

247

248 (A) The sign shall be installed so that the plate is perpendicular to the roadway and not more
249 than three feet from the road right-of-way, and not closer than five (5) feet or further than
250 ten (10) feet from the driveway serving the building.

251

252 (B) The sign plate shall be installed not less than four feet and not more than five feet from
253 ground level. The sign unit shall be installed in a clear and unobstructed view from the
254 roadway.

255

256 (C) Multi-family dwellings and industrial or business complexes will be assigned individual
257 address numbers as determined by the Committee Designee.

258

259 (D) A driveway servicing multiple buildings or acting as a joint driveway for multiple parcels
260 shall have a sign unit indicating the range of individual addresses being served on the
261 driveway. The multiple sign unit shall be placed at the intersection of the driveway and
262 the public road. Individual address signs shall also be placed at each building or location
263 on the driveway.

264

265 (E) Additional address signs may be located on a building. Any second number sign erected
266 on a building shall not be in place of the primary sign unit required by this ordinance.

267

268 (2) Address Sign Specifications

269

270 (A) The address sign unit shall consist of a Flag Style sign plate (on which the address
271 numbers, town name, and road name are enumerated on both sides) mounted on a sign
272 post with associated hardware. The sign plate, post, and hardware shall meet the
273 minimum specifications of this ordinance.

274

275 (B) The Address sign unit shall have a red background with white letters and border. All
276 signs shall be on 3M high Intensity Prismatic sheeting 3930 utilizing 3M ink with clear
277 anti-graffiti/UV-stabilizer film applied over finished sign. The address number shall be
278 four (4) inches high: series B or C numbers (which will be a maximum of 5 (5) integers
279 long) located in the appropriate center of the sign. Based on National Manual for Traffic
280 Control Signs.

281

282 (C) Sign Plates shall be manufactured of flat sheet aluminum, at a minimum thickness gauge
283 of 0.080 of an inch with 3/4 inch radius curved corners. There shall be two (2) 3/8 inch
284 holes in the attachment side of the sign a minimum of one (1) inch from top, bottom and
285 edge.

286

287 (D) Sign Plates shall be at least eight (8) inches in height and twenty (20) inches in width or
288 longer depending on length of number, town name, and/or road name.

289

290 (E) Sign Posts shall be seven foot "U" channel steel posts, with a minimum weight of 1.12
291 pounds per linear foot. A minimum of 2 holes shall be contained in each post with
292 diameters of 3/8 to 1/2 inches beginning at the center one inch from the top of the post
293 and the second hole located in direct alignment with the bottom hole on the sign plate.
294 Sign posts shall be finished with a deep-green enamel.

295

- 296 (F) Attachment bolts shall consist of two 3/8 to 1/2 inch diameter two inch threaded bolts
297 and two 5/8 to 7/8 inch diameter hex nuts.
298
299 (G) The face of the sign shall have the name of the respective town centered on the top in
300 one (1) inch letters.
301
302 (H) The face of the sign shall have the name of the respective road centered on the bottom in
303 one (1) inch letters.
304

305 (3) Urban Area Address Signs. With the Committee Designee's approval buildings in urban areas
306 which are served with public sewer and water and are at less than thirty-five (35) feet from the
307 edge of a public road-right-of-way may attach address numbers to the respective building. These
308 address numbers shall:
309

- 310 (A) Be placed above or immediately to the right of the main entrance door, or centrally above
311 the attached garage door of the building for the address and road name assigned,
312
313 (B) Address numbers shall be a minimum of four (4) inches high and two and one-half (2
314 1/2) inches wide,
315
316 (C) Be made of material that is readily visible from the public road,
317
318 (D) Address numbers shall be numerals not alphabetical letters spelling the number, and
319
320 (E) Be installed in clear view and unobstructed view from the roadway.
321

322 (4) Exemptions. All property owners within the unincorporated areas of Rock County shall
323 comply with the specifications of this ordinance, unless a written exemption has been obtained
324 from the Rock County Planning and Development Committee. Posts that were used for another
325 numbering system may be used if the above specifications are met and approved by the
326 Committee Designee.
327

328 **4.606 Sign Application and Installation**

- 329
330 (1) Application. Upon application by the owner or agent and payment of the address sign fee the
331 Committee Designee shall issue an address number and order the sign unit for installation.
332
333 (2) Installation. The Planning and Development Agency shall consult with the Towns on the
334 procedures for the installation of new and replacement signs.
335
336 (3) Damage or Replacement. It is unlawful to willfully damage or destroy any sign erected under
337 the provisions of this ordinance.
338
339 (4) Civil Remedies. Owner or occupant may pursue civil remedies for the reimbursement of sign
340 or sign unit costs from the person(s) causing the damage or destruction.
341
342 (5) Responsibility. Owners or occupants of a building or location having an assigned address
343 number shall be responsible for the placement of new signs and replacement of damaged signs
344 located on their property through the Committee Designee.
345

346 **4.607 Enforcement**

- 347
348 (1) Written Order. The Committee Designee shall have the power to issue a written order to
349 correct any violation of this ordinance that shall specify the following:
350
351 (A) The nature of the violation and the steps needed to abate and/or correct it.
352
353 (B) The time period in which the violation must be corrected and/or abated.
354
355 (C) The penalty or penalties the violator will be subject to if the alleged violation is not
356 abated and/or corrected within the given time period.
357

358 (2) Non-Compliance with Order. If the owner or occupant person does not comply with a written
359 order from the Committee Designee the owner or applicant shall be subject to one or more of the
360 following actions and/or penalties:

361

362 (A) The issuance of a citation under the provisions of Chapter 7—County of Rock
363 Ordinances.

364

365 (B) Commencement of legal action seeking a court imposed forfeiture.

366

367 (3) Penalties. Any person, firm or corporation who fails to comply with, or violates, the
368 provisions of the Ordinance shall, upon conviction thereof, forfeit not less than \$100 nor more
369 than \$500 and the costs of prosecution for each violation. Said person, firm or corporation shall
370 also be responsible for all damages including sign replacement. Each day a violation exists or
371 continues shall constitute a separate offense.

372

373 **4.608 Effect on Other Ordinances**

374

375 (1) Should any section or provision of this Ordinance be declared unconstitutional, invalid or
376 repealed, the constitutionality or validity of the remainder of the Ordinance shall not be
377 affected.

378

379 (2) Provisions of other Rock County Ordinances inconsistent herewith are hereby repealed and
380 superseded.

381

382 (3) This Ordinance shall take effect upon passage by the Rock County Board of Supervisors
383 and publication.

384

385 **4.609 Definitions**

386

387 Agency - Includes the Planning and Development Committee and the Planning and Development
388 Department Staff authorized to act in all matters pertaining to this Ordinance and other planning and
389 development activities as provided in Wisconsin Statutes 59.69.

390

391 Committee Designee - Director of the Planning and Development Agency (or his/her designee) delegated
392 the authority and responsibility to administer and enforce these regulations or, to perform a specific
393 function in association with this Ordinance.

394

395 Committee - The standing committee of the Rock County Board of Supervisors established as Planning
396 and Development Committee under Wisconsin Statutes 59.69 that has been delegated policy supervision
397 over this Ordinance.

398

399 Sign - The individual address or road name sign plate which is mounted on a post.

400

401 Sign Unit - One or more address or road name sign plates mounted on a post with bolts and/or brackets.

402

403 **4.610 Effective Date**

404

405 This Ordinance shall become effective the date the adopted Ordinance is published.

Respectfully submitted:

PLANNING & DEVELOPMENT COMMITTEE

Alan Sweeney, Chair

Mary Mawhinney, Vice Chair

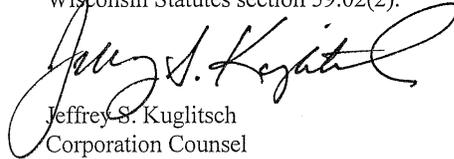
Wes Davis

Wayne Gustina

Jason Heidenreich

LEGAL NOTE:

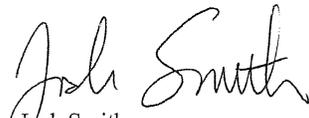
The County Board is authorized to take this action by Wisconsin Statutes section 59.02(2).



Jeffrey S. Kuglitsch
Corporation Counsel

ADMINISTRATIVE NOTE:

Recommended.



Josh Smith
County Administrator

FISCAL NOTE:

No fiscal impact.



Sherry Oja
Finance Director

EXECUTIVE SUMMARY
ROCK COUNTY ADDRESS ORDINANCE REVISION

The Rock County Board, via the “Rock County Address Ordinance” manages 16,661 addresses within the unincorporated areas of the County (outside of Cities & Villages). Originally adopted in 1994, the “Rock County Address Ordinance” establishes and maintains a consistent rural address number and road name system. Each location is assigned a unique address which will aid emergency personnel in providing fire protection, emergency medical services, police services, civil defense, and delivery of mail and meet other general location needs of the public.

Various County Departments (i.e. 911 Communication, Planning & Development Agency, Real Property Lister and County Clerk) and Town Officials (representing unincorporated areas), which actively use and manage this addressing system, deemed it necessary to amend the current Ordinance to incorporate new and improved address sign specifications. Older signs installed in 1994 were one sided facing parallel to the road. The amendment will require two sided signs placed perpendicular to the roadway to facilitate ease of recognition. The new signs incorporate 3M High Intensity Prismatic sheeting with clear anti-graffiti/UV-stabilizer film applied over the finished sign.



ROCK COUNTY GOVERNMENT
Planning & Development Agency

INTEROFFICE MEMORANDUM

TO: Rock County Planning and Development Committee

FROM: Andrew Baker – P&D Agency Staff

SUBJECT: Preliminary Approval of Land Division

MEETING DATE: July 13, 2017

Land Division Summary:

The following owners are seeking Land Division Preliminary Approval from the P&D Committee:

2017 024 (Beloit Township) – WIBE Beloit MHP LLC

Land Division Recommendation(s) or Action(s):

P&D Agency Staff recommends Preliminary Approval the above referenced Land Divisions with conditions as presented.

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

RECEIVED

MAY 31 2017

ROCK CO. PLANNING, ECONOMIC & COMMUNITY DEVELOPMENT AGENCY



AGENCY USE ONLY

Application Number: LD2017 024

Received By - Date (MM/DD/YYYY): 5-31-17

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.****

- 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: Yes No
- Land division is consistent with Town's Comprehensive Plan – Future Land Use Map: Yes No
- Land division area 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.
- Land division meets Town Base Farm Tract and any other applicable Farmland Preservation zoning district requirement: Yes No
- Land division will require a zoning change: Yes No

APPLICANT INFORMATION

6. LANDOWNER OR AUTHORIZED LANDOWNER REPRESENTATIVE					
a. Name:	WIBE BELOIT MHP LLC			Telephone:	920-209-7080
Address:	PO BOX 457	City:	CEDAREIDGE	State:	CO Zip: 81413
b. Name:				Telephone:	
Address:		City:		State:	Zip:
7. AGENT (SURVEYOR AND DEVELOPER)					
a. Surveyor name:	RH BATTERMAN & CO			Telephone:	365-4464
Address:	2857 BARTELLS DRIVE	City:	BELOIT	State:	WI Zip: 53511
b. Developer name:				Telephone:	
Address:		City:		State:	Zip:
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 checked="" type="checkbox"/> Sale/ownership transfer <input type="checkbox"/> Farm consolidation <input type="checkbox"/> Refinance <input type="checkbox"/> Other:		
10. Land division area location:	Town of BELOIT Section 14 & 23	1/4 of 1/4 Tax parcel number(s) - 6-2-181-255-255.1-256A
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 BELOIT		
12. Land division area is located adjacent to (check all that apply): <input type="checkbox"/> Local/Town road <input type="checkbox"/> County highway <input checked="" type="checkbox"/> State highway <input type="checkbox"/> U.S. highway		
13. Landowner's contiguous property area (Square feet or acres): 10.3 AC	14. Land division area (Square feet or acres): 10.3 AC	15. Current zoning of land division area: B2 & R5
16. Number of new/additional lots created by land division: 3	17. Future zoning of new/additional lot(s) created by land division: R5, R2, B2	18. Future zoning of parent lot: NA
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 type="checkbox"/> Private onsite wastewater treatment system <input checked="" type="checkbox"/> Public sanitary sewer system		
21. Public improvement construction proposal/plan will be submitted by (mm/dd/yyyy):	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: *Delet Lunde* DATE: 5/31/17

13

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 checked="" 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"/>	NA
(5) Private water wells or water supply systems:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NA
(6) Private onsite wastewater treatment systems or public sanitary sewer systems:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
(7) Any other public utilities:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NA
(8) Easements (Utility, drainageway, pedestrian way, etc.):	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NA
(9) Vegetative land cover type:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NA
(10) Environmentally sensitive areas (Floodplain, steep slope, etc.):	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NA
(11) Productive agricultural soils, cultural resources, and woodlands:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NA
(12) Surface water features:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NA
(13) Drainageways:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NA
(14) Detention or retention areas:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NA
(15) Cemeteries:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NA
(16) Bridges/culverts:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NA
(17) Rock outcroppings:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NA
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"/>	NA
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"/>	EXISTING
j. Preliminary concept for collecting and discharging stormwater, in the land division area:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	NA
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"/>	NA
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

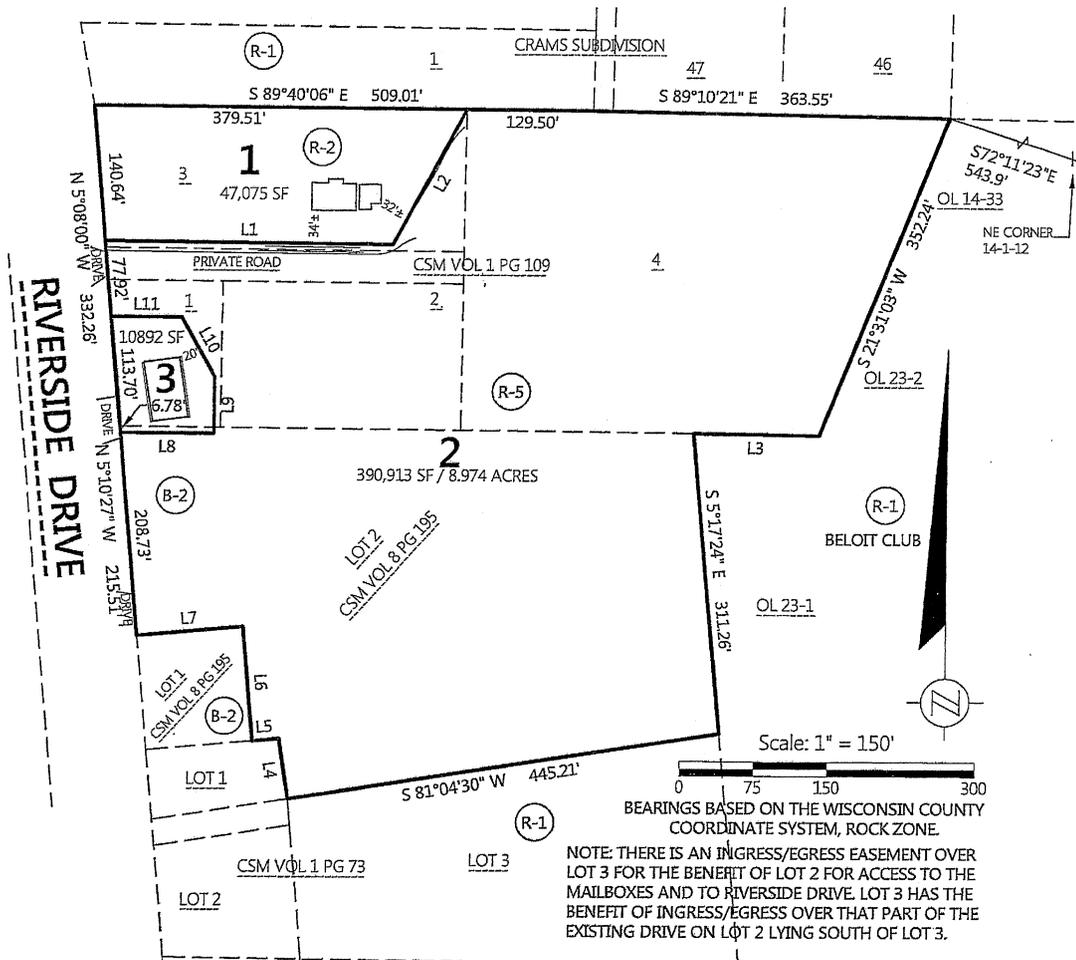
19

PRELIMINARY

CERTIFIED SURVEY MAP

OF LOTS 1, 2, 3 AND 4 OF A CERTIFIED SURVEY MAP RECORDED IN VOLUME 1 ON PAGE 109, ALSO LOT 2 OF A CERTIFIED SURVEY MAP RECORDED IN VOLUME 8 ON PAGE 195, BEING ALL A PART OF OUT-LOTS 14-32, 14-33, 23-2, 23-3 AND 23-4 OF THE ASSESSOR'S PLAT OF BELOIT TOWNSHIP, SITUATED IN THE FRACTIONAL SE 1/4 OF SECTION 14 AND THE FRACTIONAL NE 1/4 OF SECTION 23, ALL IN T. 1 N., R. 12 E. OF THE 4TH P.M., ROCK COUNTY, WISCONSIN

Line Table			Line Table			Line Table		
Line #	Length	Direction	Line #	Length	Direction	Line #	Length	Direction
L1	293.00	S 89°40'06" E	L6	118.77	S 05°04'57" E	L11	71.50	N 90°00'00" E
L2	157.94	S 27°54'27" W	L7	108.53	N 84°55'03" E			
L3	127.76	N 89°21'08" W	L8	95.00	N 90°00'00" E			
L4	62.40	N 08°45'22" W	L9	58.80	N 00°00'00" E			
L5	27.27	N 84°48'24" E	L10	70.15	S 29°15'35" E			



<p>ORDER NO: 32645 BOOK: SEE FILE FIELD CREW: RHL DRAWN BY: RHL DATE: April 10, 2017</p>	<p>ORDERED BY: RV HORIZONS PO BOX 457 CEDAREDGE, CO 81413</p>	<p>Batterman engineers surveyors planners 2857 Bartells Drive Beloit, Wisconsin 53511 608.365.4464 www.rfbatterman.com</p>	
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Application Number: LD2017 024 WIBE Beloit

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.

Review

	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"/>

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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. Utility easement(s) shall be placed on lots as requested by utility companies and existing easements shall be shown on CSM.	
2. Documentation of approved zoning changes by the Town of Beloit (as requested) shall be provided prior to final approval.	
3.	
12. Agency recommendation rationale and findings of fact (Use additional sheet (2a) if necessary):	
AGENCY SIGNATURE: <u><i>AMB</i></u>	DATE: <u>6/22/17</u>
TITLE: <u>Administrator - Rock County Planning, Economic & Community Development Agency</u>	

TOWN ACTION	
13. Town action: <input checked="" type="checkbox"/> Approve <input 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. <u>Separate Documentation on file</u>	
2.	
3.	
15. Town action rationale and findings of fact (Use additional sheet (2a) if necessary):	
TOWN SIGNATURE: _____	DATE: <u>5/15/17</u>
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 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>	

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AGENCY RECOMMENDATION

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

- 3. Final CSM shall be submitted to and approved by the Agency one year after preliminary approval.
- 4. CSM's subject to local approval shall be recorded with the Rock Co. Register of Deeds within 6 months of their last approval.
- 5.
- 6.
- 7.
- 8.
- 9.
- 10.

12. Agency recommendation rationale and findings of fact:

The proposed Land Division creates three new lots from four existing tax parcels in Beloit Township for the purposes of consolidating existing structures and associated multiple land uses. Lot 1 will consist of approximately 47,000 square feet and have a residential land use. Lot 2 will consist of approximately 9.0 acres and contain the mobile home park. Lot 3 will consist of approximately 11,000 square feet and have a commercial land use. The land division and necessary rezone requests have been approved by the Town of Beloit as requested by the applicant.

The Land Division is within the extraterritorial approval jurisdiction of the City of Beloit.

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:

18

Rock County Planning
Administrative Quarterly Report

2017
Administrative Quarterly Report

	Q1			Q2			Q3			Q4			Year End Totals		
	# Apps	Denial	Appr	# Apps	Denial	Appr									
2010															
BOA	2	1	1	0	0	0	2	2	0	1	0	1	5	3	2
LD	11	0	8	15	0	10	21	0	16	20	0	24	67	0	58
BP	4	0	4	21	0	21	6	0	6	9	0	9	40	0	40
SLP	7	0	7	13	0	13	10	0	10	10	0	10	40	0	40
2011															
BOA	0	0	0	2	0	2	1	1	0	1	0	1	4	1	3
LD	9	0	12	17	0	9	17	0	14	18	0	14	61	0	53
BP	6	0	6	4	0	4	10	0	10	5	0	5	25	0	25
SLP	3	0	3	11	0	11	9	0	9	8	0	8	31	0	31
2012															
BOA	0	0	0	2	0	2	0	0	0	1	1	0	3	1	2
LD	11	0	14	19	0	14	6	0	12	14	0	8	50	0	48
BP	3	0	3	8	0	8	4	0	4	2	0	2	17	0	17
SLP	5	0	5	13	0	13	12	0	12	6	0	6	36	0	36
2013															
BOA	1	0	1	2	0	2	2	0	1	4	2	2	9	2	6
LD	13	0	11	10	0	9	18	0	17	10	0	11	51	0	48
BP	4	0	4	9	0	9	10	0	10	5	0	5	28	0	28
SLP	0	0	0	2	0	2	10	0	10	9	0	9	21	0	21
2014															
BOA	2	1	1	3	1	2	2	0	2	0	0	0	7	2	5
LD	14	0	9	18	0	11	19	0	9	0	0	0	51	0	29
BP	0	0	0	6	0	6	6	0	6	0	0	0	12	0	12
SLP	2	0	2	17	0	17	16	0	16	10	0	10	45	0	45
2015															
BOA	2	0	2	5	1	4	3	2	1	1	0	1	11	3	8
LD	25	0	4	15	0	22	22	0	8	19	0	6	81	0	40
BP	14	0	14	19	0	19	12	0	12	14	0	14	59	0	59
SLP	2	0	2	24	0	24	11	0	11	10	0	10	47	0	47
2016															
BOA	1	0	1	6	1	5	4	1	3	4	0	4	15	2	13
LD	14	0	14	18	0	18	11	0	11	14	0	14	57	0	57
BP	8	0	8	21	0	21	10	0	10	10	0	10	49	0	49
SLP	8	0	8	15	0	15	18	0	18	13	0	13	54	0	54
2017															
BOA	2	0	2	4	2	2									
LD	12	0	12	24	0	24									
BP	9	0	9	24	0	24									
SLP	9	0	9	16	0	16									

COMMITTEE REVIEW REPORT
FOR THE MONTH OF JUNE 2017

Account Number	Account Name	PO#	Check Date	Vendor Name	Inv/Enc Amt
10-1720-0000-63100	OFC SUPP & EXP	P1700585	06/15/2017	JP MORGAN CHASE BANK NA	25.51
10-1720-0000-64200	TRAINING EXP	P1700585	06/15/2017	JP MORGAN CHASE BANK NA	82.00
REAL PROPERTY DESCRIPTION PROG TOTAL					107.51

I have reviewed the preceding payments in the total \$107.51

Date: Dept _____

Committee _____

COMMITTEE REVIEW REPORT
FOR THE MONTH OF JUNE 2017

Account Number	Account Name	PO#	Check Date	Vendor Name	Inv/Enc Amt
64-6400-0000-63100	OFC SUPP & EXP	P1700223	06/08/2017	STAPLES BUSINESS ADVANTAGE	78.56
64-6400-0000-63107	PUBL & LEGAL	P1701870	06/22/2017	EDGERTON REPORTER CORP, THE	37.54
		P1701931	06/29/2017	ROCK VALLEY PUBLISHING LLC	57.53
				PLANNING PROG TOTAL	173.63
64-6451-0000-64904	SUNDRY EXPENSE	P1700249	06/01/2017	LANGE ENTERPRISES INC	4,176.58
				ADDRESS SIGNS PROG TOTAL	4,176.58
64-6460-0000-63110	ADMIN,EXPENSE	P1701818	06/22/2017	NEIGHBORWORKS BLACKHAWK	300.00
				HOUSING GRANT CLEARING ACCOUNT PROG TOTAL	300.00
64-6730-0000-62420	MACH & EQUIP RM	P1700222	06/08/2017	HARRIS ACE HARDWARE LLP	43.18
				SURVEYOR PROG TOTAL	43.18
64-6900-0000-63107	PUBL & LEGAL	P1700226	06/15/2017	BELOIT DAILY NEWS	47.45
				BOARD OF ADJUSTMENT PROG TOTAL	47.45

COMMITTEE REVIEW REPORT
FOR THE MONTH OF JUNE 2017

Account Number	Account Name	PO#	Check Date	Vendor Name	Inv/Enc Amt
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I have reviewed the preceding payments in the total \$4,740.84

Date: Dept _____
Committee _____

ROCK COUNTY REQUEST FOR COMMITTEE ACTION FOR REHAB LOAN

Date:	7/14/2017	Project ID:	83
Project Recommended By:		WPHD	
Project Funding Source		CDBG Program Income	
HOUSEHOLD INFORMATION			
Household Size	2	Household Income	\$34,618
		Project Location	Town of Janesville
FAIR MARKET VALUE INFORMATION		ASSESSED VALUE INFORMATION	
LAND	25,400	LAND	25,300
BUILDINGS	111,800	BUILDINGS	111,500
TOTAL	137,200	TOTAL	136,800
MORTGAGE AND LIENS			
1. (Bank)	0	2.	
3.		PROPOSED ROCK COUNTY LOAN	11,700.00
TOTAL MORTGAGES AND LIENS	11,700	LOAN TO VALUE (WITH ROCK COUNTY LOAN)	.08

ELIGIBILITY VERIFICATIONS			
<input checked="" type="checkbox"/>	Income less than 80%	<input checked="" type="checkbox"/>	Title in Name
<input checked="" type="checkbox"/>	Loan to Value less than 120%	<input checked="" type="checkbox"/>	Mortgage Current
<input checked="" type="checkbox"/>	Home value (after rehab) less than \$143,000	<input checked="" type="checkbox"/>	Taxes Current
<input checked="" type="checkbox"/>	Insurance	<input checked="" type="checkbox"/>	Conflict of Interest Signed
<input type="checkbox"/>	Flood Insurance (if required)	<input checked="" type="checkbox"/>	Lead Pamphlet received and signed

SUMMARY OF REQUEST: The home needs a new roof and new flooring as well as electrical work required to bring up to code.	
Recommended Loan Amount:	\$11,700

COMMITTEE ACTION

<input type="checkbox"/>	APPROVE	<input type="checkbox"/>	DENY
LOAN AMOUNT APPROVED		\$	
Signature-Committee Chair		Date	