



AGENDA

Eau Claire County Board of Supervisors
Tuesday, June 18, 2024, at 7 p.m.
Eau Claire County Government Center
721 Oxford Ave • Eau Claire, WI 54703
County Board Room 1277

Join from meeting link:

<https://eauclairecounty.webex.com/eauclairecounty/j.php?MTID=mfb55b4786984d497a370bb656ca87278>

Join from meeting number:

Meeting number: 2537 703 3505 Password: H7rpPQuND84

Join from phone: 415-655-0001 Access Code: 2537 703 3505

Watch live on our website: <https://www.eauclairecounty.gov/our-government/county-board/meeting-agendas-minutes>

For those wishing to make public *written* comment must fill out your information on the following link and click “Submit” **at least 60 minutes prior** to the start of the meeting. Link: <https://bit.ly/3CEenwe2>

- (1) Indicates 1st Reading
- (2) Indicates 2nd Reading

1. Call to Order
2. Honoring of the Flag and Moment of Reflection by: Supervisor Caleb Aichele
3. Call of the Roll
4. Approval of the Journal of Proceedings from May 21, 2024 [Page 1](#)
5. **PUBLIC COMMENTS**
6. **REPORTS TO THE COUNTY BOARD UNDER 2.04.320**

Oral Reports

- Update on Extension work around local health cooperative by Kristen Bruder – Area Extension Director, Bill Oemichen – Law/Local Government Law Educator, and Karl Green – Local Government Education Program Manager
- World Relief Update by Ka Vang [Page 4](#)
- Debt and General Fund Unassigned Fund Balance: Review and Strategy, 2024 and beyond by Sean Lentz, Ehlers [Page 9](#)
- County Administrator Update by County Administrator, Kathryn Schauf [Page 21](#)

Written Reports

- Reports from the Finance Department
 - 2024 Contingency Report [Page 24](#)
 - May 2024 Vouchers over \$10,000 [Page 25](#)

7. **PRESENTATION OF PETITIONS, CLAIMS AND COMMUNICATIONS**

- Proclamation proclaiming July 26, 2024, as Americans with Disabilities Act Awareness Day in Eau Claire County [Page 35](#)
- Rezoning request from owner, Chris & Ingrid Silewski; and applicant, Kris Sivertson for the Town of Washington [Page 40](#)
- Rezoning request from owner, Loren & Sara Roth; and applicant, Mark Erickson for the Town of Lincoln [Page 41](#)

8. **FIRST READING OF ORDINANCES BY COMMITTEES**

Committee on Administration

File No.

24-25/037 (1) Ordinance: To amend section 2.04.030 Rule 3 – Opening of Meeting [Page 42](#)

Committee on Planning & Development

File No.

24-25/001 (1) Ordinance: To amend section 17.05.010 of the Code: Authority; to amend section 17.05.030 A. 3.a. and b. of the Code: Purpose; to amend section 17.05.060 of the Code: Definitions; to amend section 17.05.070 A. of the Code: Applicability and Exemptions; to amend section 17.05.070 B. of the Code: Applicability and Exemptions; to amend section 17.05.070 C. of the Code: Applicability and Exemptions; to amend section 17.05.070 D. 1. B. ii. Of the Code: Applicability and Exemptions; to create section 17.05.070 D. 2. c. of the Code: Applicability and Exemptions; to amend section 17.080 A. of the Code: Prohibited Activities; to amend section 17.05.085 B. 2., 3. and 4. of the Code: Protective Areas; to amend section 17.05.085 C. 1. of the Code: Protective Areas; to amend section 17.05.085 D. of the Code: Protective Areas; to amend section 17.05.090 A. 4. of the Code: Fees; to amend section 17.05.095 A. B. and C. of the Code: Application Review Processes; to reletter section 17.05.095 D. and E. to C. and D. of the Code: Application Review Processes; to amend section 17.05.100 A. 1., 2., 3., and 4. and B. of the Code: Erosion Control Plan Requirements; to amend section 17.05.100 B. 8., 11., 12., 14., and 17 of the Code: Erosion Control Plan Requirements; to repeal section 17.05.100 C. of the Code: Erosion Control Plan Requirements; to amend section 17.05.100 D. 1. a. of the Code: Erosion Control Plan Requirements; to amend section 17.05.100 C. 2. of the Code: Erosion control Plan Requirements; to amend section 17.05.100 C. 2. b. xiii. of the Code: Erosion Control Plan Requirements; to renumber section 17.05.100 C. 3. to 4. of the Code: Erosion Control Plan Requirements; to create section 17.05.100 C. 3. of the Code: Erosion Control Plan Requirements; to reletter section 17.05.100 E. to D. of the Code: Erosion Control Plan Requirements; to amend section 17.05.110 A. 12 and 13 of the Code: Application Requirements; to amend section 17.05.120 A. 3. of the Code: Technical Standards and Specifications; to amend section 17.05.150 A. 2. of the Code: Enforcement; to create appendix A of Chapter 17.05 of the Code: Erosion Control; to amend section 17.06.020 of the Code: Findings; to amend section 17.06.030 B. and C. of the Code: Purpose; to Amend section 17.06.070 B. 5 and C. 1. a. and h. of the Code: Applicability and Exemptions; to amend section 17.06.070 D. 2. f. iv.(B) of the Code: Applicability and Exemptions; to amend section 17.06.080 A. of the Code: Prohibited Activities; to amend section 17.06.085 A. of

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of individuals with disabilities through sign language, interpreters, remote access, or other auxiliary aids. Contact the clerk of the committee or Administration for assistance (715-839-5106). For additional information on ADA requests, contact the County ADA Coordinator at 839-7335, (FAX) 839-1669 TTY: use Relay (711) or by writing to the ADA Coordinator, Human Resources, Eau Claire County Courthouse, 721 Oxford Avenue, Eau Claire, WI 54703.

the Code: Protective Areas; to amend section 17.06.085 A.2.b. of the Code: Protective Areas; to amend section 17.06.085 B. 3. and 4. of the Code: Protective Areas; to amend section 17.06.085 C. of the Code: Protective Areas; to amend section 17.06.085 D. 2. of the Code; Protective Areas; to amend section 17.06.090 A. 4. of the Code: Fees; to amend section 17.06.095 of the Code: Application Review Process; to amend section 17.06.095 A. 3. b. and d. of the Code: Application Review Process; to amend section 17.06.100 C.1.h. of the Code: Storm Water Permit Processes; Land Divisions and Zoning; to create section 17.06.100 D. of the Code: Storm Water Permit Processes, Land Divisions and Zoning, to amend section 17.06.110 A. 3. and 7. of the Code: Stormwater Permit Requirements; to amend section 17.06.110 C. 3 of the Code: Stormwater Permit Requirements; to amend section 17.06.130 B. 12. and 13. of the Code: Storm Water Management Plan Requirements; to amend section 17.06.130 C. 1. through 3. of the Code: Storm Water Management Plan Requirements; to amend section 17.06.130 C. 5.f. of the Code: Storm Water Management Plan Requirements; to amend section 17.06.130 C. 6. of the Code: Storm Water Management Plan Requirements; to renumber section 17.06.130 C. 4. and 5. to 5. and 6. of the Code: Stormwater Management Plan Requirements; to amend section 17.06.130 C.12.i. and E.7 of the Code: Stormwater Management Plan Requirements; to reletter section 17.06.130 D. and E. to E. and F. of the Code: Stormwater Management Plan Requirements; to amend section 17.06.140 A.1.d. of the Code: Technical Standards and Specifications; to amend section 17.06.140 A. 2., 3., and 5., of the Code: Technical Standards and Specifications; to amend section 17.06.170 A.2. of the Code: Enforcement [Page 45](#)

24-25/038 (1) Ordinance: To amend section 4.35.160 of the Code: Storm Water Management and Erosion Control fees [Page 75](#)

9. FIRST READING OF ORDINANCES AND RESOLUTIONS BY MEMBERS

10. REPORTS OF STANDING COMMITTEES, COMMITTEES, COMMISSIONS AND BOARDS UNDER 2.04.160 AND SECOND READING OF ORDINANCES

Committee on Administration

File No.

24-25/040 (1) Resolution: Reauthorization of self-insurance [Page 77](#)

Committee on Parks & Forest

File No.

24-25/041 (1) Resolution: Granting utility easement to Eau Claire Energy Cooperative in the Town of Lincoln, Eau Claire County, Wisconsin [Page 79](#)

Committee on Planning & Development

File No.

24-25/028 (1) Ordinance: Amending the 2023 official zoning boundary map for the Town of Brunswick [Page 81](#)

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of individuals with disabilities through sign language, interpreters or other auxiliary aids. For additional information or to request the service, contact the County ADA Coordinator at 839-4710, (FAX) 839-1669 or 839-4735, TTY: use Relay (711) or by writing to the ADA Coordinator, Human Resources, Eau Claire County Courthouse, 721 Oxford Avenue, Eau Claire, WI 54703.

- 24-25/035 (1) Ordinance: Amending the 2023 official zoning district boundary map for the Town of Washington [Page 102](#)
- 24-25/039 (1) Ordinance: Amending the 1982 official zoning district boundary map for the Town of Lincoln [Page 138](#)

Committee on Finance & Budget

File No.

- 24-25/044 Resolution: Granting the use of additional contingency funds to repair the Altoona Dam [Page 168](#)

11. APPOINTMENTS

- Eau Claire County Economic Development Committee
 - Becca Coleman [Page 171](#)
 - James Rolbiecki [Page 172](#)
 - Sarah Gordee [Page 173](#)
 - Timothy Davis [Page 174](#)

12. ANNOUNCEMENTS

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**OFFICIAL PROCEEDINGS OF THE
COUNTY BOARD OF SUPERVISORS**

Tuesday May 21, 2024

The County Board of Supervisors of the County of Eau Claire convened at the Courthouse in the City of Eau Claire on Tuesday, May 21, 2024, and was called to order by Chair Nancy Coffey at 7:03 p.m.

The Board honored the flag with the pledge of allegiance.

Roll Call: 25 Present: Supervisors Deirdre Jenkins(v), Joe Knight, Larry Hoekstra, Dane Zook, Cory W. Sisk, Nancy Coffey, Michele Skinner, Brett Geboy, Connie Russell, Kirk Dahl, Nick Smiar, David Hirsch, Thomas Vue, James A. Dunning, Gerald "Jerry" Wilkie, John Folstad, Mark Beckfield(v), Katherine Schneider(v), Robin J. Leary(v), Heather DeLuka, Christy Tomczak, Tami Schraufnagel, Loralee Clark, Jim Schumacher, Bob Swanson

4 Absent: Supervisors Caleb Aichele(v)*, Stella Pagonis, Steve Chilson*, Allen Myren* (* arrived later in the meeting)
(v)- attended virtually

JOURNAL OF PROCEEDINGS (April 16, 2024)

On a motion by Supervisor Smiar, seconded by Supervisor Hirsch, the Journal of Proceedings for April 16, 2024 was approved unanimously with a correction by Supervisor Folstad via roll call vote.

*Supervisor Aichele arrived at this time.

JOURNAL OF PROCEEDINGS (May 7, 2024)

On a motion by Supervisor Hirsch, seconded by Supervisor DeLuka, the Journal of Proceedings for May 7, 2024 was approved unanimously via roll call vote.

*Supervisors Chilson and Myren arrived at this time.

PUBLIC COMMENTS

Public comments were made by Amber Scharenbroch and Ryan Ludy from United Way.

REPORTS TO THE COUNTY BOARD UNDER 2.04.320

The following oral reports were given: Intro to the 2025 County Budget by Director of Finance, Jason Szymanski and County Administrator Kathryn Schauf; Q1 2024 Financial Update and American Rescue Plan fund update by Director of Finance, Jason Szymanski; and County Administrator Update by County Administrator, Kathryn Schauf

The following written reports were presented: Reports from the Finance Department-2024 Contingency Report & April 2024 Vouchers over \$10,000. Agency Reports- Eau Claire County Housing Authority, Metropolitan Planning Organization & Property Assessed Clean Energy (PACE) Board of Directors

PRESENTATION OF PETITIONS, CLAIMS AND COMMUNICATIONS

On a motion by Supervisor Smiar, seconded by Supervisor DeLuka, a Proclamation proclaiming Wednesday, June 19, 2024, as "Juneteenth Day" in Eau Claire County was approved via roll call vote as follows:

27 Ayes: Supervisors Aichele, Jenkins, Knight, Zook, Chilson, Sisk, Myren, Coffey, Skinner, Geboy, Russell, Dahl, Smiar, Hirsch, Vue, Dunning, Wilkie, Schneider, Leary, DeLuka, Tomczak, Schraufnagel, Clark, Schumacher, Swanson

1 No: Supervisor Hoekstra 1 Absent: Supervisor Pagonis

The following rezoning requests were presented and will be acted on at a future meeting of the county board:

request from owners, Deann & David Bergeson and Nelson Family Trust; and applicants, Deann & David Bergeson and Jan Nelson for the Town of Pleasant Valley, request from owner and applicant, Ronald Farmer for the Town of Washington, request from owner and applicant, Robert & Teresa Sisco for the Town of Pleasant Valley and a request from owner and applicant, Joseph & Kari Zeisset for the Town of Brunswick.

**REPORTS OF STANDING COMMITTEES, COMMITTEES, COMMISSIONS AND BOARDS UNDER 2.04.160
AND SECOND READING OF ORDINANCES**

Committee on Administration

Resolution 23-24/080 DESIGNATING AMERICAN RESCUE PLAN ACT (ARPA) FUNDS TO BE USED BY THE BROADBAND COMMITTEE FOR THE PURPOSE OF DIGITAL EQUITY AND INCLUSION PROGRAM WITH THE UNITED WAY OF THE GREATER CHIPPEWA VALLEY AND EAU CLAIRE COUNTY BROADBAND EXPANSION

A motion by Supervisor Hoekstra, seconded by Supervisor Myren, to refer the resolution to Corp Counsel, failed on a roll call vote as follows:

13 Ayes: Supervisors Aichele, Hoekstra, Zook, Chilson, Myren, Geboy, Hirsch, Vue, Wilkie, Folstad, Beckfield, Leary, DeLuka

15 Noes: Supervisors Jenkins, Knight, Sisk, Coffey, Skinner, Russell, Dahl, Smiar, Dunning, Schneider, Tomczak, Schraufnagel, Clark, Schumacher, Swanson

1 Absent: Supervisor Pagonis

A motion by Supervisor Hirsch, seconded by Supervisor Beckfield, to postpone to a future date certain with updated financial report, was approved via roll call vote as follows:

23 Ayes: Supervisors Aichele, Jenkins, Knight, Hoekstra, Zook, Chilson, Sisk, Myren, Skinner, Geboy, Dahl, Hirsch, Wilkie, Folstad, Beckfield, Schneider, Leary, DeLuka, Tomczak, Schraufnagel, Clark, Schumacher, Swanson

5 Noes: Supervisors Coffey, Russell, Smiar, Vue, Dunning

1 Absent: Supervisor Pagonis

Resolution 24-25/036 APPROVING ALTERATION OF THE BOUNDARIES OF THE COUNTY SUPERVISORY DISTRICTS 15 AND 26 RESULTING FROM THE GOVERNOR’S 2024 REDISTRICTING

On a motion by Supervisor DeLuka, seconded by Supervisor Smiar, the resolution was adopted unanimously via roll call vote.

Ordinance 24-25/007 TO AMEND SECTION 2.04.070 RULE 7 – MOTIONS IN GENERAL

On a motion by Supervisor Wilkie, seconded by Supervisor Hoekstra, the ordinance failed via roll call vote as follows:

11 Ayes: Supervisors Aichele, Hoekstra, Zook, Chilson, Sisk, Myren, Geboy, Vue, Wilkie, Folstad, Beckfield

17 Noes: Supervisors Jenkins, Knight, Coffey, Skinner, Russell, Dahl, Smiar, Hirsch, Dunning, Schneider, Leary, DeLuka, Tomczak, Schraufnagel, Clark, Schumacher, Swanson

1 Absent: Supervisor Pagonis

Ordinance 24-25/009 TO AMEND SECTION 2.04.120 RULE 12 – STANDING COMMITTEES

Proposed Amendment to Ordinance 24-25/009

On a motion by Supervisor Hirsch, seconded by Supervisor Wilkie, a proposed amendment to change the wording to read “When making committee, commission or board appointments the committee assignments shall be done objectively and without any retaliatory action.” failed via roll call vote as follows:

14 Ayes: Supervisors Knight, Chilson, Sisk, Myren, Skinner, Hirsch, Vue, Dunning, Wilkie, Folstad, Beckfield, Leary, DeLuka, Schumacher

14 Noes: Supervisors Aichele, Jenkins, Hoekstra, Zook, Coffey, Geboy, Russell, Dahl, Smiar, Schneider, Tomczak, Schraufnagel, Clark, Swanson

1 Absent: Supervisor Pagonis

Substitute Amendment to Ordinance 24-25/009

On a motion by Supervisor Geboy, seconded by Supervisor Myren, an amendment to remove the words “ the board chair is” was approved via roll vote as follows:

23 Ayes: Supervisors Aichele, Knight, Hoekstra, Zook, Chilson, Sisk, Myren, Skinner, Geboy, Russell, Dahl, Hirsch, Vue, Dunning, Wilkie, Folstad, Beckfield, Schneider, Leary, DeLuka, Schraufnagel, Clark, Swanson

5 Noes: Supervisors Jenkins, Coffey, Smiar, Tomczak, Schneider

1 Absent: Supervisor Pagonis

Final Vote on Ordinance 24-25/009 as amended

On a motion by Supervisor Chilson, seconded by Supervisor Beckfield, the ordinance, as amended once, was enacted via roll call vote as follows:

15 Ayes: Supervisors Aichele, Hoekstra, Zook, Chilson, Sisk, Myren, Skinner, Geboy, Vue, Dunning, Wilkie, Folstad, Beckfield, Leary, DeLuka

13 Noes: Supervisors Jenkins, Knight, Coffey, Russell, Dahl, Smiar, Hirsch, Schneider, Tomczak, Schraufnagel, Clark, Schumacher, Swanson

1 Absent: Supervisor Pagonis

Ordinance 24-25/020 TO AMEND SECTION 2.04.050 D – RULE 5 – SPEAKING AT MEETINGS

On a motion by Supervisor Sisk, seconded by Supervisor Myren, the ordinance failed via roll call vote as follows:

12 Ayes: Supervisors Aichele, Hoekstra, Zook, Chilson, Sisk, Myren, Skinner, Geboy, Vue, Wilkie, Folstad, Beckfield

16 Noes: Supervisors Jenkins, Knight, Coffey, Russell, Dahl, Smiar, Hirsch, Dunning, Schneider, Leary, DeLuka, Tomczak, Schraufnagel, Clark, Schumacher, Swanson

1 Absent: Supervisor Pagonis

Committee on Planning & Development

Ordinance 24-25/018 AMENDING THE 2023 OFFICIAL ZONING DISTRICT BOUNDARY MAP FOR THE TOWN OF WASHINGTON

On a motion by Supervisor Russell, seconded by Supervisor Geboy, the ordinance was enacted unanimously via roll call vote.

Ordinance 24-25/026 AMENDING THE 2023 OFFICIAL ZONING DISTRICT BOUNDARY MAP FOR THE TOWN OF PLEASANT VALLEY

On a motion by Supervisor Dunning, seconded by Supervisor Chilson, the ordinance was enacted unanimously via roll call vote.

Ordinance 24-25/027 AMENDING THE 2023 OFFICIAL ZONING DISTRICT BOUNDARY MAP FOR THE TOWN OF PLEASANT VALLEY

On a motion by Supervisor Hirsch, seconded by Supervisor Russell, the ordinance was enacted unanimously via roll call vote.

Committee on Finance & Budget

Resolution 24-25/029 AUTHORIZING A BUDGET AMENDMENT FOR CARRYFORWARD OF FUNDS FROM 2023 BUDGET INTO THE 2024 BUDGET

On a motion by Supervisor Folstad, seconded by Supervisor Chilson, the resolution was adopted (2/3 needed) via roll call vote as follows:

26 Ayes: Supervisors Aichele, Jenkins, Knight, Hoekstra, Zook, Chilson, Sisk, Myren, Coffey, Skinner, Geboy, Russell, Dahl, Smiar, Hirsch, Vue, Dunning, Wilkie, Schneider, Leary, DeLuka, Tomczak, Schraufnagel, Clark, Schumacher, Swanson

2 Noes: Supervisors Folstad, Beckfield

1 Absent: Supervisor Pagonis

Resolution 24-25/030 AUTHORIZING A 2024 BUDGET AMENDMENT OF APPROVAL OF 2024 GRANT AWARDS, DONATIONS, AND OTHER REVENUE GIVEN TO EAU CLAIRE COUNTY

On a motion by Supervisor Smiar, seconded by Supervisor Myren, the resolution was adopted (2/3 needed) unanimously via roll call vote.

Committee on Administration

Ordinance 24-25/022 TO AMEND SECTION 2.04.320 RULE 32 E – REPORTS TO THE COUNTY BOARD

On a motion by Supervisor Myren, seconded by Supervisor Chilson, the ordinance was enacted via roll call vote as follows:

15 Ayes: Supervisors Aichele, Hoekstra, Zook, Chilson, Sisk, Myren, Skinner, Geboy, Vue, Wilkie, Folstad, Beckfield, Schneider, Leary, DeLuka

13 Noes: Supervisors Jenkins, Knight, Coffey, Russell, Dahl, Smiar, Hirsch, Dunning, Tomczak, Schraufnagel, Clark, Schumacher, Swanson

1 Absent: Supervisor Pagonis

Ordinance 24-25/025 TO AMEND SECTION 2.04.435 C – COMMITTEE ON ADMINISTRATION

On a motion by Supervisor Myren, seconded by Supervisor Chilson, the ordinance was enacted unanimously via roll call vote.

Committee on Finance & Budget

Ordinance 24-25/034 TO REPEAL SECTION 4.35.300 OF THE CODE: PUBLIC ELECTRIC VEHICLE CHARGING PORT FEE

On a motion by Supervisor Beckfield, seconded by Supervisor Smiar, the ordinance was enacted unanimously via roll call vote.

APPOINTMENTS

On a motion by Supervisor Hirsch, seconded by Supervisor Jenkins, the appointments were approved unanimously via roll call vote.

• **ADRC Board**

- Sue Miller (reappointment)
- Terry Stanley (reappointment)
- Sandra Romney (reappointment)

• **Broadband Committee**

- Todd Meyer (new appointment)

The Board adjourned at 11:02 p.m.

Respectfully submitted,

Sue McDonald

County Clerk

Chippewa Valley Community Resource

Information on Immigration &
Refugee Resettlement

We can't do this work without support in the community. Use this QR Code to partner with us financially. Thank you!

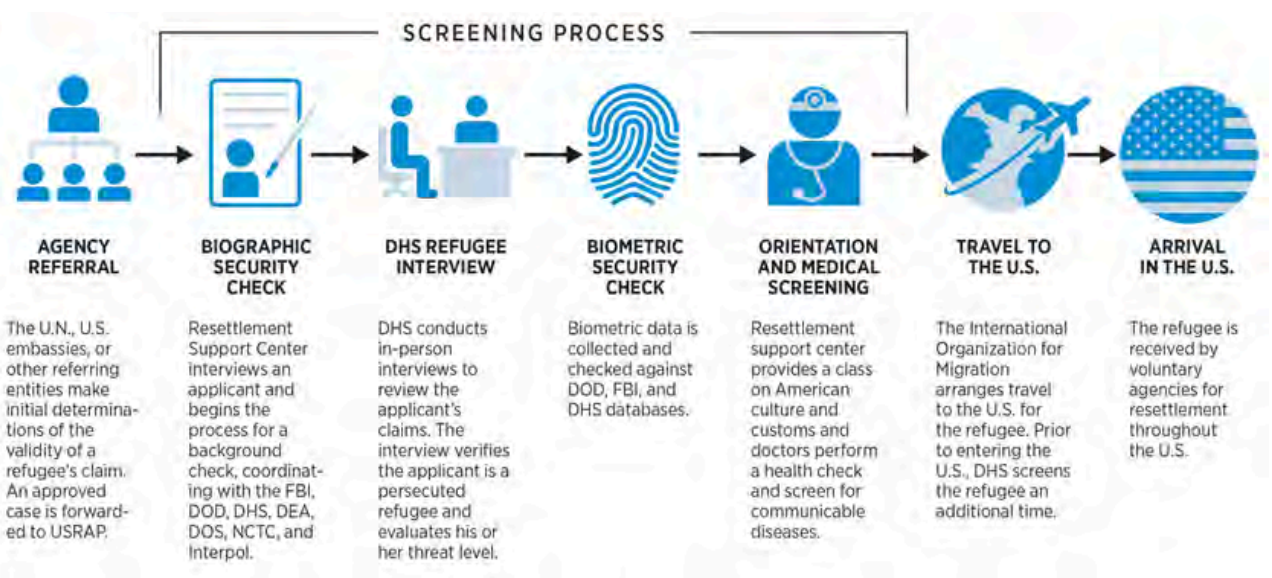


Q: WHO ARE REFUGEES?

Under U.S. and international law, refugees are individuals who are outside of their country of origin who have a well-founded fear of persecution on account of their race, religion, political opinion, national origin, or particular social group. Refugees are survivors, leaders, and entrepreneurs who have much to contribute to those of us who welcome and befriend them. While refugees may also have some significant needs as they first arrive and face the challenges of adjustment, they can be an incredible blessing to the community receiving them. (<https://www.unhcr.org/global-trends>)

Q: HOW ARE REFUGEES VETTED?

Refugees come at the invitation of the U.S. government only after being thoroughly vetted overseas by the U.S. Department of Homeland Security in a process that also involves several other federal agencies and often takes



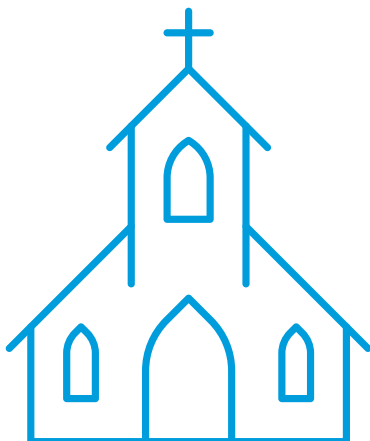
SOURCE: Heritage Foundation research

BG3212 heritage.org

multiple years to complete. The Heritage Foundation analyzed the refugee vetting process and concluded that "It is a fact that refugees undergo more vetting than any other immigrants to the U.S." (<https://www.heritage.org/sites/default/files/2017-07/BG3212.pdf>)

Q: WHAT SERVICES/SUPPORT WILL WORLD RELIEF PROVIDE?

World Relief will coordinate with volunteers, churches, and other community partners to address several needs for refugees. This covers initial housing, furniture & basic household goods, support in cultural adjustment, school enrollment, English classes for adults, and finding employment. Our most intensive services are for the first 90 days after a refugee has arrived, but we also provide longer-term integration support through employment and health services and in partnership with volunteers and other community partners. Our goal is to guide our new neighbors toward self-sufficiency quickly to meet milestones set by funding requirements from the Federal Government.



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Q: HOW DO REFUGEES IMPACT THE LOCAL ECONOMY?

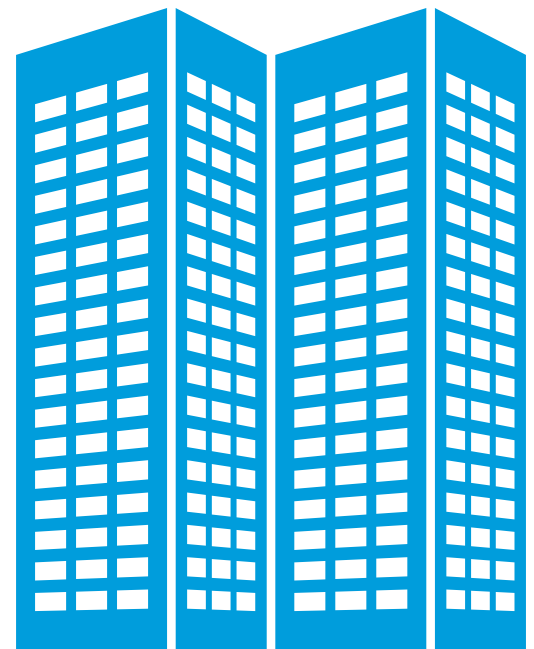
Historically, immigrants have been instrumental in building the United States economy. 45% of Fortune 500 Companies were founded or co-founded by a refugee, other immigrant, or their children. Aside from starting and growing businesses, a longitudinal study has shown that refugees contribute more money in taxes than they receive in benefits over time. The average refugee adult contributed approximately \$21,000 more in taxes than they have received in governmental assistance and services at all levels over 20 years

(<https://news.nd.edu/news/economic-benefits-of-admitting-refugees-outweigh-costs/>)



- An extensive study by The National Academies of the Sciences, Engineering and Medicine “concludes that immigration has an overall positive impact on the long-run economic growth in the U.S.” (<https://www.nationalacademies.org/our-work/economic-and-fiscal-impact-of-immigration>)
- 96% of economist surveyed by the Wall Street Journal affirmed that the net economic impact of undocumented immigration is positive for the United States (<https://www.wsj.com/articles/SB114477669441223067>)

- Refugees are authorized to work upon their arrival in the U.S. They pay taxes and social security, as well as contribute to their local economies as demonstrated by a recent study published by Health and Human Services on the net fiscal impact of refugees over the last 15 years.
- Refugees had a positive net fiscal impact on the U.S. government over the 15-year period, totaling \$123.8 billion. The net fiscal benefit to the federal government was estimated at \$31.5 billion and approximately \$92.3 billion to state and local governments. When compared with the total U.S. population on a per capita basis, refugees and asylees had a comparable net fiscal impact. (<https://www.hhs.gov/about/news/2024/02/15/new-hhs-study-finds-nearly-124-billion-positive-fiscal-impact-refugees-and-asylees-on-american-economy-15-year-period.html>)
- In our current economic cycle as a country, there is a lingering labor shortage – immigration is an opportunity for businesses to fill in gaps in their workforce.



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Q: HOW WILL THIS IMPACT MY COMMUNITY?

Refugee resettlement will have a similar impact on a community as anyone moving to a new home. They will start or join businesses, partake in community events, and run everyday errands. While refugees may eat different food or wear different clothes than other groups in Eau Claire, their desires to contribute to a community, make friendships, and care for their families are the same as native Wisconsinites.

For those motivated – like us at World Relief – by the Christian faith and the teachings of the Bible, there are several important considerations regarding refugee arrivals: Christians are called to love our neighbors as ourselves, and Jesus made clear in his parable of the Good Samaritan that our “neighbor” could include a vulnerable traveler of a different ethnicity or religious tradition (Luke 10:25–37). The Old Testament includes repeated commands to show love and seek justice for foreigners, who are mentioned repeatedly alongside orphans and widows as being uniquely vulnerable (Deuteronomy 10:18–19, Psalm 146:9). The New Testament includes commands to practice hospitality, which literally means the love of strangers (Romans 12:13), and Jesus said that by welcoming a stranger, we actually could be welcoming him (Matthew 25:35).

Of course, we recognize that not everyone in our community shares our faith – but all Americans can recognize the central role of immigration in our national story, a commitment to affirming the dignity of each human life and a desire to ensure we remain a place of opportunity and refuge for those “yearning to breathe.”

Q: WHAT CAN I DO TO PARTNER WITH WORLD RELIEF?

There are several opportunities to partner! Use our website to see details and connect with our team: <https://worldrelief.org/wisconsin/about-us-chippewa-valley/>

- **Volunteer**
 - Be a Friendship Partner, drive to job interviews or medical appointments, or form a Good Neighbor Team
- **Give**
 - New or Like-New furniture or other Household Items
- **Advocate**
 - Consider adding your name to the Evangelical Immigration Table Statement of Principles <https://evangelicalimmigrationtable.com/sign-the-principles/>



We can't do this work without support in the community. Use this QR Code to partner with us financially. Thank you!



FROM 1987 TO NOW

World Relief is grateful to partner with other local community organizations that have been in Chippewa Valley from before our office opened in 2023. True Vue, the Executive Director of The Eau Claire Area Hmong Mutual Assistance Association, Inc. (ECAHMAA), shares about her family's story:



"After the United States withdrew from the Vietnam War, my parents were notified that my family was going to face imminent danger due to our involvement in the Secret War. To escape the advancing communist, my parents decided to flee to Thailand. Not knowing who to trust, they only told their immediate family. My parents took my two older sisters, who were toddlers at the time, and fled to my paternal grandparents' village to take his family to flee with them. Without a map or a secure route, my family's journey to Thailand was risky. Stories of deceitful Laotian, promising to take people across the Mekong River to Thailand only to murder them in the end added to the peril. To secure my family's passage, my father tore his payment in half, handing it over only to pay in full after everyone safely crossed.

In Thai refugee camps, we lived in cramped conditions with limited resources, leading to health issues for my sisters and mother. Despite these challenges, my mother gave birth to me, a nine-pound baby, struggling to produce enough milk due to malnourishment. After enduring another year in the refugee camps, we were sponsored by my aunt to come to the United States in January 1987. Despite financial constraints, my parents prioritized instilling strong values and ethics, emphasizing success while maintaining our heritage and language. My parents' sacrifices and determination to protect us from political persecution have profoundly shaped my journey. Today, I acknowledge that my achievements would not have been possible without their resilience and courage in leaving a country where our lives were at stake."

THE EAU CLAIRE AREA HMONG MUTUAL ASSISTANCE ASSOCIATION, INC.

"The Eau Claire Area Hmong Mutual Assistance Association, Inc. was founded by Hmong refugees with a passionate commitment to supporting and empowering fellow Hmong refugee families. Since its establishment in 1987, our association has been a source of assistance, resource, and connection to the Hmong community." (*We Support World Relief!* Eau Claire Area Hmong Mutual Assistance Association, Inc)



Eau Claire County, WI

Fund Balance Discussion

June 13, 2024

Fund Balance Policy - Existing



Between 20% & 30% of the ensuing year's General Fund Budgeted Expenditures



Purposes:

Provide working capital / Avoid cash flow borrowing
Preserve credit rating
Comfortable margin for unanticipated expenditures / emergencies
Resource to stabilize fluctuations in property taxes



Non-General Fund excess will accrue to General Fund with some exceptions



Balance more than 30% of Unassigned Fund Balance targeted for pay-as-you-go capital outlay expenditures and to prepay existing debt.

County Bond Rating – Aa1



One level below Aaa – Top rating available



Credit Strengths:

Growing economy and tax base with institutional presence

Low pension liabilities



Credit Challenges:

State imposed Levy Limits restrict revenue raising flexibility

Reserves are lower than similarly rated peers

County Bond Rating – Aa1

Factors that could lead to an upgrade

- Significant economic and tax base expansion with growth in resident incomes
- Material increase to reserves

Factors that could lead to a downgrade

- Substantial tax base deterioration
- Large declines in reserves
- Significant increases in overall leverage

Current Financial Circumstances



Unassigned Fund Balance Level: 33%



Moody's scorecard-indicated outcome: Aa2 (one step below assigned rating of Aa1)

Finances are 30% of Rating

- Fund Balance as a % of Revenues – A (14.7%)
- 5-Year Dollar Change in Fund Balance a % of Revenues – Baa (-1.5%)
- Cash Balance as a % of Revenues – Aa (13.4%)
- 5-Year Dollar Change in Cash Balance as % of Revenues – Baa (-.08%)



Levy Limits in place since 2005 continue to limit revenue raising options

Aligning Fund Balance Policy with Budget

Fund Balance policy needs to be calculated against budgeted expenses

Unassigned Fund Balance above 30% to be applied to capital projects or early debt retirement

Previous year's audited results are typically available in late Summer

Spending on annual capital projects typically begins before County's debt issuance

Budget approval requires majority vote / debt issuance authorization requires three-quarters vote

Budget Process Flows from Fund Balance Policy

Issue debt to finance 2024 budgeted expenses



Test Fund Balance from 2023 Audit against budgeted 2025 expenditures



Apply "Excess" (if available) to reduce budgeted capital expenditures and debt issuance for 2025



Combine approval of 2025 Budget with approval of 2025 borrowing



Analyze if County benefits from earlier debt issuance timeline to take advantage of investment rates higher than borrowing rates

2024 Budget - \$5.9 Million Capital Projects

What will be the funding source for these projects?

Bonding Timeline to include new debt in the 2025 Budget

- August – Decision on Final Amount to be borrowed
- September – Initial Resolution and Review Presale Report
 - Preparation of Official Statement
 - Discussion with Moody’s Investors Service on Bond Rating
- October – Sale of Debt (Levy is approved for new debt)
- Late October – Bond Closing
- November – County Board Approval of 2025 Budget with new debt included

County Debt Policy

Rationale for limiting debt levy to 30% of our operating levy?

Comparison with other Counties or Aa1 rated issuers?

Do rating agencies view debt policy adjustments as a negative?

Impact of legacy project (Highway Facility) on suitability of policy level

Impact of Levy Limits on Debt Policy

Discussion Issues



Does our current fund balance policy fit the “world” we are in?



How do we define “Excess”?



Is the 30% level right for the County?



Should the policy include other County Funds (DHS status)?



Important Disclosures

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Where an activity requires registration as a municipal advisor pursuant to Section 15B of the Exchange Act of 1934 (Financial Management Planning and Debt Issuance & Management), such activity is or will be performed by EA; where an activity requires registration as an investment adviser pursuant to the Investment Advisers Act of 1940 (Investments and Treasury Management), such activity is or will be performed by EIP; and where an activity requires licensing as a bank pursuant to applicable state law (paying agent services shown under Debt Issuance & Management), such activity is or will be performed by BTS. Activities not requiring registration may be performed by any Affiliate.

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Building a Regional Outdoor Recreation Destination

INVENTORY OUTDOOR ASSETS, SUPPORT ASSET & BUSINESS DEVELOPMENT, MARKET/BRAND THE DESTINATION, BUILD RURAL ECONOMIES

The Rural Partners Network (RPN) is an all-of-government program that helps rural communities find resources and funding to create jobs, build infrastructure, and support long-term economic stability on their own terms.

Buffalo, Chippewa, Clark, Dunn, Eau Claire, Jackson, Pepin, & Trempealeau Counties

<p>Summary</p>	<p>Wisconsin boasts a vibrant outdoor scene, a valuable facet recognized by the 7-county region formed by the USDA's Rural Partners Network in early 2023, called the Northwestern Community Network. Acknowledging the pivotal role outdoor recreation plays in our economy, whether by drawing in tourists or fostering local outdoor businesses, a dedicated workgroup has been established to amplify the region's outdoor offerings. The primary aim? Boosting rural outdoor economies. Through sharing the word about this project, Jackson County has also requested to be included, making our region 8-counties wide.</p> <p>With a residents-first approach by building a place where people want to live, work, and play, we also anticipate an increase in visitors to our area through promoting our trails, waterways, public lands, and other outdoor gems. This increase in use of outdoor assets means more patrons lodging in local accommodations, dining at nearby eateries, shopping at neighborhood stores, and infusing our eight-county region with economic vitality.</p> <p>Emulating successful initiatives like West Virginia's Mon Forest Towns, which began in 2016 within the Monongahela National Forest, we aspire to create a distinctive identity and brand for our region. Yet, our foremost priority remains enhancing the quality of life for our residents, simplifying outdoor pursuits and enriching daily experiences.</p> <p>In Northwestern Wisconsin, our eight counties are forging a unified front to showcase our extraordinary outdoor assets, cultivate new recreational opportunities, and cultivate a community where living, working, and playing are seamlessly intertwined.</p>
<p>Target Audience</p>	<ul style="list-style-type: none"> • Outdoor recreationists, both residents and visitors • New recreationists, marketing our outdoor opportunities as family-friendly and easily approachable • Outdoor recreation retailers and outfitters, and other related businesses/programs such as agritourism, ecotourism, etc... • Outdoor recreation user groups (biking, hiking, paddling, hunting, ATV, etc...) • Municipalities within the region • Economic Development Associations and Tourism Agencies

<p>Goals</p>	<ul style="list-style-type: none"> • Build an outdoor recreation destination for residents first, tourist attraction will naturally follow • Create an interactive online map of existing outdoor assets (example here) • Write a regional comprehensive outdoor recreation plan and have it formally adopted throughout the region • Support/find funding for outdoor business and asset development • Market/brand the region as its own outdoor recreation destination • Unify outdoor user groups throughout the region • Integrate tech innovation in asset development • Set up an outdoor innovation investment fund and attract early stage companies that support this new industry segment
<p>Metrics and KPIs</p>	<p>Visitor numbers Economic Impact Job Creation Infrastructure Development Brand Awareness Resident Satisfaction Partnership Engagement Social Media and Online Engagement Surveys and Feedback</p>
<p>Deliverables</p>	<ul style="list-style-type: none"> • Asset map, trail maps, guides • Regional comprehensive outdoor recreation plan • Marketing materials • Wayfinding signage • Grant directory for asset or business development • Infrastructure Improvements • Tech/Innovation company attraction
<p>Teams</p>	<p>Who is already at the table?</p> <ul style="list-style-type: none"> • At least one representative from each county • Tourism agencies • Economic Development • CORBA, Bike Chippewa Valley, OutdoorMore, Pure Water Paddlers • Mississippi River and West Central Wisconsin Regional Planning Commissions • Eau Claire County Parks and Recreation • UW-Extension • WI DNR • Beaver Creek Reserve • USDA Rural Development • US Forest Service <p>Who do we need to be at the table?</p> <ul style="list-style-type: none"> • Municipality involvement • More user groups throughout the region • More outdoor recreation facility and business owners

<p>Timeline</p>	<p>We are a year into the project and expect it to take a few more years for our goals to be accomplished. However, this project has multiple components that will come together at different times. The asset map should be completed within the next year, along with some of the branding and marketing materials. Depending on funding, the regional outdoor recreation plan can also be written within the next year or two. Asset and business development will be an ongoing effort.</p>
<p>Resources</p>	<ul style="list-style-type: none"> • National Park Service's Rivers, Trails, and Conservation Assistance Program (NPS staff assisting with the project for 1-3 years) • Rural Business Development Grant (submitted in April, will know if we are awarded funding in late June) - This grant will fund the writing of the regional outdoor recreation plan • Expected to apply to EPA's Recreation Economy of Rural Communities Program once it's open sometime this year • Potentially US Economic Development Administration's Build to Scale Program to set up an outdoor investment fund
<p>Budget</p>	<p>The Rural Business Development Grant ask was for just over \$70k to fund writing the regional plan. NPS staff can provide printing services for marketing materials. Otherwise, we operate under volunteer time and effort. More grants will be applied for in the future to help fund asset and business development.</p>

Find examples of similar initiatives here:

- [Mon Forest Towns](#) and the [Rural Development](#) approach they took alongside West Virginia University and USDA Rural Development
- [Letchworth Gateway Villages Initiative](#) in New York
- [Pennsylvania Wilds](#)
- [Heart of the Continent Map](#) as an asset map example. They also do a good job at marketing their outdoor destination.

TO: Honorable Eau Claire County Board of Supervisors
FROM: Finance Department
DATE: June 18, 2024
SUBJECT: 2024 Contingency Fund

Pursuant to Section 4.04 of the County Code of General Ordinances, the following is the status of the 2024 Contingency Fund as of June 12, 2024:

January 1, 2024	2024 Contingency Fund / Budget Allocation	\$500,000
May 21, 2024	File 24-25/029: 2024 Carryforward for Dam Repairs 2024 Expenditures through 05.31.24	\$95,400 (\$9,950)
Balance Available		<u>\$585,450</u>

Dam Project		
23-24/064	Grant Use of Contingency for Dam Repairs	\$105,000
	2023 Expenditures	(9,600)
	2024 Expenditures through 04.30.24	(9,950)
	Remaining Allocation	<u>\$85,450</u>

TO: Honorable Eau Claire County Board of Supervisors
FROM: Finance Department
DATE: June 18, 2024
SUBJECT: May 2024 Payments over \$10,000

Pursuant to Section 4.06.060 of the County Code of General Ordinances, the following are the details for expenditures and payments of \$10,000 or more issued during May 2024.

This information is presented by fund, in check number order.

VENDOR NAME	AMOUNT	DESCRIPTION
STREICHERS	2,444.48	Tactical Carrier:NASPO FAVG3 TMW,FS,VEL,
STREICHERS	5,910.47	Tactical Carrier:NASPO FAVG3 TMW,FS,VEL,
STREICHERS	7,500.00	Ball.Panel Set: NASPO Hardwire 51, Male
STREICHERS Total	15,854.95	
LUTHERAN SOCIAL SERVICES INC	(9,750.00)	CTC Contract for 2024 - Jan credit
LUTHERAN SOCIAL SERVICES INC	42,250.00	CTC for March 2024
LUTHERAN SOCIAL SERVICES INC	1,746.72	CTC Services for Mar 2024
LUTHERAN SOCIAL SERVICES INC	3,105.28	CTC Services for Feb 2024
LUTHERAN SOCIAL SERVICES INC	(9,750.00)	CTC Contract for 2024 - Feb credit
LUTHERAN SOCIAL SERVICES INC	2,620.08	CTC Services for Jan 2024
LUTHERAN SOCIAL SERVICES INC Total	30,222.08	
THE JAMAR CO DBA BARTINGALE MECHANICAL	4,002.55	HVAC Service Contract MAY 24
THE JAMAR CO DBA BARTINGALE MECHANICAL	242.21	HVAC Service Contract MAY 24
THE JAMAR CO DBA BARTINGALE MECHANICAL	7,701.87	HVAC Service Contract MAY 24
THE JAMAR CO DBA BARTINGALE MECHANICAL	134.12	HVAC Service Contract MAY 24
THE JAMAR CO DBA BARTINGALE MECHANICAL Total	12,080.75	
EWALD'S	38,397.00	FIELD SERVICES/ FLEET REPLACEMENT
EWALD'S	38,397.00	FIELD SERVICES/ FLEET REPLACEMENT
EWALD'S Total	76,794.00	
WELLPATH LLC	7,098.00	AGGREGATE 1/1-3/31/24
WELLPATH LLC	16,555.47	AGGREGATE 10/1-12/31/23
WELLPATH LLC	82,006.32	Monthly medical 6/1-30/2024
WELLPATH LLC Total	105,659.79	
AT&T MOBILITY LLC	11,307.11	FirstNet Charges 03/24/2024-04/23/2024
AT&T MOBILITY LLC	3,120.76	FirstNet Public Safety 03/24/24-04/23/24
AT&T MOBILITY LLC Total	14,427.87	
LUTHERAN SOCIAL SERVICES INC	183.50	Drug Testing for April 2024
LUTHERAN SOCIAL SERVICES INC	42,250.00	CTC for April 2024
LUTHERAN SOCIAL SERVICES INC	3,954.38	CTC Services for April 2024
LUTHERAN SOCIAL SERVICES INC Total	46,387.88	
XCEL ENERGY	33,995.45	CH/JAIL ELECTRIC 3/27/24-4/25/24
XCEL ENERGY	8,092.05	CH/JAIL GAS 3/27/24-4/25/24
XCEL ENERGY Total	42,087.50	
HUDSON CHRYSLER LLC	24,614.50	VEHICLE; 2022 CHRYSLER PACIFICA
HUDSON CHRYSLER LLC	24,610.50	VEHICLE; 2022 CHRYSLER PACIFICA
HUDSON CHRYSLER LLC	25,970.50	VEHICLE; 2022 CHRYSLER PACIFICA
HUDSON CHRYSLER LLC Total	75,195.50	

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VENDOR NAME	AMOUNT	DESCRIPTION
SUMMIT FOOD SERVICE LLC	32,821.57	4/1-30/24 inmate meals
HAAS SONS INC	14,860.86	township blue granite base
CITY OF EAU CLAIRE TREASURER	16,008.75	Purchasing Mgr Q1-24
CITY OF EAU CLAIRE TREASURER	170,097.23	May-2024 monthly payment
CITY OF EAU CLAIRE TREASURER Total	186,105.98	
EAU CLAIRE CITY COUNTY HEALTH DEPARTMENT	120,400.00	May-2024 monthly payment
FRIENDS OF BEAVER CREEK RESERVE INC	45,000.00	Q2-24 quarterly payment
FIDLAR TECHNOLOGIES	65,013.00	AVID Life Cycle Service 04/2024-03/2025
DUNN COUNTY FINANCE	42,599.18	2024 April Medical Examiner Contract
UNITED STATES TREASURY	195,608.94	Federal Tax Payment 05.03.24
UNITED STATES TREASURY	123,495.73	Federal Tax Payment 05.03.24
UNITED STATES TREASURY	45,747.50	Federal Tax Payment 05.03.24
UNITED STATES TREASURY Total	364,852.17	
NATIONWIDE RETIREMENT SOLUTIONS INC	4,170.00	457(b) EE contributions - 05.03.24 PR
NATIONWIDE RETIREMENT SOLUTIONS INC	18,238.36	457(b) EE contributions - 05.03.24 PR
NATIONWIDE RETIREMENT SOLUTIONS INC Total	22,408.36	
WEALTHCARE SAVER	31,183.89	HSA EE contributions 05.03.24 PR
STATE OF WISCONSIN	64,784.99	State Tax Payment 04.19.24
UNITED STATES TREASURY	196,359.70	Federal Tax Payment 05.17.24
UNITED STATES TREASURY	123,492.92	Federal Tax Payment 05.17.24
UNITED STATES TREASURY	45,922.94	Federal Tax Payment 05.17.24
UNITED STATES TREASURY Total	365,775.56	
NATIONWIDE RETIREMENT SOLUTIONS INC	17,468.99	457(b) EE contributions - 05.17.24 PR
NATIONWIDE RETIREMENT SOLUTIONS INC	4,220.00	457(b) EE contributions - 05.17.24 PR
NATIONWIDE RETIREMENT SOLUTIONS INC Total	21,688.99	
US BANK NATL ASSOC ND	138,538.89	Pcard payment 04/23/24-05/20/2024
DEPARTMENT OF EMPLOYEE TRUST FUNDS	0.04	Apr-2024 WRS Contributions
DEPARTMENT OF EMPLOYEE TRUST FUNDS	499,743.68	Apr-2024 WRS Contributions
DEPARTMENT OF EMPLOYEE TRUST FUNDS Total	499,743.72	
STATE OF WISCONSIN	62,922.54	State Tax Payment 05.03.24
SECURIAN FINANCIAL GROUP INC	12,184.76	EMPLOYEE LIFE PREMS JUNE 24
UNITED OF OMAHA LIFE INSURANCE COMPANY	3,742.20	OMAHA ACCIDENT PREMS APRIL 2024
UNITED OF OMAHA LIFE INSURANCE COMPANY	18,298.23	OMAHA DISABILITY PREMS APRIL 2024
UNITED OF OMAHA LIFE INSURANCE COMPANY	2,928.73	OMAHA CRITICAL ILL PREMS APRIL 2024
UNITED OF OMAHA LIFE INSURANCE COMPANY Total	24,969.16	
TOTAL FUND 100: GENERAL FUND	\$ 2,534,563.94	

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VENDOR NAME	AMOUNT	DESCRIPTION
FUND 201: AMERICAN RESCUE PLAN		
NEXT STEP ENERGY LLC	15,183.00	Base Bid 2: DHS Solar Array according to
NEXT STEP ENERGY LLC	7,200.00	Base Bid 1: Ag Center Solar Array accord
NEXT STEP ENERGY LLC Total	22,383.00	
TOTAL FUND 201: AMERICAN RESCUE PLAN \$		22,383.00
FUND 203: OPIOID SETTLEMENT		
EAU CLAIRE CITY COUNTY HEALTH DEPARTMENT	8,503.39	Resolution 23-24/023 Opioid Settlement -
EAU CLAIRE CITY COUNTY HEALTH DEPARTMENT	2,228.31	Resolution 23-24/024 Opioid Settlement -
EAU CLAIRE CITY COUNTY HEALTH DEPARTMENT	21,178.94	Resolution 23-24/066 Opioid Settlement -
EAU CLAIRE CITY COUNTY HEALTH DEPARTMENT Total	31,910.64	
TOTAL FUND 203: OPIOID SETTLEMENT \$		31,910.64
FUND 205: HUMAN SERVICES		
CAILLIER CLINIC INC	142.50	PARENTING SERVICES
CAILLIER CLINIC INC	10,402.50	COUNSELING & THERAPEUTIC RESOURCES CA
CAILLIER CLINIC INC	232.26	CCS SERVICE ARRAY
CAILLIER CLINIC INC	14,810.14	CCS SERVICE ARRAY - CHILDREN
CAILLIER CLINIC INC Total	25,587.40	
CLEARWATER ASSISTED LIVING LLC	13,260.00	CBRF A&E CA
PLEASANT VALLEY YOUTH RANCH LLC	22,782.70	CCS SERVICE ARRAY - CHILDREN
COOPERATIVE EDUCATIONAL SERVICE AGENCY	5,568.75	B-3 COOR MARCH 2024
COOPERATIVE EDUCATIONAL SERVICE AGENCY	2,425.50	B-3 MARCH 2024
COOPERATIVE EDUCATIONAL SERVICE AGENCY	5,568.75	SERVICE COORD. MARCH 2024
COOPERATIVE EDUCATIONAL SERVICE AGENCY Total	13,563.00	
ROOTS RESIDENTIAL AFH LLC	39,750.00	ADULT FAMILY HOME MI CA
CARA HELMER	12,150.00	APRIL 2024 BH CLINIC SERVICES
CARA HELMER	2,850.00	APRIL 2024 CSP NURSE SERVICES
CARA HELMER Total	15,000.00	
LAMAR COMPANIES	19,200.00	APRIL 2024 BILLBOARD ADVERTISING
KASSIA E MYERS	548.00	FOSTER CARE DD CLTS
KASSIA E MYERS	912.00	FOSTER CARE DD CLTS
KASSIA E MYERS	540.00	FOSTER CARE DD CLTS
KASSIA E MYERS	8,026.00	FOSTER CARE DD CLTS
KASSIA E MYERS Total	10,026.00	
NEW VISIONS TREATMENT HOMES OF WI INC	2,400.00	TREATMENT FOSTER CARE (VARIOUS)
NEW VISIONS TREATMENT HOMES OF WI INC	2,400.00	TREATMENT FOSTER CARE MI CLTS
NEW VISIONS TREATMENT HOMES OF WI INC	2,400.00	TREATMENT FOSTER CARE (VARIOUS)
NEW VISIONS TREATMENT HOMES OF WI INC	2,400.00	TREATMENT FOSTER CARE (VARIOUS)
NEW VISIONS TREATMENT HOMES OF WI INC	2,400.00	TREATMENT FOSTER CARE (VARIOUS)
NEW VISIONS TREATMENT HOMES OF WI INC	2,400.00	TREATMENT FOSTER CARE (VARIOUS)
NEW VISIONS TREATMENT HOMES OF WI INC Total	14,400.00	

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VENDOR NAME	AMOUNT	DESCRIPTION
NORTHWEST PASSAGE LTD		RCC CF CA
NORTHWEST PASSAGE LTD		RCC DSO YA
NORTHWEST PASSAGE LTD Total		
RAWHIDE INC	23,175.90	RCC DSO YA
RAWHIDE INC	20,215.80	RCC DSO YA
RAWHIDE INC Total	43,391.70	
TOMORROWS CHILDREN	15,759.90	RCC CF CA
TOMORROWS CHILDREN	15,759.90	RCC CF CA
TOMORROWS CHILDREN Total	31,519.80	
AURORA RESIDENTIAL ALTERNATIVES	6,180.00	CBRF MI CA
AURORA RESIDENTIAL ALTERNATIVES	7,400.00	CRISIS STABILIZATION MI CA
AURORA RESIDENTIAL ALTERNATIVES Total	13,580.00	
BROTOLOC INC	8,797.50	CBRF CRS R&B CSP CA
BROTOLOC INC	8,647.50	ADULT FAMILYHOME MI CSP CA
BROTOLOC INC	8,529.25	ADULT FAMILY HOME MI CA
BROTOLOC INC	775.00	AFH R&B CCS
BROTOLOC INC	50.00	CBRF MI CA
BROTOLOC INC	8,532.75	CCS RESIDENTIAL C&S
BROTOLOC INC Total	35,332.00	
CAILLIER CLINIC INC	9,908.75	COUNSELING & THERAPEUTIC RESOURCES CA
CAILLIER CLINIC INC	488.25	CCS SERVICE ARRAY - CHILDREN
CAILLIER CLINIC INC Total	10,397.00	
CARLSON CONSULTANTS LLC	5,689.78	CCS SERVICE ARRAY - CHILDREN
CARLSON CONSULTANTS LLC	14,740.28	CCS SERVICE ARRAY
CARLSON CONSULTANTS LLC Total	20,430.06	
LINDA WIBEL DBA COUNTRY HAVEN	10,612.50	ADULT FAMILY HOME MI CA
TREMPEALEAU COUNTY HEALTH CARE CENTER	10,650.00	NON-STATE IMD APS
TREMPEALEAU COUNTY HEALTH CARE CENTER	3.49	INPATIENT ANCILLARY MI CA CRISIS
TREMPEALEAU COUNTY HEALTH CARE CENTER	6.60	INPATIENT ANCILLARY MI CSP CA
TREMPEALEAU COUNTY HEALTH CARE CENTER	546.00	CBRF R&B MI CRISIS CRS
TREMPEALEAU COUNTY HEALTH CARE CENTER	3,504.00	CBRF MI CRISIS CRS
TREMPEALEAU COUNTY HEALTH CARE CENTER	10,650.00	NON-STATE IMD CSP
TREMPEALEAU COUNTY HEALTH CARE CENTER	7,561.50	AFH MI APS CA
TREMPEALEAU COUNTY HEALTH CARE CENTER Total	32,921.59	
LUTHERAN SOCIAL SERVICES INC	6,253.33	CCS SERVICE ARRAY
LUTHERAN SOCIAL SERVICES INC	7,965.48	CCS SERVICE ARRAY - CHILDREN
LUTHERAN SOCIAL SERVICES INC Total	14,218.81	
MAYO CLINIC	11,630.78	CCS SERVICE ARRAY
MAYO CLINIC	3,676.30	CCS SERVICE ARRAY - CHILDREN
MAYO CLINIC Total	15,307.08	
MYSTIC ACRES LLC	12,416.00	ADULT FAMILY HOME MI CA

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VENDOR NAME	AMOUNT	DESCRIPTION
NEW HOPE HALLIE INC		CBRF CRS R&B CSP CA
NEW HOPE HALLIE INC		CBRF MI CA
NEW HOPE HALLIE INC Total		
ROOTS RESIDENTIAL AFH LLC	23,095.00	AFH MI CRISIS CRS
ROOTS RESIDENTIAL AFH LLC	775.00	AFH R&B CRISIS CRS
ROOTS RESIDENTIAL AFH LLC Total	23,870.00	
CHILEDIA INSTITUTE INC	24,116.40	RCC CF CA
POSITIVE ALTERNATIVES INC	13,316.40	GROUP HOME CF CA (POSITIVE ALTERNATIVES)
POSITIVE ALTERNATIVES INC	13,316.40	GROUP HOME CF CA (POSITIVE ALTERNATIVES)
POSITIVE ALTERNATIVES INC	3,329.10	GROUP HOME CF CA (POSITIVE ALTERNATIVES)
POSITIVE ALTERNATIVES INC	13,316.40	GROUP HOME DSO CA
POSITIVE ALTERNATIVES INC	2,108.43	GROUP HOME CF CA (POSITIVE ALTERNATIVES)
POSITIVE ALTERNATIVES INC	13,316.40	GROUP HOME CF CA (POSITIVE ALTERNATIVES)
POSITIVE ALTERNATIVES INC Total	58,703.13	
ST CHARLES YOUTH & FAMILY SERVICES INC	20,697.00	RCC CF CA
BEEHIVE HOMES OF EAU CLAIRE	14,893.54	CBRF ELDER ABUSE
BROTOLOC INC	6,960.00	CBRF MI CSP CRS
BROTOLOC INC	1,500.00	AFH CRS R&B CSP CA
BROTOLOC INC	7,710.00	CBRF MI CA
BROTOLOC INC	8,797.50	ADULT FAMILY HOME MI CA
BROTOLOC INC	750.00	CBRF CRS R&B CSP CA
BROTOLOC INC	17,422.20	AFH MI CSP CRS
BROTOLOC INC Total	43,139.70	
CAILLIER CLINIC INC	19,761.07	CCS SERVICE ARRAY - CHILDREN
CAILLIER CLINIC INC	1,327.56	CCS SERVICE ARRAY
CAILLIER CLINIC INC Total	21,088.63	
CARLSON CONSULTANTS LLC	3,666.68	CCS SERVICE ARRAY - CHILDREN
CARLSON CONSULTANTS LLC	20,588.51	CCS SERVICE ARRAY
CARLSON CONSULTANTS LLC Total	24,255.19	
LUTHERAN SOCIAL SERVICES INC	153.78	CBRF C&F R&B CA AODA
LUTHERAN SOCIAL SERVICES INC	1,225.00	PARENTING SERVICES
LUTHERAN SOCIAL SERVICES INC	330.00	UA/BA AIM CT TAD GRANT
LUTHERAN SOCIAL SERVICES INC	483.00	UA/BA VETS CT TAP
LUTHERAN SOCIAL SERVICES INC	7,938.00	SUPERVISED VISITS CA
LUTHERAN SOCIAL SERVICES INC	1,087.00	UA/BA MH CT TAD GRANT
LUTHERAN SOCIAL SERVICES INC	6,902.07	CCS SERVICE ARRAY - CHILDREN
LUTHERAN SOCIAL SERVICES INC	3,315.74	CCS SERVICE ARRAY
LUTHERAN SOCIAL SERVICES INC	913.00	FAMILY PRESERVATION PARA CA
LUTHERAN SOCIAL SERVICES INC	1,738.00	UA/BA TX CT TAD GRANT
LUTHERAN SOCIAL SERVICES INC Total	24,085.59	

This information is presented by fund, in check number order.

VENDOR NAME	AMOUNT	DESCRIPTION
COOPERATIVE EDUCATIONAL SERVICE AGENCY	5,630.63	COORDINATION APRIL 2024
COOPERATIVE EDUCATIONAL SERVICE AGENCY	3,465.00	B-3 EDUCATION APRIL 2024
COOPERATIVE EDUCATIONAL SERVICE AGENCY	5,630.62	B-3 COORDINATION APRIL 2024
COOPERATIVE EDUCATIONAL SERVICE AGENCY Total	14,726.25	
LUTHERAN SOCIAL SERVICES INC	14,560.65	GAINING GROUNDS APRIL 2024
NORTHWEST COUNSEL & GUIDANCE CLINIC INC	18,466.17	CRISIS INTERVENTION APRIL 2024
NORTHWEST COUNSEL & GUIDANCE CLINIC INC	18,044.55	STRENGTHENING FAMILIES APRIL 2024
NORTHWEST COUNSEL & GUIDANCE CLINIC INC Total	36,510.72	
BROTOLOC INC	6,960.00	CBRF MI CSP CRS
BROTOLOC INC	750.00	CBRF CRS R&B CSP CA
BROTOLOC INC	8,647.50	ADULT FAMILY HOME MI CA
BROTOLOC INC Total	16,357.50	
	1,175.58	CCS SERVICE ARRAY
	23,397.50	COUNSELING & THERAPEUTIC RESOURCES CA
	4,940.00	PARENTING SERVICES CA
	285.00	THERAPEUTIC RESOURCES DSO CA
	8,312.50	PARENTING SERVICES
	10,273.43	CCS SERVICE ARRAY - CHILDREN
	48,384.01	
LUTHERAN SOCIAL SERVICES INC	795.36	CCS SERVICE ARRAY - CHILDREN
LUTHERAN SOCIAL SERVICES INC	10,747.00	UA/BA C&F CA
LUTHERAN SOCIAL SERVICES INC	840.00	UA/BA C&F CRISIS TSSF
LUTHERAN SOCIAL SERVICES INC	4,165.00	SUPERVISED VISITS CA
LUTHERAN SOCIAL SERVICES INC	2,231.00	TSSF DRUG TESTING
LUTHERAN SOCIAL SERVICES INC	2,689.17	CCS SERVICE ARRAY
LUTHERAN SOCIAL SERVICES INC Total	21,467.53	
PLEASANT VALLEY YOUTH RANCH LLC	26,470.50	CCS SERVICE ARRAY - CHILDREN
LUTHERAN SOCIAL SERVICES INC	11,416.67	APRIL 2024 IIH
LUTHERAN SOCIAL SERVICES INC	5,189.16	APRIL 2024 SESSIONS
LUTHERAN SOCIAL SERVICES INC Total	16,605.83	
PELION BENEFITS INC	32,031.56	PTO/ELB Payouts
TOTAL FUND 205: HUMAN SERVICES	\$ 968,784.37	
FUND 206: HUMAN SERVICES		
BARRON COUNTY DEPT HEALTH & HUMAN SERV	116,271.00	FEBRUARY 2024 CONSORTIUM PAYMENTS
BURNETT COUNTY DEPT OF HEALTH & HUMAN S	30,606.00	FEBRUARY 2024 CONSORTIUM PAYMENT
CHIPPEWA COUNTY DEPT OF HUMAN SERVICES	76,883.00	FEBRUARY 2024 CONSORTIUM PAYMENT
COUNTY OF DOUGLAS	246,683.00	FEBRUARY 2024 CONSORTIUM PAYMENT
PIERCE COUNTY DEPT OF HUMAN SERVICES	54,923.00	FEBRUARY 2024 CONSORTIUM PAYMENT
COUNTY OF POLK DEPT OF HUMAN SERVICES	95,645.00	FEBRUARY 2024 CONSORTIUM PAYMENT
ST CROIX COUNTY HEALTH & HUMAN SERVICES	200,388.00	FEBRUARY 2024 CONSORTIUM PAYMENT
WASHBURN COUNTY HEALTH & HUMAN SERV DEPT	26,409.00	FEBRUARY 2024 CONSORTIUM PAYMENT
TOTAL FUND 206: HUMAN SERVICES	\$ 847,808.00	

This information is presented by fund, in check number order.

VENDOR NAME	AMOUNT	DESCRIPTION
FUND 211: RECYCLING		
GFL ENVIRONMENTAL	46,170.42	Curbside 2024 April
GFL ENVIRONMENTAL	6,881.55	Dropsites 2024 April
GFL ENVIRONMENTAL Total	53,051.97	
WASTE MANAGEMENT CORP SERVICES INC	41,985.54	2024 Curbside April
TOTAL FUND 111: RECYCLING \$	95,037.51	
FUND 215: ADRC		
CITY OF EAU CLAIRE TREASURER	22,419.20	Mar 2024 Paratransit Services
SYSCO BARABOO	(167.37)	Ref #418372149
SYSCO BARABOO	(123.34)	Ref #418372149
SYSCO BARABOO	(62.01)	Ref #418378916
SYSCO BARABOO	4,827.42	Raw Food
SYSCO BARABOO	130.50	Paper & Distribution
SYSCO BARABOO	63.85	Small Items of Equipment
SYSCO BARABOO	4,865.27	Raw Food
SYSCO BARABOO	336.27	Paper & Distribution
SYSCO BARABOO	5,027.98	Raw Food
SYSCO BARABOO Total	14,898.57	
CITY OF EAU CLAIRE TREASURER	20,431.79	Apr 2024 Paratransit Services
SYSCO BARABOO	(37.95)	Raw Food
SYSCO BARABOO	4,308.23	Raw Food
SYSCO BARABOO	87.45	Paper & Distribution
SYSCO BARABOO	61.43	Small Items of Equipment
SYSCO BARABOO	(523.28)	Raw Food
SYSCO BARABOO	41.42	Paper & Distribution
SYSCO BARABOO	3,485.45	Raw Food
SYSCO BARABOO	233.84	Paper & Distribution
SYSCO BARABOO	(76.14)	Raw Food
SYSCO BARABOO	3,794.98	Raw Food
SYSCO BARABOO Total	11,375.43	
TOTAL FUND 215: ADRC \$	69,124.99	
FUND 405: CAPITAL PROJECTS		
PALADIN TECHNOLOGIES USA INC	75,624.60	EAU CLAIRE COUNTY COURTROOM DOOR SECURIT
VENTURE ARCHITECTS	35,170.50	Architectural and Engineering Services f
VENTURE ARCHITECTS	7,125.00	FACILITIES MASTER PLAN UPDATE TO BE COM
VENTURE ARCHITECTS Total	42,295.50	
TOTAL FUND 405: CAPITAL PROJECTS \$	117,920.10	

This information is presented by fund, in check number order.

VENDOR NAME	AMOUNT	DESCRIPTION
FUND 602: AIRPORT		
XCEL ENERGY	8,104.30	AIRPORT ELEC APRIL
XCEL ENERGY	2,357.95	AIRPORT GAS APRIL
XCEL ENERGY	1,620.13	ATCT ELEC APRIL
XCEL ENERGY	204.27	ATCT GAS APRIL
XCEL ENERGY Total	<u>12,286.65</u>	
TOTAL FUND 602: AIRPORT	\$ 12,286.65	
FUND 701: HIGHWAY		
AYRES ASSOCIATES	15,578.00	CTH KK BRIDGE SVCS THRU 4/13/24
COMPASS MINERALS	30,952.01	COARSE SALT
COMPASS MINERALS	25,566.89	COARSE SALT
COMPASS MINERALS	26,440.94	COARSE SALT
COMPASS MINERALS	5,203.89	COARSE SALT
COMPASS MINERALS	20,824.88	COARSE SALT
COMPASS MINERALS	7,890.24	COARSE SALT
COMPASS MINERALS	38,511.89	COARSE SALT
COMPASS MINERALS Total	<u>155,390.74</u>	
ROYAL TRUCK & EQUIPMENT INC	28,419.19	ATTENUATOR
SHORT ELLIOTT HENDRICKSON INC	71,629.79	CTH F ENGINEERING SVCS
CITY OF EAU CLAIRE	53.51	WATER/SEWER 2/1-4/30/24
CITY OF EAU CLAIRE	183.00	WATER SVC 1/3-4/3/24
CITY OF EAU CLAIRE	295.14	WATER SVC 1/3-4/3/24
CITY OF EAU CLAIRE	122.93	WATER BILL 11/1/23-1/31/24
CITY OF EAU CLAIRE	9,863.77	WATER/SEWER 2/1-4/30/24
CITY OF EAU CLAIRE	407.25	WATER SVC 1/3-4/3/24
CITY OF EAU CLAIRE	364.62	WATER 11/1/23-1/31/24
CITY OF EAU CLAIRE	97.77	WATER 11/1/23-1/31/24
CITY OF EAU CLAIRE Total	<u>11,387.99</u>	
JOHN FABICK TRACTOR COMPANY	5,998.50	EQUIP RENTAL 4/15-5/13/24
JOHN FABICK TRACTOR COMPANY	4,867.97	BRUSH INSTALLATION
JOHN FABICK TRACTOR COMPANY Total	<u>10,866.47</u>	
HIGHWAY CONSTRUCTION PRODUCTS LLC	10,490.16	FLEX BEAMS
JEWELL ASSOCIATES ENGINEERS INC	11,354.90	CTH EXPANSION PROF SVC 3/30-4/26/24
JEWELL ASSOCIATES ENGINEERS INC	11,362.22	CTH EXPANSION PROF SVC 3/30-4/26/24
JEWELL ASSOCIATES ENGINEERS INC	1,577.50	CTH H PROJ PROF SVCS 3/30-4/26/24
JEWELL ASSOCIATES ENGINEERS INC	347.67	CTH EXPANSION PROF SVC 3/30-4/26/24
JEWELL ASSOCIATES ENGINEERS INC	347.67	CTH EXPANSION PROF SVC 3/30-4/26/24
JEWELL ASSOCIATES ENGINEERS INC	11,354.90	CTH EXPANSION PROF SVC 3/30-4/26/24
JEWELL ASSOCIATES ENGINEERS INC Total	<u>36,344.86</u>	
MARKET & JOHNSON INC	75,000.00	NEW FACILITY CONSTRUCTION

This information is presented by fund, in check number order.

VENDOR NAME	AMOUNT	DESCRIPTION
UNIQUE PAVING MATERIALS	9,471.08	COLD MIX
UNIQUE PAVING MATERIALS	4,745.24	COLD MIX
UNIQUE PAVING MATERIALS	8,412.25	COLD MIX
UNIQUE PAVING MATERIALS	4,193.00	COLD MIX
UNIQUE PAVING MATERIALS Total	26,821.57	

TOTAL FUND 701: HIGHWAY \$ 441,928.77

FUND 703: RISK MANAGEMENT

INTEGRITY INSURANCE COMPANY	145,012.00	Integrity Commercial Inland Marine_2024
MUNICIPAL PROPERTY INSURANCE COMPANY	242,908.00	Property Insurance 4/1/2024 - 4/1/2025

TOTAL FUND 703: RISK MANAGEMENT \$ 387,920.00

FUND 704: HEALTH INSURANCE

MCHS HOSPITALS INC	27,335.00	EMPLOYEE HEALTH PREMS APRIL 24
SECURITY HEALTH PLAN OF WISCONSIN INC	874,409.83	EMPLOYEE HEALTH PREMS JUNE 24

TOTAL FUND 704: HEALTH INSURANCE \$ 901,744.83

FUND 705: SHARED SERVICES

DELL MARKETING LP	33,389.75	30 laptops/25 Docks Replacement Cycle
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TOTAL FUND 705: SHARED SERVICES \$ 33,389.75

MULTIPLE FUNDS

EWALDS AUTOMOTIVE GROUP	2,023.76	FIELD SERVICES/ FLEET CHANGEOVER
EWALDS AUTOMOTIVE GROUP	2,023.76	FIELD SERVICES/ FLEET CHANGEOVER
EWALDS AUTOMOTIVE GROUP	2,023.76	FIELD SERVICES/ FLEET CHANGEOVER
EWALDS AUTOMOTIVE GROUP	2,023.76	FIELD SERVICES/ FLEET CHANGEOVER
EWALDS AUTOMOTIVE GROUP	2,023.77	FIELD SERVICES/ FLEET CHANGEOVER
EWALDS AUTOMOTIVE GROUP	2,023.77	FIELD SERVICES/ FLEET CHANGEOVER
EWALDS AUTOMOTIVE GROUP	2,023.76	FIELD SERVICES/ FLEET CHANGEOVER
EWALDS AUTOMOTIVE GROUP	2,023.77	FIELD SERVICES/ FLEET CHANGEOVER
EWALDS AUTOMOTIVE GROUP	2,023.76	FIELD SERVICES/ FLEET CHANGEOVER
EWALDS AUTOMOTIVE GROUP	42,161.74	2024 Dodge Durango (WDEE75) Pursuit AWD
EWALDS AUTOMOTIVE GROUP	42,161.74	2024 Dodge Durango (WDEE75) Pursuit AWD
EWALDS AUTOMOTIVE GROUP	42,161.73	2024 Dodge Durango (WDEE75) Pursuit AWD
EWALDS AUTOMOTIVE GROUP	42,161.74	2024 Dodge Durango (WDEE75) Pursuit AWD
EWALDS AUTOMOTIVE GROUP	42,161.74	2024 Dodge Durango (WDEE75) Pursuit AWD
EWALDS AUTOMOTIVE GROUP	42,161.73	2024 Dodge Durango (WDEE75) Pursuit AWD
EWALDS AUTOMOTIVE GROUP	42,161.74	2024 Dodge Durango (WDEE75) Pursuit AWD
EWALDS AUTOMOTIVE GROUP	42,161.74	2024 Dodge Durango (WDEE75) Pursuit AWD
EWALDS AUTOMOTIVE GROUP	42,161.74	2024 Dodge Durango (WDEE75) Pursuit AWD
EWALDS AUTOMOTIVE GROUP	42,161.73	2024 Dodge Durango (WDEE75) Pursuit AWD
EWALDS AUTOMOTIVE GROUP Total	397,669.50	

EWALD'S AUTOMOTIVE GROUP	2,023.76	FIELD SERVICES/ FLEET CHANGEOVER
EWALD'S AUTOMOTIVE GROUP	42,161.74	2024 Dodge Durango (WDEE75) Pursuit AWD
EWALDS AUTOMOTIVE GROUP Total	44,185.50	

This information is presented by fund, in check number order.

VENDOR NAME	AMOUNT	DESCRIPTION
COUNTY OF DUNN DEPT OF HUMAN SERVICES	405.00	FEBRUARY 2024 FRAUD
COUNTY OF DUNN DEPT OF HUMAN SERVICES	109,850.00	FEBRUARY 2024 CONSORTIUM PAYMENT
COUNTY OF DUNN DEPT OF HUMAN SERVICES Total	110,255.00	
WEALTHCARE SAVER	31,493.89	HSA EE contributions 05.17.24 PR
WEALTHCARE SAVER	187.50	HSA ER contributions 05.17.24 PR
WEALTHCARE SAVER Total	31,681.39	
US BANK VOYAGER FLEET SYSTEMS	104.42	Apr-2024 fuel costs
US BANK VOYAGER FLEET SYSTEMS	(0.68)	Apr-2024 fuel costs
US BANK VOYAGER FLEET SYSTEMS	10,775.05	Apr-2024 fuel costs
US BANK VOYAGER FLEET SYSTEMS	822.28	Apr-2024 fuel costs
US BANK VOYAGER FLEET SYSTEMS	306.13	Apr-2024 fuel costs
US BANK VOYAGER FLEET SYSTEMS	431.53	Apr-2024 fuel costs
US BANK VOYAGER FLEET SYSTEMS	907.70	Apr-2024 fuel costs
US BANK VOYAGER FLEET SYSTEMS	216.04	Apr-2024 fuel costs
US BANK VOYAGER FLEET SYSTEMS Total	13,562.47	
TOTAL MULTIPLE FUNDS	\$ 597,353.86	
	\$ 7,062,156.41	

PROCLAIMING JULY 26th, 2024, AS AMERICANS WITH DISABILITIES ACT
AWARENESS DAY IN EAU CLAIRE COUNTY

WHEREAS, on July 26, 1990, President George H.W. Bush signed into law the Americans with Disabilities Act (ADA) to ensure the civil rights of people with disabilities, and this legislation established a clear and comprehensive national mandate for the elimination of discrimination against individuals with disabilities; and

WHEREAS, the county of Eau Claire affirms the principles of equality and inclusion for persons with disabilities as set forth by the State of Wisconsin and as embodied in the ADA, the laws of the State of Wisconsin, and the ordinances of the county of Eau Claire

WHEREAS, numerous organizations in the county of Eau Claire and the State of Wisconsin work with constituents and communities to bring forth the promise of hope and freedom that is envisioned by the passage of the ADA

WHEREAS, July 26, 2024, celebrates the 34th Anniversary of the Americans with Disabilities Act

NOW THEREFORE, the County Board of Supervisors does hereby extend greetings and best wishes to all observing July 26, 2024, as Americans with Disabilities Act Awareness Day. We renew our commitment to empowering Americans with disabilities through equal access so they can achieve their full potential, and we celebrate their contributions to this great nation. As we commemorate the anniversary of the ADA, we recommit to working together to ensure Americans with disabilities have every opportunity to actualize their own American dreams.

NOW, THEREFORE, I, Nancy Coffey, Chair of the Eau Claire County Board of Supervisors, do hereby proclaim July 26, 2024:

American with Disabilities Act Awareness Day

PRESENTED: This 18th day of June, 2024

Nancy Coffey, County Board Chair

The ADA is Everywhere

How will you celebrate the 34th anniversary of the Americans with Disabilities Act?

On July 26, 1990, President George H.W. Bush signed into law the Americans with Disabilities Act (ADA) to ensure the civil rights of people with disabilities. This legislation established a clear and comprehensive national mandate for the elimination of discrimination against individuals with disabilities. Both the county and the city of Eau Claire will affirm the principles of equality and inclusion for persons with disabilities with proclamations.

Sparked by an ADA request, Eau Claire County is one of the first in the state to permit remote attendance by board and committee members at its meetings. As with ramps, something that started because of ADA benefits many.

Numerous organizations in Eau Claire County and the State of Wisconsin work with constituents and communities to bring forth the promise of hope and freedom that is envisioned by the passage of the ADA.

Check out some of these offerings in our County and enjoy celebrating ADA month:

- MS-Take Charge is hosting an ADA Celebration at the L.E. Phillips Senior Center, Thompson Room Friday July 26, 2024 from 11-4pm. displays on the ADA, Multiple Sclerosis (MS), and new nonprofit MS-Take Charge;
- Free Raffle for Door Prize; treats!
- REACH is having an open house at their Heimstead Road location on July 18th from 11:30 - 2:30. A light lunch consisting of hot dogs, noodle salad, fruit salad, and dessert will be provided. They will also have a variety of fun backyard games in their back parking lot. Our greenspace should be completed by then, everyone is welcome to check it out. Anyone from the community is welcome to attend this fun event. Please call Reach at 715-833-7755 to RSVP, so they can get an accurate food count.
- An ADA blogging couple, Squirmy and Grubbs, visited River Prairie, downtown Eau Claire, and explored other local sights in 2023. Read their report at: <https://www.youtube.com/watch?v=RMMQgXZCyps>
- In 2022, the City of Altoona, as part of upgrading its 10th Street Park Playground, installed accessible playground features to provide additional play opportunities for persons with disabilities. In 2024, the City installed accessible raised community garden spaces at the new Perserverance Park.
- Half Moon Lake Boardwalk Trail is ADA-Compliant and fully accessible for mobility devices and strollers. It has three elevated boardwalk trails with bumpers to prevent people from leaving the trail and handrails in areas for safety and accessibility. The trail provides 1800' of concrete trail with three branching boardwalk trails with adjustable footing designed to withstand wet conditions and flooding.
- Wheelchair-accessible merry-go-round and other play equipment at Boyd Park.
- ADA paddle boats (powered by either your arms or legs) at Coon Forks.
- Beach wheelchairs are available at Coon Forks Park and Lake Altoona Park and an all-terrain utility chair is available from Beaver Creek.

- In addition to celebrating its sixth year in operation, Inclusive Ministry Church celebrates the spirit of the ADA. The next monthly service and fellowship meal is Sunday, July 21 from 3:00-4:30 at Lake Street Methodist Church, 337 Lake Street in Eau Claire. All are welcome.
- Want to read recent fun memoirs about disability experiences or find some good children's books about people living with disabilities? Check out Katherine Schneider's blog for recommendations: <https://kathiecomments.wordpress.com>
- [Stop by McIntyre Library on the UWEC campus at noon on July 25 to view](#) a display about ADA and watch the cult film classic *Repo Man* with library staff who will be highlighting audio description and closed caption tracks of the video followed by a discussion of the experience.

Eau Claire County Parks

Accessibility

Beach Wheelchairs- We have partnered with our ADRC to provide beach wheelchairs at Coon Fork and Lake Altoona County parks. These can be reserved by calling or seeing the ranger/staff member on duty to use free of charge. We do ask for a small refundable deposit and have a waiver that needs to be signed to check out. These allow water and beach access with greater comfort and ease.

Lake Eau Claire Accessible Wheelchair lift for entering a boat- This is another project that we partnered with the ADRC department on. This improvement on the north side of Lake Eau Claire allows for a wheelchair bound individual to be transferred from their wheelchair into a lift that can then swing out over the dock for that person to enter into a boat or pontoon. We have also added some additional accessible parking and walkway to that dock. I have attached a couple pictures of that lift and dock. Pictures 104282 and IMG_0334.

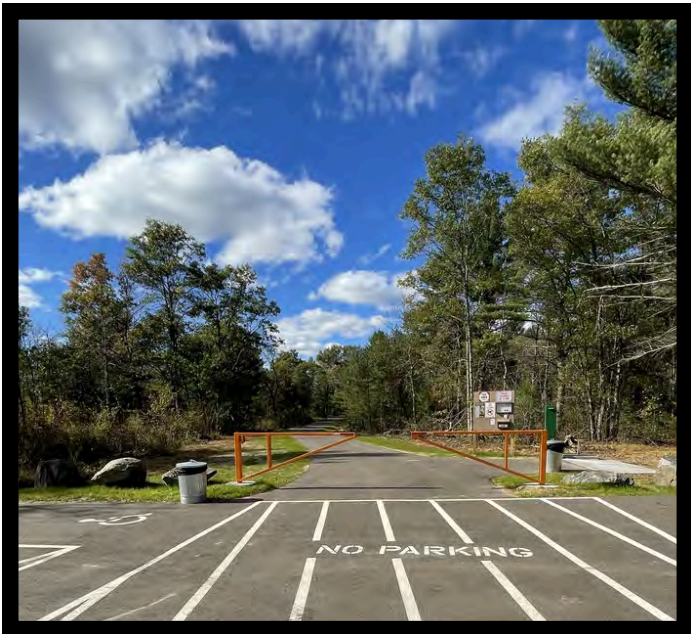
Lake Eau Claire Skid Row Landing- We have added a concrete ADA walkway to the new dock to make this accessible.

ADA Paddleboats- We have partnered with ADRC on this project as well. We have 2 ADA accessible paddleboats to our fleet at Coon Fork Campground. These units can be propelled with either your feet or your arms by cranking. These are also free to use for people with disabilities and can be checked out at the campground office.

Big Falls- We have recently repaved all the walking trails and parking areas at Big Falls North and South. In addition, we have added new gates to the parks/trails entrances that allow for a wheelchair or stroller to be pushed through on the hard surface so the trails can be accessed without leaving the pavement. I have attached a picture with that example as well (IMG_06741).

Lake Altoona Beach Parking lot - This entire lot was designed to increase accessibility to the beach for all users. We added a new ADA accessible walkway from the City of Altoona bike trail to connect to the beach. And added a switchback sidewalk to allow users to access the beach at a conforming grade.

Harstad Park Pavilion- Playground and new parking lot development- Here we added an additional parking lot area which is connected to a sidewalk for accessing the new park pavilion. The sidewalk also extends over to the playground area to allow users to connect the spaces and access them easier.





**Eau Claire County
DEPARTMENT OF PLANNING
AND DEVELOPMENT
Eau Claire County Courthouse - Room 3344
721 Oxford Avenue
Eau Claire, Wisconsin 54703-5212
(715) 839-4741**

Building Inspection
839-2944
Emergency Management
839-4736
Geographical Information Systems
839-4730
Land Conservation
839-6226
Land Records
839-4742
Land Use Management
839-4743
Planning
839-5055
Recycling
839-2756

June 4, 2024

Report to the Eau Claire County Board of Supervisors

The Eau Claire County Department of Planning and Development has received the following application for rezoning:

Owner: Chris & Ingrid Silewski

Applicant: Kris Sivertson

File Number: 24-25/042

Legal Description: Part of Lot 2, CSM #3265, Vol 18, P 196, Document # 1143779, located in the SW ¼ of the NE ¼, Section 32, Township 27 North, Range 8 West, Town of Washington, Eau Claire County, WI.

Site Address: Located South of US Highway 12 and West of S Elco Road

Existing Zoning District: A-3 Agricultural District

Proposed Zoning District: A-2 Agriculture-Residential

Acres to be Rezoned: 4.33 acres +/-

Date Received: 6/4/2024

Regards,

Heidi Pederson

Administrative Specialist, Planning and Development



**Eau Claire County
DEPARTMENT OF PLANNING
AND DEVELOPMENT**

**721 Oxford Avenue
Eau Claire, Wisconsin 54703-5212
(715) 839-4741**

Building Inspection
839-2944
Emergency Management
839-4736
Geographical Information Systems
839-4730
Land Conservation
839-6226
Land Records
839-4742
Land Use Management
839-4743
Planning
839-5055
Recycling
839-2756

May 22, 2024

Report to the Eau Claire County Board of Supervisors

The Eau Claire County Department of Planning and Development has received the following application for rezoning:

Owner: Loren & Sara Roth

Applicant: Mark Erickson

File Number: 24-25/039

Legal Description: Part of the Northeast Quarter of the Northwest Quarter, Section 26, Township 27 North, Range 8 West, Town of Lincoln, Eau Claire County, Wisconsin.

Site Address: S 2065 Oak Knoll Road, Fall Creek, WI 54742

Existing Zoning District: A-P Agricultural Preservation

Proposed Zoning District: A-2 Agriculture-Residential District and A-3 Agricultural District

Acres to be Rezoned: 38.17 acres +/- (9.50 +/- acres A-2 Agriculture-Residential District and 28.67 +/- acres A-3 Agricultural District)

Date Received: 5/21/2024

Regards,

Holly Weigand
Administrative Specialist, Planning and Development

FACT SHEET with Committee on Administration Action

TO FILE NO. 24-25/037

Professionals with a Purpose is a brief talk by a department head (chosen on a rotating basis by the County Administrator) that highlights a new program or an example of the good work done by that department. The agenda of the Human Services Board has included Professionals with a Purpose and these presentations have been informative and inspiring to the Human Services Board.

Fiscal Impact: \$0.00

Respectfully submitted,

Supervisor Katherine Schneider
District 22

On Tuesday, June 11, 2024, at the Committee on Administration meeting, the committee voted unanimously (4 aye, 0 nay, 1 absent) to approve file no. 24-25/037 as amended to read on lines 12, 18, and 25, “Honoring of the flag and moment of reflection or professionals with a purpose (brief talk by department head);”

The original file is labeled "Original File" at the top. The County Board of Supervisors will be acting on the amended file labeled "Amended File" at the top.

Respectfully,

Samantha Kraegenbrink – Committee Clerk
Executive Office Administrator

1 Enrolled No. ORDINANCE File No. 24-25/037

2

3 Submitted by Supervisor Katherine Schneider

4

5 TO AMEND SECTION 2.04.030 RULE 3 – OPENING OF MEETING

6

7 2.04.030 Rule 3—Opening of meeting

8 C. Order of Business for Regular Meetings.

9 The order of business shall be as follows for all regular meetings of the board, except as
10 otherwise provided by rules for the annual and organizational meetings:

- 11 1. Call to order;
- 12 2. Honoring of the flag and ~~moment of reflection~~ or professionals with a purpose (brief
13 talk by department head);

14

15 D. Order of Business for the Annual Meeting.

16 The order of business shall be as follows for the annual meeting:

- 17 1. Call to order;
- 18 2. Honoring of the flag and ~~moment of reflection~~ or professionals with a purpose (brief
19 talk by department head);

20

21 E. Order of Business for the Organizational Meeting.

22 The order of business shall be as follows for the organizational meeting:

- 23 1. Call to order;
- 24 2. Presentation of the colors and honoring of the flag;
- 25 3. Honoring the flag and ~~moment of reflection~~ or professionals with a purpose (brief talk
26 by department head);

27

28 ENACTED:

29

30 Committee on Administration

31 AYE NAY ABSTAIN

32 _____

33 Supervisor Nancy Coffey

34

35 _____

36 Supervisor Connie Russell

37

38 _____

39 Supervisor Gerald Wilkie

40

41 _____

42 Supervisor Steve Chilson

43

44 _____

45 Supervisor Katherine Schneider

46

47 Dated this _____ day of _____, 2024

48 Ordinance 24-25/037

49

50

51

1 Enrolled No. ORDINANCE File No. 24-25/037

2
3 Submitted by Supervisor Katherine Schneider

4
5 TO AMEND SECTION 2.04.030 RULE 3 – OPENING OF MEETING

6
7 2.04.030 Rule 3—Opening of meeting

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- 12 2. Honoring of the flag and moment of reflection or professionals with a purpose (brief
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14
15 D. Order of Business for the Annual Meeting.

16 The order of business shall be as follows for the annual meeting:

- 17 1. Call to order;
- 18 2. Honoring of the flag and moment of reflection or professionals with a purpose (brief
19 talk by department head);

20
21 E. Order of Business for the Organizational Meeting.

22 The order of business shall be as follows for the organizational meeting:

- 23 1. Call to order;
- 24 2. Presentation of the colors and honoring of the flag;
- 25 3. Honoring the flag and moment of reflection or professionals with a purpose (brief talk
26 by department head);

27
28 ENACTED:

29
30 Committee on Administration

	AYE	NAY	ABSTAIN
31 _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
32 Supervisor Nancy Coffey			
33 _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
34 Supervisor Connie Russell			
35 _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
36 Supervisor Gerald Wilkie			
37 _____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
38 Supervisor Steve Chilson			
39 _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
40 Supervisor Katherine Schneider			

41
42 Dated this 11 day of June, 2024

43
44 Ordinance 24-25/037

45
46
47 Reviewed by Finance Dept.
48 for Fiscal Impact
49
50
51

APPROVED
By Sharon McIlquham at 1:42 pm, Jun 13, 2024

FACT SHEET

TO FILE NO. 24-25/001

Eau Claire County's MS4 (municipal separate storm sewer system) permit issued by the Wisconsin Department of Natural Resources (DNR) requires implementation of an ordinance to manage Stormwater in Eau Claire County. Eau Claire County is included on the list of governmental entities, within Wisconsin Administrative Code NR216, that is required to hold this permit and maintain compliance with the requirements thereof, as directed by the United States Environmental Protection Agency (EPA). Eau Claire County is included in the list because of our population density (based on the most recent US census data). That census data is used to develop a map of the "urbanized area" in Eau Claire County.

As a compliance provision of the MS4 permit, Chapter 17.05, the Storm Water Management and Erosion Control Ordinance, was approved by the County Board on December 10, 2006, and amended in 2014 to split Title 17.05 into two separate ordinances, Title 17.05 Erosion Control and Title 17.06 Stormwater Management.

The proposed ordinance changes are being considered to include updating performance standards to meet Wis. Admin ch. NR 151 requirements, correct section references, and other minor clarifications.

The Land Conservation Division (LCD) held a public comment period from February 20, 2024, to March 8, 2024, requesting written comments regarding the proposed changes to Title 17. The draft ordinance was mailed to all the towns for their consideration. There were no written comments submitted during this period.

On May 13, 2024, the Land Conservation Commission voted 7-0-0 to recommend adoption of the proposed Title 17 edits and ordinance 24-25/001.

At its meeting on May 28, 2024, the Committee on Planning and Development reviewed ordinance #24-25/001. After considering staff's recommendations, the Land Conservation Commission's recommendation and being concurred with by Corporation Counsel the committee voted 4-0-0 to recommend approval of ordinance #24-25/001 to the County Board.

Fiscal Impact: There are no anticipated fiscal impacts.

Respectfully Submitted,

Chad Berge
Land Conservation Division Manager

2
3 TO AMEND SECTION 17.05.010 OF THE CODE: AUTHORITY; TO AMEND SECTION
4 17.05.030 A. 3.a. AND b. OF THE CODE: PURPOSE; TO AMEND SECTION 17.05.060 OF
5 THE CODE: DEFINITIONS; TO AMEND SECTION 17.05.070 A. OF THE CODE:
6 APPLICABILITY AND EXEMPTIONS; TO AMEND SECTION 17.05.070 B. OF THE CODE:
7 APPLICABILITY AND EXEMPTIONS; TO AMEND SECTION 17.05.070 C. OF THE CODE:
8 APPLICABILITY AND EXEMPTIONS; TO AMEND SECTION 17.05.070 D. 1. B. ii. OF THE
9 CODE: APPLICABILITY AND EXEMPTIONS; TO CREATE SECTION 17.05.070 D. 2. c.
10 OF THE CODE: APPLICABILITY AND EXEMPTIONS; TO AMEND SECTION 17.080 A.
11 OF THE CODE: PROHIBITED ACTIVITIES; TO AMEND SECTION 17.05.085 B. 2., 3. AND
12 4. OF THE CODE: PROTECTIVE AREAS; TO AMEND SECTION 17.05.085 C. 1. OF THE
13 CODE: PROTECTIVE AREAS; TO AMEND SECTION 17.05.085 D. OF THE CODE:
14 PROTECTIVE AREAS; TO AMEND SECTION 17.05.090 A. 4. OF THE CODE: FEES; TO
15 AMEND SECTION 17.05.095 A. B. AND C. OF THE CODE: APPLICATION REVIEW
16 PROCESSES; TO RELETTER SECTION 17.05.095 D. AND E. TO C. AND D. OF THE CODE:
17 APPLICATION REVIEW PROCESSES; TO AMEND SECTION 17.05.100 A. 1., 2., 3. & 4. AND
18 B. OF THE CODE: EROSION CONTROL PLAN REQUIREMENTS; TO AMEND SECTION
19 17.05.100 B. 8., 11., 12., 14., AND 17 OF THE CODE: EROSION CONTROL PLAN
20 REQUIREMENTS; TO REPEAL SECTION 17.05.100 C. OF THE CODE: EROSION
21 CONTROL PLAN REQUIREMENTS; TO AMEND SECTION 17.05.100 D. 1. a. OF THE
22 CODE: EROSION CONTROL PLAN REQUIREMENTS; TO AMEND SECTION 17.05.100 C.
23 2. OF THE CODE: EROSION CONTROL PLAN REQUIREMENTS; TO AMEND SECTION
24 17.05.100 C. 2. b. xiii. OF THE CODE: EROSION CONTROL PLAN REQUIREMENTS; TO
25 RENUMBER SECTION 17.05.100 C. 3. TO 4. OF THE CODE: EROSION CONTROL PLAN
26 REQUIREMENTS; TO CREATE SECTION 17.05.100 C. 3. OF THE CODE: EROSION
27 CONTROL PLAN REQUIREMENTS; TO RELETTER SECTION 17.05.100 E. TO D. OF THE
28 CODE: EROSION CONTROL PLAN REQUIREMENTS; TO AMEND SECTION 17.05.110 A.
29 12 AND 13. OF THE CODE: APPLICATION REQUIREMENTS; TO AMEND SECTION
30 17.05.120 A. 2. OF THE CODE: TECHNICAL STANDARDS AND SPECIFICATIONS; TO
31 AMEND SECTION 17.05.150 A. 2. OF THE CODE: ENFORCEMENT; TO CREATE
32 APPENDIX A OF CHAPTER 17.05 OF THE CODE: EROSION CONTROL; TO AMEND
33 SECTION 17.06.020 OF THE CODE: FINDINGS; TO AMEND SECTION 17.06.030 B. AND
34 C. OF THE CODE: PURPOSE; TO AMEND SECTION 17.06.070 B.5 AND C.1.a AND h. OF
35 THE CODE: APPLICABILITY AND EXEMPTIONS; TO AMEND SECTION 17.06.070 D. 2.e.
36 OF THE CODE: APPLICABILITY AND EXEMPTIONS; TO AMEND SECTION 17.06.070 D.
37 2. f. iv.(B) OF THE CODE: APPLICABILITY AND EXEMPTIONS; TO AMEND SECTION
38 17.06.080 A. OF THE CODE: PROHIBITED ACTIVITIES; TO AMEND SECTION 17.06.085
39 A. OF THE CODE: PROTECTIVE AREAS; TO AMEND SECTION 17.06.085 A.2.b OF THE
40 CODE: PROTECTIVE AREAS; TO AMEND SECTION 17.06.085 B. 3. AND 4. OF THE
41 CODE: PROTECTIVE AREAS; TO AMEND SECTION 17.06.085 C. OF THE CODE:
42 PROTECTIVE AREAS; TO AMEND SECTION 17.06.085 D.2 OF THE CODE: PROTECTIVE
43 AREAS; TO AMEND SECTION 17.06.090 A.4. OF THE CODE: FEES; TO AMEND SECTION
44 17.06.095 OF THE CODE: APPLICATION REVIEW PROCESS; TO AMEND SECTION
45 17.06.095 A.3.b AND d. OF THE CODE: APPLICATION REVIEW PROCESS; TO AMEND
46 SECTION 17.06.100 C.1.h. OF THE CODE: STORM WATER PERMIT PROCESSES, LAND
47 DIVISIONS AND ZONING; TO CREATE SECTION 17.06.100 D. OF THE CODE: STORM
48 WATER PERMIT PROCESSES, LAND DIVISIONS AND ZONING; TO AMEND SECTION
49 17.06.110 A. 3. AND 7. OF THE CODE: STORMWATER PERMIT REQUIREMENTS; TO

1 AMEND SECTION 17.06.110 C. 3 OF THE CODE: STORMWATER PERMIT
2 REQUIREMENTS; TO AMEND SECTION 17.06.130 B. 12. AND 13. OF THE CODE: STORM
3 WATER MANAGEMENT PLAN REQUIREMENTS; TO AMEND SECTION 17.06.130 C. 1.
4 THROUGH 3. OF THE CODE: STORM WATER MANAGEMENT PLAN REQUIREMENTS;
5 TO AMEND SECTION 17.06.130 C. 5.f. OF THE CODE: STORM WATER MANAGEMENT
6 PLAN REQUIREMENTS; TO AMEND SECTION 17.06.130 C.6. OF THE CODE: STORM
7 WATER MANAGEMENT PLAN REQUIREMENTS; TO RENUMBER SECTION 17.06.130 C.
8 4. AND 5. TO 5. AND 6. OF THE CODE: STORM WATER MANAGEMENT PLAN
9 REQUIREMENTS; TO AMEND SECTION 17.06.130 C.12.i. AND E.7 OF THE CODE:
10 STORM WATER MANAGEMENT PLAN REQUIREMENTS; TO RELETTER SECTION
11 17.06.130 D. AND E. TO E. AND F. OF THE CODE: STORM WATER MANAGEMENT
12 PLAN REQUIREMENTS; TO AMEND SECTION 17.06.140 A.1.d. OF THE CODE:
13 TECHNICAL STANDARDS AND SPECIFICATIONS; TO AMEND SECTION 17.06.140 A.
14 2.,3., AND 5., OF THE CODE: TECHNICAL STANDARDS AND SPECIFICATIONS;
15 TO AMEND SECTION 17.06.170 A.2. OF THE CODE: ENFORCEMENT
16

17 The County Board of Supervisors of the County of Eau Claire does ordain as follows:
18

19 SECTION 1. That Section 17.05.010 of the code be amended to read:
20

21 17.05.010 Authority. This ordinance is adopted by the county board under the authority
22 granted by Wis. Stat. §§ 59.693, 92.07(6), ~~and 92.07(15)~~, 281.33 and Wis. Stat. ch 236.
23

24 SECTION 2. That subparagraphs a. and b. of paragraph 3. of Subsection A. of Section
25 17.05.030 be amended to read:
26

27 B.a.—Through this erosion control permit process, this ordinance is intended to meet the
28 current construction site erosion control regulatory requirements of Wis. Admin. Code ch. NR
29 151 on the effective date of this ordinance. Nothing in this ordinance prevents the Wisconsin
30 Department of Natural Resources (WDNR) from adopting or enforcing more stringent soil
31 erosion or storm water management requirements in future revisions of Wis. Admin. Code.

32 C.b. Provisions have also been incorporated to coordinate the erosion control permit
33 requirements of this ordinance with other county and town zoning and land division regulations.
34

35 SECTION 3. That Section 17.05.060 of the code be amended to read:
36

37 17.05.060 Definitions.

38 A. The following definitions shall apply in this chapter:

39 1. “Agricultural facilities and practices” has the meaning in Wis. Stat.

40 §281.16(1).

41 2. “Applicable review authorities” means the town planning commission, the
42 county zoning administrator or the county committee on planning and development, depending
43 on the type of project and its location.

44 3. “Applicant” means any person or entity holding fee title to the property or
45 their representative. The applicant shall become the “permit holder” once a permit is issued. The
46 applicant shall sign the initial permit application form in accordance with a. through e. below,
47 after which the applicant may provide the LCD written authorization for others to serve as the
applicant’s representative:

1 a. In the case of a corporation, by a principal executive officer of at
2 least the level of vice president or by the officer's authorized representative having overall
3 responsibility for the operation of the site for which a permit is sought.

4 b. In the case of a limited liability company, by a member or
5 manager.

6 c. In the case of a partnership, by the general partner.

7 d. In the case of a sole proprietorship, by the proprietor.

8 e. For a unit of government, by a principal executive officer, ranking
9 elected official or other duly authorized representative.

10 4. "Average Annual Rainfall" means a typical calendar year of precipitation,
11 excluding snow, as defined by Wis. Admin Code ch. NR 151, or any amendments thereto.

12 3.5. "Best management practice" (or "BMP") means structural and
13 nonstructural measures, practices, techniques or devices employed to avoid or minimize
14 sediment or other pollutants carried in runoff.

15 4.6. "Clean runoff" means that runoff which is derived from relatively
16 uncontaminated sources which may include, but is not limited to: uncontaminated ground water,
17 potable water source, roof drains, foundation drain and sump pump, air conditioning
18 condensation, springs, lawn watering, individual residential car washing, water main and hydrant
19 flushing and swimming pools if the water has been dechlorinated.

20 5.7. "Common plan of development" means all lands included within the
21 boundary of a certified survey map or subdivision plat created for the purpose of development or
22 sale of property where integrated, multiple, separate and distinct land developing activity may
23 take place at different times by future owners.

24 8. "Connected Imperviousness" means an impervious surface connected to
25 waters of the state via a separate storm sewer, an impervious flow path, or a minimally pervious
26 flow path.

27 6.9. "Conservation Plan" means a plan outlining the planting, growing, and
28 harvesting of agricultural crops and other associated land uses which meet the state's soil and
29 water conservation standards contained within Wis. Admin. Code ch. ATCP 50 and Wis. Admin.
30 Code ch. NR 151.

31 7.10. "County mapping standards" means Eau Claire County's mapping
32 standards conform to National Map Accuracy Standards (NMAS) of the United States
33 Geological Survey (USGS). The geodetic referenced is to the Eau Claire County Coordinate
34 System which is directly relatable to the Wisconsin State Plane Coordinate System, Central
35 South Zone, North American Datum 1983(91) (NAD 83(91) and North American Vertical
36 Datum of 1988 (NAVD 88).

37 8.11. "County zoning administrator" means the ~~Supervisor~~ manager of the Eau
38 Claire County Department of Planning and Development, Land Use Controls Division, or
39 designee.

40 9.12 "County committee on planning and development" means the zoning
41 agency of Eau Claire County as defined under Wis. Stat. § 59.69 (2)(a).

42 10.13. "Design storm" means a hypothetical depth of rainfall that would occur
43 for the stated return frequency (i.e. once every 2 years or 10 years), duration (i.e 24 hours) and
44 timing of distribution (e.g. ~~type-II~~ _____). All values are based on the historical rainfall records
45 for the area. Design storms used in this ordinance are summarized in ~~17.06.120~~ 17.06.140.

46 11.14. "Dewatering" means the removal of trapped water from a construction site
47 to allow land development or utility installation activities to occur.

1 ~~12.~~ “Erosion” means the process of detachment, transport and deposition of
2 soil, sediment or rock fragments by action of water, wind, ice or gravity.

3 ~~13.~~15. “Effective infiltration area” means the area of the infiltration system that is
4 used exclusively to infiltrate runoff and does not include the area used for site access, berms or
5 pretreatment.

6 ~~14.~~16. “Environmentally sensitive area” means any area that, due to the natural
7 resources present or the lack of filtering capacity, is more susceptible to the adverse impacts of
8 sediment and other pollutants associated with erosion and urban runoff. Examples include
9 environmental corridors, slopes of 20% and greater, direct hydrologic connections to lakes,
10 streams, wetlands, groundwater or other water resources, or very coarse or shallow soils above
11 groundwater or bedrock.

12 ~~17.~~ “Erosion” means the process of detachment, transport and deposition of
13 soil, sediment or rock fragments by action of water, wind, ice, or gravity.

14 ~~15.~~18. “Filtering layer” means soil that has at least a three-foot deep layer with at
15 least 20% that passes through a #200 sieve (fines); or at least a five-foot deep layer with at least
16 10% that passes through a #200 sieve (fines); or another medium exists with an equivalent level
17 of protection, as determined by the LCD.

18 ~~16.~~19. “Final plat” means a map of a proposed condominium or subdivision to be
19 recorded with the Eau Claire County Register of Deeds pursuant to Wisconsin Statutes.

20 ~~17.~~20. “Forest Management Plan” means a plan outlining the planting, growing,
21 and harvesting of silvicultural products which meets the guidelines contained within the
22 Wisconsin Department of Natural Resources publication PUB FR226 2003 entitled “Wisconsin
23 Forest Management Guidelines.

24 ~~18.~~21. “Groundwater” means any of the waters of the state, as defined in Wis.
25 Stat. § 281.01 (18), occurring in a saturated subsurface geological formation of rock or soil.

26 ~~19.~~22. “Groundwater recharge areas” means lands identified in Title 18 as the
27 groundwater protection overlay district and shown on the map “Groundwater Protection Districts
28 for Public Water Supply Recharge Areas in Eau Clarie County” ~~a document published by the~~
29 ~~West Central Wisconsin Regional Planning Commission as groundwater recharge areas; or~~
30 ~~where, prior to any land disturbing or land development activity, precipitation or runoff could~~
31 ~~only leave the area by infiltrating the ground, thereby recharging the groundwater.~~

32 ~~20.~~23. “Groundwater Table” means the surface in geological material at which
33 the pore pressure is atmospheric.

34 ~~21.~~24. “Illicit connection” means any drain or conveyance, whether on the
35 surface or subsurface, which allows an illegal non-storm water discharge to enter the storm drain
36 system, including but not limited to: sewage, process wastewater and wash water, any
37 connections to the storm drain system from indoor drains and sinks, regardless of whether said
38 drain or connection had been allowed, permitted, or approved by a government agency, prior to
39 the adoption of this ordinance.

40 ~~22.~~25. “Impervious surface” means an area that releases all or a large portion of
41 the precipitation that falls on it, except for frozen soil. Conventional rooftops and asphalt or
42 concrete sidewalks, driveways, parking lots and streets are typical examples of impervious
43 surfaces. For purposes of this ordinance, typical gravel ~~driveways~~ surfaces and other examples
44 listed shall be considered impervious (RCN 98) unless specifically designed to encourage
45 infiltration or storage of runoff.

46 ~~23.~~26. “Impracticable” means that complying with a specific requirement would
47 cause undue economic hardship and special conditions exist that are beyond the control of the
48 applicant and would prevent compliance.

1 24.27. “Infill development” means land development that occurs where there was
2 no previous land development and is surrounded by other existing land development;

3 25.28. “Infiltration” means the entry of precipitation or runoff into or through the
4 soil.

5 26.29. “Infiltration system(s)” means a device or practice such as a basin, trench,
6 rain garden or swale designed specifically to encourage infiltration, but does not include natural
7 infiltration in pervious surfaces such as lawns, redirecting of rooftop downspouts onto lawns or
8 minimal infiltration from practices, such as swales or road side channels designed for
9 conveyance and pollutant removal only.

10 27.30 “Karst features” means an area or surficial geologic feature subject to
11 bedrock dissolution so that it is likely to provide a conduit to groundwater, and may include
12 caves, enlarged fractures, mine features, exposed bedrock surfaces, sinkholes, springs, seeps or
13 swallets.

14 28.31. “LCD” means the Land Conservation Division of the Eau Claire County
15 Department of Planning and Development. The LCD ~~supervisor~~ manager supervises the daily
16 activities of the Division, including the administration of this ordinance.

17 29.32. “Land development activity” or “land development” means any
18 construction related activity that may ultimately result in the addition of impervious surfaces,
19 such as the construction of buildings, roads, parking lots and other structures.

20 30.33. “Land disturbing activity” (or “disturbance”) means any manmade
21 alteration of the land surface that may result in a change in the topography or existing vegetative
22 or non-vegetative soil cover, or may expose soil and lead to an increase in soil erosion and
23 movement of sediment. Land disturbing activity includes, but not limited to, clearing and
24 grubbing for future land development, excavating, filling, grading, building construction or
25 demolition, geothermal system installation, and pit trench dewatering.

26 31.34. “MEP” means Maximum Extent Practicable as an acceptable level of
27 implementing best management practices to achieve a performance standard specified in this
28 ordinance, as determined by the LCD. In determining MEP, the LCD shall take into account the
29 best available technology, cost effectiveness and other competing issues such as human safety
30 and welfare, endangered and threatened resources, historic properties, cultural resources, and
31 geographic features. MEP allows flexibility in the way to meet the performance standards and
32 may vary based on the performance standard and site conditions.

33 32.35. “Municipal project,” as used in this ordinance, means any project
34 conducted by any city, town, village, county, utility district, town sanitary district, public inland
35 lake protection and rehabilitation district or metropolitan sewage district, as defined in Wis. Stat.
36 § 281.01(6).

37 33.36. “Navigable Water(s)” or “Navigable” means all natural inland lakes,
38 flowages, streams rivers, and other water within the unincorporated areas in accordance with
39 Wis. Stat. § 281.31.

40 34.37. “Nonmetallic mining” has the meaning specified under
41 ~~18.90.030~~ 18.250.130.

42 35.38. “Nonresidential” means any commercial, industrial or institutional
43 activity.

44 36.39. “Nutrient Management Plan” means a plan that meets all requirements of
45 Wis. Admin. Code § ATCP 50.04 (3) and is either:

46 a. A plan required under Wis. Admin. Code §§ ATCP 50.04 (3) or
47 50.62 (5) (f); or

1 b. A farm nutrient plan prepared or approved, for a landowner, by
2 a qualified nutrient management planner.

3 ~~37.40.~~ “Offsite BMP” means best management practice(s) that are located
4 outside of the boundaries of the site covered by a permit application due to current land
5 disturbance or land development activities. Offsite BMPs address runoff from the permitted site
6 and may be installed as part of a regional storm water management plan approved by a local
7 government.

8 ~~38.41.~~ Ordinary high-water mark (OHWM)” has the meaning given in Wis.
9 Admin. Code ch. NR 115.

10 ~~42.~~ “Pervious Surface” means any land cover that permits precipitation to
11 absorb into the ground.

12 ~~39.43.~~ “Planned land use” means the land use designated in the latest version of
13 the Eau Claire County land use plan.

14 ~~40.44.~~ “Plat” means a map of a proposed condominium or subdivision.

15 ~~41.45.~~ “Pollutant” has the meaning as defined in Wis. Stat. § 283.01 (13).

16 ~~42.46.~~ “Pollution” has the meaning as defined in Wis. Stat. § 283.01 (14).

17 ~~47.~~ “Post-Construction Site” means a construction site following the
18 completion of land disturbing construction activity and final site stabilization.

19 ~~48.~~ “Post-Development Condition” means the extent and distribution of land
20 cover types anticipated to occur under conditions of full development of the submitted plan.

21 ~~49.~~ “Pre-Development Condition” means the extent and distribution of land
22 cover types present before the initiation of land disturbing construction activity, assuming that all
23 land uses prior to development activity are managed in an environmentally sound manner.

24 ~~43.50.~~ “Preliminary plat” means a map showing the salient features of a proposed
25 condominium or subdivision submitted to an approving authority for purposes of preliminary
26 consideration.

27 ~~44.51.~~ “Preventive action limit” means a numerical value expressing the
28 concentration of a substance in groundwater which is adopted under Wis. Stat. § 160.15 and Wis.
29 Admin Code ch. NR 140.

30 ~~45.52.~~ “Process Water” or “Process Wastewater” includes any water used in
31 noncontact cooling water (NCCW), mine dewatering, scrubber water, dust suppression, wash
32 water, flotation process wastewater, wet process water, or any other water conveyed or used on
33 site.

34 ~~46.53.~~ “Protective areas” means an area of land that commences at the top of the
35 channel of lakes, streams, and rivers, or at the delineated boundary of wetlands, and that is the
36 greatest of the following widths, as measured horizontally from the top of the channel or
37 delineated wetland boundary to the closest impervious surface. However, for purposes of this
38 Chapter, “protective area” does not include any area of land adjacent to any stream enclosed
39 within a pipe or culvert, such that runoff cannot enter the enclosure at this location.

40 ~~47.54.~~ “Publicly funded development” means a land development, such as a
41 public road or municipal building that is being funded solely by a unit of government. It does not
42 include new roads or other structures built with private funds, or a combination of public and
43 private funds, and subsequently dedicated to a unit of government.

44 ~~55.~~ “Qualified professional” means a Professional Landscape Architect,
45 Professional Hydrologist, or Professional Engineer licensed in Wisconsin, or a person certified in
46 erosion control planning, implementation, or inspection.

1 ~~48.56.~~ “Redevelopment” means ~~land development that replaces previous land~~
2 ~~development of similar impervious conditions areas where development is replacing older~~
3 ~~development.~~

4 ~~49.57.~~ “Regional storm water management plan” means a planning document,
5 adopted by a local unit of government, that coordinates storm water management activities for an
6 entire drainage area or watershed, including future land development activities within the
7 watershed. The plan may prescribe the use of BMPs for individual development sites and for
8 selected points or phases within the drainage area to meet the goals and objectives of the plan.

9 ~~50.58.~~ “Regulatory agency” means a public agency that has the legal authority to
10 review and approve erosion control and storm water management plans and enforce their
11 implementation, with requirements at least as restrictive as this ordinance.

12 ~~51.59.~~ “Responsible party” means any person or entity holding fee title to the
13 property or acting as the owners representative, including any person, firm, corporation or other
14 entity performing services, contracted, subcontracted or obligated by other agreement to design,
15 implement, inspect, verify or maintain the BMPs and other approved elements of erosion control
16 and storm water plans and permits under this ordinance.

17 ~~52.60.~~ “Road or Access Lane” as used in this ordinance, means any area that is
18 constructed to allow public or private access to a parcel of land that is connected to any private,
19 public, local, arterial, collector, frontage road or highway.

20 ~~53.61.~~ “Runoff” means water from rain, snow or ice melt, or dewatering that
21 moves over the land surface via sheet or channelized flow.

22 ~~62.~~ “Separate Storm Sewer” means a conveyance or system of conveyances,
23 including roads with drainage systems, streets, catch basins, curbs, gutters, ditches, constructed
24 channels or storm drains, which meets all of the following criteria:

- 25 a. Is designed or used for collecting water or conveying runoff.
26 b. Is not part of a combined sewer system.
27 c. Is not part of a publicly owned wastewater treatment works that
28 provides secondary or more stringent treatment.
29 d. Discharges directly or indirectly to waters of the state.

30 ~~54.63.~~ “Shoreland(s)” means lands within the following distances from the
31 ordinary high water mark of navigable waters: 1,000 feet from a lake, pond or flowage: 300 feet
32 from a river or stream or to the landward side of the floodplain, whichever distance is greater.

33 ~~55.64.~~ “Site” means the entire area included in the legal description of which the
34 land disturbing or land development activity will occur.

35 ~~—65.~~ “Stabilized” means that all land disturbing activities are completed and
36 that a uniform, perennial vegetative cover has been established on at least 70% of the soil surface
37 or other surfacing material is in place and the risk of further soil erosion is minimal, as
38 determined by the LCD.

39 ~~57.66.~~ “Steep Slope” means naturally occurring areas with slopes 20% or greater.
40 For purposes of this ordinance, slope shall be measured as the change in elevation over a
41 horizontal distance of 50 feet perpendicular to consecutive contour lines and expressed as a
42 percentage. See Figures 1 through 5 in Appendix A for examples of slope measurements. 20% or
43 greater. For the purpose of application of these regulations, slope shall be measured over a
44 horizontal distance of 50 feet parallel to the direction of the existing slope and within the
45 proposed “land disturbing activity”. Slopes shall be measured as the change in elevation over the
46 horizontal distance between consecutive contour lines and expressed as a percent. Modeling
47 software, where used, shall be adjusted to account for large areas with steep slopes.

1 ~~58.67.~~ “Storm drainage system” means a publicly owned facility by which storm
2 water is collected and/or conveyed, including but not limited to any roads with drainage systems,
3 municipal streets, gutters, curbs, inlets, piped storm drains, pumping facilities, retention and
4 detention basins, natural and manmade or altered drainage channels, reservoirs, and other
5 drainage structures.

6 ~~59.68.~~ “Storm water” includes all water as defined in the term “runoff,” ~~and may~~
7 ~~also include “process water”.~~

8 ~~60.69.~~ “Storm water BMP” means any best management practice that is designed
9 to collect or manage the quantity or quality of storm water runoff for an indefinite time period.
10 This term is a subset of the term “best management practice” and distinct in that they require
11 long term maintenance. Some examples include, but are not limited to: wet or dry detention
12 basin, infiltration trench or basin, bioretention basin, stilling basin, green roof, filter strip,
13 artificial wetland or any combination of these or other permanent storm water management
14 practices, as determined by the LCD.

15 ~~61.70.~~ “Storm water permit” means a written authorization made by the LCD to
16 the applicant to conduct land disturbing or land development activities in accordance with the
17 requirements of this ordinance. A storm water permit regulates both construction site erosion and
18 post-construction storm water runoff from a site.

19 ~~62.71.~~ “Subdivision” means a division of a lot, parcel, or tract of land by the
20 owner thereof or the owner’s agent for the purpose of sale or of building development that meets
21 the subdivision definition criteria under Wis. Stat. § ~~236.03(12)~~ 236.02(12) or a more restrictive
22 definition adopted by a local unit of government.

23 ~~63.72.~~ “Technical standard” means a document that specifies design, predicted
24 performance and operation and maintenance requirements for a material, device or method.

25 ~~64.73.~~ “Top of channel” means an edge, or point on the landscape, commencing
26 landward from the ordinary highwater mark of a surface water of the state, where the slope of the
27 land begins to be less than 12% continually for at least 50 feet. If the slope of the land is 12% or
28 less continually for the initial 50 feet, landward from the ordinary highwater mark, the top of the
29 channel is the ordinary highwater mark.

30 ~~65.74.~~ “Utility” means a wire, pipe, tube or other conduit designed to distribute
31 or collect a product or service, including but not limited to electricity, natural gas, oil,
32 telecommunications, drinking water, storm water, sewage, or any combination of these items.

33 ~~66.75.~~ “Warm season plantings” and wetland plantings” means seed or plant
34 stock that are native to a prairie or wetland setting. These types of plantings usually take a couple
35 of years to get established and require diligent removal of invasive species during this time.
36 Upon maturity, warm season plants generally have a deep root system, which enhances
37 infiltration.

38 ~~67.76.~~ “Waters of the state” has the meaning given in Wis. Stat. § 281.01 (18).

39 ~~68.77.~~ “Wetlands” means an area where water is at, near or above the land
40 surface long enough to be capable of supporting aquatic or hydrophytic vegetation and which has
41 soils indicative of wet conditions.

42 ~~69.78.~~ “Woodland” means an area where a grouping of 10 or more trees exist that
43 have trunk diameters of at least four inches at four feet above the ground surface. The boundaries
44 of a woodland shall be defined by the canopy, commonly referred to as the “drip line”.

45 ~~70.79.~~ “Working day” means any day the office of the LCD is routinely and
46 customarily open for business, and does not include Saturday, Sunday and any official county
47 holidays.

1 SECTION 4. That Subsection A. of Section 17.05.070 of the code be amended to read:

2
3 17.05.070 Applicability and Exemptions.

4 A. Construction Site Erosion Control. Title 17.05 shall apply to the following land
5 disturbing activities as set forth in Wis. Stat. § 281.33(3)(a)1:

6 ~~1. Large Site. Activities at sites that have a land disturbance that is one acre~~
7 ~~or more in area.~~

8 ~~2. Small Site. 1. Activities at sites that have a land disturbance of 4,000~~
9 ~~square feet or more in area that is less than one acre and to which Wis. Stat. §§ 101.1206 and~~
10 ~~101.653 do not apply. Title 15 applies to activities regulated by Wis. Stat. §§ 101.1206 and~~
11 ~~101.653.~~

12
13 SECTION 5. That Subsection B. of Section 17.05.070 of the code be amended to read:

14
15 B. Uniform Statewide Standards. Unless otherwise exempted under 17.05.070 D.,
16 an erosion control permit shall be required, and all erosion control provisions of this ordinance
17 shall apply to all proposed land disturbing activity that meet the requirements of 17.05.070 A and
18 any of the following:

19
20 SECTION 6. That Subsection C. of Section 17.05.070 of the code be amended to read:

21
22 C. Storm Water Management. The applicant may also be required to secure a storm
23 water permit, as outlined in Chapter 17.06, ~~on~~ for any and all projects that meet the criteria as
24 outlined in 17.06.070.

25
26 SECTION 7. That ii. of subparagraph b. of paragraph 1. of Subsection D. of Section
27 17.05.070 of the code be amended to read:

28
29 ii. Documentation of the person(s) and regulatory agency
30 charged with enforcing erosion control and storm water management for the project.

31
32 SECTION 8. That Subsection A. of Section 17.05.080 of the code be amended to read:

33
34 A. Land disturbance activities on 30% slopes and greater (see example slope
35 calculation figures in Appendix A), unless:

36
37 SECTION 9. That subparagraphs c. of paragraph 2. of Subsection D. of Section
38 17.05.085 of the code be created to read:

39
40 c. For projects involving land disturbing activities associated with
41 nonmetallic mining permitted under Chapter 18.250, the county requires compliance with
42 Chapter 17.05, but will waive the full erosion control permit process and fees.

43
44 SECTION 10. That paragraphs 2., 3. and 4. of Subsection B. of Section 17.05.085 of the
45 code be amended to read:

46
47 2. No BMP shall be installed that meets the definition of an injection well
48 under Wis. Admin. Code ch. NR ~~812~~815.

1 3. All storm water BMPs shall comply with the provision of any applicable
2 wellhead protection plan for a community water supply under Wis. Admin. Code ch. NR 811 and
3 ~~Chapter 18.55~~ Chapter 18.230.

4 4. No subsurface drainage shall occur unless the requirements of 17.05.110
5 ~~C.2.d.~~ B.2.d. are met.

6
7 SECTION 11. That paragraph 1. of Subsection C. of Section 17.05.085 of the code be
8 amended to read:

9
10 1. Impervious surfaces shall be kept out of the protective area, except for
11 boathouses and walkways authorized under Shoreland and Floodplain Zoning in ~~Title 20 and~~
12 ~~18.20.~~ Chapters 18.260 and 18.200. The erosion control plan shall contain a written site-specific
13 explanation for any parts of the protective area that are disturbed during construction.

14
15 SECTION 12. That Subsection D. of Section 17.05.085 of the code be amended to read:

16
17 D.

18
19 in 17.05.070 F. for the following activities:

20 1. Structures that cross or access surface waters such as boat landings,
21 bridges, and culverts;

22 2. Structures constructed or placed on property in a shoreland setback area in
23 accordance with Wis. Stat. § 59.692(1v) and ~~Title 20~~ 18; and

24 3. Sites where runoff does not enter the surface water, except to the extent
25 that vegetative ground cover is necessary to maintain bank stability.

26
27 SECTION 13. That paragraph 4. of Subsection A. of Section 17.05.090 of the code be
28 amended to read:

29
30 4. A ~~double quadruple~~ permit fee ~~shall~~ may be charged by the LCD at the
31 discretion of the planning and development department director if land disturbing activity
32 requiring approval under 17.05.070 B. commences prior to obtaining an erosion control permit.
33 Such ~~double quadruple~~ fee shall not release the responsible party from full compliance with this
34 chapter nor from prosecution for violation of this chapter.

35
36 SECTION 14. That Subsections A., B., and C. of Section 17.05.095 of the code be
37 amended to read:

38
39 A. In addition to an electronic copy, ~~five hard~~ one copies of the application
40 materials shall be submitted to the LCD.

41 ~~B. Preliminary Erosion Control Review Letter. Upon submittal of a complete~~
42 ~~application under 17.05.100 C., the applicant is authorizing the LCD to enter upon the subject~~
43 ~~site to obtain information needed to administer this ordinance and the following procedures shall~~
44 ~~apply:~~

45 ~~1. The LCD shall have 30 calendar days from the date the LCD receives the~~
46 ~~application to issue a review letter to the applicable review authorities and the applicant based on~~
47 ~~the requirements of this ordinance.~~

48 ~~2. If within 10 calendar days, the LCD determines that the application is not~~

1 complete or requests additional information from the applicant or another source (such as
2 another regulatory agency), the LCD shall have 30 calendar days from the date additional
3 information is received to issue a review letter. The LCD shall inform the applicant and the
4 applicable review authorities when additional information is requested from another source. If
5 the application is not complete, LCD will inform the applicant and will not proceed with a full
6 review until a complete application is provided.

7 3. If the LCD does not issue a review letter within the 30 calendar days, the
8 applicant may continue pursuing other applicable approvals or deed recording without the
9 preliminary storm water review letter or certification of compliance.

10 4. If within the 30 calendar days, the LCD notifies the applicable review
11 authorities that the application under 17.05.100 C. is not complete, information has been
12 requested from another source, or recommended changes or objections to the application need to
13 be addressed before other approvals can proceed, then the applicable review authorities may:

14 a. At the request of the applicant, grant an extension to the review
15 period, if needed to allow more time for the LCD review process to be completed or to address
16 LCD recommendations, requirements, or objections to the application; or

17 b. Disapprove the application.

18 5. An extension may be approved by written mutual consent. Application
19 and issuance of a preliminary erosion control review letter for a project that is reviewed in
20 conjunction with a storm water permit application for the same site will follow the procedures as
21 outlined in 17.06.080 B. Issuance of a preliminary storm water plan review letter will encompass
22 issuance of the preliminary erosion control review letter and a separate notification will not be
23 issued for the erosion control portion.

24 C.B. Final erosion control permit. Upon submittal of a complete application, under
25 either large site or small site requirements outlined in 17.05.100 D. or as part of an
26 administrative waiver application under 17.05.070 F., the applicant is authorizing the LCD to
27 enter upon the subject site to obtain information needed to administer this ordinance and the
28 following procedures shall apply:

29
30 SECTION 15. That Subsections D. & E. of Section 17.05.095 of the code be relettered to
31 C. & D.

32
33 SECTION 16. That paragraphs 1., 2., 3., and 4. of Subsection A. and Subsection B. of
34 Section 17.05.100 of the code be amended to read:

35
36 1. All erosion control plans and associated BMPs shall comply with the
37 planning, design, implementation, and maintenance requirements of this ordinance.

38 2. ~~All erosion control plans shall by design, achieve to the maximum extent~~
39 ~~practicable, a reduction of 80% of the sediment load carried in runoff, on an average annual~~
40 ~~basis, as compared with no sediment or erosion controls, until the site is stabilized.~~ All erosion
41 control plans shall by design, discharge no more than 5 tons per acre per year, or to the
42 maximum extent practicable, of the sediment load carried in runoff from initial grading to final
43 stabilization.

44 3. Erosion and sediment control BMPs may be used alone or in combination
45 to meet the performance standard 80% sediment reduction goal. Plans that comply with the
46 guiding principles shall be determined by the LCD as meeting the 80% sediment reduction
47 discharge of no more than 5 tons per acre per year goal. An erosion control plan shall, to the
48 maximum extent practicable, adhere to the following:

1 a. Propose grading that best fits the terrain of the site, avoiding steep
2 slopes, wetlands, floodplains, and environmental corridors;

3 Minimize, through project phasing and construction sequencing,
4 the time the disturbed soil surface is exposed to erosive forces;

5 c. Minimize soil compaction, the loss of trees, and other natural
6 vegetation and the size of the disturbed area at any one time;

7 d. Locate erosion control BMPs upstream from where runoff leaves
8 the site or enters waters of the state and outside of wetlands, floodplains, primary or secondary
9 environmental corridors, or isolated natural areas; and

10 e. Emphasize the use of BMPs that prevent soil detachment and
11 transport over those aimed to reduce soil deposition (sedimentation) or repair erosion damage.

12 4. The LCD may recognize other methods for determining compliance with
13 ~~the 80% sediment reduction performance standard~~ goals as they are standardized, including any
14 methods that may come from the procedures under sub ch. V. of Wis. Admin. Code ch. NR 151.

15 B. Specific Erosion Control Plan Requirements. The following applicable minimum
16 requirements shall be addressed in erosion control plans to the maximum extent practicable. The
17 LCD may establish more stringent erosion and sediment control requirements than the minimum
18 requirements set forth in Wis. Admin. Code ch. NR 151.11 if the WDNR is silent on a
19 requirement.

20
21 SECTION 17. That paragraphs 8., 11., 12., 14., and 17. of Subsection B. of Section
22 17.05.100 of the code be amended to read:

23
24 8. Overland Flow. Trap sediment in overland flow before discharge from the
25 site using BMPs such as silt fence, vegetative filter strips, or temporary sediment ponds.

26
27 11. Topsoil Application. Save existing topsoil and reapply to all disturbed
28 areas for final stabilization such as for temporary seeding or storm water infiltration BMPs. ~~The~~
29 ~~LCD may give credit toward meeting the sediment performance standard of Wis. Admin. Code~~
30 ~~ch. NR151.11(6m)(b) for limiting the duration or area, or both, of land disturbing construction~~
31 ~~activity, or for other appropriate mechanisms.~~

32 12. Waste Material. Recycle or properly dispose of all waste and unused
33 building materials in a timely manner. Control runoff from waste materials, chemicals, cement,
34 and other building compounds until they are removed or reused. Wastewaters, such as from
35 concrete truck washout, need to be properly managed to limit the discharge of pollutants to
36 waters of the state.

37
38 14. Final Site Stabilization. For nonmetallic mining operations, final
39 stabilization will be completed in accordance with Title 20 ~~and a reclamation plan shall be~~
40 ~~submitted with the erosion control plan. For all other areas the final site stabilization items shall~~
41 ~~be addressed in the erosion control plan.~~ 18. Disturbed areas shall be stabilized within 7 days of
42 final grading and topsoil application. The final site stabilization items shall be addressed in the
43 erosion control plan.

44 17. ~~Large s~~ Sites over one acre permitted under 17.05.100 D. 2. shall be treated
45 in stages or phases as final grading is completed in each stage or phase.

46
47 SECTION 18. That Subsection C. of Section 17.05.100 of the code be repealed.
48

1 SECTION 19. That subparagraph a. of paragraph 1. of Subsection D. of Section
2 17.05.100

3
4 ~~D.C.~~ ~~Final~~ Erosion Control Plan Contents. The following shall be the minimum
5 requirements for items to be included in a final erosion and sediment control plan:

6 1. ~~Small Site.~~ Sites Less than One Acre of Total Land Disturbance.

7 a. ~~A sequencenarrative~~ describing the proposed land disturbing
8 activity, construction timeline and sequencing, temporary BMPs to be used to minimize offsite
9 impacts during the construction phase, and proposed methods to stabilize the site following
10 construction in accordance with the requirements of this ordinance;

11
12 SECTION 20. That paragraph 2. of Section C. of Section 17.05.100 of the code be
13 amended to read:

14
15 2. ~~Large Site.~~ Sites One Acre or Greater of Total Land Disturbance shall
16 include all applicable items listed under 17.05.100 D.1. ~~for small site plans~~, but shall also include
17 ~~ensure that~~ the following applicable items are included:

18
19 SECTION 21. That xiii. of subparagraph b. of paragraph 2. of Subsection C. of Section
20 17.05.100 of the code be amended to read:

21
22 xiii. Final site stabilization procedures for all other disturbed
23 areas, showing areas to be stabilized in acres, depth of applied topsoil, seed types, rates and
24 methodology, fertilizer, sod or erosion matting specifications, maintenance requirements until
25 plants are well established, and other BMPs used to stabilize the site. For nonmetallic mining
26 operations, final stabilization shall be completed in accordance with Subtitle IV of Title
27 ~~18~~Chapter 18.250, Nonmetallic Mineral Mining Reclamation; ~~and a reclamation plan shall be~~
28 ~~submitted with erosion control plan for reference;~~

29
30 SECTION 22. That paragraph 3. be renumbered to paragraph 4. of Subsection C. of
31 Section 17.05.100 of the code.

32
33 SECTION 23. That paragraph 3. of Subsection C. of Section 17.05.100 of the code be
34 created to read:

35
36 3. Sites that Only Include clearing and grubbing.

37 a. A narrative describing the proposed clearing and grubbing activity,
38 timeline and sequencing, temporary BMPs to be utilized to minimize offsite impacts during
39 clearing and grubbing, and proposed methods to stabilize the site following clearing and
40 grubbing in accordance with the requirements of this ordinance.

41 b. A survey map or site plan drawing of sufficient clarity showing a
42 north arrow, the location of the proposed clearing and grubbing activity, proposed BMPs, existing
43 slopes, and water bodies within 50 feet of the proposed land disturbance.

44 c. The name, address and daytime phone number of the person(s)
45 charged with installing and maintaining all BMPs.

1 SECTION 24. That Subsection E. be relettered to Subsection D. of Section 17.05.100 of
2 the code.

3
4 SECTION 25. That paragraphs 12. and 13. of Subsection A. of Section 17.05.110 of the
5 code be amended to read:

6
7 Boundaries of shoreland zones and the ordinary high water mark
8 (OHWM) for any navigable water body as defined by Title ~~2018~~, Eau Claire County Shoreland
9 Protection Overlay District. For final land divisions, the OHWM boundaries shall be field
10 verified;

11 13. Boundaries and elevation of the 100-year floodplains, flood fringes and
12 floodways, as defined by Chapter 18.200, Eau Claire County Floodplain Overlay District. For
13 final land divisions, these boundaries and elevations shall be field verified;

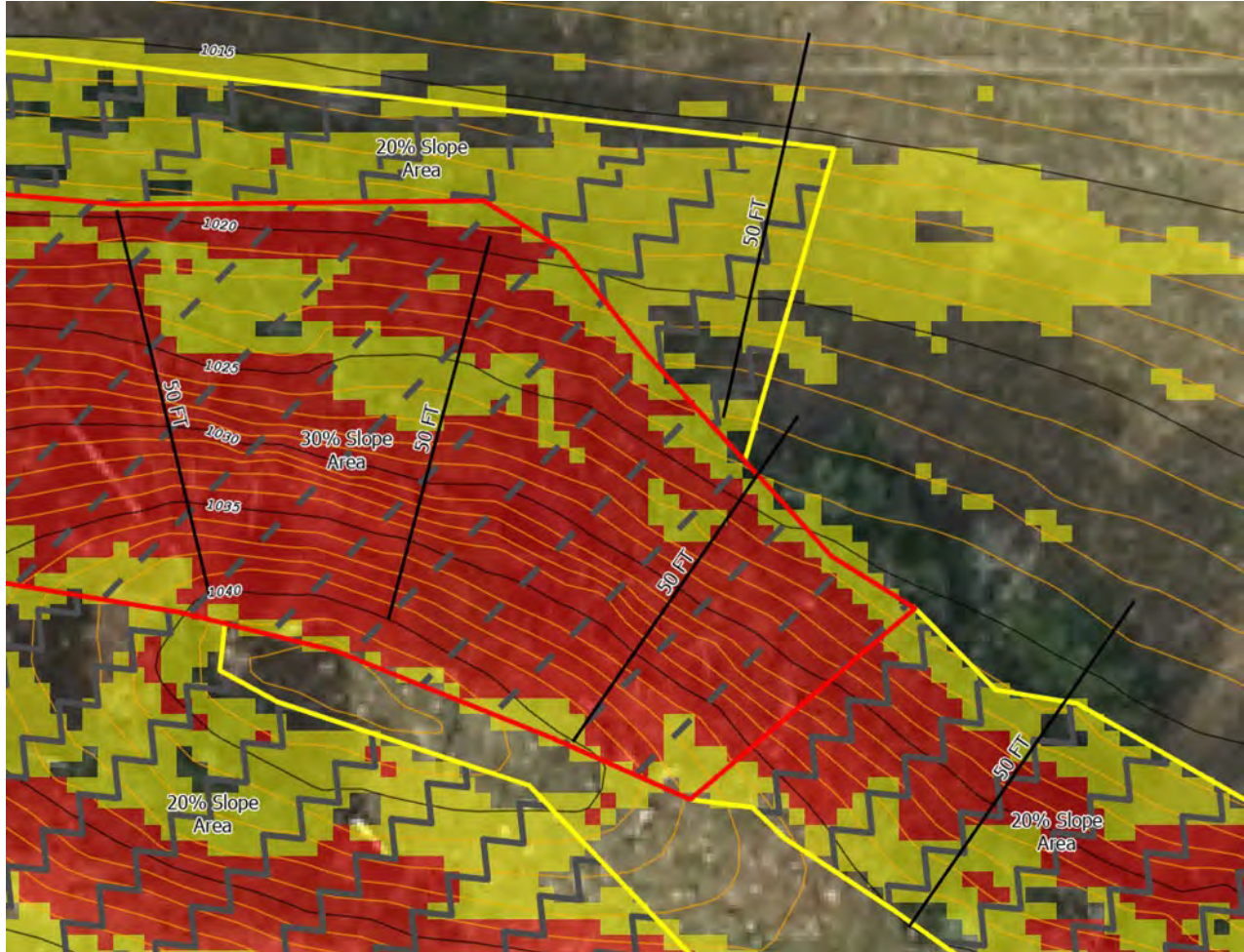
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15 SECTION 26. That paragraph 2. of Subsection A. of Section 17.05.120 of the code be
16 amended to read:

17
18 2. Where BMP standards have not been identified or developed by state law,
19 the LCD may approve the use of other available standards, such as those from other states or
20 USDA-NRCS.

21
22 SECTION 27. That paragraph 2. of Subsection A. of Section 17.05.150 be repealed and
23 paragraphs 3. through 7. be renumbered to 2. through 6. of the code.

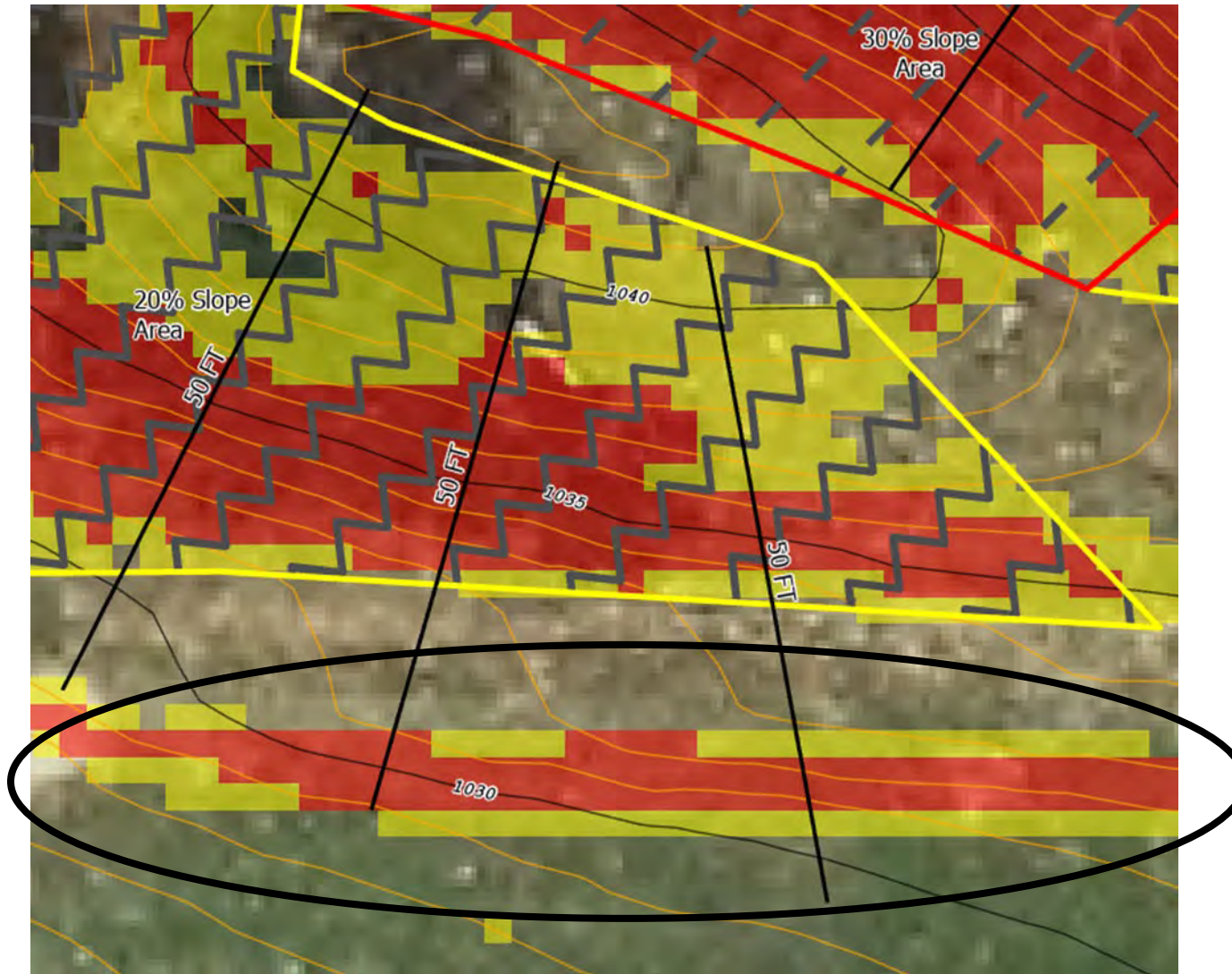
SECTION 28. That Appendix A be created to read:

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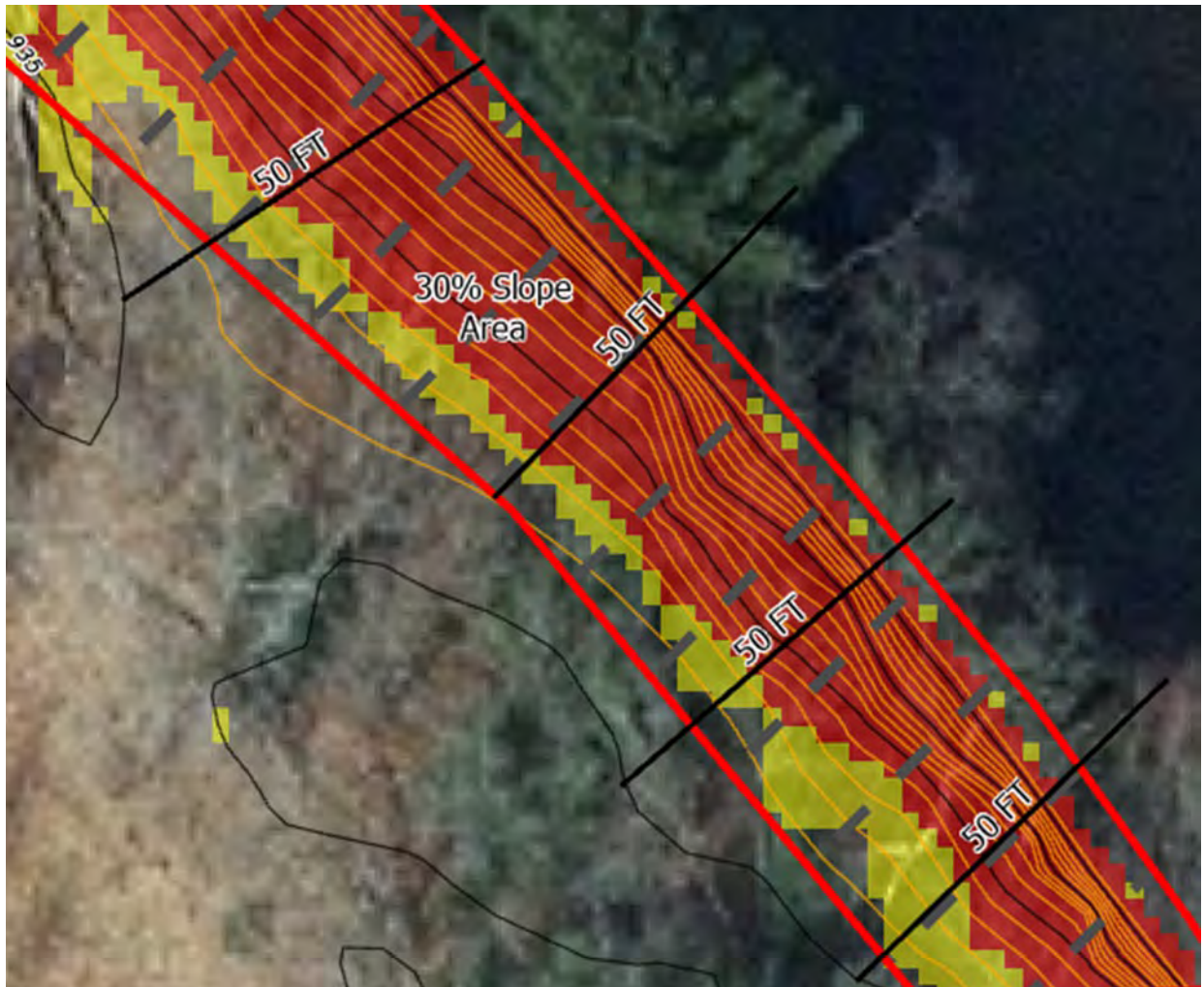
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Figure 1 – Slope Calculation: The elevation change depicted by the black lines drawn perpendicular to the contour lines represent the 50ft horizontal distance used to calculate slope as a percentage. Areas that have slope over 30% are shown by the dashed hatching within the red outline. Areas with slope over 20% are shown with zig-zag hatching within the yellow outline.



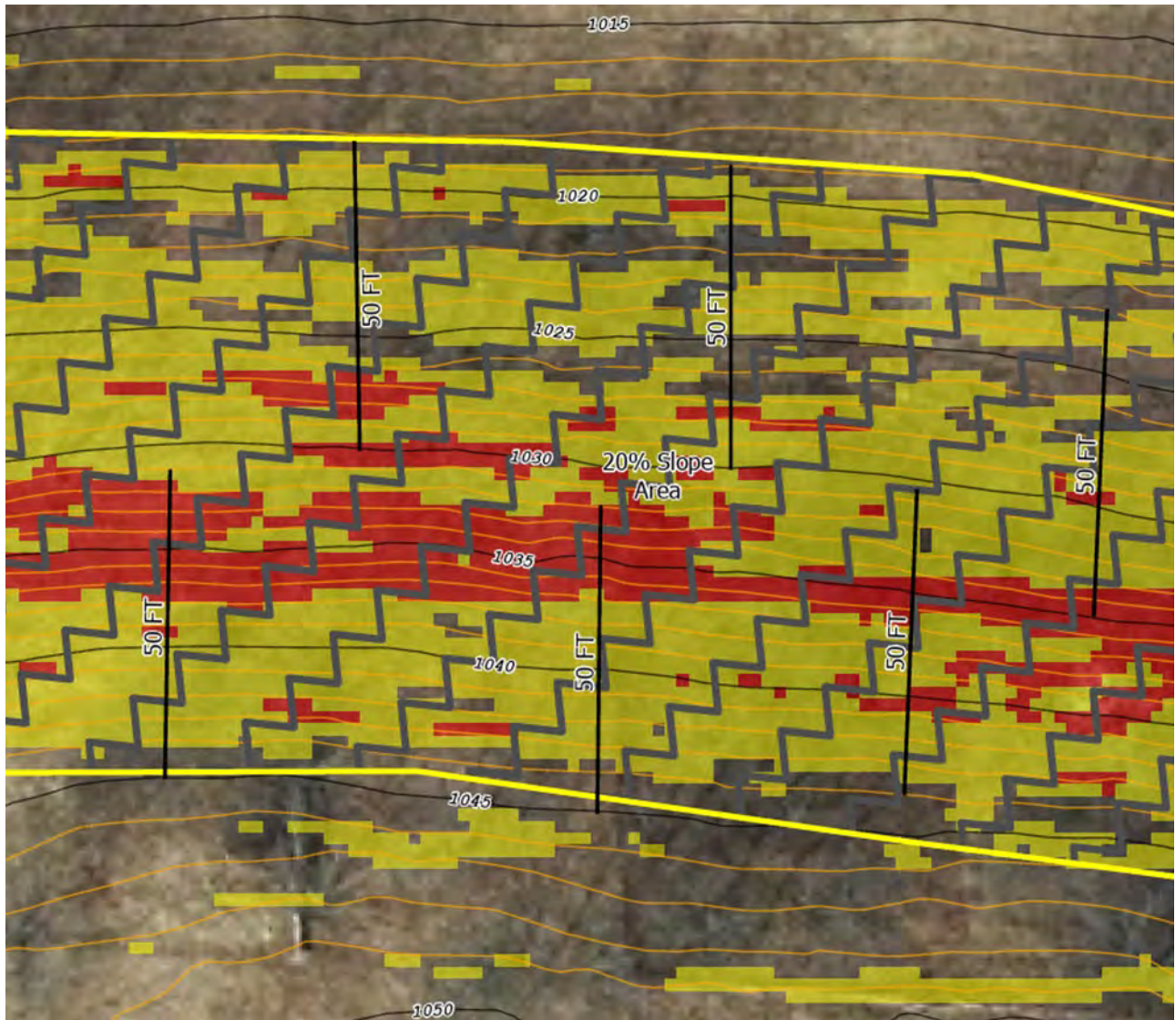
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Figure 2 – Artificial Slope: The elevation change depicted by the black lines drawn perpendicular to the contour lines represent the 50ft horizontal distance used to calculate slope as a percentage. Areas that have slope over 30% are shown by the dashed hatching within the red outline. Areas with slope over 20% are shown with zig-zag hatching within the yellow outline. The area circled is an artificial slope and is not considered a steep slope area.

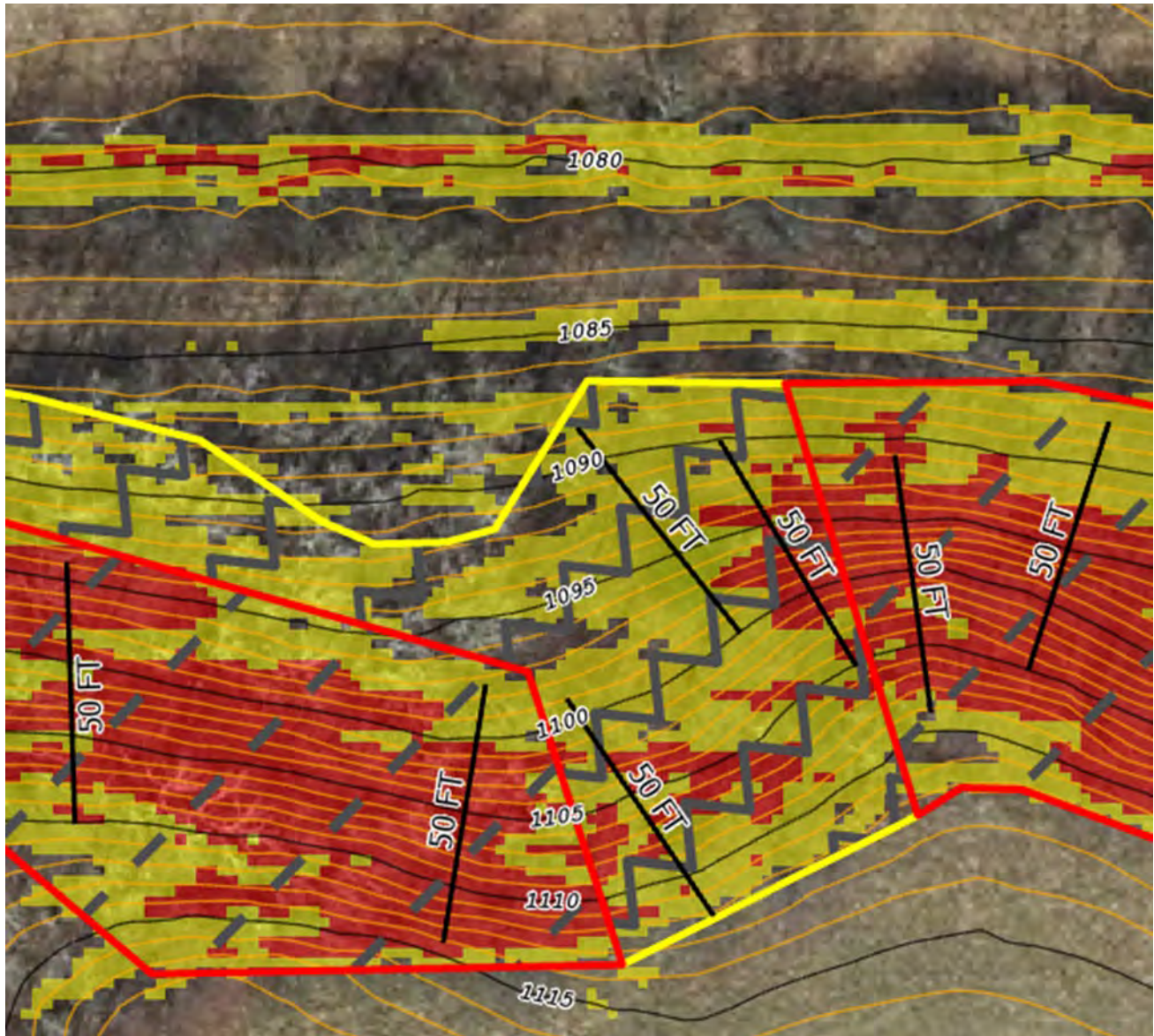


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Figure 3 – Slopes with a Horizontal Distance of less than 50': The elevation change depicted by the black lines drawn perpendicular to the contour lines represent the 50ft horizontal distance used to calculate slope as a percentage. Areas that have slope over 30% are shown by the dashed hatching within the red outline. Even though the total horizontal distance of the digitally created slope color is not 50 feet long, it still qualifies as a steep slope, because the slope measured within 50' horizontal increments is greater than 30%.



1
 2 Figure 4 – Intermittent Slope Lengths: The elevation change depicted by the black lines drawn
 3 perpendicular to the contour lines represent the 50ft horizontal distance used to calculate slope as
 4 a percentage. Areas with slope over 20% are shown with zig-zag hatching within the yellow
 5 outline. The digitally created slope colors do not have to be continuous for a slope to be
 6 considered a steep slope in Chapter 17.



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Figure 5 – Diverse Slope Lengths greater than 50': The elevation change depicted by the black lines drawn perpendicular to the contour lines represent the 50ft horizontal distance used to calculate slope as a percentage. Areas that have slope over 30% are shown by the dashed hatching within the red outline. Areas with slope over 20% are shown with zig-zag hatching within the yellow outline. Hillsides can have multiple slope determinations.

1 SECTION 28. That Section 17.06.010 of the code be amended to read:

2
3 17.06.010 Authority. This ordinance is adopted by the county board under the authority
4 granted by Wis. Stats. §§ 59.693, 92.07(6), 92.07(15), 281.33 and Wis. Stat. ch 236.

5
6 SECTION 29. That Subsections B. & C. of Section 17.06.030 of the code be amended to
7 read:

8
9 ~~a.B.~~ Through this storm water permit process, this ordinance is intended to meet the
10 current post-construction storm water management regulatory requirements of Wis. Admin.
11 Code Subchapter III of NR 151 and ch. NR 216 on the effective date of this ordinance. Nothing
12 in this ordinance prevents the Wisconsin Department of Natural Resources (WDNR) from
13 adopting or enforcing more stringent storm water management requirements in future revisions
14 of Wis. Admin. Code.

15 ~~b.C.~~ Provisions have also been incorporated to coordinate the storm water permit
16 requirements of this ordinance with other county and town zoning and land division regulations.

17
18 SECTION 30. That paragraph 5. of Subsection B. and subparagraphs a. and h. of
19 paragraph 1. of Subsection C. of Section 17.06.070 of the code be amended to read:

20
21 5. A certified survey map or aAny other land development activity that may
22 ultimately result in the addition of 0.5 acres or greater of impervious surfaces that did not exist
23 prior to December 19, 2006, including smaller individual sites that are part of a common plan of
24 development that may be constructed at different times.

25 C. Applicability Exemptions.

26 1. Exempt From All Requirements. Qualification for an exemption under
27 this chapter is subject to approval by the LCD and may require a more complete applicability
28 review, as identified under each item, before an exemption is granted. The following activities
29 shall be exempt from all of the requirements of this ordinance:

30 a. Land disturbing activities directly involved in the planting,
31 growing and harvesting of any plant grown for human or livestock consumption and pasturing
32 or yarding of livestock, including sod farms and tree nurseries. ~~This exemption does not apply~~
33 ~~to agricultural facility construction projects associated with construction of barns, barnyard~~
34 ~~runoff control systems, or other like facilities.~~ To recognize an exemption under this paragraph,
35 the LCD may require the applicant to provide a copy of the conservation plan and/or nutrient
36 management plan for the property.

37
38 h. Unless 17.06.070 B. 1, 2, ~~or 4,~~ or 5 are applicable, land disturbance
39 activity associated with construction of one and two-family dwellings pursuant to Title 15.

40
41 SECTION 31. That subparagraph e. of paragraph 2. of Subsection D. of Section 17.06.
42 070 be amended to read:

43
44 e. A copy of a recorded maintenance agreement in accordance with
45 17.06.~~430~~ 150 for all storm water management facilities constructed as part of the project.

1 SECTION 32. That (B) of iv. of subparagraph f. of paragraph 2. of Subsection D. of
2 Section 17.06.070 of the code be amended to read:

3
4 (B) A copy of the recorded maintenance agreement in
5 accordance with 17.06.130~~150~~, and any other easements or legal arrangement that may be
6 involved to ensure the long term maintenance of the offsite BMP(s);

7
8 SECTION 33. That Subsection A. of Section 17.06.080 of the code be amended to read:

9
10 A. Land disturbing or land development activities on 30% slopes and greater,
11 unless:

- 12 1. Exempted in ~~17.05.070~~ 17.06.070 C.; or
- 13 2. For activities that require public improvements; or
- 14 3. To correct a preexisting erosion problem.

15
16 SECTION 34. That Subsection A. of Section of Section 17.06.085 of the code be amended
17 to read.

18
19 A. Land disturbing or land development activities are prohibited in the following
20 areas unless otherwise stated:

21
22 SECTION 35. That subparagraph b. of paragraph 2. of Subsection A of Section 17.06.085
23 be amended to read:

24
25 b. 50 feet for highly susceptible wetlands, as determined by LCD.
26 Highly susceptible wetlands include the following types: fens, sedge meadows, bogs, low
27 prairies, conifer swamps, shrub swamps, other forested wetlands, fresh wet meadows, shallow
28 marshes, deep marshes, and seasonally flooded basins. Wetland boundary delineations shall be
29 made in accordance with Wis. Admin. Code ch. NR 103 and performed by a certified wetland
30 delineator. This paragraph does not apply to wetlands that have been completely filled in
31 accordance with all applicable state and federal regulations. ~~The protective area for wetlands that~~
32 ~~have been partially filled in accordance with all applicable state and federal regulations.~~ The
33 protective area for wetlands that have been partially filled in accordance with all applicable state
34 and federal regulations shall be measured from the wetland boundary delineation after fill has
35 been placed.

36
37 SECTION 36. That paragraphs 3. and 4. of Subsection B. of Section 17.06.085 of the code
38 be amended to read:

39
40 3. No storm water BMP shall be installed that meets the definition of an
41 injection well under Wis. Admin. Code ch. NR ~~812~~815.

42 4. All storm water BMPs shall comply with the provision of any applicable
43 wellhead protection plan for a community water supply under Wis. Admin. Code ch. NR 811 and
44 Chapter 18.55230.

1 SECTION 37. That paragraph 1. of Subsection C. of Section 17.06.085 of the code be
2 amended to read:

3
4 C. Requirements. The following requirements shall be met for all land development
5 activity located within a protective area:

6 1. Impervious surfaces shall be kept out of the protective area, except for
7 boathouses and walkways authorized under Shoreland and Floodplain Zoning in ~~Title 20~~
8 Chapters 18.260 and 18.200. The erosion control plan shall contain a written site-specific
9 explanation for any parts of the protective area that are disturbed during construction.

10
11 SECTION 38. That paragraph 2. of Subsection D. of Section 17.06.085 of the code be
12 amended to read:

13
14 2. Structures constructed or placed on property in a shoreland setback area in
15 accordance with Wis. Stat. § 59.692(1v) and ~~Title 20~~Chapter 18.260; and

16
17 SECTION 39. That paragraph 4. of Subsection A. of Section 17.06.090 of the code be
18 amended to read:

19
20 4. A ~~double quadruple~~ permit fee shall be charged by the LCD at the
21 discretion of the planning and development department director if land development activity
22 requiring approval under 17.06.070 commences prior to obtaining a storm water permit. Such
23 ~~double quadruple~~ fee shall not release the responsible party from full compliance with this
24 chapter nor from prosecution for violation of this chapter.

25
26 SECTION 40. That Subsection A. of Section 17.06.095 of the code be amended to read:

27
28 A. In addition to an electronic copy, ~~five one hard copies~~ copy of the application
29 materials shall be submitted to the LCD. The following additional requirements apply for review
30 of applications under this ordinance:

31
32 SECTION 41. That subparagraphs b. and d. of paragraph 3. of Subsection A. of Section
33 17.06.095 of the code be amended to read:

34
35 b. If all requirements of this ordinance have been met through the
36 application, the LCD shall approve the application and issue a certification of compliance _____.
37 If all requirements of this ordinance have not been met, the LCD shall state in writing the reasons
38 for disapproval.

39
40 d. Failure of the LCD to inform the applicant of missing information
41 or of a decision within 30 calendar days shall be deemed to mean approval of the application and
42 the applicant may proceed with the deed recording without the certification of compliance. ~~as if a~~
43 ~~permit had been issued.~~

44 SECTION 42. That subparagraph h. of paragraph 1. of Subsection C. of Section
45 17.06.100 of the code be amended to read:

46
47 h. Abandonment and site reclamation plans for sites in
48 accordance with 17.06.130 E.-14; and

1 SECTION 43. That Subsection D. of Section 17.06.100 of the code be created to
2 read:

3
4 D. Certification of Compliance for Final Plat or CSM.

5 1. Applicability. The LCD shall certify compliance with this section prior to
6 the County Zoning Administrator approving any final plat, and prior to the recording of any
7 certified survey map with the Eau Claire County Register of Deeds that meets one of the following:

8 a. The site may ultimately result in the addition of 0.5 acres or greater
9 of impervious surfaces, including smaller individual sites that are part of a common plan of
10 development; or

11 b. Is a subdivision plat; or

12 c. Includes the construction of any new public or private road; or

13 d. Other land development activities as identified by the LCD under

14 17.06.070 B.

15 2. Review Items. To obtain certification of compliance, the applicant shall
16 submit a final plat or CSM to the LCD for review. The LCD shall review submittals for compliance
17 with all of the following items based on preliminary or final site plans and storm water
18 management plans:

19 a. Location and size of drainage easements and other areas set aside
20 for storm water management, and the associated language describing use restrictions;

21 b. Setback requirements from wells, structures, steep slopes, wetlands,
22 road right-of-ways, and other items related to the location of storm water management facilities;

23 c. Location of access drives and associated easements and use
24 restrictions to ensure adequate access to storm water management facilities for future maintenance;

25 d. Utility easements as they may affect the grading and erosion control
26 plans;

27 e. The final maintenance agreement in accordance with 17.06.150 for
28 all storm water BMPs;

29 f. Groundwater elevation as it impacts stormwater and erosion control
30 options at the site; and

31 g. Other items that the LCD determines are necessary to achieve
32 compliance with this ordinance.

33 3. Review Process. Review procedures for certification of compliance for
34 final plat or CSM shall be as described in 17.06.095 A.3.

35
36 SECTION 44. That paragraphs 3. and 7. of Subsection A. of Section 17.06.110 of the code
37 be amended to read:

38
39 3. Plan Modifications. The LCD shall be notified of any modifications
40 proposed to be made to the approved plans. The LCD may require proposed changes to be
41 submitted for review prior to incorporation into the approved plans or prior to implementation.
42 No modifications may be made during plan implementation without prior approval by both the
43 project engineer, as identified under ~~17.06.090 A. 6., 17.06.130 B.6.~~ and the LCD representative.

44 7. Inspection Log. The permit holder shall provide a qualified professional to
45 conduct inspections and maintain an inspection log for the site. All best management practices
46 shall be inspected within 24 hours after each rain event of 0.5 inch or more that results in runoff,
47 or at least once each week. The inspection log shall include the name of the inspector, the date
48 and time of inspection, a description of the present phase of construction, the findings of the
49 inspection, including an assessment of the condition of erosion and sediment control measures

1 and the installation of storm water management BMPs, and any action needed or taken to comply
2 with this ordinance. The inspection log shall also include a record of BMP maintenance and
3 repairs conducted. A WDNR inspection log is acceptable.

4
5 SECTION 45. That paragraph 3. of Subsection C. of Section 17.06.110 of the code be
6 amended to read:

7
8 3. Design Summaries. Any changes noted in the as-built survey or final
9 design data compared to the design summaries approved with the final storm water management
10 plans shall be documented and resubmitted to the LCD as part of the verification under
11 ~~17.05.110 C. 2.~~ 17.06.110 C.2.

12
13 SECTION 46. That paragraphs 12. and 13. of Subsection B. of Section 17.06.130 of the
14 code be amended to read:

15
16 12. Boundaries of shoreland zones and the ordinary high water mark
17 (OHWM) for any navigable water body as defined by ~~Title 20 Chapter 18.260~~, Eau Claire County
18 Shoreland Protection Overlay District. For final land divisions, the OHWM boundaries shall be
19 field verified;

20 13. Boundaries and elevation of the 100 year floodplains, flood fringes and
21 floodways, as defined by Chapter ~~18.2018.200~~, Eau Claire County Floodplain Overlay District.
22 For final land divisions, these boundaries and elevations shall be field verified;

23
24 SECTION 47. That paragraphs 1. Through 3. of Subsection C. of Section 17.06.130 of
25 the code be amended to read:

26
27 1. Maintenance of Effort. For redevelopment sites where the redevelopment
28 will be replacing older development that was subject to post-construction performance standards
29 of NR 151 and Eau Claire County Stormwater Management Ordinance in effect on or after
30 December 19, 2006, the responsible party shall meet the peak discharge control, total suspended
31 solids reduction, infiltration, and protective areas standards applicable to the older development
32 or meet the redevelopment standards of this ordinance, whichever is more stringent.

33 ~~1.2.~~ Peak Discharge.

34 a. Minimum requirement. To minimize downstream bank erosion and
35 the failure of downstream conveyance systems, the calculated post development peak storm water
36 discharge rate shall not exceed the calculated predevelopment discharge rates for the 2-year, 10-
37 year, 25-year, and 100-year, 24-hour design storms. Modeling requirements for this provision are
38 further described in ~~17.06.120.17.06.140.~~

39 b. Release Rate Per Acre. The LCD may establish a maximum
40 allowable release rate on a per acre basis based on site conditions and/or proximity to
41 exceptional water resources or environmentally sensitive areas.

42 c. Peak Discharge Exemptions. Certain sites or portions of sites may
43 be exempted from the peak discharge requirements of this subsection in accordance with
44 ~~17.05.070 D.~~ 17.06.070 C. This subsection does not apply to a redevelopment site with no
45 increase in impervious surface area.

46 ~~2.3.~~ Total Suspended Solids.

47 a. By design, each storm water management plan shall meet the
48 following post-development total suspended solids (TSS) reduction targets, based on average
49 annual rainfalls, as compared to no runoff management controls:

- i. — For new land development, 80% reduction in total
- ii. — For redevelopment, 40% reduction of total suspended solids load;
- iii. — For in-fill development that occurs prior to October 1, 2012, 40 % reduction total suspended solids load;
- iv. — For infill development that occurs after October 1, 2012, 80% reduction of total suspended solids load.

Table 1: TSS Reduction Standards

Development Type	TSS Reduction
New Development	80%
In-fill Development	80%
Redevelopment	40% of load from parking areas and roads

3.4. Infiltration.

a. — BMPs shall be designed, installed, and maintained to infiltrate runoff in accordance with the following requirements, except as otherwise provided herein.

i. — For development up to 40% Connected Imperviousness, such as parks, cemeteries, and low density residential development. Practices shall be designed to infiltrate sufficient runoff volume so that the post-development infiltration volume shall be at least 90% of the pre-development infiltration volume, based on an average annual rainfall. However, when designing appropriate infiltration systems to meet this requirement, no more than 1% of the site is required to be used as an effective infiltration area.

ii. — For development with more than 40% and up to 80% Connected Imperviousness, such as medium and high density residential, multi-family development, industrial and institutional development, and office parks. Practices shall be designed to infiltrate sufficient runoff volume so that the post-development infiltration volume shall be at least 75% of the pre-development infiltration volume, based on an average annual rainfall. However, when designing appropriate infiltration systems to meet this requirement, no more than 2% of the site is required to be used as an effective infiltration area.

iii. — For development with more than 80% Connected Imperviousness, such as commercial strip malls, shopping centers, and commercial downtowns. Practices shall be designed to infiltrate sufficient runoff volume so that the post-development infiltration volume shall be at least 60% of the pre-development infiltration volume, based on an average annual rainfall. However, when designing appropriate infiltration systems to meet this requirement, no more than 2% of the site is required to be used as an effective infiltration area.

a. — Residential. For residential developments no more than 1% of the project site is required as an effective infiltration area and one of the following shall be met:

i. — Infiltrate sufficient runoff volume so that the post-development infiltration volume shall be at least 90% of the predevelopment infiltration volume, based on an average annual rainfall.

ii. — Infiltrate 25% of the post-development runoff volume from the 2-year, 24hour design storm with a type II distribution. Separate runoff curve numbers for pervious and impervious surfaces shall be used to calculate runoff volumes, not composite curve numbers, as prescribed in 17.06.140.

b. — Nonresidential. For nonresidential development, (including commercial, industrial and institutional development), no more than 2% of the project site is required as an effective infiltration area and one of the following shall be met:

1 i. ~~Infiltrate sufficient runoff volume so that the post-~~
2 ~~development infiltration volume shall be at least 60% of the predevelopment infiltration volume,~~
3 ~~based on an average annual rainfall.~~

4 ii. ~~Infiltrate 10% of the post-development runoff volume from~~
5 ~~the 2-year, 24-hour design storm. Separate curve numbers for pervious and impervious surfaces~~
6 ~~shall be used to calculate runoff volumes, not composite curve numbers, as defined in TR55.~~

7 e.b. Modeling. Refer to 17.06.140 A. for details on calculating runoff
8 volumes and predevelopment conditions.

9 c. Pretreatment. Pretreatment shall be required before infiltrating
10 parking lot and road runoff from nonresidential areas. The pretreatment shall be designed to
11 protect the infiltration system from clogging prior to scheduled maintenance and to protect
12 groundwater quality in accordance with 17.06.085 B. Pretreatment options may include, but are
13 not limited to, oil/grease separators, separator plates, sedimentation or bioretention basins,
14 filtration swales or filter strips. All designs shall comply with the technical standards in
15 17.05.140 B.

16 e.d. Infiltration Exclusions. Infiltration of runoff shall not be credited
17 toward meeting the requirements of this subsection for the following land uses:

18 i. Infiltration of runoff from outdoor material storage and
19 loading docks for tier 1 and tier 2 industrial facilities, as identified in Wis. Admin. Code ch. NR
20 216 (2).

21 ii. Infiltration of runoff from fueling and vehicle maintenance
22 areas, not including rooftops and canopies.

23 iii. Infiltration of runoff within 1,000 feet upgradient or within
24 100 feet downgradient of karst features or other direct conduit to groundwater.

25 iv. Infiltration of runoff from any area except for infiltration of
26 runoff derived from areas contributing clean runoff as defined in 17.05.060, into locations with
27 less than three feet separation distance from the top of the filtering layer to the elevation of
28 seasonal high groundwater or the top of bedrock.

29 v. Infiltration of runoff from nonresidential parking lots,
30 roads, and residential arterial roads with less than five feet separation distance from top of the
31 filtering layer to the elevation of seasonal high groundwater or the top of bedrock.

32 vi. Areas within 400 feet of a community water system well as
33 specified in Wis. Admin. Code ch. NR 216.47(4), or within 100 feet of a private well as specified
34 in Wis. Admin. Code ch. NR 812.08(4), for runoff infiltrated from nonresidential land uses or
35 regional devices for residential development, not including infiltration of runoff derived from
36 areas contributing clean runoff.

37 vii. Areas where contaminants of concern, as defined in Wis.
38 Admin. Code ch NR720.03(2), are present in the soil through which infiltration will occur.

39 f.e. Infiltration Exemptions. These infiltration requirements do not
40 apply to frozen soil conditions. The administrative waiver process, as outlined in 17.06.070 D.
41 may be utilized if soils have a measured infiltration rate of less than 0.6 inches per hour and the
42 LCD determines it would be impracticable to modify existing soil conditions.

43 f.f. Alternate runoff uses. Where storage and reuse of runoff are
44 employed, such as to support green roofs, landscape watering, toilet flushing, laundry or
45 irrigation, such alternate uses shall be given equal credit toward the infiltration volume required
46 by this section. Such activities must also comply with all other local, state, and federal laws.

47 h.g. Permanent Land Protection. Sites may choose to offset their
48 impacts to the ecosystem, groundwater recharge/infiltration capabilities, watershed hydrologic

1 patterns, and landscape by permanently protecting lands within the drainage area, as identified
2 on the site map submitted under ~~17.06.110 B.~~17.06.130 B.
3

4 SECTION 48. That subparagraph f. of paragraph 5. of Subsection C. of Section
5 17.06.130 of the code be amended to read:
6

7 f. Storm sewers. All storm sewers shall be designed in accordance
8 with applicable community technical standards and specifications as well as any agreements or
9 contracts that may be in effect. Storm sewers shall be designed and adequately sized so as to
10 protect the properties receiving runoff from impacts of flooding and erosion.
11

12 SECTION 49. That paragraph 6. of Subsection C. of Section 17.06.130 of the code be
13 amended to read:
14

15 ~~6.D.~~ Additional Requirements. The LCD may establish more stringent requirements
16 than the minimums set forth in this section, such as addressing thermal impacts of storm water
17 or chronic wetness conditions, if the LCD determines that an added level of protection is
18 needed to protect:

- 19 ~~a.1.~~ An outstanding resource water (ORW) or exceptional resource water
20 (ERW), as identified under Wis. Admin ch. NR102.~~Stat. § 281.15;~~
- 21 ~~b.2.~~ A cold water stream;
- 22 ~~c.3.~~ An environmentally sensitive area;
- 23 ~~d.4.~~ A downstream property;
- 24 ~~e.5.~~ Public health or safety
- 25 ~~f. 6.~~ An impaired water and meet its associated Total Maximum Daily Load,
26 where applicable, as identified in Wis. Stat. § 283.13 (5) and adopted pursuant to 33 U.S.C. §
27 1313.
- 28 ~~g.7.~~ Receiving Storm Sewer System infrastructure.
29

30 SECTION 50. That paragraphs 4. and 5. of Subsection C. of Section 17.06.130 of the
31 code be renumbered to 5. and 6.
32

33 SECTION 51. That paragraph 7. of Subsection E. and i. of subparagraph 12. of
34 Subsection C. of Section 17.06.130 of the code be amended to read:
35

36 7. Location, dimensions and surfacing material or soils data of proposed
37 access lanes and delineation of easements needed to allow future maintenance of all storm water
38 BMPs in accordance with ~~17.06.130~~17.06.150. The minimum width of any access easement shall
39 be 15 feet;

40 i. Cost estimates for the installation of proposed erosion control and
41 storm water BMPs, which shall serve as a basis for the financial assurance under 17.06.110 B.
42 The applicant may use average costs for BMP installations in the county rather than specific
43 estimates, upon approval by the LCD.
44

45 SECTION 52. That Subsections D. & E. be relettered to E. and F. of Section 17.06.130
46 of the code.
47

SECTION 53. That subparagraph d. of paragraph 1. of Subsection A. of Section 17.06.140 of the code be amended to read:

d. HydroCAD and other similar modeling software may be used only if the components incorporated therein comply with all other requirements outlined in ~~17.06.120~~17.06.140.

SECTION 54. That paragraphs 2., 3. and 5. of Subsection A. of Section 17.06.140 of the code be amended to read:

2. Rainfall depths. To determine compliance with this ordinance, the following design storm rainfall depths shall be used, which are derived from NRCS publications and extrapolated for Eau Claire County:

Table 2: Rainfall Depth per Design Storm for Eau Claire County

Design Storm	1-year 24 hour	2-year 24 hour	10-year 24 hour	=	100-year 24 hour
Rainfall Depth	<u>2.46</u>	<u>2.83</u>	<u>4.2-4.10</u>	<u>4.7-5.03</u>	<u>6.0-6.65</u>

Note: The above noted rainfall depths are used in NRCS runoff modeling methodology and are based on Volume 8 of Atlas 14, published by the U.S. Department of Commerce, National Oceanic and Atmospheric Administration, National Weather Service, 2013.

3. Runoff curve numbers. All computations of predevelopment conditions as specified in this ordinance shall use those NRCS runoff curve numbers assigned for a "good" hydrologic condition for each land cover type. For lands where the predevelopment land use was cropland, grassland/meadow, or woodland the following NRCS curve number values shall be used as maximums:

Pre-development Land Use Soil Hydrologic Group	<u>Hydrologic Soil Group (letter) / Maximum Runoff Curve Number</u>			
	A	B	C	D
<u>Cropland NRCS Runoff Curve Number</u>	<u>56</u> <u>55</u>	<u>70</u> <u>69</u>	<u>79</u> <u>78</u>	83
<u>Grassland/Meadow</u>	<u>39</u>	<u>61</u>	<u>71</u>	<u>78</u>
<u>Woodland</u>	<u>30</u>	<u>55</u>	<u>70</u>	<u>77</u>

5. Rainfall distribution. All peak flow calculations shall use MSE3 Type II rainfall distribution patterns, as defined in NRCS methodologies.

SECTION 55. That paragraph 2. of Subsection A. of Section 17.06.170 of the code be amended to read:

2. Failing to apply for a LCD preliminary storm water review letter in accordance with ~~17.06.080 B.~~ 17.06.100 B. of this ordinance.

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ENACTED:

Committee on Planning & Development
VOTE: 4 Aye 0 Nay

dated this 28th day of May, 2024

Land Conservation Commission

VOTE: 7 Aye 0 Nay

yk

Dated this 13 day of May, 2024.

APPROVED

By Sharon McIlquham at 1:39 pm, Jun 13, 2024

Reviewed by Finance Dept.
for Fiscal Impact

FACT SHEET

TO FILE NO. 24-25/038

Ordinance 24-25/038 contains amendments to Section 4.35.160 Stormwater Management and Erosion Control Fees of Title 4, Revenue and Finance that were necessitated to reflect the revisions to Title 17, Stormwater Management and Erosion Control (file no. 24-25/001).

To streamline the review process, a Preliminary Erosion Control Application review is no longer required and is being replaced with a single Erosion Control Application review. The previous ordinance contained a provision that required a Small Site or a Large Site Erosion Control Permit depending on the amount of land disturbance. It is being proposed that these two provisions be combined into one permit "Erosion Control".

A new permit activity is being proposed to allow Clearing and Grubbing only prior to permit issuance. This allows flexibility for the landowner to complete minor land disturbance that only includes clearing of trees and brush prior to large scale land disturbance.

At its meeting on May 28, 2024, the Committee on Planning and Development reviewed ordinance #24-25/038. After considering staff's recommendations the committee voted 4-0-0 to recommend approval of ordinance #24-25/038 to the County Board.

Respectfully Submitted,

Chad Berge
Land Conservation Division Manager

4 TO AMEND SECTION 4.35.160 OF THE CODE: STORM WATER MANAGEMENT AND
5 EROSION CONTROL FEES:

6 The County Board of Supervisors of the County of Eau Claire does ordain as follows:

7
8 **SECTION 1.** That Section 4.35.160 of the code be amended to read:

- 9
- 10 A. ~~Preliminary e~~Erosion control \$290.00
- 11 B. ~~Small site construction erosion control~~ Clearing and grubbing \$290.00
 12 (~~Payment for preliminary erosion control for the same site will be subtracted~~)
- 13 ~~Large site construction erosion control~~ \$290.00 + \$0.50/4,000 sq. ft.
 14 ~~disturbance~~
- 15 (~~Payment for preliminary erosion control for the same site will be subtracted~~)
- 16 ~~DC.~~ Preliminary storm water review \$500.00
- 17 ~~ED.~~ Final storm water review \$500.00 + \$50/4,000 sq. ft. of
 18 impervious surface
- 19 (~~Payment for preliminary storm water for the same site will be subtracted~~)
- 20 ~~FE.~~ Permit amendment, extension, or transfer
- 21 1. \$85.00 for small site erosion control.
- 22 2. \$185.00 plus \$0.25/4,000 sq. ft. disturbed for large site erosion control.
- 23 3. \$300.00 plus \$30/4,000 sq. ft. of impervious for storm water.
- 24 ~~GF.~~ Administrative waiver review \$ 85.00
- 25 ~~HG.~~ Reinspection fee \$150.00

26
27 **ADOPTED:**

28
29 Committee on Planning & Development

	AYE	NAY	ABSTAIN
30 _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
31 Supervisor Robin Leary			
32 _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
33 Supervisor Jim Dunning			
34 _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
35 Supervisor Dane Zook			
36 _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
37 Supervisor Caleb Aichele			
38 _____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
39 Supervisor Michele Skinner			

40
41
42 Dated this 28 day of May, 2024

43 **Reviewed by Finance Dept.**
44 **for Fiscal Impact**
45 -----

46 RE/yk
47

APPROVED
By Sharon McIlquham at 1:03 pm, Jun 14, 2024

FACT SHEET

TO FILE NO. 24-25/040

CONTINUATION OF WORKER'S COMPENSATION SELF-INSURANCE

BACKGROUND:

The State of Wisconsin Department of Workforce Development requires a resolution to be passed every 3 years that indicates the County's intention and agreement to self-insure for Worker's Compensation. Eau Claire County's most recent resolution was passed in 2021. Eau Claire County implemented the self-insurance worker's compensation program on January 1, 1995.

The Wisconsin Worker's Compensation Act provides that employers covered by the Act either insure their liability with worker's compensation insurance carriers authorized to do business in Wisconsin or be exempted (self-insured) from insuring liabilities with a carrier and thereby assuming the responsibility for its own worker's compensation risk and payment. The State and its political subdivisions may self-insure worker's compensation without a special order from the Department of Workforce Development if they agree to faithfully report all compensable injuries and agree to comply with the Act and rules of the Department.

RECOMMENDATION:

I recommend that Eau Claire County continue to self-insure the worker's compensation and authorize this resolution. The County continues to save between \$100,000 and \$200,000 per year as self-insured versus purchasing insurance from a broker. The cost for worker's compensation insurance is charged back to the departments. The county budgets for lower "estimated actual" expenses versus funding at a higher "insurance actuary" level. Cost for worker's compensation has increased in the past due to rising health care costs and increases in the cost of excess insurance to cover large losses. On a comparable basis, the county's claims/losses have been less than average. However, at some point, the County may be faced with a year of large claims. Therefore, excess insurance is purchased to help protect the County in the case of costly/catastrophic cases (e.g., claims in excess of \$550,000 each).

FISCAL IMPACT:

The Self-insured Worker's Compensation budget for 2024 = \$565,355. This amount includes ½ of the Risk Manager salary and Benefits (\$63,722, Excess Insurance \$68,158), Direct Worker's Compensation Expenses (\$430,975) and training and supplies (\$2500).

Respectfully Submitted,

Sonja L. Leenhouts
Risk Manager

cc: Kathryn Schauf, County Administrator

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RESOLUTION FOR REAUTHORIZATION OF SELF-INSURANCE

WHEREAS, the County of Eau Claire is a qualified political subdivision of the State of Wisconsin; and

WHEREAS, the Wisconsin Worker’s Compensation Act (Act) provides that employers covered by the Act either insure their liability with worker’s compensation insurance carriers authorized to do business in Wisconsin, or to be exempted (self-insured) from insuring liabilities with a carrier and thereby assuming the responsibility for its own worker’s compensation risk and payment; and

WHEREAS, the State and its political subdivisions may self-insure worker’s compensation without a special order from the Department of Workforce Development (Department) if they agree to report faithfully all compensable injuries and agree to comply with the Act and rules of the Department (including passing a resolution to self-insurance every 3-years); and

WHEREAS, the Committee on Administration on June 11, 2024 approved the continuation of the self-insured worker’s compensation program, in compliance with Wisconsin Administrative Code DWD 80.630(3); and

NOW, THEREFORE, BE IT RESOLVED that the Eau Claire County Board of Supervisors does ordain as follows:

(1) Provide for continuation of a self-insured worker’s compensation program that is currently in effect.

(2) Authorize the Risk Manager to forward certified copies of this resolution to the Worker’s Compensation Division, Wisconsin Department of Workforce Development.

ADOPTED

Committee on Administration

AYE NAY ABSTAIN

Supervisor Connie Russell

Supervisor Gerald Wilkie

Supervisor Steve Chilson

Supervisor Katherine Schneider

Reviewed by Finance Dept.
for Fiscal Impact

Dated this _____ day of _____, 2024

APPROVED
By Sharon McIlquham at 1:43 pm, Jun 13, 2024

FACT SHEET

TO FILE NO. 24-25/041

Eau Claire Energy Cooperative has requested an easement to install and maintain utility lines on lands owned by Eau Claire County, known as Harstad Park. Parks and Forest director, Josh Peterson, is collaborating with Eau Claire Energy Cooperative in the implementation of a previously approved and budgeted project installing a new 600 amperage service to the campground located in the park.

Fiscal Impact: \$0

Respectfully Submitted,

Josh Pedersen
Director Parks and Forest

FACT SHEET
File No. 24-25/028

RE: Rezone 5.006 acres +/- of land from A-P (Exclusive Forestry) District to A-2 (Agricultural-Residential) District to allow the property owner to construct a single-family residence.

Legal Description and Location: The West 467' of the North 467' in the SW ¼ of the SE ¼ of Section 16, T26N, R10W, Town of Brunswick, Eau Claire County, Wisconsin.

Size of area to be rezoned: 5.006 acres +/-

ADJACENT ZONING & LAND USES:

LOCATION	ZONING	LAND USE
Subject	A-P	Existing outbuilding; Undeveloped
North	A-P	Single-family residence; Woodlands
East	A-P	Undeveloped; Scattered woodlands
South	A-P	Single-family residence; Scattered woodlands
West	A-P	Single-family residence

Eau Claire County Rural Lands (RL) Intent and Description: *The primary intent of these areas is to preserve productive agricultural lands, protect existing farm & forestry operations from encroachment by incompatible uses, promote further investments in farming, maintain farmer eligibility for incentive programs, and preserve wildlife habitat and open spaces. In other words, to preserve the rural character of these areas.*

Staff Conclusions and Recommendation: Staff finds that the proposed rezoning request substantially conforms with the Eau Claire County Comprehensive Plan. The Eau Claire County Comprehensive Plan recognizes that the proposed A-2 zoning district is consistent within the mapped future land use designation.

Town Board Action: The Brunswick Town Board considered the rezoning petition on Tuesday, May 14, 2024, and recommended approval (3-0 vote).

Committee Action: The Eau Claire County Committee on Planning & Development held a public hearing on Tuesday, May 28, 2024 regarding the proposed rezoning. On a vote of 4 in favor and 0 against, the Committee recommends approval of the rezoning to the County Board. The committee considered the applicant's testimony as well as the Town Board's and staff's recommendations.

Fiscal Impact: None

Respectfully submitted on behalf of the Committee on Planning and Development,



Matt Michels, AICP
 Senior Planner

1 **Enrolled No.**

ORDINANCE

File No. 24-25/028

2
3 -AMENDING THE 2023 OFFICIAL ZONING DISTRICT BOUNDARY MAP FOR THE TOWN OF
4 BRUNSWICK -

5
6 The County Board of Supervisors of the County of Eau Claire does ordain as follows:

7
8 **SECTION 1.** That the 2023 Official Zoning District Boundary Map for the Town of Brunswick,
9 described as follows:

10
11 A parcel of land being the West 467' of the North 467' in the SW ¼ of the SE ¼ of
12 Section 16, T26N, R10W, Town of Brunswick, Eau Claire County, WI.

13
14 Said described parcel of land containing 5.006 acres +/-, of land and is subject to the
15 easements and restrictions of record to be reclassified from the A-P Agricultural
16 Preservation District to the A-2 Agriculture-Residential District.

17
18 **SECTION 2.** Where a certified survey map is required and may alter the above described property
19 description, the official zoning district map for the town shall be automatically amended to reflect the
20 property description of the certified survey map.

21
22
23 ENACTED:

I hereby certify that the foregoing correctly represents the action
taken by the undersigned Committee on May 28, 2024, by a vote
of for, against.

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28 **Committee on Planning & Development**

	AYE	NAY	ABSTAIN
29 _____ 30 Supervisor Robin Leary	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
31 _____ 32 Supervisor Jim Dunning	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
33 _____ 34 Supervisor Dane Zook	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
35 _____ 36 Supervisor Caleb Aichele	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
37 _____ 38 Supervisor Michele Skinner	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

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46 **Reviewed by Finance Dept.**
47 **for Fiscal Impact**
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Dated this 28 day of May, 2024
Resolution 24-25/028

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52 **APPROVED**
By Sharon McIlquham at 1:40 pm, Jun 13, 2024



EAU CLAIRE COUNTY PLANNING STAFF RECOMMENDATION

REZONE NUMBER: RZN-0013-24 **COMPUTER NUMBER:** 004106401000

PUBLIC HEARING DATE: May 28, 2024

STAFF CONTACT: Matt Michels, Senior Planner

OWNER/AGENT: Joseph & Kari Zeisset, 1037 Barland St., Eau Claire, WI 54701

REQUEST: Rezone 5.006 acres +/- of land from A-P (Exclusive Forestry) District to A-2 (Agricultural-Residential) District to allow the property owner to construct a single-family residence.

LOCATION:

LEGAL DESCRIPTION: The West 467' of the North 467' in the SW ¼ of the SE ¼ of Section 16, T26N, R10W, Town of Brunswick, Eau Claire County, Wisconsin.

RECOMMENDATION Approval of request based on findings outlined on Page 5 of this report.

BACKGROUND

SITE CHARACTERISTICS:

- The property is undeveloped but has an existing outbuilding on the southern portion of the property.
- There are no environmentally significant areas on the property
- There are no agricultural uses on the property

EXISTING ZONING DISTRICT:

A-P Agricultural Preservation District. The A-P Agricultural Preservation District is established to:

- A. *Preserve and protect those areas best suited for agricultural, forestry or open-space uses by minimizing fragmentation of contiguous agricultural or forest lands for the benefit and use of current and future generations;*
- B. *Provide for a wide range of agricultural uses typically associated with the continued production of food and fiber while recognizing that such uses may involve noise, dust, odor, or operation of heavy equipment for long periods of time;*
- C. *Strengthen and diversify a predominately agricultural and forestry-based economy by providing for a range of economic opportunities for property owners which are generally compatible with and supportive of agriculture or forestry operations as either permitted or conditional uses;*
- D. *Comply with standards contained in Wis. Stat. ch. 91 to permit eligible landowners to receive tax credits under Wis. Stat. § 71.09, in conjunction with their agricultural operations;*
- E. *Preserve rural character and promote the efficient use of public infrastructure and utilities by minimizing the adverse effects of urban sprawl along with its associated expense;*
- F. *Promote environmental quality through the use of conservation practices designed to minimize erosion of productive soils and deter the delivery of sediment and nutrients to the waters of our state;*

- G. Minimize land use conflicts which occur when agricultural and non-agricultural uses are intermixed or not adequately separated; and
- H. Provide for carefully regulated extraction of nonmetallic mineral resources through Eau Claire County’s permitting processes to ensure compatibility with adjacent land uses, minimize impacts to natural resources, and to restore lands to productive agricultural use consistent with locally approved reclamation plans.

REQUESTED ZONING DISTRICT:

A-2 Agriculture-Residential District. *This district is established to “provide an area for limited residential and hobby farm development in a rural atmosphere.”*

ZONING/LAND USE CONTEXT:

LOCATION	ZONING	LAND USE
Subject	A-P	Existing outbuilding; Undeveloped
North	A-P	Single-family residence; Woodlands
East	A-P	Undeveloped; Scattered woodlands
South	A-P	Single-family residence; Scattered woodlands
West	A-P	Single-family residence

COMPREHENSIVE PLANS:

The Eau Claire County Future Land Use Map includes the property in the Rural Lands (RL) planning area and the Town of Brunswick Future Land Use Map includes the property in the Rural Preservation (RP) planning area. Following are descriptions of the intent of the applicable County and Town comprehensive plan future land use categories and applicable policies.

Eau Claire County:

- Rural Lands Intent and Description: *The primary intent of these areas is to preserve productive agricultural lands, protect existing farm & forestry operations from encroachment by incompatible uses, promote further investments in farming, maintain farmer eligibility for incentive programs, and preserve wildlife habitat and open spaces. In other words, to preserve the rural character of these areas.*
- Applicable Policies:
 1. *Farming and other agriculture uses, agricultural-related businesses, cottage industries, forestry, mineral extraction, open space, and utilities shall be established as the primary land uses within these areas. Other uses may be permitted if found to be compatible with these uses and existing uses adjacent to the property.*
 2. *The preferred housing density is one (1) unit per 20 or more acres; however, local comprehensive plans may be more or less restrictive than this guideline and generally range from one (1) unit per five (5) acres to one (1) unit per 35 acres.*
 3. *For those Towns under County Zoning, the following Eau Claire County Zoning Districts will be considered for approval within RP areas: A-1 Exclusive Agricultural District, A-2 Agricultural-Residential District, A-3 Agricultural District, A-R Floating Agricultural-Residential District, F-2 Forestry District, F-1 Forestry District, and the proposed AC-R District noted below. The following additional policies shall apply to rezoning petitions:*
 - a. *Rezoning land to the A-R Floating Agricultural-Residential District or the proposed AC-R Agricultural Compatible Residential District is preferred over additional non-farm A-2 or A-3 parcels, unless rezoning land to either of these districts will not interfere*

with, will not disrupt, or will not be incompatible with farming or agricultural use, and will not take land suitable for cultivation or other agricultural use out of production.

Town of Brunswick:

- Rural Preservation Comprehensive Plan Intent and Description: *The primary intent of these areas is to preserve productive agricultural lands in the long-term, protect existing farm & forestry operations from encroachment by incompatible uses, promote further investments in farming, maintain farmer eligibility for incentive programs, and to preserve wildlife habitat and open spaces. In other words, to preserve the rural character of these areas. However, the term rural preservation is not intended to imply that changes in land use will not occur in these areas. As mapped, this designation includes farmland, scattered open lands, woodlots, agricultural-related uses, cottage industries, mineral extraction operations, farmsteads, and limited low density single-family residential development. Future development in the RP area is expected to be consistent with the existing pattern of development, and the policies specified below for RP areas and other policies included in this Plan. Any new development shall be located in order to minimize the fragmentation of productive agricultural or forest land and to minimize any disruption to existing uses.*

- Applicable Policies:
 - a. *Non-farm residential lots shall be a minimum of two (2) acres per unit, with the number of lots allowed being based upon a gross density of one (1) residential dwelling unit per five (5) acres held in single ownership. The balance of the land not included in the residential lots shall be placed in a permanent conservation easement for agriculture, forestry, and open space use.*
 - b. *Any new non-farm residential lot shall have a “Right to Farm” disclosure attached to it acknowledging that the potential non-farm owner has been informed that his lot has been established in an area where farming is the preferred land use, and stating that the owner understands that he must abide by the State of Wisconsin “Right to Farm” statute (WI Stat. 823.08). This language shall be recorded on the deed to the property, transferable to subsequent owners.*
 - c. *Non-farm residential development shall only occur on land that is marginal for agricultural productivity. At least 80% of any proposed new lot shall not contain Class I, II, or III soils. In addition, it is the preference of the Town of Brunswick that new non-farm residential lots that are approved in accord with these policies be located adjacent to or near existing non-farm development.*

The application has been found to be substantially consistent with the intent, description, and the applicable policies of the Eau Claire County Rural Lands land use category.

FARMLAND PRESERVATION PLAN:

The property is included in the Farmland Preservation Plan Map. However, there are no agricultural uses on the property or evidence of previous agricultural use. The proposed A-2 Zoning District is not a certified farmland preservation district and would not qualify for Farmland Preservation tax credits.

A-P Rezoning Standards

In addition, there are four standards for approving a rezoning of land from the A-P Agricultural Preservation zoning district to any other district. The following provides an analysis of this rezoning petition based on those standards:

Standard 1 - *The land is better suited for a use not allowed in the A-P Agricultural Preservation zoning district based on a review of soil types, historical productivity, location, and adjacent land uses.*

- **Soil Types** – The entire site is Boplain sand, 0-6% slopes (see attached Soil Map), which is not a prime agricultural soil type.
- **Historical Productivity** – There is no evidence that the property has been tilled for agriculture.
- **Site Location** – The property is located on County Road Z.
- **Adjacent Land Uses** – Uses in the area include a mixture of farm and non-farm residences, woodlands, vacant land, and farmland.

Standard 2 - *The rezoning is consistent with any applicable comprehensive plans.*

The proposed rezoning substantially conforms to the future land use intent, purpose, and policies for the Eau Claire County Comprehensive Plan, including policies related to limiting residential density in rural areas of the County and limiting conversion of productive farmland.

Standard 3 - *The rezoning is substantially consistent with the certified Eau Claire County Farmland Preservation Plan.* No farmland will be impacted with this rezoning.

Standard 4 - *The rezoning will not substantially impair or limit current or future agricultural use of surrounding parcels of land that are zoned for or legally restricted to agricultural use.*

The proposed rezoning will not likely impair or limit current or future agricultural use.

ANALYSIS

When rezoning land, a finding should be made that the purpose of the proposed zoning district and the uses that are allowed in that district are appropriate for the location; and that the rezoning will uphold the purpose of the zoning ordinance. A finding should also be made that the rezone is consistent with the County’s Comprehensive Plan.

Town Board Action: The Brunswick Town Board considered the rezoning petition on Tuesday, May 14, 2024 and voted to recommend approval.

The rezoning petition has been evaluated for consistency with the purpose of the A-2 District and the uses allowed in the district. The request is generally consistent with the purpose of the zoning code based on the following findings:

- The proposed rezoning is substantially consistent with the intent and purpose of the Eau Claire County Future Land Use plan.
- Existing uses in the area include woodlands, agricultural fields, and farm and non-farm single-family residences.
- Zoning is predominantly A-P and A-2 in vicinity of the subject property.

CONCLUSION

The rezone petition has been evaluated for consistency with the following:

- Eau Claire County Comprehensive Plan future land use designation
- Eau Claire County Comprehensive Plan goals, objectives, and policies
- Eau Claire County Zoning Ordinance, including purpose of the zoning code and allowable uses in the A-2 District

In addition, the following factors have also been considered:

- Input of surrounding property owners. No correspondence in support or opposed to the proposed rezoning has been received, to date.

FINDINGS

Findings in Favor:

1. The request is generally consistent with the goals, objectives, and policies of the Eau Claire County Comprehensive Plan, as required by Section 19.01.020.B of the Eau Claire County Code; and Wisconsin Statutes §66.1001(1)(am) and §66.1001(3)(j), including the intent, description, and policies of the Rural Lands Future Land Use classification in Section 3.3 of the Eau Claire County Comprehensive Plan and Map 9 (Future Land Use) of the Eau Claire County Comprehensive Plan.
2. There are numerous A-2 zoned lots in proximity to the subject property.
3. No agricultural land will be impacted by the proposed rezoning, and the subject property is not adjacent to active agricultural land.
4. The property has required road frontage on County Road Z.



Department of Planning and Development
 Eau Claire County Courthouse
 721 Oxford Avenue, Room 3344
 Eau Claire, Wisconsin 54703
 715-839-4741

Application Accepted:	04/25/2024
Accepted By:	Matt Michels
Receipt Number:	077179
Town Hearing Date:	05/14/2024 (contin)
Scheduled Hearing Date:	05/28/2024
Application No:	RZN-0013-24
Application Status:	Applied

Rezoning Petition

Owner/Applicant Name(s):

Owner: KARI ZEISSET

Applicant: Joseph & Kari Zeisset, 1037 Barland St, Eau Claire, WI 54701

Telephone: 715-497-9665

Email: jzeisset2010@gmail.com

RECEIVED

APR 25 2024

COUNTY CLERK

Site Address(es):

S 7117 COUNTY ROAD Z

Property Description:

Sec 16 Twn 26 Rge 10
 Town of Brunswick

Zoning District(s):

AP - Agricultural Preservation Distr

Lot Area(s) - Acres:

5.01

Overlay District(s):

PIN

1800422610164300001

Legal (partial)

PRT SW-SE THE W 467' OF THE N 467'

Pursuant to the procedure described in Wisconsin Statutes Section 59.69(5), I hereby petition the Eau Claire County Board of Supervisors to amend the following Zoning District from:

At the public hearing, the applicant may appear in person or through an agent or an attorney of his/her choice. The applicant/agent/attorney may present testimony, evidence, and arguments in support of the application. All site plans, pictures, etc. become the property of the Department, and will remain in the file.



Department of Planning and Development
 Eau Claire County Courthouse
 721 Oxford Avenue, Room 3344
 Eau Claire, Wisconsin 54703
 (715) 839-4741

Office Use Only

Application Accepted:	4/25/24
Accepted By:	MM
Application Number:	R2N, 0013-24
Town Hearing Date:	5/14/24 (?)
Scheduled Hearing Date:	5/28/24

REZONING APPLICATION

Pursuant to the procedure described in Wisconsin Statutes Section 59.69(5), I hereby petition the Eau Claire County Board of Supervisors to amend the Zoning District from:

Existing Zoning District: AP Proposed Zoning District(s): A2

Acres to be rezoned: 5

Property Owner Name: Joseph and Kari Zeisset Phone# (715)497-9665

Mailing Address: 1037 Barland St. Eau Claire, WI 54701

Email Address: jzeisset2010@gmail.com

Agent Name: _____ Phone# _____

Mailing Address: _____

Email Address: _____

SITE INFORMATION

Site Address: S7117 Cty Rd Z, Eau Claire, WI 54701

Property Description: SW ¼ SE ¼ Sec. 16, T 26 N, R 10 W, Town of Brunswick

Zoning District: A-2 Code Section(s): —

Overlay District: Shoreland Floodplain Airport Wellhead Protection Non-Metallic Mining

Check Applicable

Computer #(s): 00410640.1000

or PIN #(s): _____

Applications will not be accepted until the applicant has met with department staff to review the application and determine if all necessary information has been provided. All information from the checklist must be included.

- | | |
|--|--|
| <input type="checkbox"/> Complete attached information sheet | <input type="checkbox"/> Confirmed with the Town their submittal deadline and process. |
| <input type="checkbox"/> Provide legal description of property to be rezoned | <input type="checkbox"/> Provide \$630.00 application fee (non-refundable), (\$550.00 application processing fee and \$80.00 mapping surcharge fee). Send application to landuse@eauclairecounty.gov or to the address above. |

I certify by my signature that all information presented herein is true and correct to the best of my knowledge. I give permission for the staff of the Eau Claire County Department of Planning and Development to enter my property for the purpose of collecting information to be used as part of the public hearing process. I further agree to withdraw this application if substantive false or incorrect information has been included.

Owner/Agent Signature: Joseph and Kari Zeisset Date 3-26-2024

At the public hearing, the applicant may appear in person or through an agent or an attorney of his/her choice. The applicant/agent/attorney may present testimony, evidence, and arguments in support of the application. All site plans, pictures, etc. become the property of the Department, and will remain in the file.

REZONING APPLICATION CHECKLIST

Applications are due by Tuesday at 12:00 PM three weeks prior to the Committee on Planning and Development meeting. The application must include the items listed below. After a preliminary review, additional information may be needed. A hearing will not be scheduled until the application is deemed complete. Applications are considered complete when all materials and associated fees are received and approved by staff.

Required Application Items:

- Application must be signed by the property owner(s)
- A legal description of land and address of land to be rezoned
- Complete the attached supplemental rezoning information sheet
 - Describe the reason for the request
 - Describe how the proposed zoning district and the uses allowed in that district are appropriate for the selected location, and how the proposed change in zoning will uphold the purpose of the zoning ordinance
 - Explain and justify why this particular property is under consideration for rezoning
 - For rezoning requests from A-P to any zoning district other than the AR district must consider the factors in Section 18.32.055 A. – D.
 - For rezoning requests from the A-P to the AR zoning district must consider the factors in Section 18.06.050 A. – D.
 - For rezoning requests out of the Shoreland-wetland district must consider Section 18.19.100 B

SUPPLEMENTAL INFORMATION FOR A REZONING PETITION

In order to process your application as quickly as possible, please fill in all of the sections below that are applicable to your request, and attach all appropriate maps or plans described below that are relevant to your request.

Describe the reason(s) for your rezoning request:

Purpose of this Request is so we can put up a single family home up for us.

When evaluating a rezoning petition, staff from the Eau Claire County Department of Planning and Development consider whether the purpose of the proposed zoning district and the uses allowed in the district are appropriate for the selected location. Staff also considers whether the change in zoning will uphold the purpose of the zoning ordinance, which is to separate incompatible land uses from one another, to maintain public health and safety, to protect and conserve natural resources, to prevent overcrowding, to preserve property values, and to maintain the general welfare of the citizens. Please describe how the proposed zoning district and the uses allowed in that district are appropriate for the selected location, and how the proposed change in zoning will uphold the purpose of the zoning ordinance.

Meets A2 zoning requirements.

Rezoning petitions to change the zoning of a parcel from the A-P Agricultural Preservation District to any other District must be based upon findings that consider the following factors:

- 1) The land is better suited for a use not allowed in the A-P Agricultural Preservation zoning district based on a review of soil types, historical productivity, location, and adjacent land uses;
- 2) The rezoning is consistent with any applicable comprehensive plans;
- 3) The rezoning is substantially consistent with the certified Eau Claire County Farmland Preservation Plan; and
- 4) The rezoning will not substantially impair or limit current or future agricultural use of surrounding parcels of land that are zoned for or legally restricted to agricultural use.

If you are petitioning to rezone land from an A-P District to another district, please describe how the proposed change in zoning will be consistent with the four findings listed here.

1. This land has not been used for any agricultural purposes in over 25+ years. Land has been sitting vacant for about that long as well.

2. yes

3. yes

4. Rezoning of this land will NOT have any negative impact on any surrounding agricultural land.

Eau Claire County, WI

Summary

Parcel Number 1800422610164300001
Alternate No 004106401000
Property Address S 7117 COUNTY ROAD Z
 EAU CLAIRE, WI 54701
Legal Description PRT SW-SE THE W 467' OF THE N 467'
 Sec-Twp-Rng S16-T26N-R10W
Acres 5.006
School District EAU CLAIRE AREA SCHOOL DISTRICT
Tax District 004 - TOWN OF BRUNSWICK

[View Map](#)

Owners

Mailing Address KARI ZEISSET JOSEPH ZEISSET 1037 BARLAND ST EAU CLAIRE, WI 54701	Owner JOSEPH ZEISSET	Owner KARI ZEISSET
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Valuation

Assessed Year	2023	2022	2021	2020
Land Value	\$44,700.00	\$44,700.00	\$44,700.00	\$36,000.00
Building Value	\$1,300.00	\$1,300.00	\$1,300.00	\$21,700.00
Total Value	\$46,000.00	\$46,000.00	\$46,000.00	\$57,700.00
Estimated Fair Market Value	\$55,100.00	\$48,200.00	\$45,600.00	\$73,200.00

Tax History

Tax Year	2023	2022	2021	2020
Gross Property Tax	\$582.16	\$554.29	\$564.94	\$944.06
Managed Forest Tax	\$0.00	\$0.00	\$0.00	\$0.00
First Dollar Credit	(\$56.89)	(\$53.78)	(\$52.64)	(\$52.85)
Lottery Credit	(\$211.76)	(\$176.51)	(\$186.69)	(\$129.51)
Net Property Tax	\$313.51	\$324.00	\$325.61	\$761.70
Other Fees	\$10.00	\$10.00	\$27.00	\$22.00
SA Fees	\$0.00	\$0.00	\$0.00	\$0.00
Total Tax	\$323.51	\$334.00	\$352.61	\$783.70

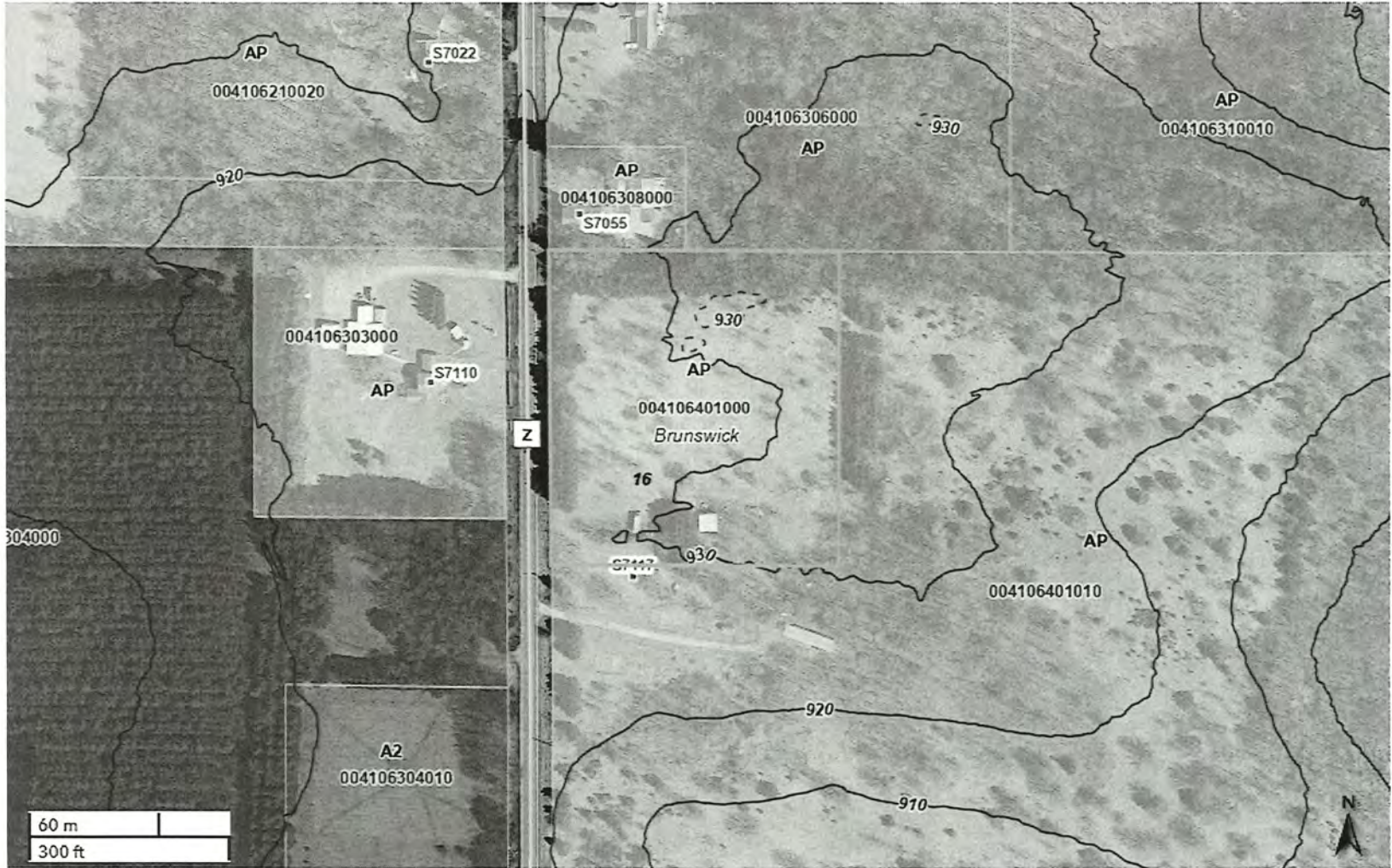
No data available for the following modules: Sales.

The Eau Claire County, WI Geographic Information Web Server provides online access to geographic and assessment record info currently maintained by Eau Claire for individual parcels of property. The maps and data are for illustration purposes and may not be suitable for site-specific decision making. Information found within should not be used for making financial or other commitments. Eau Claire County provides this information with the understanding that it is not guaranteed to be accurate.

[User Privacy Policy](#) | [GDPR Privacy Notice](#)
 Last Data Upload: 4/22/2024, 9:40:30 AM

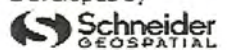
[Contact Us](#)

Developed by

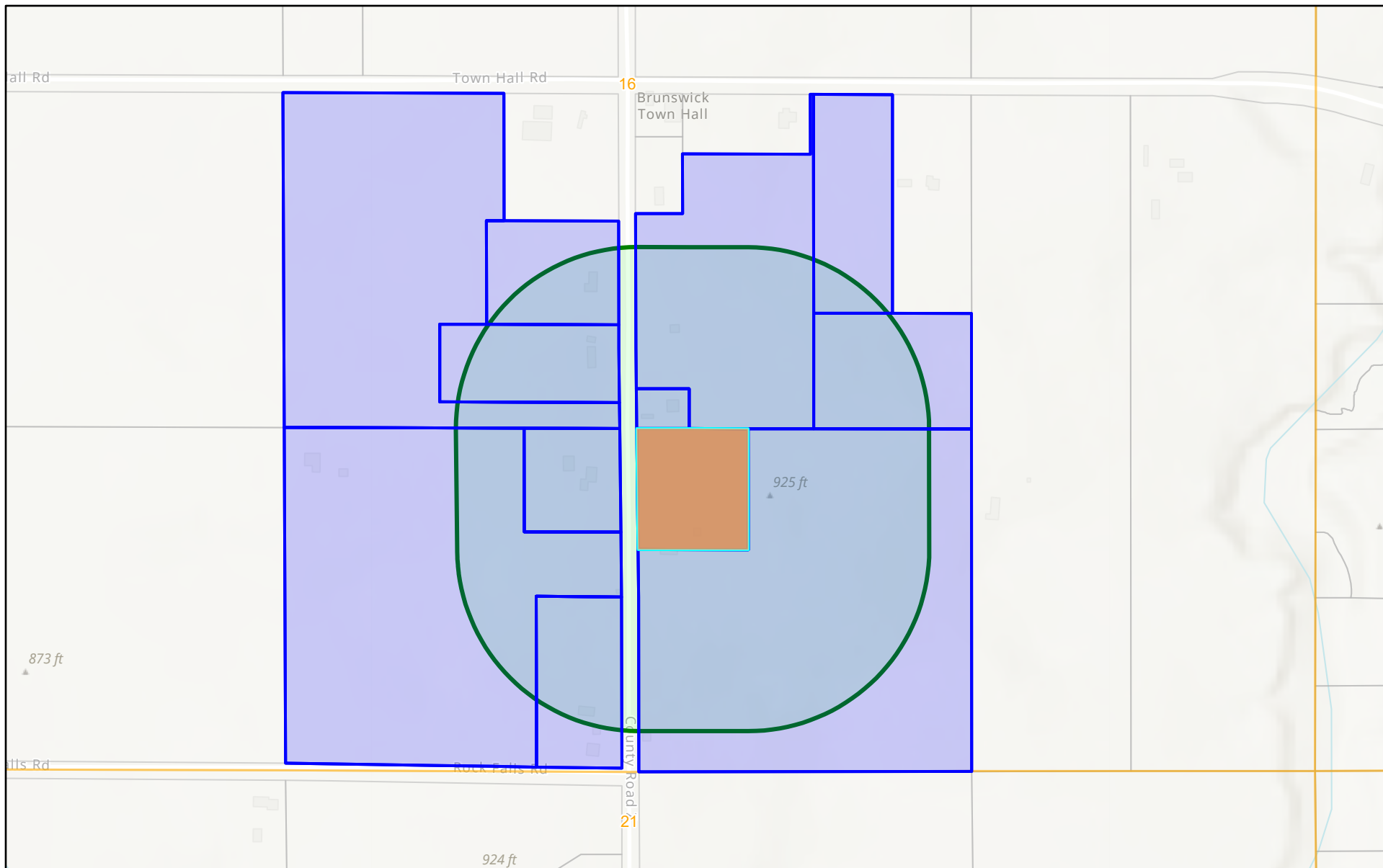



- Addresses
- Address Labels
- Parcels
- Parcel Numbers
- Parks
- County Zoning
- Not Zoned By County
- A1 - Exclusive Agricultural District
- A2 - Agriculture-Residential District
- A3 - Agricultural District
- AP - Agricultural Preservation
- AR - Floating Agricultural-Residential District
- C1 - Neighborhood Business District
- C2 - General Business District
- C3 - Highway Business District
- F1 - Exclusive Forestry District
- F2 - Forestry District
- I1 - Nonsewered Industrial District
- I2 - Sewered Industrial District
- R1L - Single-Family Residential District, Large Lot
- R1M - Single-Family Residential District
- R2 - Two-Family Residential District
- R3 - Multiple-Family Residential District
- RH - Rural Homes District
- Towns
- Surrounding Counties
- Eau Claire
- Surrounding
- Sections
- Rivers and Streams
- Lakes and Rivers
- Flood Hazard Zones
- 0.2 PCT ANNUAL CHANCE FLOOD HAZARD
- A
- AE
- X
- Interstate
- US Highway




Date created: 4/22/2024
 Last Data Uploaded: 4/22/2024 10:40:30 AM
 Developed by

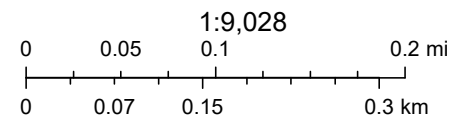


Public Notification



4/25/2024, 3:23:45 PM

-  County Boundary
-  Tax Parcel
-  Section



Esri, NASA, NGA, USGS, FEMA, Esri Community Maps Contributors, © OpenStreetMap, Microsoft, Esri, TomTom, Garmin, SafeGraph,

Eau Claire County, WI

FirstName LastName	Address	City State Zip
ALVIN O & BONITA Y PETERSON	S 6275 JENE RD	EAU CLAIRE WI 54701-8620
VERNON D PETERSON TRUST	S7022 COUNTY ROAD Z	EAU CLAIRE WI 54701-9562
CAROL RYAN	S6950 COUNTY ROAD Z	EAU CLAIRE WI 54701-9562
DAN BERGERSON	S 7110 COUNTY ROAD Z	EAU CLAIRE WI 54701-9562
JEAN SEVERSON	S7117 COUNTY ROAD Z	EAU CLAIRE WI 54701-8448
BRADLEY MEER	S7160 COUNTY ROAD Z	EAU CLAIRE WI 54701-8447
ANDREW N & AMANDA B JEPSEN	S 6995 COUNTY ROAD Z	EAU CLAIRE WI 54701-9562
KALEB S & STACY A SILVERBERG	S 7055 COUNTY ROAD Z	EAU CLAIRE WI 54701-9563
DAVID W & LAUREL L BAUER	W5235 COUNTY ROAD Z	EAU CLAIRE WI 54701-8618
EVAN MIDDLESWORTH	S7260 COUNTY ROAD Z	EAU CLAIRE WI 54701-8984

ZEISSET REZONE AERIAL MAP



Parcel Mapping Notes:

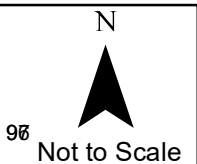
The horizontal datum is based on the Eau Claire County Coordinate System NAD_1983_HARN_Adj_WI_EauClaire_Feet

This map is a collection of public record information and was prepared as an ongoing commitment to provide quality and up-to-date information to the public. This map is intended for information use only. Although significant care has been exercised to produce maps that satisfy mapping accuracy standards, these maps are only as accurate as the source data from which they were compiled. These maps are intended to be advisory and are NOT designed or intended to be used as a substitute for an accurate field survey, as performed by a Wisconsin Credentialed Land Surveyor, to determine precise property location.

Eau Claire County does not warrant, guarantee or make any representations regarding the use of, or results from the use of the data in terms of correctness, accuracy, reliability, currentness, or otherwise; and the user relies on the map and results solely at their own risk.



This map was produced on April 30, 2024 by the Eau Claire County Department of Planning and Development and is for reference purposes only.

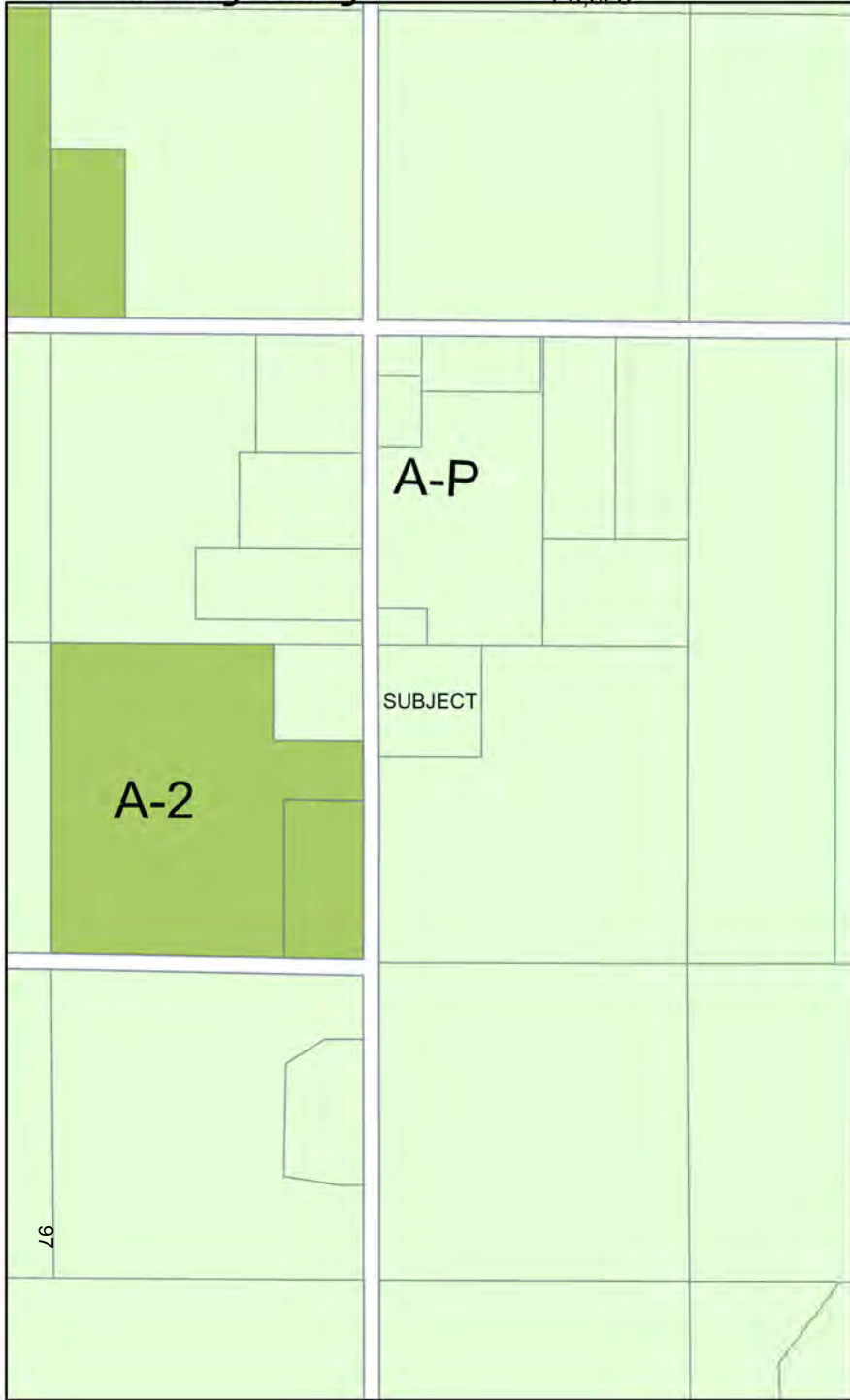




Zeisset Rezoning: RZN-0013-24

Existing Zoning

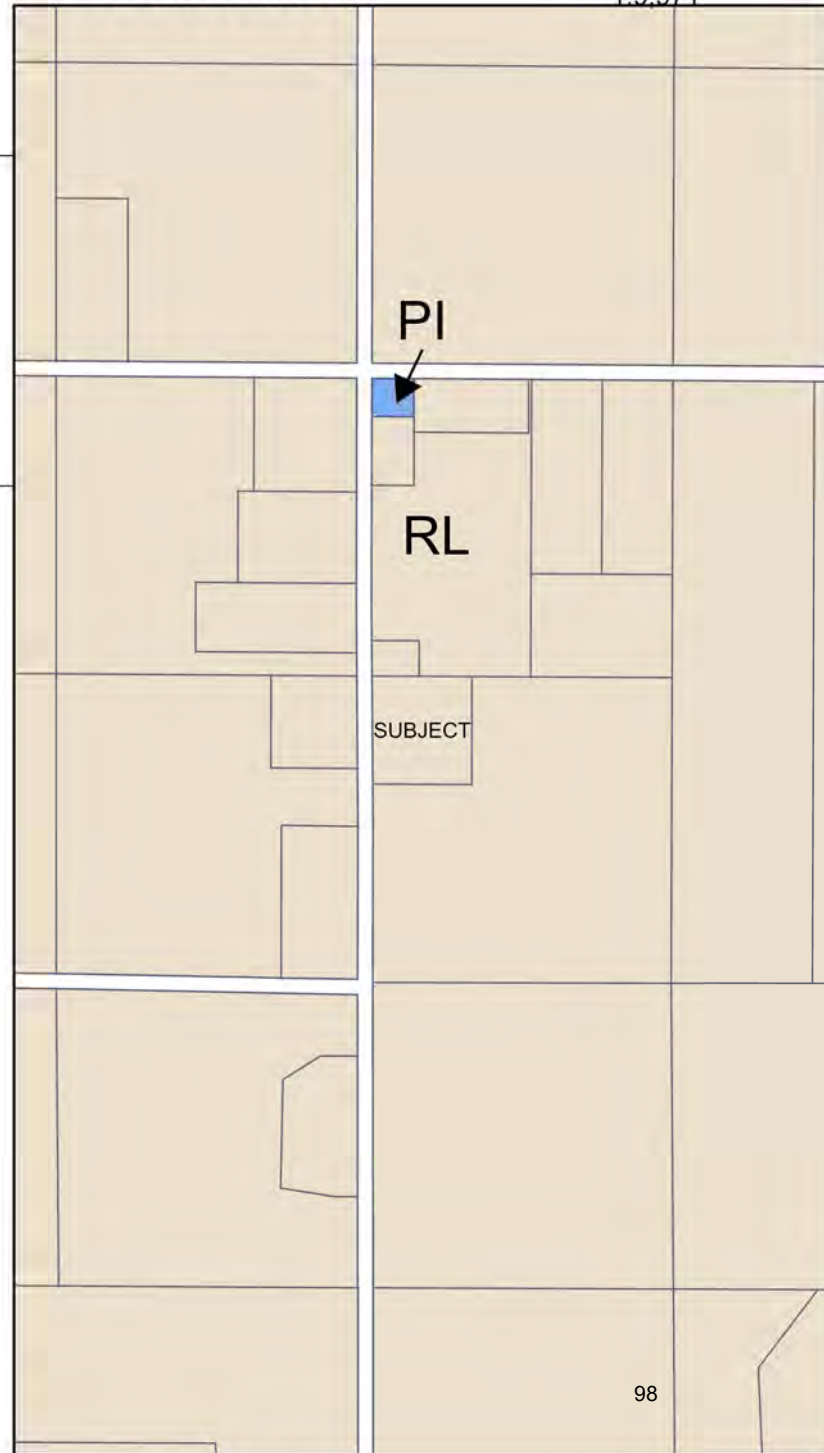
1:9,325



97

Future Land Use

1:9,971



98

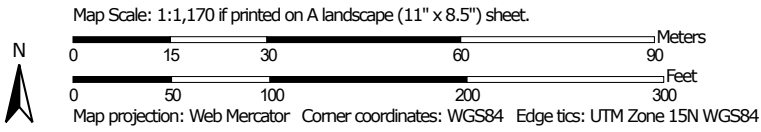
- LEGEND**
- A1 - Exclusive Agricultural District
 - A2 - Agriculture-Residential District
 - A3 - Agricultural District
 - AP - Agricultural Preservation
 - AR - Floating Agricultural-Residential District
 - C1 - Neighborhood Business District
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 - I2 - Sewered Industrial District
 - R1L - Single-Family Residential, Large
 - R1M - Single-Family Residential District
 - R2 - Two-Family Residential District
 - R3 - Multiple-Family Residential District
 - RH - Rural Homes District

- Commercial Industrial
- County Forest
- Natural Resource Protection
- Park and Recreational
- Public Institutional
- Recreational Commercial
- Rural Commercial
- Rural Hamlet
- Rural Industrial
- Rural Lands
- Rural Residential
- Rural Residential - Mobile Home
- Rural Transition
- Urban Mixed Use



Parcel Mapping Notes:
 The horizontal datum is based on the Eau Claire County Coordinate System NAD_1983_HARN_Atl_WI_EauClaire_Feet. This map is a collection of public record information and was prepared as an ongoing commitment to provide quality and up-to-date information to the public. This map is intended for information use only. Although significant care has been exercised to produce maps that satisfy mapping accuracy standards, these maps are only as accurate as the source data from which they were compiled. These maps are intended to be advisory and are NOT designed or intended to be used as a substitute for an accurate field survey, as performed by a Wisconsin, Credentialed Land Surveyor, to determine precise property locations. Eau Claire County does not warrant, guarantee or make any representations regarding the use of, or results from the use of the data in terms of correctness, accuracy, reliability, currentness, or otherwise; and the user relies on the map and results solely at their own risk.

Soil Map—Eau Claire County, Wisconsin



MAP LEGEND

Area of Interest (AOI)

 Area of Interest (AOI)

Soils

 Soil Map Unit Polygons

 Soil Map Unit Lines

 Soil Map Unit Points

Special Point Features



Blowout



Borrow Pit



Clay Spot



Closed Depression



Gravel Pit



Gravelly Spot



Landfill



Lava Flow



Marsh or swamp



Mine or Quarry



Miscellaneous Water



Perennial Water



Rock Outcrop



Saline Spot



Sandy Spot



Severely Eroded Spot



Sinkhole



Slide or Slip



Sodic Spot



Spoil Area



Stony Spot



Very Stony Spot



Wet Spot



Other



Special Line Features

Water Features



Streams and Canals

Transportation



Rails



Interstate Highways



US Routes



Major Roads



Local Roads

Background



Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:15,800.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service

Web Soil Survey URL:

Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Eau Claire County, Wisconsin

Survey Area Data: Version 22, Sep 8, 2023

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Jul 21, 2022—Sep 13, 2022

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
510B	Boplain sand, 0 to 6 percent slopes	4.7	100.0%
Totals for Area of Interest		4.7	100.0%

FACT SHEET
File No. 24-25/035

RE: Rezone 1.28 acres +/- from A-P Agricultural Preservation to A-2 Agriculture-Residential to combine with the other A-2 zoned property owned by the applicant to create a 5 plus acre lot for a family member. The 1.28 acres is needed to provide roadway frontage and driveway access to Bowe Road.

Legal Description and Location: That part of the NE ¼ of the NE ¼ lying North and East of US Highway 53 in Section 18, T26N, R8W, Town of Washington, Eau Claire County, WI

Size of area to be rezoned: 1.28 acres +/-

ADJACENT ZONING & LAND USES:

LOCATION	ZONING	LAND USE
Subject	A-P	Woodlands; Previous residential use
North	A-2	Residential
East	A-2	Woodlands; Residential
South	A-P	Highway 53; Agriculture
West	A-P	Residential; Agriculture

Eau Claire County Rural Lands (RL) Intent and Description: *The primary intent of these areas is to preserve productive agricultural lands, protect existing farm & forestry operations from encroachment by incompatible uses, promote further investments in farming, maintain farmer eligibility for incentive programs, and preserve wildlife habitat and open spaces. In other words, to preserve the rural character of these areas.*

Staff Conclusions and Recommendation: Staff finds that the proposed rezoning request substantially conforms with the Eau Claire County Comprehensive Plan. The Eau Claire County Comprehensive Plan recognizes that the proposed A-2 zoning district is consistent within the mapped future land use designation.

Town Board Action: The Washington Town Board considered the rezoning petition on Thursday, May 16, 2024, and recommended approval (5-0 vote).

Committee Action: The Eau Claire County Committee on Planning & Development held a public hearing on Tuesday, May 28, 2024 regarding the proposed rezoning. On a vote of 4 in favor and 0 against, the Committee recommends approval of the rezoning to the County Board. The committee considered the applicant’s testimony as well as the Town Board’s and staff’s recommendations.

Fiscal Impact: None

Respectfully submitted on behalf of the Committee on Planning and Development,



Matt Michels, AICP
Senior Planner

1 **Enrolled No.**

ORDINANCE

File No. 24-25/035

2
3 -AMENDING THE 2023 OFFICIAL ZONING DISTRICT BOUNDARY MAP FOR THE TOWN OF
4 WASHINGTON -

5
6 The County Board of Supervisors of the County of Eau Claire does ordain as follows:

7
8 **SECTION 1.** That the 2023 Official Zoning District Boundary Map for the Town of Washington,
9 described as follows:

10
11 A parcel of land being part of the NE ¼ of the NE ¼ lying North and East of
12 US Highway 53 in Section 18, Township 26 North, Range 8 West.

13
14 Said described parcel of land containing 1.28 acres +/-, of land and is subject to the
15 easements and restrictions of record to be reclassified from the A-P Agricultural
16 Preservation District to the A-2 Agriculture-Residential District.

17
18 **SECTION 2.** Where a certified survey map is required and may alter the above described property
19 description, the official zoning district map for the town shall be automatically amended to reflect the
20 property description of the certified survey map.

21
22
23 ENACTED:

I hereby certify that the foregoing correctly represents the action
taken by the undersigned Committee on March 28, 2024, by a vote
of for, against.

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28 **Committee on Planning & Development**

	AYE	NAY	ABSTAIN
29 _____ Supervisor Robin Leary	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
30 _____ Supervisor Jim Dunning	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
31 _____ Supervisor Dane Zook	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
32 _____ Supervisor Caleb Aichele	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
33 _____ Supervisor Michele Skinner	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

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42 **Reviewed by Finance Dept.**
43 **for Fiscal Impact**
44
45

46 Dated this 28 day of March, 2024
47 Resolution 24-25/035
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50
51

52 hp



- E. Preserve rural character and promote the efficient use of public infrastructure and utilities by minimizing the adverse effects of urban sprawl along with its associated expense;
- F. Promote environmental quality through the use of conservation practices designed to minimize erosion of productive soils and deter the delivery of sediment and nutrients to the waters of our state;
- G. Minimize land use conflicts which occur when agricultural and non-agricultural uses are intermixed or not adequately separated; and
- H. Provide for carefully regulated extraction of nonmetallic mineral resources through Eau Claire County's permitting processes to ensure compatibility with adjacent land uses, minimize impacts to natural resources, and to restore lands to productive agricultural use consistent with locally approved reclamation plans.

REQUESTED ZONING DISTRICT:

A-2 Agriculture-Residential District. *This district is established to "provide an area for limited residential and hobby farm development in a rural atmosphere."*

ZONING/LAND USE CONTEXT:

LOCATION	ZONING	LAND USE
Subject	A-P	Woodlands; Previous residential use
North	A-2	Residential
East	A-2	Woodlands; Residential
South	A-P	Highway 53; Agriculture
West	A-P	Residential; Agriculture

COMPREHENSIVE PLANS:

The Eau Claire County and the Town of Washington Future Land Use Maps both include the property in the Rural Lands (RL) planning area. Following are descriptions of the intent of the applicable County and Town comprehensive plan future land use categories and applicable policies.

Eau Claire County:

- **Rural Lands Intent and Description:** *The primary intent of these areas is to preserve productive agricultural lands, protect existing farm & forestry operations from encroachment by incompatible uses, promote further investments in farming, maintain farmer eligibility for incentive programs, and preserve wildlife habitat and open spaces. In other words, to preserve the rural character of these areas.*
- **Applicable Policies:**
 1. *Farming and other agriculture uses, agricultural-related businesses, cottage industries, forestry, mineral extraction, open space, and utilities shall be established as the primary land uses within these areas. Other uses may be permitted if found to be compatible with these uses and existing uses adjacent to the property.*
 2. *The preferred housing density is one (1) unit per 20 or more acres; however, local comprehensive plans may be more or less restrictive than this guideline and generally range from one (1) unit per five (5) acres to one (1) unit per 35 acres.*
 3. *The following Eau Claire County Zoning Districts will be considered for approval within RL areas: A-1 Exclusive Agricultural District, A-2 Agricultural-Residential District, A-3 Agricultural District, A-R Floating Agricultural-Residential District, F-2 Forestry District, F-1 Forestry District, and the proposed AC-R District noted below. The following additional policies shall apply to rezoning petitions:*

-
- a. *Rezoning land to the A-R Floating Agricultural-Residential District or the proposed AC-R Agricultural Compatible Residential District is preferred over additional non-farm A-2 or A-3 parcels, unless rezoning land to either of these districts will not interfere with, will not disrupt, or will not be incompatible with farming or agricultural use, and will not take land suitable for cultivation or other agricultural use out of production.*

Town of Washington:

- **Rural Lands Intent and Description:** *The primary intent of these areas is to preserve productive agricultural lands, protect existing farm & forestry operations from encroachment by incompatible uses, promote further investments in farming, maintain farmer eligibility for incentive programs, and preserve wildlife habitat and open spaces. In other words, to preserve the rural character of these areas.*
- **Applicable Policies:**
 - a. *Farming and agricultural uses shall be established as the primary land uses within these areas. Non-farm development shall only be allowed if it will not interfere with, will not disrupt, or will not be incompatible with farming or agricultural use, and will not take significant tracts of land suitable for cultivation or other agricultural use out of production.*
 - b. *Any new non-farm residential lot shall have a “Right to Farm” disclosure attached to it acknowledging that the potential non-farm owner has been informed that his lot has been established in an area where farming is the preferred land use, and stating that the owner understands that he must abide by the State of Wisconsin “Right to Farm” statute (WI Stat. 823.08). This language shall be recorded on the deed to the property, transferable to subsequent owners.*
 - c. *Non-farm residential development shall only occur on land that is marginal for agricultural productivity. No more than 20% of any proposed new lot should contain Class I, II, or III soils, or the owner must demonstrate that the lands with prime agricultural soils are marginal for agriculture due to other factors. In addition, it is the preference of the Town of Washington that new non-farm residential lots that are approved in accord with these policies be located adjacent to or near existing non-farm development.*

Eau Claire County Farmland Preservation Plan

The property is included in the Farmland Preservation Plan Map, which allows the property owner to claim Farmland Preservation tax credits. The proposed A-2 Zoning District is not a certified farmland preservation district and would not qualify for Farmland Preservation tax credits.

ANALYSIS

When rezoning land, a finding should be made that the purpose of the proposed zoning district and the uses that are allowed in that district are appropriate for the location; and that the rezoning will uphold the purpose of the zoning ordinance. A finding should also be made that the rezone is consistent with the County’s Comprehensive Plan.

A-P Rezoning Standards

In addition, there are four standards for approving a rezoning of land from the A-P Agricultural Preservation zoning district to any other district. The following provides an analysis of this rezoning petition based on those standards:

Standard 1 - *The land is better suited for a use not allowed in the A-P Agricultural Preservation zoning district based on a review of soil types, historical productivity, location, and adjacent land uses.*

- **Soil Types** – Soils were not evaluated since there is no evidence of agricultural use on the property or on adjacent land owned by the applicant.
- **Historical Productivity** – As mentioned, there is no evidence of agricultural use on the property.
- **Site Location** – The property is located on Bowe Road.
- **Adjacent Land Uses** – Uses in the area include a mixture of farmlands, woodlands, farm and non-farm single-family residences, and vacant open areas.

Standard 2 - *The rezoning is consistent with any applicable comprehensive plans.*

The proposed rezoning substantially conforms to the future land use intent, purpose, and policies for the Eau Claire County Comprehensive Plan, including policies related to limiting residential density in rural areas of the County and limiting conversion of productive farmland. No new development is proposed with this rezoning.

Standard 3 - *The rezoning is substantially consistent with the certified Eau Claire County Farmland Preservation Plan.* The proposed rezoning would not remove productive farmland from cultivation.

Standard 4 - *The rezoning will not substantially impair or limit current or future agricultural use of surrounding parcels of land that are zoned for or legally restricted to agricultural use.*

The proposed rezoning will not likely impair or limit current or future agricultural use.

Town Board Action: The Washington Town Board consider the rezoning petition on Thursday, May 16, 2024 and recommended approval (5-0 vote).

The rezoning petition has been evaluated for consistency with the purpose of the A-2 District and the uses allowed in the districts. The request is generally consistent with the purpose of the zoning code based on the following findings:

- The proposed rezoning is substantially consistent with the intent and purpose of the Eau Claire County Future Land Use plan.
- Existing uses in the area include woodlands, agricultural uses, and farm and non-farm single-family residences.

CONCLUSION

The rezoning petition has been evaluated for consistency with the following:

- Eau Claire County Comprehensive Plan future land use designation
- Eau Claire County Comprehensive Plan goals, objectives, and policies
- Eau Claire County Farmland Preservation Plan
- Eau Claire County Zoning Ordinance, including purpose of the zoning code and allowable uses in the A-2 District

In addition, the following factors have also been considered:

- Input of surrounding property owners. No correspondence in support or opposition to the proposed rezoning has been received, to date.

FINDINGS

Findings in Favor:

1. The proposed rezoning is substantially consistent with the intent and purpose of the Eau Claire County Future Land Use plan.
2. Numerous A-2-zoned lots are found in the vicinity.
3. The rezoning will have no impact on agricultural land.
4. The Town of Washington indicates that they will issue a driveway permit on Bowe Road to allow access to the property.



Department of Planning and Development
 Eau Claire County Courthouse
 721 Oxford Avenue, Room 3344
 Eau Claire, Wisconsin 54703
 (715) 839-4741

Office Use Only

Application Accepted:	5-6-24
Accepted By:	MM
Application Number:	RZN-0014-24
Town Hearing Date:	5/16/24
Scheduled Hearing Date:	5/28/24

REZONING APPLICATION

Pursuant to the procedure described in Wisconsin Statutes Section 59.69(5), I hereby petition the Eau Claire County Board of Supervisors to amend the Zoning District from:

Existing Zoning District: AP Proposed Zoning District(s): A2
 Acres to be rezoned: 1.28

Property Owner Name: Ronald P. Farmer Phone# (715)832-1636 ; (715)-271-7303
 Mailing Address: 6395 US Hwy 53, Eau Claire WI 54701
 Email Address: ronzofarmer@sbcglobal.net

Agent Name: same as above Phone# _____
 Mailing Address: _____
 Email Address: _____

SITE INFORMATION

Site Address: 6395 US Hwy 53, Eau Claire WI 54701
 Property Description: NE 1/4 NE 1/4 Sec. 18, T26 N, R 8 W, Town of WASHINGTON
 Zoning District: AP Code Section(s): _____
 Overlay District: Shoreland Floodplain Airport Wellhead Protection Non-Metallic Mining
 Check Applicable

Computer #(s): _____
 or
 PIN #(s): 18024-2-260818-110-0003

Applications will not be accepted until the applicant has met with department staff to review the application and determine if all necessary information has been provided. All information from the checklist must be included.

Complete attached information sheet Confirmed with the Town their submittal deadline and process.
 Provide legal description of property to be rezoned Provide \$630.00 application fee (non-refundable), (\$550.00 application processing fee and \$80.00 mapping surcharge fee). Send application to landuse@eauclairecounty.gov or to the address above.

I certify by my signature that all information presented herein is true and correct to the best of my knowledge. I give permission for the staff of the Eau Claire County Department of Planning and Development to enter my property for the purpose of collecting information to be used as part of the public hearing process. I further agree to withdraw this application if substantive false or incorrect information has been included.

Owner/Agent Signature: Ronald P. Farmer Date May 3, 2024

At the public hearing, the applicant may appear in person or through an agent or an attorney of his/her choice. The applicant/agent/attorney may present testimony, evidence, and arguments in support of the application. All site plans, pictures, etc. become the property of the Department, and will remain in the file.

REZONING APPLICATION CHECKLIST

Applications are due by Tuesday at 12:00 PM three weeks prior to the Committee on Planning and Development meeting. The application must include the items listed below. After a preliminary review, additional information may be needed. A hearing will not be scheduled until the application is deemed complete. Applications are considered complete when all materials and associated fees are received and approved by staff.

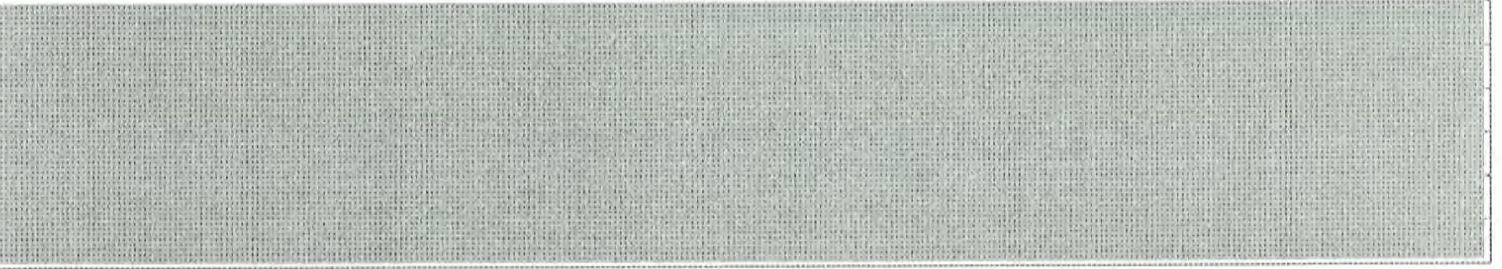
Required Application Items:

- Application must be signed by the property owner(s)
- A legal description of land and address of land to be rezoned
- Complete the attached supplemental rezoning information sheet
 - Describe the reason for the request
 - Describe how the proposed zoning district and the uses allowed in that district are appropriate for the selected location, and how the proposed change in zoning will uphold the purpose of the zoning ordinance
 - Explain and justify why this particular property is under consideration for rezoning
 - For rezoning requests from A-P to any zoning district other than the AR district must consider the factors in Section 18.32.055 A. – D.
 - For rezoning requests from the A-P to the AR zoning district must consider the factors in Section 18.06.050 A. – D.
 - For rezoning requests out of the Shoreland-wetland district must consider Section 18.19.100 B

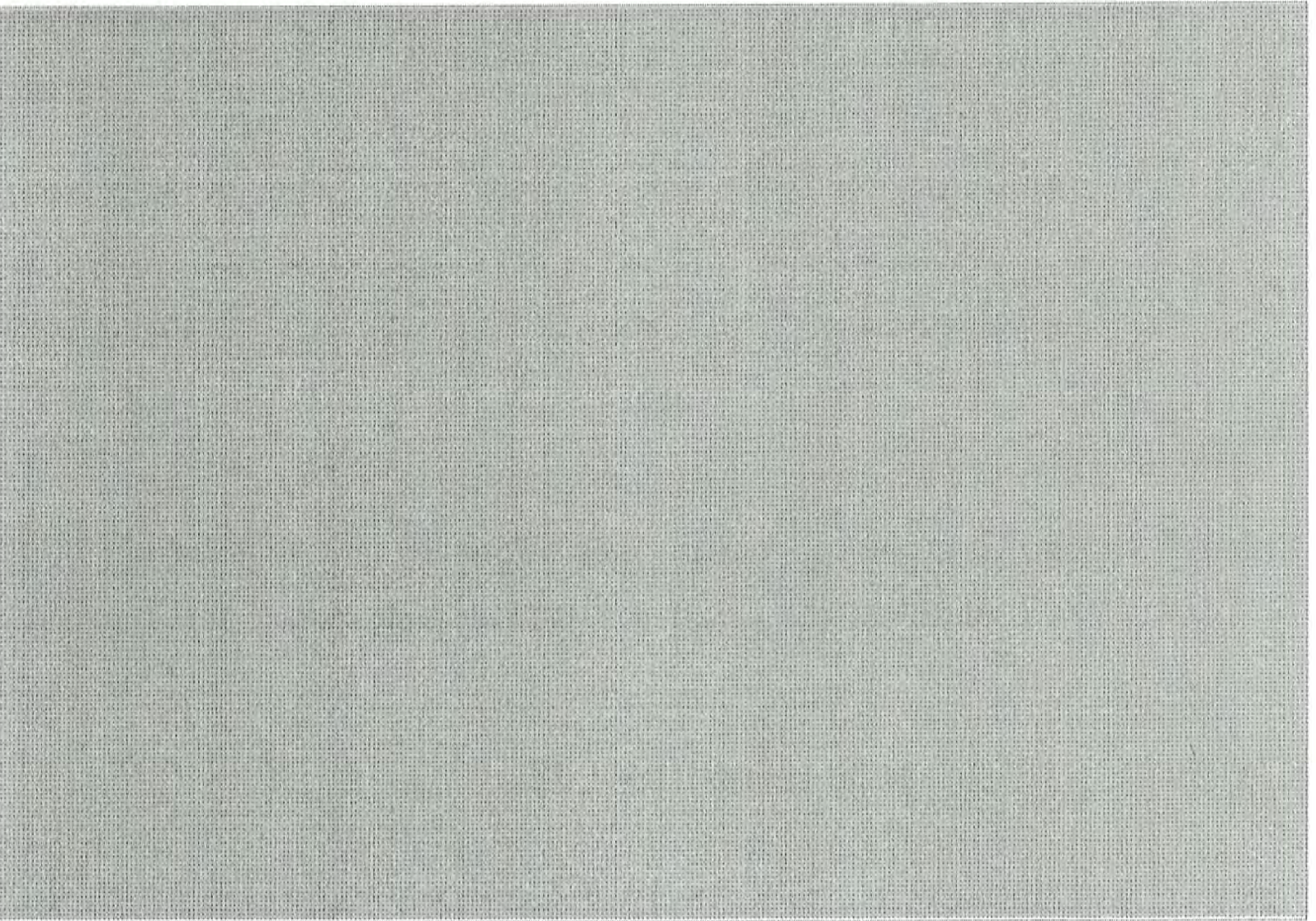
SUPPLEMENTAL INFORMATION FOR A REZONING PETITION

In order to process your application as quickly as possible, please fill in all of the sections below that are applicable to your request, and attach all appropriate maps or plans described below that are relevant to your request.

Describe the reason(s) for your rezoning request:



When evaluating a rezoning petition, staff from the Eau Claire County Department of Planning and Development consider whether the purpose of the proposed zoning district and the uses allowed in the district are appropriate for the selected location. Staff also considers whether the change in zoning will uphold the purpose of the zoning ordinance, which is to separate incompatible land uses from one another, to maintain public health and safety, to protect and conserve natural resources, to prevent overcrowding, to preserve property values, and to maintain the general welfare of the citizens. Please describe how the proposed zoning district and the uses allowed in that district are appropriate for the selected location, and how the proposed change in zoning will uphold the purpose of the zoning ordinance.



[Return to search results](#)

[Property Summary](#)

Owner (s): FARMER, RONALD		Location: NE-NE,Sect. 18, T26N,R8W	
Mailing Address: RONALD FARMER 6395 US HIGHWAY 53 EAU CLAIRE, WI 54701-8834		School District: 1554 - EAU CLAIRE AREA SCHOOL DISTRICT	
Request Mailing Address Change			
Tax Parcel ID Number: 18024-2-260818-110-0003	Tax District: 024-TOWN OF WASHINGTON	Status: Active 12-08-2021	
Alternate Tax Parcel Number: 024103402020	Government Owned:	Acres: 1.2800	
Description - Comments (Please see Documents tab below for related documents. For a complete legal description, see recorded document.): THAT PRT NE-NE LYGN ANDE OF USH 53 SEE TOD DOC 1187738			
Site Address (es): (Site address may not be verified and could be incorrect. DO NOT use the site address in lieu of legal description.)			
Printer Friendly Page		View Interactive Map	

Taxes

0 Lottery credits claimed Print tax bills: 2023 2022

Tax History

** Click on a Tax Year for detailed payment information.*

Tax Year*	Omitted	Tax Bill	Taxes Paid	Taxes Due	Interest	Penalty	Total Payoff
2023	<input type="checkbox"/>	\$18.05	\$18.05	\$0.00	\$0.00	\$0.00	\$0.00
2022	<input type="checkbox"/>	\$21.20	\$21.20	\$0.00	\$0.00	\$0.00	\$0.00
Total							\$0.00

NOTE: Current year tax bills may not be processed by the county. [Pay Taxes](#)

Interest and penalty on delinquent taxes are calculated to **April 30, 2024**.

Payoff Month: April Payoff Year: 2024 [Submit](#)

Assessments

Tax Year: 2024

Real Estate Assessments

Code	Description	Acres	Land Value	Improvement Value	Total Value	Action
Total:		0.00	0.00	0.00	0.00	
Estimated Fair Market Value:		\$0	Average Assessment Ratio:		-	

Attachments

File Name	Comment	Created On	Created By	Action
-----------	---------	------------	------------	--------

Districts

No additional Districts were found for this tax parcel.

Documents

Description	Doc. #	Vol./Pg.	Recorded	Document Date	Geom.	Exception	MFL Order	Imaging
CERTIFIED SURVEY MAP	1224444	NA	12/07/2021		Yes	No		Purchase
TERMINATION OF DEC PROPERTY	1187737	NA	03/02/2020	02/05/2020	No	No		Purchase
MISCELLANEOUS	529895	608/548	04/01/1985	03/28/1985	No	No		Purchase
WARRANTY DEED	355562	308/117	07/26/1967	07/20/1967	No	No		Purchase

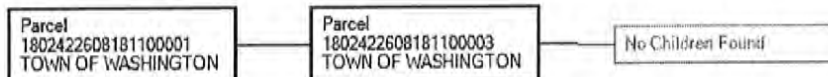
You may purchase copies of the documents listed above online.

NOTE: There may be other documents related to this parcel that are not shown here. For more information regarding document history, please contact the Register of Deeds office at (715) 839-4745.

Notes

Note	Date	By	Visibility	Alert	Locked
Parcel Created 12/8/2021	12/8/2021	Geometry Change	Public	<input type="checkbox"/>	<input checked="" type="checkbox"/>

Parcel History



Type	Parcel	Municipality	Status
Parent	1802422608181100001	TOWN OF WASHINGTON	Inactive

Permits

No permits were found for this tax parcel.

Sales History

Survey History

Description	Doc. #	LID	Lot	Block	Remnant	Survey Date	
Certified Survey Map (CSM) #3731	1224444					12/8/2021	View Survey

This listing shows all surveys performed on the current parcel.

[Log in](#)

[View Disclaimer](#)

[Database Versions](#)

Advanced Search Results Report Survey Documents

Zoom in Select Clear Selection(s) Draw & Measure Print Download Upload Toolbar Options

ns Hide Settings ^

ze: 8.5x11 Portrait

Header:

Titlebar:

Scalebar:

Legend:

Footer:

1)

Parcel ID	Owner	Property Address	Acres
024103402010	RONALD FARMER		38.42



- Addresses
- Address Labels
- ▭ Parcels
- ▭ Parcel Numbers
- ▭ Parks
- County Zoning
- ▭ Not Zoned By County
- ▭ A1 - Exclusive Agricultural District
- ▭ A2 - Agriculture-Residential District
- ▭ A3 - Agricultural District
- ▭ AP - Agricultural Preservation
- ▭ AR - Floating Agricultural-Residential District
- ▭ C1 - Neighborhood Business District
- ▭ C2 - General Business District
- ▭ C3 - Highway Business District
- ▭ F1 - Exclusive Forestry District
- ▭ F2 - Forestry District
- ▭ I1 - Nonsewered Industrial District
- ▭ I2 - Sewered Industrial District
- ▭ R1L - Single-Family Residential District, Large Lot
- ▭ R1M - Single-Family Residential District
- ▭ R2 - Two-Family Residential District
- ▭ R3 - Multiple-Family Residential District
- ▭ RH - Rural Homes District
- ▭ Towns
- Surrounding Counties
- ▭ Eau Claire
- ▭ Surrounding
- ▭ Sections
- ▭ Rivers and Streams
- ▭ Lakes and Rivers
- Flood Hazard Zones
- ▭ 0.2 PCT ANNUAL CHANCE FLOOD HAZARD
- ▭ A
- ▭ AE
- X
- Groundwater Protection District
- ▭ Zone 1

Date created: 5/3/2024
 Last Data Uploaded: 5/3/2024 2:11:16 AM



Eau Claire County, WI

Summary

Parcel Number 1802422608181100003
Alternate No 024103402020
Property Address
Legal THAT PRT NE-NE LYG N AND E OF USH 53 SEE TOD DOC
Description 1187738
Sec-Twp-Rng S18-T26N-R8W
Acres 1.28
School District EAU CLAIRE AREA SCHOOL DISTRICT
Tax District 024 - TOWN OF WASHINGTON

[View Map](#)

Owners

Mailing Address
[RONALD FARMER](#)
6395 US HIGHWAY 53
EAU CLAIRE, WI 54701

Owner
[RONALD FARMER](#)

Valuation

Assessed Year	2023	2022
Land Value	\$6,000.00	\$4,300.00
Building Value	\$1,200.00	\$800.00
Total Value	\$7,200.00	\$5,100.00
Estimated Fair Market Value	\$12,100.00	\$11,300.00

Tax History

Tax Year	2023	2022
Gross Property Tax	\$74.94	\$74.98
Managed Forest Tax	\$0.00	\$0.00
First Dollar Credit	(\$56.89)	(\$53.78)
Lottery Credit	\$0.00	\$0.00
Net Property Tax	\$18.05	\$21.20
Other Fees	\$0.00	\$0.00
SA Fees	\$0.00	\$0.00
Total Tax	\$18.05	\$21.20

No data available for the following modules: Sales, .

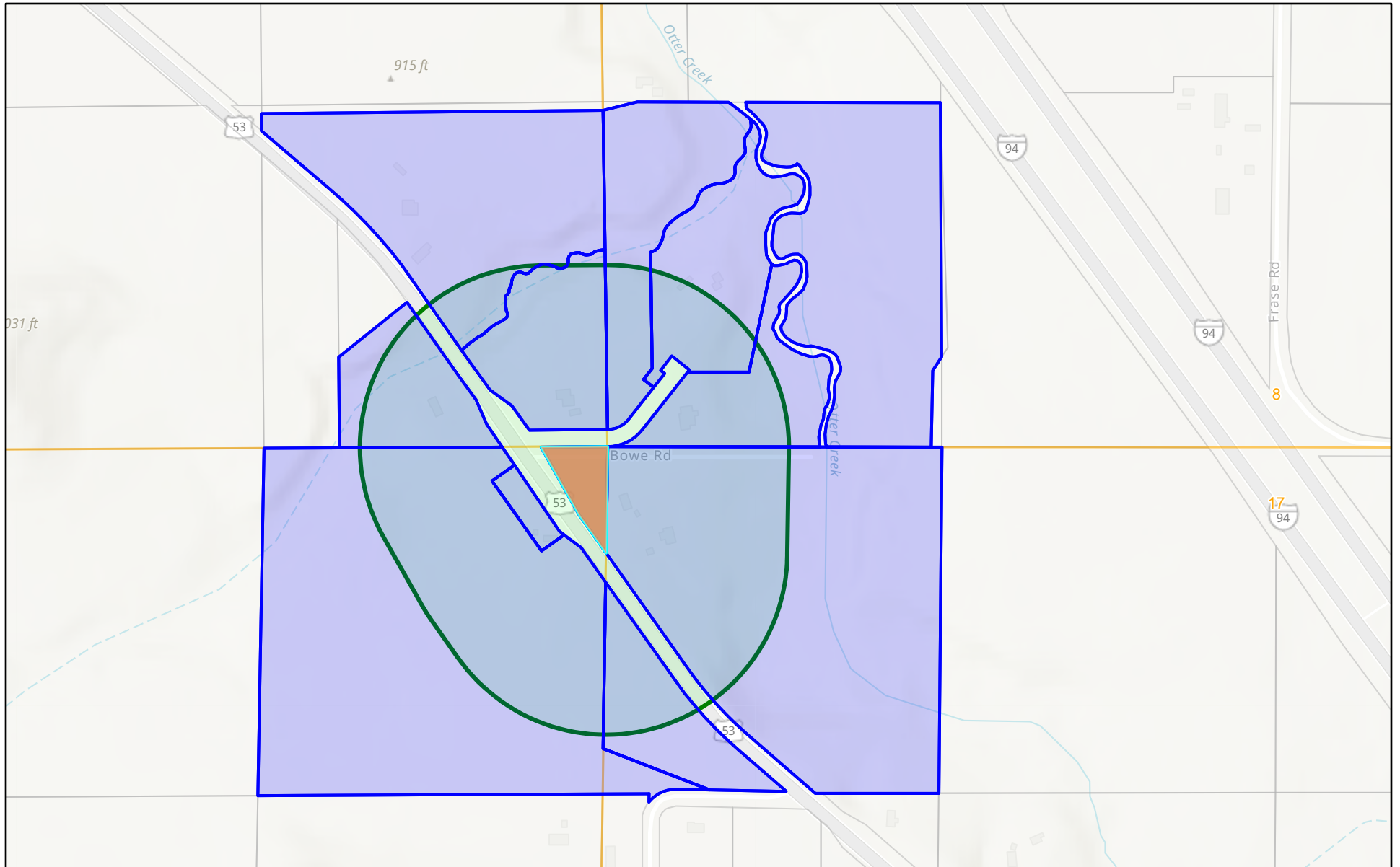
The Eau Claire County, WI Geographic Information Web Server provides online access to geographic and assessment record info currently maintained by Eau Claire for individual parcels of property. The maps and data are for illustration purposes and may not be suitable for site-specific decision making. Information found within should not be used for making financial or other commitments. Eau Claire County provides this information with the understanding that it is not guaranteed to be accurate.

[| User Privacy Policy](#) | [GDPR Privacy Notice](#)
Last Data Upload: 5/3/2024, 1:11:16 AM




[Contact Us](#)

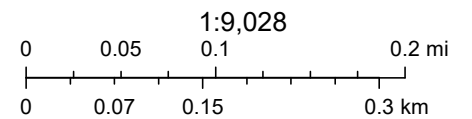


Public Notification



5/7/2024, 12:10:14 PM

-  County Boundary
-  Tax Parcel
-  Section



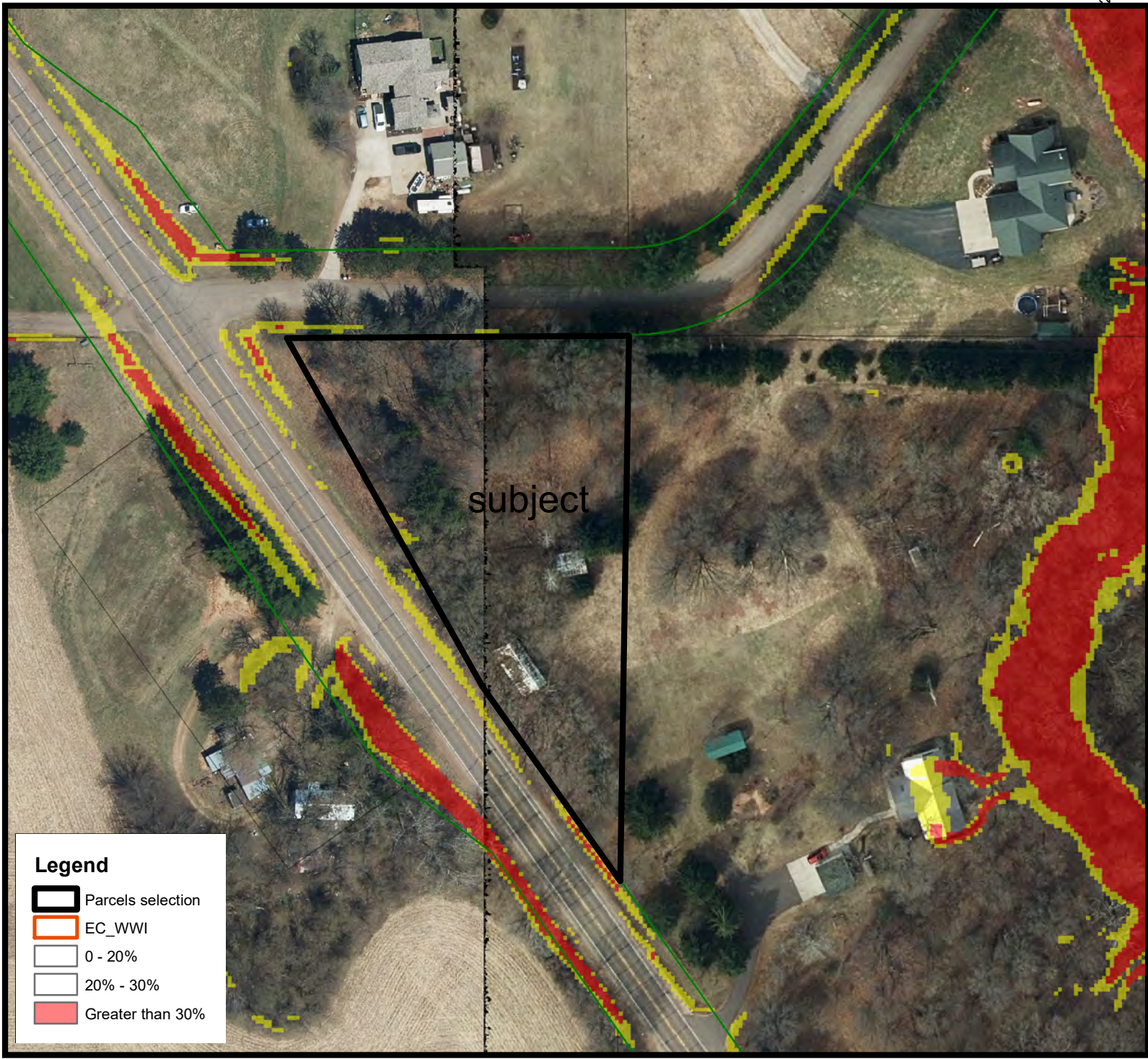
Esri, NASA, NGA, USGS, FEMA, Esri Community Maps Contributors, © OpenStreetMap, Microsoft, Esri, TomTom, Garmin, SafeGraph,

Eau Claire County, WI

FirstName LastName	Address	City State Zip
STEVEN STRAND	6550 HART RD	EAU CLAIRE WI 54701-5097
EUGENE & PATRICIA A MATHEWS	6330 US HIGHWAY 53	EAU CLAIRE WI 54701-8834
TRAVIS J SIMET	6280 US HIGHWAY 53	EAU CLAIRE WI 54701-8805
KIMBERLIE CASS	7439 BOWE RD	EAU CLAIRE WI 54701-8835
PHILLIP DOUGLAS	7480 BOWE RD	EAU CLAIRE WI 54701-8835
BRANDEN E & JODI K KRUGER	6133 US HIGHWAY 53	EAU CLAIRE WI 54701-8805
AARON TRIPLETT	7465 BOWE RD	EAU CLAIRE WI 54701-8835
REED PECHA	7476 BOWE ROAD	EAU CLAIRE WI 54701-8835

AER

21



Parcel Mapping Notes:

The horizontal datum is based on the Eau Claire County Coordinate System NAD_1983_HARN_Adj_WI_EauClaire_Feet

This map is a collection of public record information and was prepared as an ongoing commitment to provide quality and up-to-date information to the public. This map is intended for information use only. Although significant care has been exercised to produce maps that satisfy mapping accuracy standards, these maps are only as accurate as the source data from which they were compiled. These maps are intended to be advisory and are NOT designed or intended to be used as a substitute for an accurate field survey, as performed by a Wisconsin Credentialed Land Surveyor, to determine precise property location.

Eau Claire County does not warrant, guarantee or make any representations regarding the use of, or results from the use of the data in terms of correctness, accuracy, reliability, currentness, or otherwise; and the user relies on the map and results solely at their own risk.

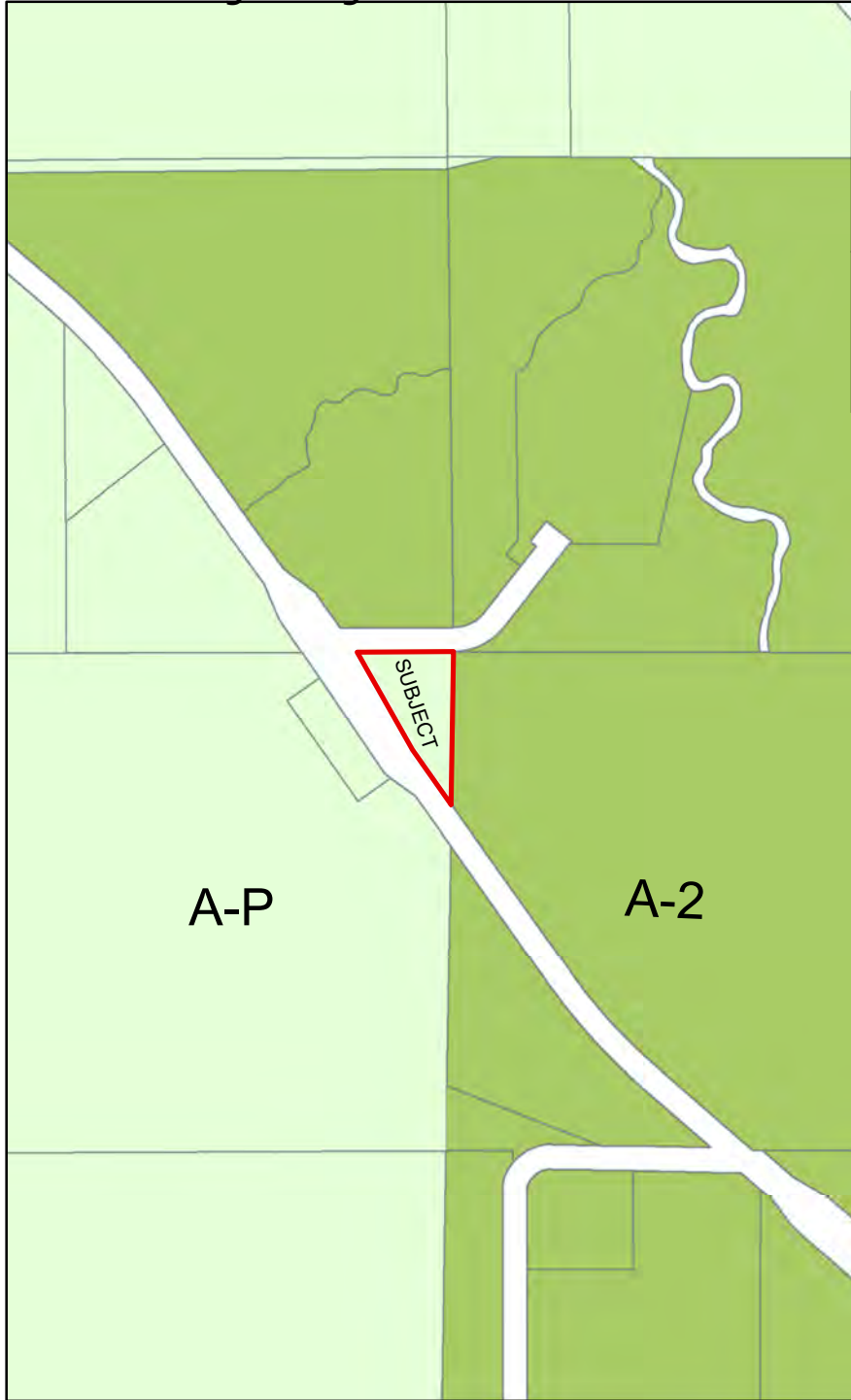




Farmer Rezoning: RZN-0014-24

Existing Zoning

1 inch = 500 feet



- A1 - Exclusive Agricultural District
- A2 - Agriculture-Residential District
- A3 - Agricultural District
- AP - Agricultural Preservation
- AR - Floating Agricultural-Residential District
- C1 - Neighborhood Business District
- C2 - General Business District
- C3 - Highway Business District
- F1 - Exclusive Forestry District
- F2 - Forestry District
- I1 - Nonsewered Industrial District
- I2 - Sewered Industrial District
- R1L - Single-Family Residential District, Large Lot
- R1M - Single-Family Residential District
- R2 - Two-Family Residential District
- R3 - Multiple-Family Residential District
- RH - Rural Homes District

- Commercial Industrial
- County Forest
- Natural Resource Protection
- Park and Recreational
- Public Institutional
- Recreational Commercial
- Rural Commercial
- Rural Hamlet
- Rural Industrial
- Rural Lands
- Rural Residential
- Rural Residential - Mobile Home
- Rural Transition
- Urban Mixed Use



Parcel Mapping Notes:
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Future Land Use

1 inch = 500 feet



FirstName LastName	Address	City State Zip
ALVIN O & BONITA Y PETERSON	S 6275 JENE RD	EAU CLAIRE WI 54701-8620
VERNON D PETERSON TRUST	S7022 COUNTY ROAD Z	EAU CLAIRE WI 54701-9562
CAROL RYAN	S6950 COUNTY ROAD Z	EAU CLAIRE WI 54701-9562
DAN BERGERSON	S 7110 COUNTY ROAD Z	EAU CLAIRE WI 54701-9562
JEAN SEVERSON	S7117 COUNTY ROAD Z	EAU CLAIRE WI 54701-8448
BRADLEY MEER	S7160 COUNTY ROAD Z	EAU CLAIRE WI 54701-8447
ANDREW N & AMANDA B JEPSEN	S 6995 COUNTY ROAD Z	EAU CLAIRE WI 54701-9562
KALEB S & STACY A SILVERBERG	S 7055 COUNTY ROAD Z	EAU CLAIRE WI 54701-9563
DAVID W & LAUREL L BAUER	W5235 COUNTY ROAD Z	EAU CLAIRE WI 54701-8618
EVAN MIDDLESWORTH	S7260 COUNTY ROAD Z	EAU CLAIRE WI 54701-8984

ZEISSET REZONE AERIAL MAP



Parcel Mapping Notes:

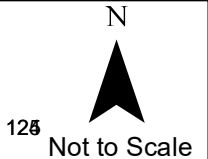
The horizontal datum is based on the Eau Claire County Coordinate System NAD_1983_HARN_Adj_WI_EauClaire_Feet

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This map was produced on April 30, 2024 by the Eau Claire County Department of Planning and Development and is for reference purposes only.

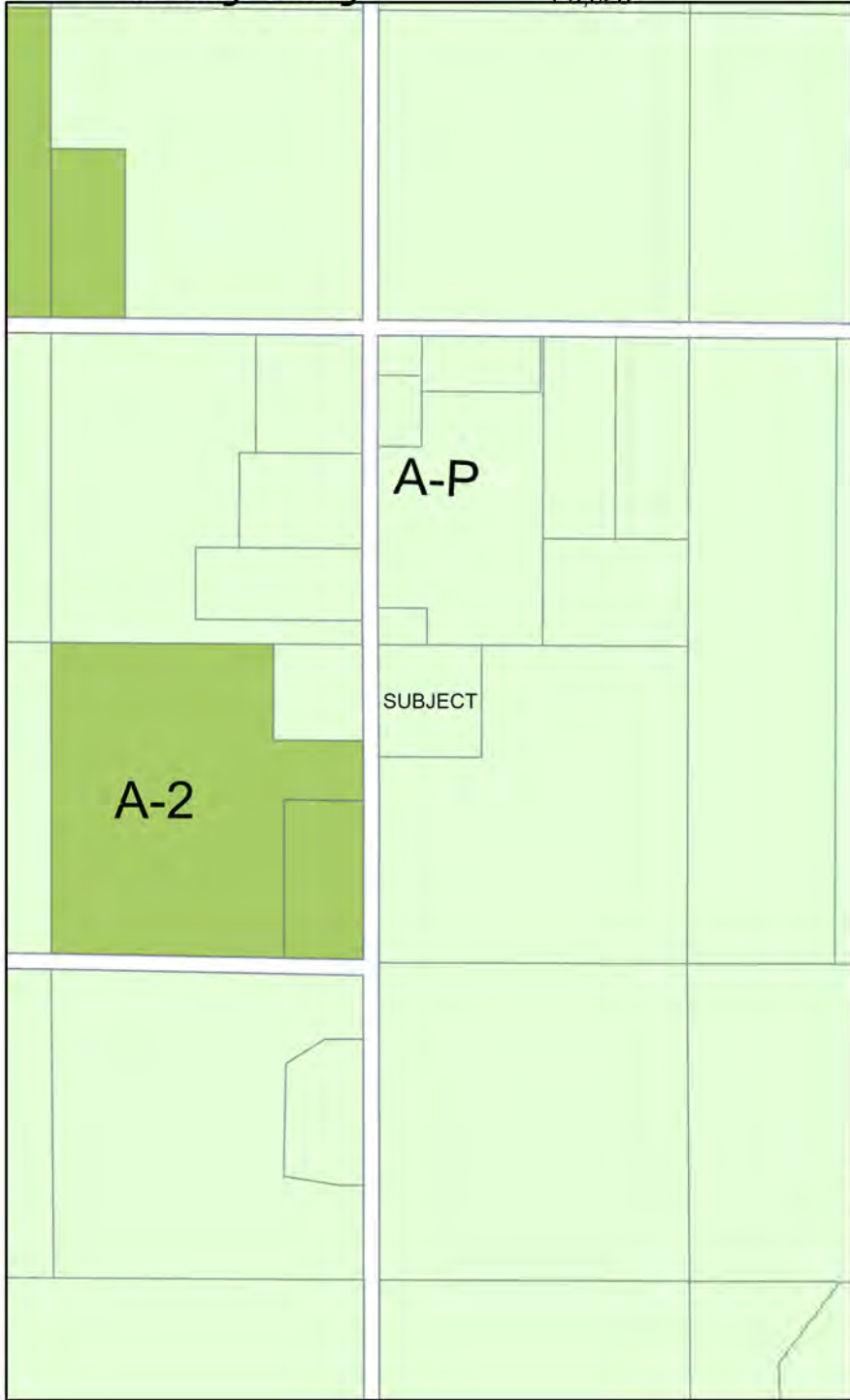




Zeisset Rezoning: RZN-0013-24

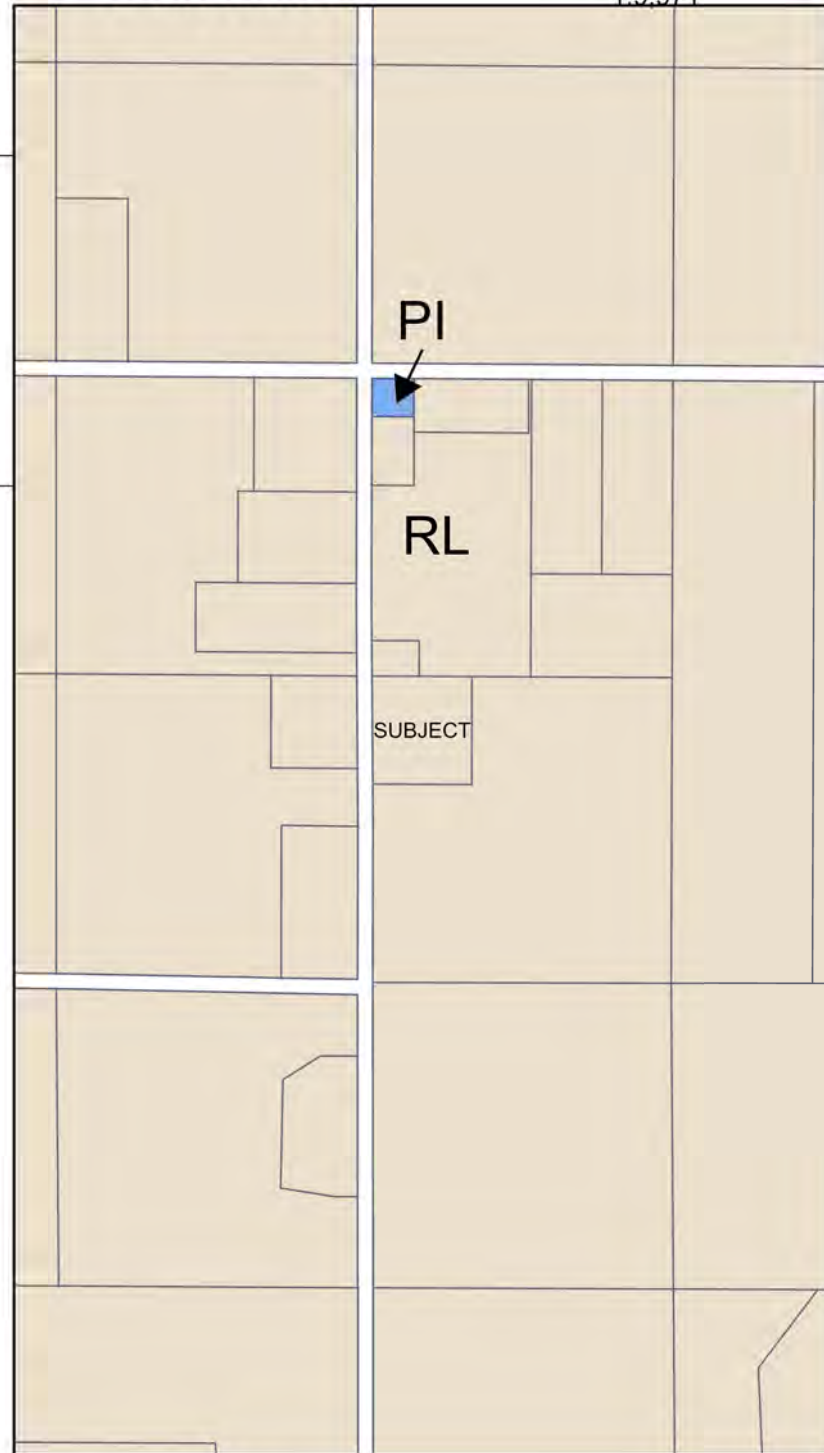
Existing Zoning

1:9,325



Future Land Use

1:9,971



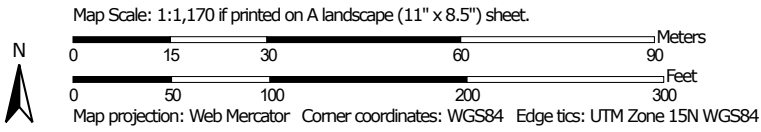
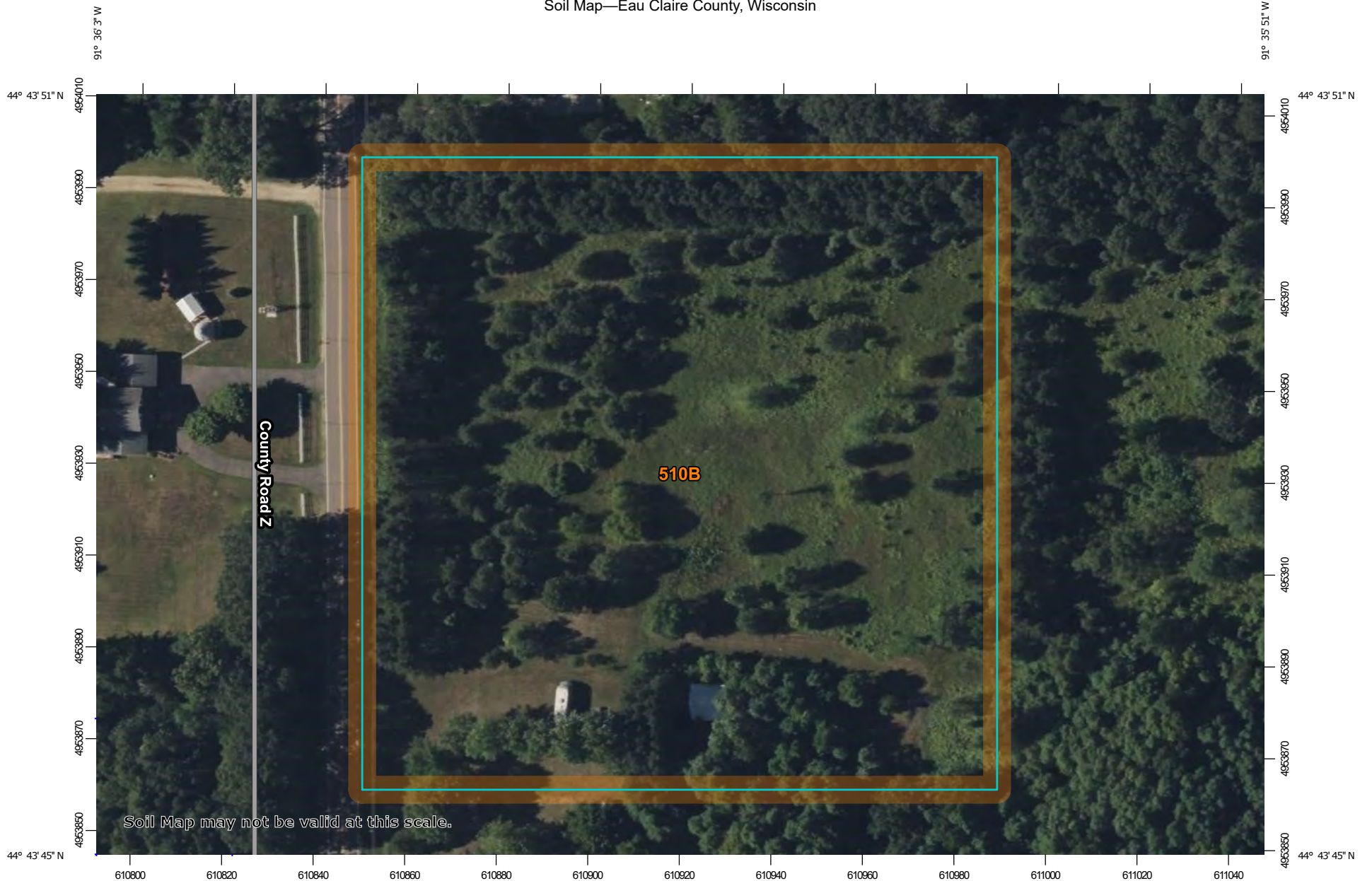
- LEGEND**
- A1 - Exclusive Agricultural District
 - A2 - Agriculture-Residential District
 - A3 - Agricultural District
 - AP - Agricultural Preservation
 - AR - Floating Agricultural-Residential District
 - C1 - Neighborhood Business District
 - C2 - General Business District
 - C3 - Highway Business District
 - F1 - Exclusive Forestry District
 - F2 - Forestry District
 - I1 - Nonsewered Industrial District
 - I2 - Sewered Industrial District
 - R1L - Single-Family Residential, Large
 - R1M - Single-Family Residential District
 - R2 - Two-Family Residential District
 - R3 - Multiple-Family Residential District
 - RH - Rural Homes District

- Commercial Industrial
- County Forest
- Natural Resource Protection
- Park and Recreational
- Public Institutional
- Recreational Commercial
- Rural Commercial
- Rural Hamlet
- Rural Industrial
- Rural Lands
- Rural Residential
- Rural Residential - Mobile Home
- Rural Transition
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Soil Map—Eau Claire County, Wisconsin





MAP LEGEND

Area of Interest (AOI)

 Area of Interest (AOI)

Soils

 Soil Map Unit Polygons

 Soil Map Unit Lines

 Soil Map Unit Points

Special Point Features



Blowout



Borrow Pit



Clay Spot



Closed Depression



Gravel Pit



Gravelly Spot



Landfill



Lava Flow



Marsh or swamp



Mine or Quarry



Miscellaneous Water



Perennial Water



Rock Outcrop



Saline Spot



Sandy Spot



Severely Eroded Spot



Sinkhole



Slide or Slip



Sodic Spot



Spoil Area



Stony Spot



Very Stony Spot



Wet Spot



Other



Special Line Features

Water Features



Streams and Canals

Transportation



Rails



Interstate Highways



US Routes



Major Roads



Local Roads

Background



Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:15,800.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
Web Soil Survey URL:
Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Eau Claire County, Wisconsin
Survey Area Data: Version 22, Sep 8, 2023

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Jul 21, 2022—Sep 13, 2022

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
510B	Boplain sand, 0 to 6 percent slopes	4.7	100.0%
Totals for Area of Interest		4.7	100.0%

Survey History

Description	Doc. #	LID	Lot	Block	Remnant	Survey Date	
Certified Survey Map (CSM) #3731	1224444					12/8/2021	View Survey

This listing shows all surveys performed on the current parcel.

[Log in](#)

[View Disclaimer](#)

[Database Versions](#)

Advanced Search Results Report Survey Documents

Zoom in Select Clear Selection(s) Draw & Measure Print Download Upload Toolbar Options

ns Hide Settings ^

ze: 8.5x11 Portrait

Header:

Titlebar:

Scalebar:

Legend:

Footer:

1)

Parcel ID	Owner	Property Address	Acres
024103402010	RONALD FARMER		38.42



- Addresses
- Address Labels
- ▭ Parcels
- ▭ Parcel Numbers
- ▭ Parks
- County Zoning
- ▭ Not Zoned By County
- ▭ A1 - Exclusive Agricultural District
- ▭ A2 - Agriculture-Residential District
- ▭ A3 - Agricultural District
- ▭ AP - Agricultural Preservation
- ▭ AR - Floating Agricultural-Residential District
- ▭ C1 - Neighborhood Business District
- ▭ C2 - General Business District
- ▭ C3 - Highway Business District
- ▭ F1 - Exclusive Forestry District
- ▭ F2 - Forestry District
- ▭ I1 - Nonsewered Industrial District
- ▭ I2 - Sewered Industrial District
- ▭ R1L - Single-Family Residential District, Large Lot
- ▭ R1M - Single-Family Residential District
- ▭ R2 - Two-Family Residential District
- ▭ R3 - Multiple-Family Residential District
- ▭ RH - Rural Homes District
- ▭ Towns
- Surrounding Counties
- ▭ Eau Claire
- ▭ Surrounding
- ▭ Sections
- ▭ Rivers and Streams
- ▭ Lakes and Rivers
- Flood Hazard Zones
- ▭ 0.2 PCT ANNUAL CHANCE FLOOD HAZARD
- ▭ A
- ▭ AE
- X
- Groundwater Protection District
- ▭ Zone 1

Date created: 5/3/2024
 Last Data Uploaded: 5/3/2024 2:11:16 AM

Developed by
 Schneider
 GEOSPATIAL

Eau Claire County, WI

Summary

Parcel Number 1802422608181100003
Alternate No 024103402020
Property Address
Legal THAT PRT NE-NE LYG N AND E OF USH 53 SEE TOD DOC
Description 1187738
Sec-Twp-Rng S18-T26N-R8W
Acres 1.28
School District EAU CLAIRE AREA SCHOOL DISTRICT
Tax District 024 - TOWN OF WASHINGTON

[View Map](#)

Owners

Mailing Address
[RONALD FARMER](#)
6395 US HIGHWAY 53
EAU CLAIRE, WI 54701

Owner
[RONALD FARMER](#)

Valuation

Assessed Year	2023	2022
Land Value	\$6,000.00	\$4,300.00
Building Value	\$1,200.00	\$800.00
Total Value	\$7,200.00	\$5,100.00
Estimated Fair Market Value	\$12,100.00	\$11,300.00

Tax History

Tax Year	2023	2022
Gross Property Tax	\$74.94	\$74.98
Managed Forest Tax	\$0.00	\$0.00
First Dollar Credit	(\$56.89)	(\$53.78)
Lottery Credit	\$0.00	\$0.00
Net Property Tax	\$18.05	\$21.20
Other Fees	\$0.00	\$0.00
SA Fees	\$0.00	\$0.00
Total Tax	\$18.05	\$21.20

No data available for the following modules: Sales, .

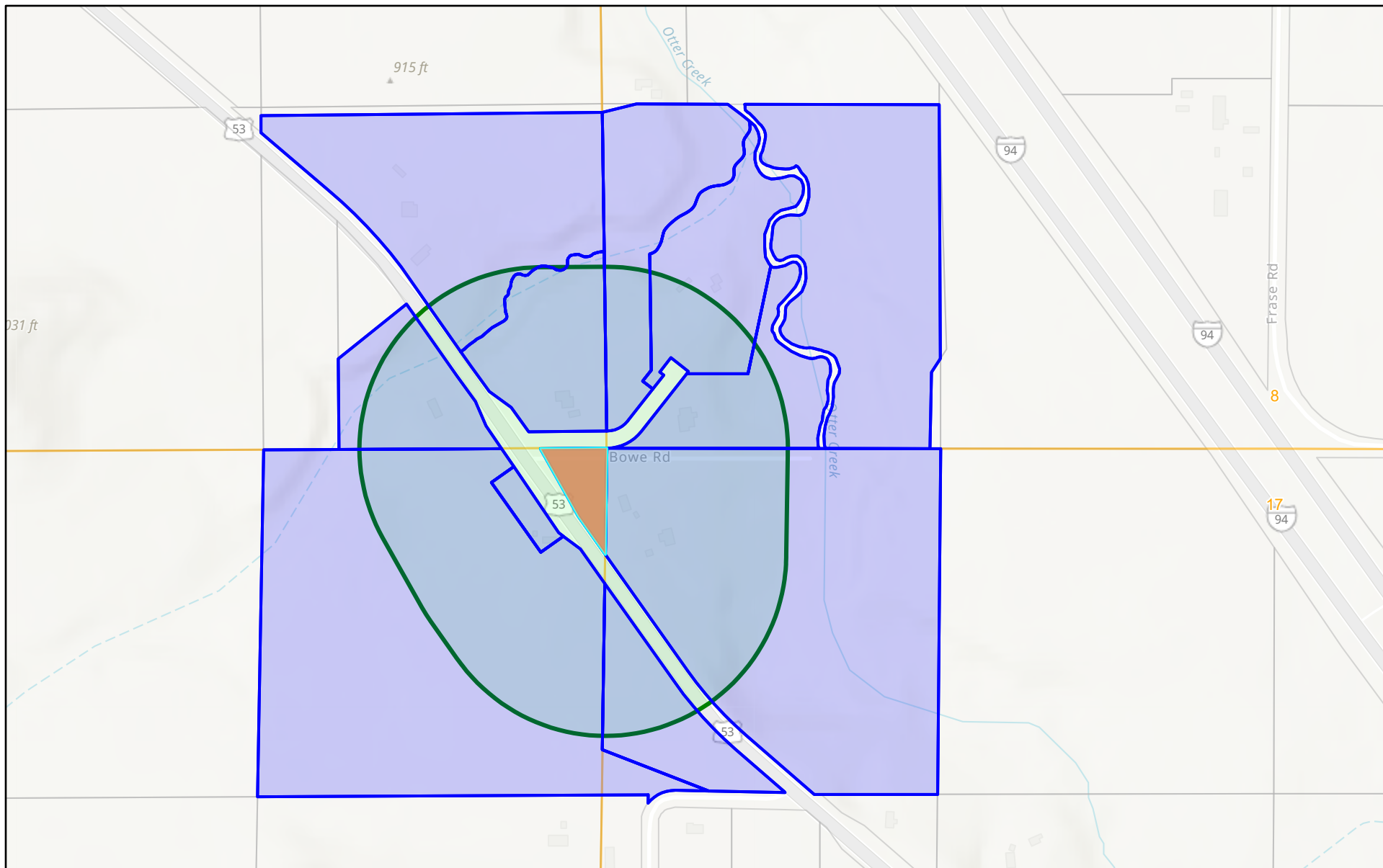
The Eau Claire County, WI Geographic Information Web Server provides online access to geographic and assessment record info currently maintained by Eau Claire for individual parcels of property. The maps and data are for illustration purposes and may not be suitable for site-specific decision making. Information found within should not be used for making financial or other commitments. Eau Claire County provides this information with the understanding that it is not guaranteed to be accurate.

[| User Privacy Policy](#) | [GDPR Privacy Notice](#)
Last Data Upload: 5/3/2024, 1:11:16 AM




[Contact Us](#)

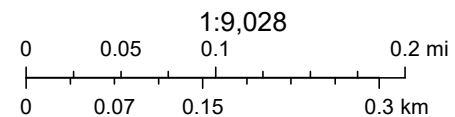


Public Notification



5/7/2024, 12:10:14 PM

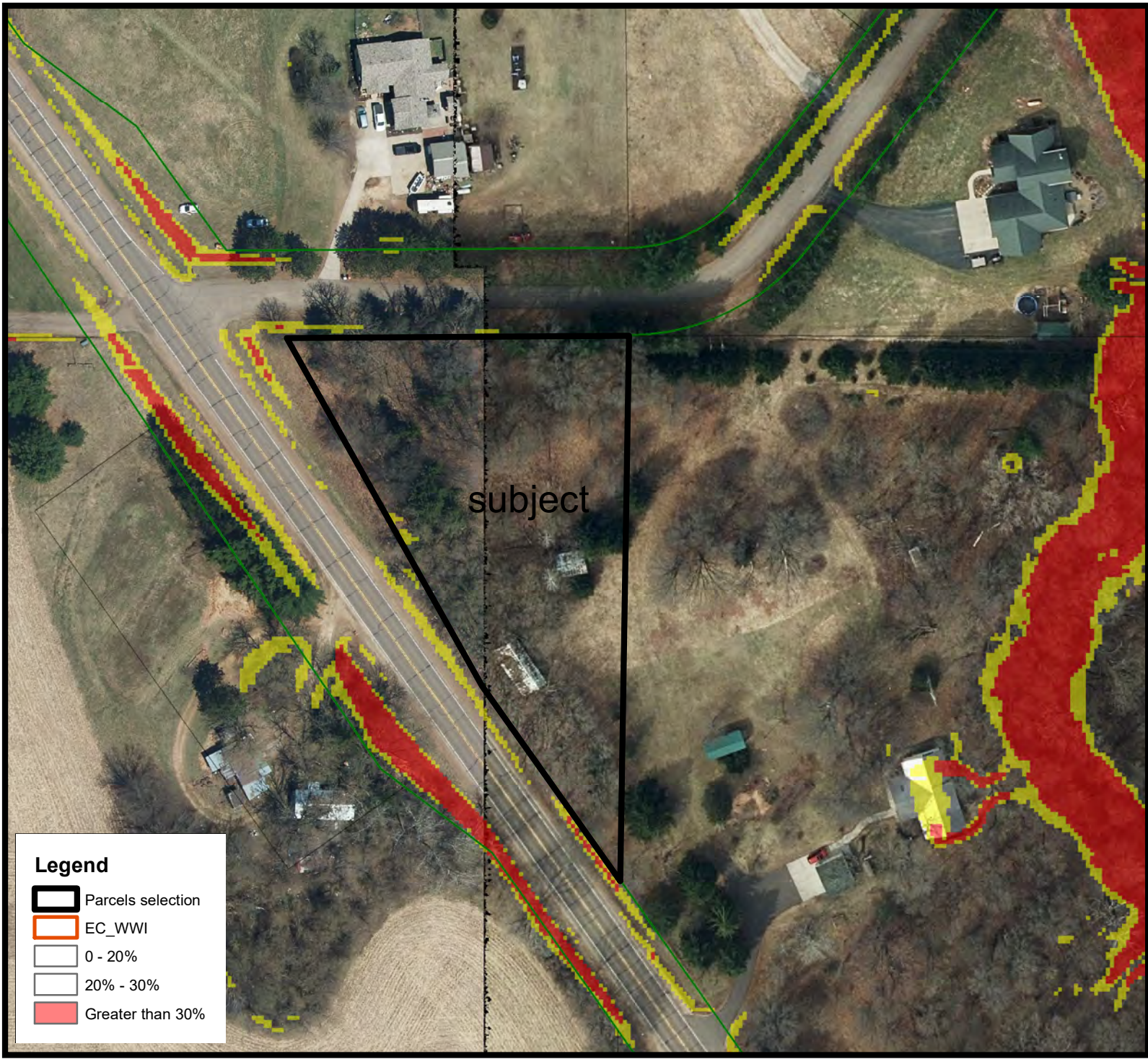
-  County Boundary
-  Tax Parcel
-  Section



Esri, NASA, NGA, USGS, FEMA, Esri Community Maps Contributors, © OpenStreetMap, Microsoft, Esri, TomTom, Garmin, SafeGraph,

FirstName LastName	Address	City State Zip
STEVEN STRAND	6550 HART RD	EAU CLAIRE WI 54701-5097
EUGENE & PATRICIA A MATHEWS	6330 US HIGHWAY 53	EAU CLAIRE WI 54701-8834
TRAVIS J SIMET	6280 US HIGHWAY 53	EAU CLAIRE WI 54701-8805
KIMBERLIE CASS	7439 BOWE RD	EAU CLAIRE WI 54701-8835
PHILLIP DOUGLAS	7480 BOWE RD	EAU CLAIRE WI 54701-8835
BRANDEN E & JODI K KRUGER	6133 US HIGHWAY 53	EAU CLAIRE WI 54701-8805
AARON TRIPLETT	7465 BOWE RD	EAU CLAIRE WI 54701-8835
REED PECHA	7476 BOWE ROAD	EAU CLAIRE WI 54701-8835

FARMER REZONE AERIAL - SLOPE MAP



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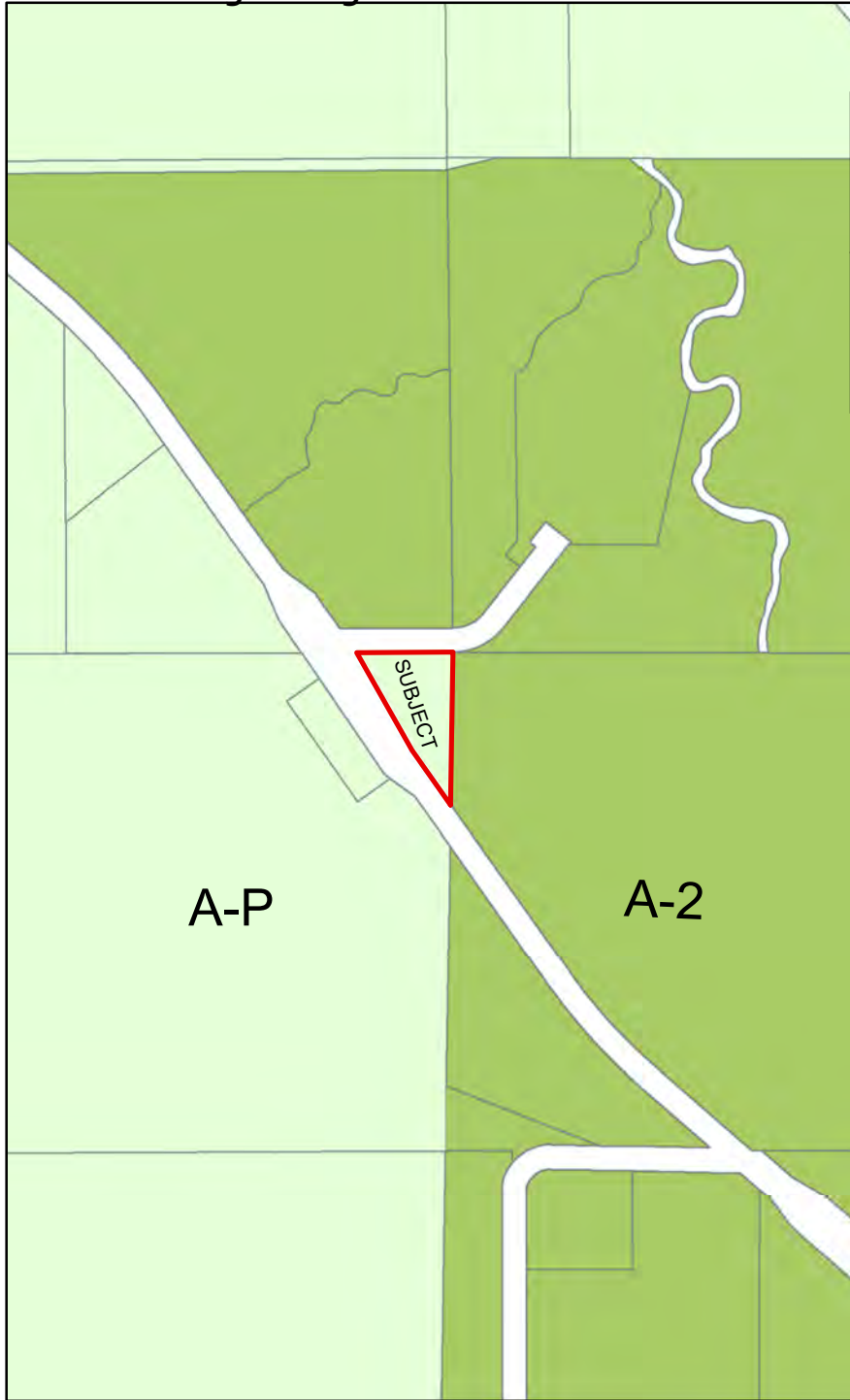




Farmer Rezoning: RZN-0014-24

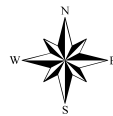
Existing Zoning

1 inch = 500 feet



- Legend**
- A1 - Exclusive Agricultural District
 - A2 - Agriculture-Residential District
 - A3 - Agricultural District
 - AP - Agricultural Preservation
 - AR - Floating Agricultural-Residential District
 - C1 - Neighborhood Business District
 - C2 - General Business District
 - C3 - Highway Business District
 - F1 - Exclusive Forestry District
 - F2 - Forestry District
 - I1 - Nonsewered Industrial District
 - I2 - Sewered Industrial District
 - R1L - Single-Family Residential District, Large Lot
 - R1M - Single-Family Residential District
 - R2 - Two-Family Residential District
 - R3 - Multiple-Family Residential District
 - RH - Rural Homes District

- Commercial Industrial
- County Forest
- Natural Resource Protection
- Park and Recreational
- Public Institutional
- Recreational Commercial
- Rural Commercial
- Rural Hamlet
- Rural Industrial
- Rural Lands
- Rural Residential
- Rural Residential - Mobile Home
- Rural Transition
- Urban Mixed Use



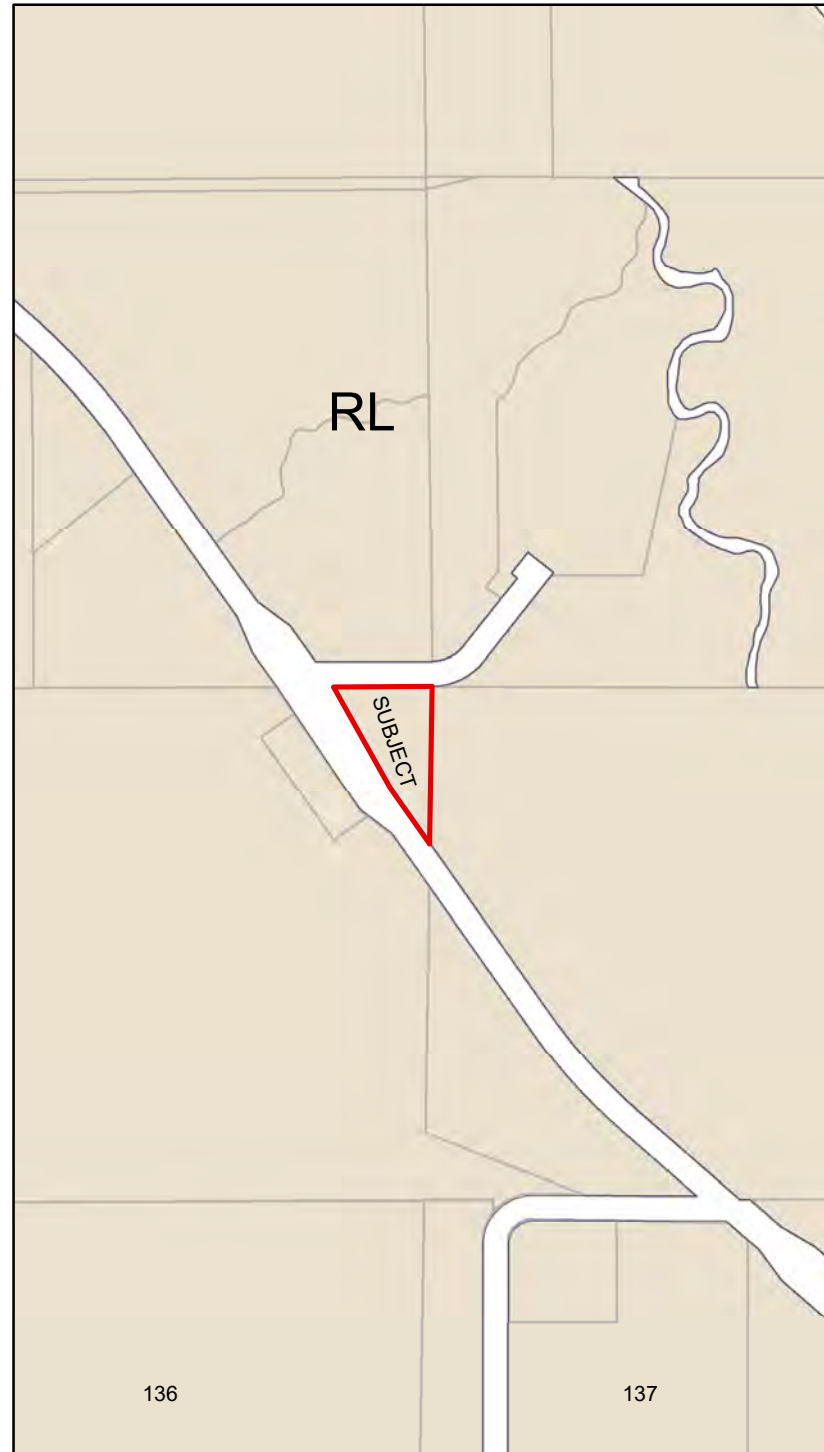
Parcel Mapping Notes:
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Future Land Use

1 inch = 500 feet



FACT SHEET
File No. 24-25/039

RE: Rezone 9.50 acres +/- from the A-P Agricultural Preservation District to the A-2 Agriculture-Residential District and 28.67 acres +/- from the A-P Agricultural Preservation District to the A-3 Agriculture District.

Legal Description and Location: Part of the NE¼ NW¼ of Section 26, T27N, R8W, Town of Lincoln, Eau Claire County, Wisconsin (complete legal description attached).

Size of area to be rezoned: 38.17 acres +/-

ADJACENT ZONING & LAND USES:

LOCATION	ZONING	LAND USE
Subject	A-P	Agricultural, Residential, Woodlands
North	A-2	Woodlands
East	A-1	Woodlands, Wetlands
South	A-P	Forestry
West	A-P	Agricultural

LAND USE PLANS: The Eau Claire County Future Land Use Map includes the property in the Rural Lands (RL) planning area and the Town of Lincoln Future Land Use Map includes the property in the Rural Preservation (RP) planning area.

Eau Claire County Rural Lands (RL) Intent and Description: *The primary intent of these areas is to preserve productive agricultural lands, protect existing farm & forestry operations from encroachment by incompatible uses, promote further investments in farming, maintain farmer eligibility for incentive programs, and preserve wildlife habitat and open spaces. In other words, to preserve the rural character of these areas.*

Staff Conclusions and Recommendation: Staff finds that the proposed rezoning request substantially conforms with the Eau Claire County Comprehensive Plan. The Eau Claire County Comprehensive Plan recognizes that the proposed A-2 and A-3 zoning districts are consistent within the mapped future land use designation.

Town Board Action: The Lincoln Town Board considered the rezoning petition on Monday, June 10, 2024, and recommended approval (3-0 vote).

Committee Action: The Eau Claire County Committee on Planning & Development held a public hearing on Tuesday, June 11, 2024 regarding the proposed rezoning. On a vote of 5 in favor and 0 against, the Committee recommends approval of the rezoning to the County Board. The committee considered the applicant’s testimony as well as the Town Board’s and staff’s recommendations.

Fiscal Impact: None

Respectfully submitted on behalf of the Committee on Planning and Development,



Matt Michels, AICP
Senior Planner

4 -AMENDING THE 1982 OFFICIAL ZONING DISTRICT BOUNDARY MAP FOR THE
5 TOWN OF LINCOLN-

6 The County Board of Supervisors of the County of Eau Claire does ordain as follows:

7
8 **SECTION 1.** That the 1982 Official Zoning District Boundary Map for the Town of Lincoln, described as
9 follows:

10 **PARCEL 1**

11 A parcel of land being part of the Northeast Quarter of the Northwest Quarter,
12 Section 26, Township 27 North, Range 8 West, Town of Lincoln, Eau
13 Claire County, Wisconsin. The parcel is more particularly described as
14 follows:
15

- 16 Commencing at the North Quarter Corner of said Section 26;
- 17 Thence S0°22'03"W, 66.01 feet along the East line of said Northeast Quarter of
- 18 the Northwest Quarter to Point of Beginning "A".
- 19 Thence Continuing S0°22'03"W, 1149.15 feet;
- 20 Thence N70° 12'03"W, 1145.96 feet;
- 21 Thence N88°59'01 "W, 255.19 feet to the West line of said Northeast Quarter of
- 22 the Northwest Quarter;
- 23 Thence N0°20'19"E, 790.62 feet along the West line of said Northeast Quarter of
- 24 the Northwest Quarter;
- 25 Thence S88°32'07"E, 1336.51 feet to Point of Beginning "A".

26 Said described parcel of land containing 28.67 acres +/-, of land and is subject to
27 the easements and restrictions of record to be reclassified from the A-P
28 Agricultural Preservation District to the A-3 Agricultural District.

29 **PARCEL 2**

30 A parcel of land being part of the Northeast Quarter of the Northwest Quarter,
31 Section 26, Township 27 North, Range 8 West, Town of Lincoln, Eau
32 Claire County, Wisconsin. The parcel is more particularly described as
33 follows:
34

- 35 Commencing at the North Quarter Corner of said Section 26;
- 36 Thence S0°22'03"W, 66.01 feet along the East line of said Northeast Quarter of
- 37 the Northwest Quarter;
- 38 Thence Continuing S0°22'03"W, 1149.15 feet to Point of Beginning "B".
- 39 Thence Continuing S0°22'03"W, 90.03 feet to the Southeast corner of said
- 40 Northeast Quarter of the Northwest Quarter;
- 41 Thence N88°59'01"W, 1335.72 feet to said Southwest corner of the Northeast
- 42 Quarter of the Northwest Quarter;
- 43 Thence N0°20'19"E, 459.03 feet along the West line of said Northeast Quarter of
- 44 the Northwest Quarter;

1 Thence S88°59'01"E, 255.19 feet;
2 Thence S70°12'03"E, 1145.96 feet to Point of Beginning "B".
3

4 Said described parcel of land containing 9.50 acres +/-, of land and is subject to
5 the easements and restrictions of record to be reclassified from the A-P
6 Agricultural Preservation District to the A-2 Agriculture-Residential
7 District.
8
9

10 **SECTION 2.** Where a certified survey map is required and may alter the above described
11 property description, the official zoning district map for the town shall be automatically
12 amended to reflect the property description of the certified survey map.
13
14

15 ENACTED:

I hereby certify that the foregoing correctly represents the
action taken by the undersigned Committee on June 11,
2024 by a vote of for, against.

Committee on Planning & Development

	AYE	NAY	ABSTAIN
_____ Supervisor Robin Leary	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
_____ Supervisor Jim Dunning	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
_____ Supervisor Dane Zook	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
_____ Supervisor Caleb Aichele	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
_____ Supervisor Michele Skinner	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Reviewed by Finance Dept.
for Fiscal Impact

APPROVED
By Sharon McIlquham at 1:05 pm, Jun 14, 2024

Dated this 11 day of June, 2024
Resolution 24-25/039

hw



EAU CLAIRE COUNTY PLANNING STAFF RECOMMENDATION

REZONE NUMBER: RZN-0015-24 **COMPUTER NUMBER:** 012113908000

PUBLIC HEARING DATE: June 11, 2024

STAFF CONTACT: Matt Michels, Senior Planner

OWNER: Loren J. Roth, S 2065 Oak Knoll Rd., Fall Creek, WI 54742

AGENT: Mark Erickson, 711 S. Hillcrest Parkway, Altoona, WI 54720

REQUEST: Rezone 9.50 acres +/- from the A-P Agricultural Preservation District to the A-2 Agriculture-Residential District and 28.67 acres +/- from the A-P Agricultural Preservation District to the A-3 Agriculture District

LOCATION: Southeast corner of County Road SS and Oak Knoll Road

LEGAL DESCRIPTION: Part of the NE¼ NW¼ of Section 26, T27N, R8W, Town of Lincoln, Eau Claire County, Wisconsin (complete legal description attached)

RECOMMENDATION Approval of request based on findings outlined on Page 5 of this report.

BACKGROUND

SITE CHARACTERISTICS:

The southern portion of the property is developed with a single-family residence, garage, and barn.

- The southern portion of the property contains rows of planted pines.
- The northern portion of the property is mostly farmland.
- There is a wetland area on the eastern side of the property.

EXISTING ZONING DISTRICT:

A-1 Exclusive Agricultural District. The A-1 Exclusive Agricultural District is established to “*preserve areas for farming or agricultural use and to minimize land use conflicts between farms and non-farms.*” Permitted principal uses include agricultural uses, nurseries, and livestock facilities. Note that as of December 15, 2015 the A-1 zoning district is no longer a certified farmland preservation zoning district.

REQUESTED ZONING DISTRICTS:

A-2 Agriculture-Residential District. *This district is established to provide an area for limited residential and hobby farm development in a rural atmosphere.*

A-3 Agricultural District. *This district is established to protect the agricultural base of the county; preserve the county’s natural resources and open space; provide an area for limited residential and hobby farm development in a rural atmosphere; and minimize urban sprawl and its associated public costs.*

ZONING/LAND USE CONTEXT:

LOCATION	ZONING	LAND USE
Subject	A-P	Agricultural, Residential, Woodlands
North	A-2	Woodlands
East	A-1	Woodlands, Wetlands
South	A-P	Forestry
West	A-P	Agricultural

COMPREHENSIVE PLANS:

The Eau Claire County Future Land Use Map includes the property in the Rural Lands (RL) planning area and the Town of Lincoln Future Land Use Map includes the property in the Rural Preservation (RP) planning area. Following are descriptions of the intent of the applicable County and Town comprehensive plan future land use categories and applicable policies.

Eau Claire County:

- Rural Lands Intent and Description: *The primary intent of these areas is to preserve productive agricultural lands, protect existing farm & forestry operations from encroachment by incompatible uses, promote further investments in farming, maintain farmer eligibility for incentive programs, and preserve wildlife habitat and open spaces. In other words, to preserve the rural character of these areas.*
- Applicable Policies:
 1. *Farming and other agriculture uses, agricultural-related businesses, cottage industries, forestry, mineral extraction, open space, and utilities shall be established as the primary land uses within these areas. Other uses may be permitted if found to be compatible with these uses and existing uses adjacent to the property.*
 2. *The preferred housing density is one (1) unit per 20 or more acres; however, local comprehensive plans may be more or less restrictive than this guideline and generally range from one (1) unit per five (5) acres to one (1) unit per 35 acres.*
 3. *For those Towns under County Zoning, the following Eau Claire County Zoning Districts will be considered for approval within RP areas: A-1 Exclusive Agricultural District, A-2 Agricultural-Residential District, A-3 Agricultural District, A-R Floating Agricultural-Residential District, F-2 Forestry District, F-1 Forestry District, and the proposed AC-R District noted below. The following additional policies shall apply to rezoning petitions:*
 - a. *Rezoning land to the A-R Floating Agricultural-Residential District or the proposed AC-R Agricultural Compatible Residential District is preferred over additional non-farm A-2 or A-3 parcels, unless rezoning land to either of these districts will not interfere with, will not disrupt, or will not be incompatible with farming or agricultural use, and will not take land suitable for cultivation or other agricultural use out of production.*

Town of Lincoln:

- Rural Preservation Intent and Description: *The primary intent of these areas is to preserve productive agricultural lands in the long-term, protect existing farm & forestry operations from encroachment by incompatible uses, promote further investments in farming, maintain farmer eligibility for incentive programs, and to preserve wildlife habitat and open spaces. In other words, to preserve the rural character of these areas. As mapped, this designation includes farmland, scattered open lands, woodlots, agricultural-related uses, cottage industries, mineral extraction operations, farmsteads, and existing non-farm single-family residences. Future*

development in the RP area is expected to be consistent with the existing pattern of development, and the policies specified below for RP areas.

- Applicable Policies:
 1. *Farming and agricultural uses shall be established as the primary land uses within these areas. Non-farm development shall only be allowed if it will not interfere with, will not disrupt, or will not be incompatible with farming or agricultural use, and will not take significant tracts of land suitable for cultivation or other agricultural use out of production.*
 2. *Agriculturally related businesses, cottage industries, utility, recreation, mineral extraction, religious and government uses may be permitted based on the conditional use requirements of the appropriate Eau Claire County base zoning districts for RP areas.*
 3. *Proposals for any new non-farm residential development shall be consistent with the following policies:*
 - a. *The maximum gross density for non-farm residential lots shall be one (1) unit per five (5) acres held in single ownership, except as otherwise provided below for conservation subdivisions. The minimum lot size for non-farm residential lots shall be one (1) acre. The balance of the land not included for residential lots shall be placed in a permanent conservation easement for agriculture, forestry, and open space use.*
 - b. *Any new non-farm residential lot shall have a “Right to Farm” disclosure attached to it acknowledging that the potential non-farm owner has been informed that his lot has been established in an area where farming is the preferred land use, and stating that the owner understands that he must abide by the State of Wisconsin “Right to Farm” statute (WI Stat. 823.08). This language shall be recorded on the deed to the property, transferable to subsequent owners.*
 - c. *Non-farm residential development shall only occur on land that is marginal for agricultural productivity. At least 80% of any proposed new lot shall not contain Highly Productive Soils as defined in this plan. In addition, it is the preference of the Town of Lincoln that new non-farm residential lots that are approved in accord with these policies be located adjacent to or near existing non-farm development.*

The application has been found to be substantially consistent with the intent, description, and the applicable policies of the Eau Claire County Rural Lands land use category.

FARMLAND PRESERVATION PLAN:

The property is included in the Eau Claire County Farmland Preservation Plan, which allows participating farmers to claim tax credits. The proposed A-2 and A-3 zoning districts are not certified districts and do not qualify for the farmland preservation tax credit program.

Comprehensive Plan Summary

The proposed A-2 and A-3 zoning districts are consistent with the intent and description and the applicable policies of the Eau Claire County Comprehensive Plan Rural Lands Planning Area as it is an agricultural district that generally limits non-farm residential development and associated land use conflicts.

ANALYSIS

When rezoning land, a finding should be made that the purpose of the proposed zoning district and the uses that are allowed in that district are appropriate for the location; and that the rezoning will uphold the purpose of the zoning ordinance. A finding should also be made that the rezone is consistent with the County’s Comprehensive Plan.

A-P Rezoning Standards

In addition, there are four standards for approving a rezoning of land from the A-P Agricultural Preservation zoning district to any other district. The following provides an analysis of this rezoning petition based on those standards:

Standard 1 - *The land is better suited for a use not allowed in the A-P Agricultural Preservation zoning district based on a review of soil types, historical productivity, location, and adjacent land uses.*

- **Soil Types** – The property contains a mix of soil types. However, they are predominantly non-prime soils.
- **Historical Productivity** – The majority of the northern portion of the property is cultivated for agriculture. Historical productivity is not known.
- **Site Location** – The property is located on the southeast corner of County Road SS and Oak Knoll Road.
- **Adjacent Land Uses** – Uses in the area include a mixture of farmland, woodlands, farm and non-farm single-family residences, and wetland complexes.

Standard 2 - *The rezoning is consistent with any applicable comprehensive plans.*

The proposed rezoning substantially conforms to the future land use intent, purpose, and policies for the Eau Claire County Comprehensive Plan, including policies related to limiting residential density in rural areas of the County and limiting conversion of productive farmland. No new development is proposed with this rezoning, although there is potential for a non-farm residence on the proposed A-3 lot.

Standard 3 - *The rezoning is substantially consistent with the certified Eau Claire County Farmland Preservation Plan.* The proposed rezoning would not immediately remove productive farmland from cultivation, but there may be a loss of farmland in the future if a residence and other improvements are constructed on the proposed A-3 lot.

Standard 4 - *The rezoning will not substantially impair or limit current or future agricultural use of surrounding parcels of land that are zoned for or legally restricted to agricultural use.*

The proposed rezoning will not likely impair or limit current or future agricultural use, except as noted above.

Town Board Action: The Lincoln Town Board will consider the rezoning petition on Monday, June 10, 2024.

The rezoning petition has been evaluated for consistency with the purpose of the A-2 and A-3 Districts and the uses allowed in the district. The request is generally consistent with the purpose of the zoning code based on the following findings:

- The proposed rezoning is substantially consistent with the intent and purpose of the Eau Claire County Future Land Use plan.
- Existing uses in the area include woodlands, agricultural fields, and farm and non-farm single-family residences.
- Zoning includes a mix of A-P, A-2, A-1, RH, F-1 and F-2 in vicinity of the subject property.

CONCLUSION

The rezone petition has been evaluated for consistency with the following:

- Eau Claire County Comprehensive Plan future land use designation
- Eau Claire County Comprehensive Plan goals, objectives and policies
- Eau Claire County Zoning Ordinance, including purpose of the zoning code and allowable uses in the A-2 District

In addition, the following factors have also been considered:

- Input of surrounding property owners. No correspondence in support or opposed to the proposed rezoning has been received, to date.

FINDINGS

Findings in Favor:

1. The request is generally consistent with the goals, objectives, and policies of the Eau Claire County Comprehensive Plan, as required by Section 19.01.020.B of the Eau Claire County Code; and Wisconsin Statutes §66.1001(1)(am) and §66.1001(3)(j), including the intent, description, and policies of the Rural Lands Future Land Use classification in Section 3.3 of the Eau Claire County Comprehensive Plan and Map 9 (Future Land Use) of the Eau Claire County Comprehensive Plan.
2. There are numerous A-2 zoned lots near the subject property, and adjacent lands to the north of County Road SS are planned for Rural Residential uses.
3. The property has required road frontage on Oak Knoll Road and County Road SS.
4. The applicant indicates that they intend to keep the agricultural land in production.

Finding Against:

1. The rezoning of the northern portion of the property to A-3 enables potential development of a non-farm residence on agricultural land and potential loss of agricultural land.



Department of Planning and Development

Eau Claire County Courthouse
 721 Oxford Avenue, Room 3344
 Eau Claire, Wisconsin 54703
 715-839-4741

Application Accepted:	05/21/2024
Accepted By:	Matt Michels
Receipt Number:	✓
Town Hearing Date:	6/10/24
Scheduled Hearing Date:	06/11/2024
Application No:	RZN-0015-24
Application Status:	Applied

Rezoning Petition

RECEIVED

MAY 21 2024

COUNTY CLERK

Owner/Applicant Name(s):

Owner: SARA ROTH

Applicant: Mark Erickson, 711 S. Hillcrest Parkway, Altoona, WI 54720

Telephone: 715-831-0654

E-Mail: mark@esellc.co

Site Address(es):

S 2065 OAK KNOLL RD

Property Description:

Sec 26 Twn 27 Rge 08
 Town of Lincoln

Zoning District(s):

AP - Agricultural Preservation Distr

Lot Area(s) - Acres:

38.00
~~38.00~~
~~38.00~~
~~38.00~~

Overlay District(s):

PIN

1801222708262100001

Legal (partial)

NE-NW EX HWY ALG N LN DESC IN 229/439 CONT 2 AC M/L SEE S-5559

Pursuant to the procedure described in Wisconsin Statutes Section 59.69(5), I hereby petition the Eau Claire County Board of Supervisors to amend the following Zoning District from:

At the public hearing, the applicant may appear in person or through an agent or an attorney of his/her choice. The applicant/agent/attorney may present testimony, evidence, and arguments in support of the application. All site plans, pictures, etc. become the property of the Department, and will remain in the file.



Department of Planning and Development

Eau Claire County Courthouse
 721 Oxford Avenue, Room 3344
 Eau Claire, Wisconsin 54703
 (715) 839-4741

Office Use Only

Application Accepted:	5/21/24
Accepted By:	mm
Application Number:	RZN-085-24
Town Hearing Date:	6/10/24
Scheduled Hearing Date:	6/11/24

REZONING APPLICATION

Pursuant to the procedure described in Wisconsin Statutes Section 59.69(5), I hereby petition the Eau Claire County Board of Supervisors to amend the Zoning District from:

Existing Zoning District: AP Proposed Zoning District(s): A3 AND A2
 Acres to be rezoned: 38.17

Property Owner Name: Loren Roth Phone# 715-456-0662
 Mailing Address: S 2065 Oak Knoll Road, Fall Creek, WI 54742
 Email Address: Loren@accentpaintstore.com

Agent Name: Mark Erickson Phone# 715-831-0654
 Mailing Address: 711 S. Hillcrest Parkway, Altoona, WI 54720
 Email Address: Mark@esellc.co

SITE INFORMATION

Site Address: S 2065 Oak Knoll Road, Fall Creek, WI 54742

Property Description: NE ¼ NW ¼ Sec. 26, T27 N, R8 W, Town of Lincoln

Zoning District: AP → A2 + A3 Code Section(s):

Overlay District: Shoreland Floodplain Airport Wellhead Protection Non-Metallic Mining
 Check Applicable

Computer #(s):
 or
 PIN #(s): 1801222708262100001

Applications will not be accepted until the applicant has met with department staff to review the application and determine if all necessary information has been provided. All information from the checklist must be included.

- | | |
|---|---|
| <input checked="" type="checkbox"/> Complete attached information sheet | <input checked="" type="checkbox"/> Confirmed with the Town their submittal deadline and process. |
| <input checked="" type="checkbox"/> Provide legal description of property to be rezoned | <input checked="" type="checkbox"/> Provide \$630.00 application fee (non-refundable), (\$550.00 application processing fee and \$80.00 mapping surcharge fee). Send application to landuse@eauclairecounty.gov or to the address above. |

I certify by my signature that all information presented herein is true and correct to the best of my knowledge. I give permission for the staff of the Eau Claire County Department of Planning and Development to enter my property for the purpose of collecting information to be used as part of the public hearing process. I further agree to withdraw this application if substantive false or incorrect information has been included.

Owner/Agent Signature: MARK A. ERICKSON Date 05-20-2024
Mark A. Erickson AGENT

At the public hearing, the applicant may appear in person or through an agent or an attorney of his/her choice. The applicant/agent/attorney may present testimony, evidence, and arguments in support of the application. All site plans, pictures, etc. become the property of the Department, and will remain in the file.

REZONING APPLICATION CHECKLIST

Applications are due by Tuesday at 12:00 PM three weeks prior to the Committee on Planning and Development meeting. The application must include the items listed below. After a preliminary review, additional information may be needed. A hearing will not be scheduled until the application is deemed complete. Applications are considered complete when all materials and associated fees are received and approved by staff.

Required Application Items:

- Application must be signed by the property owner(s).
- A legal description of land and address of land to be rezoned
- Complete the attached supplemental rezoning information sheet
 - Describe the reason for the request
 - Describe how the proposed zoning district and the uses allowed in that district are appropriate for the selected location, and how the proposed change in zoning will uphold the purpose of the zoning ordinance
 - Explain and justify why this particular property is under consideration for rezoning
 - For rezoning requests from A-P to any zoning district other than the AR district must consider the factors in Section 18.32.055 A. – D.
 - For rezoning requests from the A-P to the AR zoning district must consider the factors in Section 18.06.050 A. – D.
 - For rezoning requests out of the Shoreland-wetland district must consider Section 18.19.100 B

PLEASE ^{SEE} ASSOCIATED NARRATIVE.

SUPPLEMENTAL INFORMATION FOR A REZONING PETITION

In order to process your application as quickly as possible, please fill in all of the sections below that are applicable to your request, and attach all appropriate maps or plans described below that are relevant to your request.

Describe the reason(s) for your rezoning request:

SEE
PLEASE ASSOCIATED
NARRATIVE

When evaluating a rezoning petition, staff from the Eau Claire County Department of Planning and Development consider whether the purpose of the proposed zoning district and the uses allowed in the district are appropriate for the selected location. Staff also considers whether the change in zoning will uphold the purpose of the zoning ordinance, which is to separate incompatible land uses from one another, to maintain public health and safety, to protect and conserve natural resources, to prevent overcrowding, to preserve property values, and to maintain the general welfare of the citizens. Please describe how the proposed zoning district and the uses allowed in that district are appropriate for the selected location, and how the proposed change in zoning will uphold the purpose of the zoning ordinance.

PLEASE SEE ASSOCIATED
NARRATIVE

Rezoning petitions to change the zoning of a parcel from the A-P Agricultural Preservation District to any other District must be based upon findings that consider the following factors:

- 1) The land is better suited for a use not allowed in the A-P Agricultural Preservation zoning district based on a review of soil types, historical productivity, location, and adjacent land uses;
- 2) The rezoning is consistent with any applicable comprehensive plans;
- 3) The rezoning is substantially consistent with the certified Eau Claire County Farmland Preservation Plan; and
- 4) The rezoning will not substantially impair or limit current or future agricultural use of surrounding parcels of land that are zoned for or legally restricted to agricultural use.

If you are petitioning to rezone land from an A-P District to another district, please describe how the proposed change in zoning will be consistent with the four findings listed here.

PLEASE SEE ASSOCIATED NARRATIVE.

S2065 Oak Knoll Road, Fall Creek, Wisconsin

Rezoning Request Narrative

The owners of this land are looking forward to selling the northern limits of their land to a potential end user. Whether it is for farming purposes or for a large land lot for farming and residential usage. They are essentially looking to downsize and in the next couple of years, ultimately preparing for retirement and maybe moving on from this property.

This request for rezoning their property would keep the land in the state of rural lands. Such that in the current zoning and the proposed A2 & A3 zoning would still comply with the Agricultural (Ag) Land Use Zoning. Currently the whole parcel has a single-family structure and a couple of accessory structures near the southwestern limits of the property, with an approximate area of 2.2 acres, or 5.7% of the whole parcel. The easterly and southerly edges of the property currently are occupied by mature trees, low lying lands and a strong potential for wetland type areas. This area is nearly 16.1 acres or 42.1% of the whole parcel. The rest of the land is for Ag use today and in the post approved rezoning process will remain the same, at approximately 19.8 acres, or equivalent to 52.0% of the whole parcel.

Accompanying this rezoning request, the owner is seeking to divide the land into two (2) parcels via a certified survey map (CSM). Please see the "Preliminary CSM" within this submittal.

This proposed subdivision would allow the southern limits to be occupied with the existing access driveway onto Oak Knoll Road, the single-family residence and accessory structures with some additional acreage for passive recreation space. This is shown as Lot 2 of the Preliminary CSM and will have a land area of 9.50 acres.

Lot 1 of the Preliminary CSM will have all of the active Ag Land located within it's boundary and will have an area of 28.67 acres. This lot could gain access from either CTH SS or Oak Knoll Road with the appropriate permitting and approves based on the future land owner's desires, meeting all applicable requirements.

In the vicinity of this property there are a variety of zoning districts in two different Townships. Within one (1) mile to the west of the Oak Knoll, on CTH SS there are currently the following zoning districts: RH, R1L, A2, and AP. These properties are located in both the Town of Lincoln and Town of Washington. When going north of CTH SS approximately one (1) mile on Oak Knoll and including Pine Road and Riverview Drive, the following zoning districts are: RH, A2, F1, and F2. Which are all located in the Town of Lincoln.

When going east on CTH SS one (1) mile from the property the current zoning districts are: A1 and A2, all located in the Town of Lincoln.

When going south along Oak Knoll approximately one (1) mile the current zoning district are: A3 and AP, all located in the Town of Lincoln.

S2065 Oak Knoll Road, Fall Creek, Wisconsin

Rezoning Request Narrative

(continued)

Within the property limits and shown on the Preliminary CSM there are some areas that are identified as wetlands and will be protected with an "Environmentally Sensitive Area" that shall not be disturbed.

The current Ag Land area will not be impacted by this proposed rezoning and Preliminary CSM. There are some soils within the Ag Land that are identified as prime with a mixture of some soils that are non-prime. The active yield from the Ag Land's crops is moderate.

As discussed above, the proposed rezoning appears to be in line with the existing surrounding land uses and zoning.

The proposed rezoning is compliant with the comprehensive plan future land use map such that the land / property will remain in the Rural Lands classification.

This proposed rezoning is consistent and compliant with the EC County Farmland Preservation Plan.

This proposed rezoning will not impair or limit the current or future agricultural use of the surrounding parcels of land that are zoned for or legally restricted to agricultural use.

FILE PATH: L:\CIVIL_3D PROJECTS\24059 LOREN ROTH - S2065 OAK KNOLL ROAD CSM AND REZONING\2 SURVEY BASE DRAWINGS\ROTH PRELIMINARY REZONING.DWG

UNPLATTED LANDS

UNPLATTED LANDS

N0°20'19"E 1249.65'
OAK KNOLL ROAD
N0°20'19"E 790.62'
N0°20'19"E 459.03'

COUNTY ROAD SS

S88°32'07"E
1336.51'

NORTH 1/4
CORNER
SECTION 26

S0°22'03"W
66.01'

POINT OF
BEGINNING "A"



LOT "A"
CURRENTLY ZONED AP
TO BE ZONED: A3

1,248,708 S.F.
28.67 ACRES

NE-NW

1149.15'
S0°22'03"W
1239.18'

UNPLATTED LANDS

255.19'
N88°59'01"W

GARAGE

HOUSE

WELL

SEPTIC SYSTEM

BARN

1145.96'
N70°12'03"W

LOT "B"
CURRENTLY ZONED AP
TO BE ZONED: A2
413,762 S.F.
9.50 ACRES

POINT OF
BEGINNING "B"

S0°22'03"W
90.03'

1335.72'
N88°59'01"W

UNPLATTED LANDS

UNPLATTED LANDS



EVERYDAY SURVEYING & ENGINEERING
711 S. HILLCREST PARKWAY • ALTOONA, WI 54720
PH: (715) 851-0654 • EMAIL: INFO@ESE.CO

DR BY:	KGZ	JOB NO:	24059
CHK BY:	XXX	DWG NAME:	
DATE:	04-19-24	APPROV:	XX-XX-XX

ROTH TOWN OF LINCOLN PROPERTY
REZONE EXHIBIT
EAU CLAIRE COUNTY, WI

SHEET NO:
1

Rezone Description "A"

Part of the Northeast Quarter of the Northwest Quarter, Section 26 Township 27 North, Range 8 West, Town of Lincoln, Eau Claire County, Wisconsin. The parcel is more particularly described as follows:

Commencing at the North Quarter Corner of said Section 26;

Thence $S0^{\circ}22'03''W$, 66.01 feet along the East line of said Northeast Quarter of the Northwest Quarter to **Point of Beginning "A"**.

Thence Continuing $S0^{\circ}22'03''W$, 1149.15 feet;

Thence $N70^{\circ}12'03''W$, 1145.96 feet;

Thence $N88^{\circ}59'01''W$, 255.19 feet to the West line of said Northeast Quarter of the Northwest Quarter;

Thence $N0^{\circ}20'19''E$, 790.62 feet along the West line of said Northeast Quarter of the Northwest Quarter;

Thence $S88^{\circ}32'07''E$, 1336.51 feet to **Point of Beginning "A"**.

Said parcel contains 1,248,708 square feet or 28.67 total acres, more or less.

Rezone Description "B"

Part of the Northeast Quarter of the Northwest Quarter, Section 26 Township 27 North, Range 8 West, Town of Lincoln, Eau Claire County, Wisconsin. The parcel is more particularly described as follows:

Commencing at the North Quarter Corner of said Section 26;

Thence $S0^{\circ}22'03''W$, 66.01 feet along the East line of said Northeast Quarter of the Northwest Quarter;

Thence Continuing $S0^{\circ}22'03''W$, 1149.15 feet to **Point of Beginning "B"**;

Thence Continuing $S0^{\circ}22'03''W$, 90.03 feet to the Southeast corner of said Northeast Quarter of the Northwest Quarter;

Thence $N88^{\circ}59'01''W$, 1335.72 feet to said Southwest corner of the Northeast Quarter of the Northwest Quarter;

Thence $N0^{\circ}20'19''E$, 459.03 feet along the West line of said Northeast Quarter of the Northwest Quarter;

Thence $S88^{\circ}59'01''E$, 255.19 feet;

Thence $S70^{\circ}12'03''E$, 1145.96 feet to **Point of Beginning "B"**.

Said parcel contains 413,762 square feet or 9.50 total acres, more or less.

CERTIFIED SURVEY MAP NO. _____
VOLUME _____ **PAGE** _____

PRELIMINARY

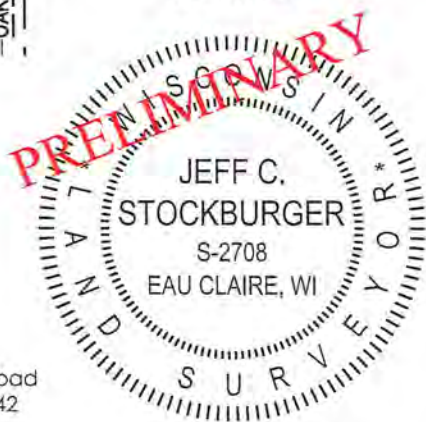
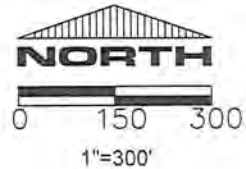
Part of the Northeast Quarter of the Northwest Quarter, Section 26,
 Township 27 North, Range 8 West, Town of Lincoln, Eau Claire
 County, Wisconsin.

LEGEND

- ⊕ FOUND ALUMINUM MONUMENT
- ⊙ FOUND 1" OUTSIDE DIAMETER IRON PIPE
- FOUND 3/4" IRON BAR
- SET 1" OUTSIDE DIAMETER BY 18" IRON PIPE,
1.13 POUNDS / LINEAR FOOT
- ⊗ WELL
- ⊙ SEPTIC COVER
- ⊙ SEPTIC VENT
- ▨ ENVIRONMENTALLY SENSITIVE AREA

ENVIRONMENTALLY SENSITIVE AREAS NOTE:
 NO DEVELOPMENT OR LAND DISTURBANCE
 ACTIVITY SHALL BE ALLOWED WITHIN ANY
 ENVIRONMENTALLY SENSITIVE AREAS
 EXCEPT AFTER ISSUANCE OF A PERMIT
 FROM THE COUNTY, SUCH PERMIT ONLY TO
 BE ISSUED IF THE OWNER DEMONSTRATES
 THE ACTIVITY IS EXPRESSLY ALLOWED
 UNDER ANY OF THE FOLLOWING:
 - TITLE 17
 - TITLE 18

BEARINGS ARE REFERENCED TO THE NORTH
 LINE OF THE NORTHEAST 1/4 OF SECTION 26,
 WHICH IS ASSUMED TO BEAR S88°32'12"E.



Fieldwork completion date: xx-xx-xx
 All section corner ties have been verified.

EVERYDAY SURVEYING & ENGINEERING
 711 S HILLCREST PARKWAY • ALTOONA, WI 54720
 PH: (715) 831-0654 • EMAIL: INFO@ESELLC.CO

Owner: Loren Roth
 S2065 Oak Knoll Road
 Fall Creek, WI 54742

CERTIFIED SURVEY MAP NO. _____
VOLUME _____ PAGE _____

PRELIMINARY

Part of the Northeast Quarter of the Northwest Quarter, Section 26,
Township 27 North, Range 8 West, Town of Lincoln, Eau Claire
County, Wisconsin.

SURVEYOR'S CERTIFICATE:

I, Jeffrey C. Stockburger, Professional Land Surveyor in the State of Wisconsin, do hereby certify that by the order of Loren Roth, I have surveyed part of the Northeast Quarter of the Northwest Quarter, Section 26, Township 27 North, Range 8 West, Town of Lincoln, Eau Claire County, Wisconsin. The parcel is more particularly described as follows:

Commencing at the Northwest corner of said Section 26;
Thence S88°32'12"E, 2673.02 feet to the North Quarter Corner of Said Section 26;
Thence S00°22'03"W, 66.01 feet along the East line of said Northeast Quarter of the Northwest Quarter and the **Point of Beginning**;
Thence continuing S00°22'03"W, 1239.18 feet to the southeast corner of said Northeast Quarter of the Northwest Quarter;
Thence N88°59'01"W, 1335.72 feet to the southwest corner of said Northeast Quarter of the Northwest Quarter;
Thence N00°20'19"E, 1249.65 feet along the West line of said Northeast Quarter of the Northwest Quarter to the south right-of-way line of County Road "SS";
Thence S88°32'07"E, 1336.51 feet along said right-of-way line to the **Point of Beginning**.

Said parcel contains 1,662,471 square feet or 38.17 total acres, more or less.

I also certify that I have complied with the provisions of Chapter 236.34 of the Wisconsin Statutes, Wisconsin Administrative Code Chapter AE-7, and the Eau Claire County Subdivision Ordinance. I further certify to the best of my knowledge and belief that the accompanying map is a true and correct representation of the exterior boundaries of the land surveyed and the division thereof made.

Dated this _____ day of _____, 2024.

Jeffrey C. Stockburger, Wisconsin Professional Land Surveyor, S-2708
Project Number: 24059

COUNTY PLANNING AND DEVELOPMENT

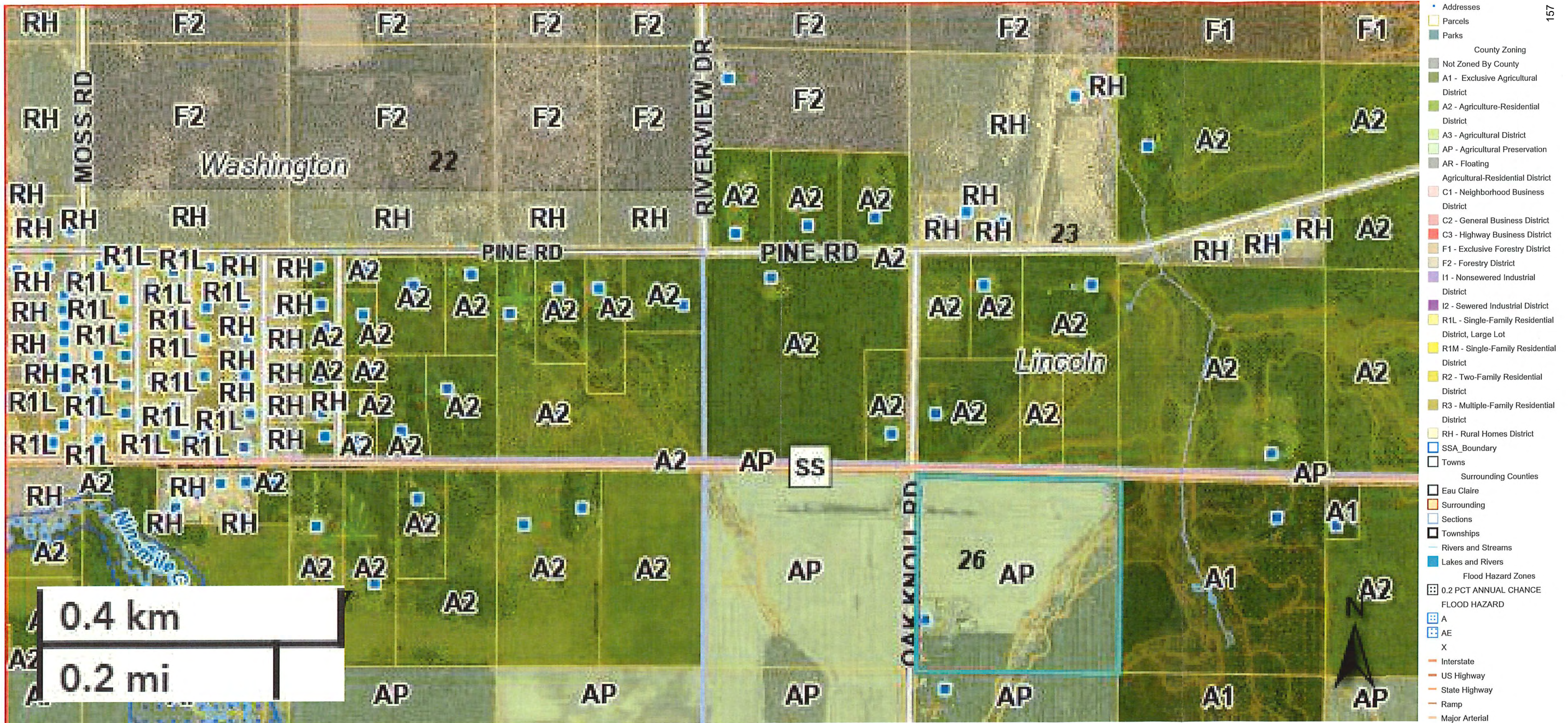
I, Rodney J. Eslinger, Director of Eau Claire County Planning and Development, hereby certify that this Certified Survey Map is approved of as complying with Subtitle III, the Subdivision Control Code, of Title 18 of General Ordinances.

Dated this _____ day of _____, 2024.

Rodney J. Eslinger, Director

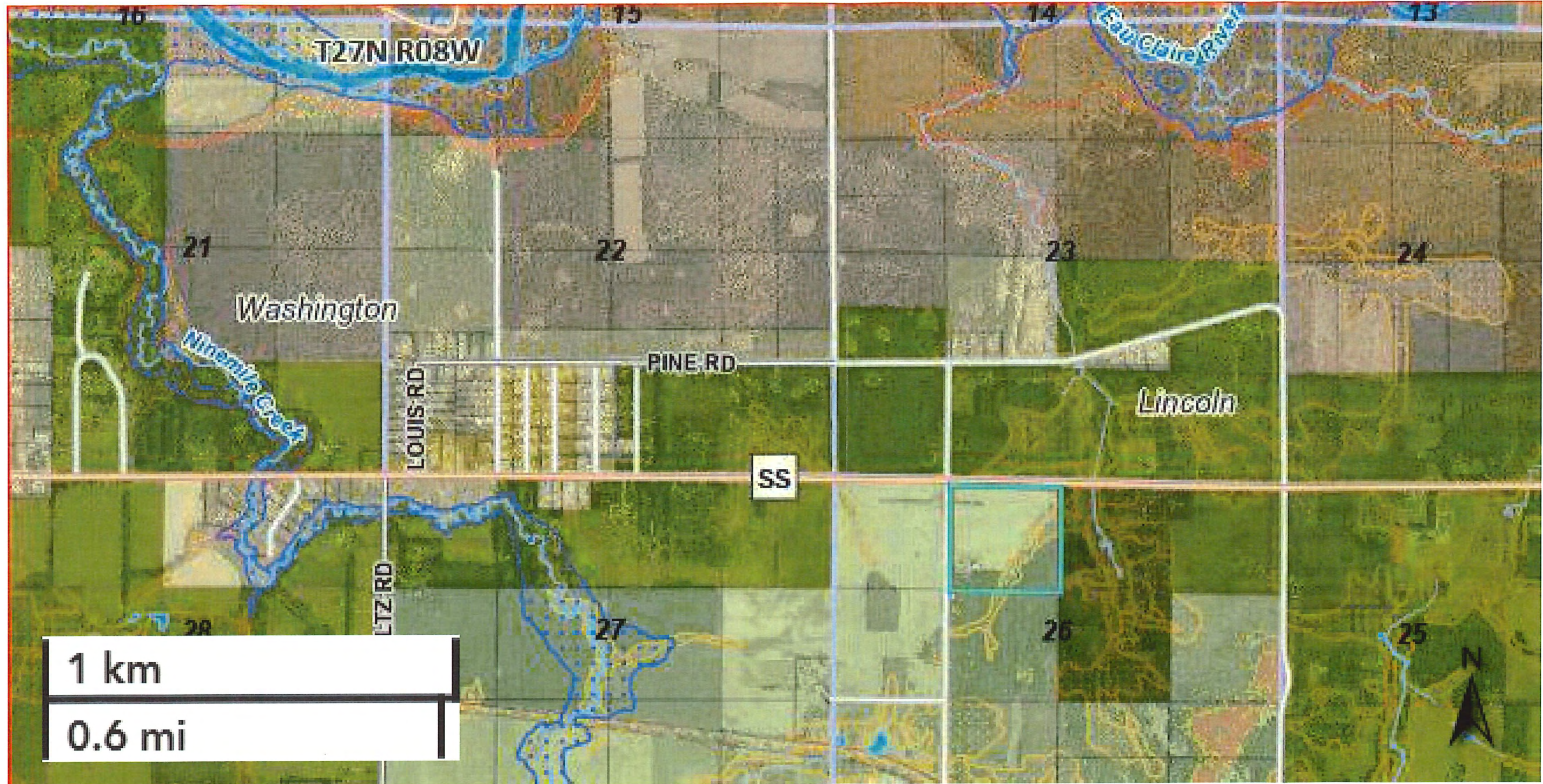


EVERYDAY SURVEYING & ENGINEERING
711 S. HILLCREST PARKWAY • ALTOONA, WI 54720
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Date created: 5/20/2024
 Last Data Uploaded: 5/20/2024 9:06:54 AM
 Developed by





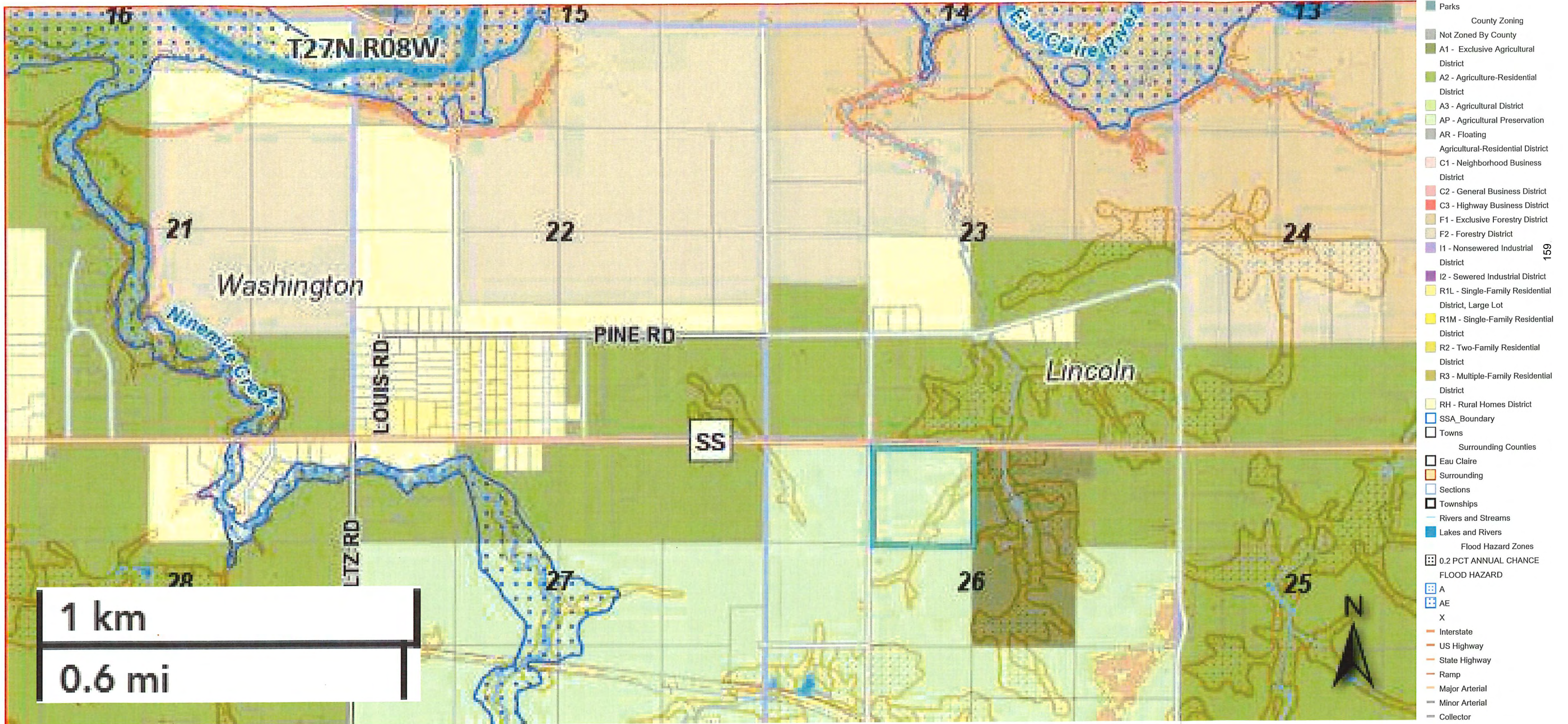
- County Zoning 158
- Parks
 - Not Zoned By County
 - A1 - Exclusive Agricultural District
 - A2 - Agriculture-Residential District
 - A3 - Agricultural District
 - AP - Agricultural Preservation
 - AR - Floating Agricultural-Residential District
 - C1 - Neighborhood Business District
 - C2 - General Business District
 - C3 - Highway Business District
 - F1 - Exclusive Forestry District
 - F2 - Forestry District
 - I1 - Nonsewered Industrial District
 - I2 - Sewered Industrial District
 - R1L - Single-Family Residential District, Large Lot
 - R1M - Single-Family Residential District
 - R2 - Two-Family Residential District
 - R3 - Multiple-Family Residential District
 - RH - Rural Homes District
 - SSA_Boundary
 - Towns
- Surrounding Counties
- Eau Claire
 - Surrounding
 - Sections
 - Townships
 - Rivers and Streams
 - Lakes and Rivers
- Flood Hazard Zones
- 0.2 PCT ANNUAL CHANCE FLOOD HAZARD
 - A
 - AE
 - X
- Interstate
- US Highway
 - State Highway
 - Ramp
 - Major Arterial
 - Minor Arterial
 - Collector
 - Local
 - Recreation
- Percent Slope
- 0 - 20%
 - 20% - 30%
 - Greater than 30%

Date created: 5/20/2024

Last Data Uploaded: 5/20/2024 9:06:54 AM

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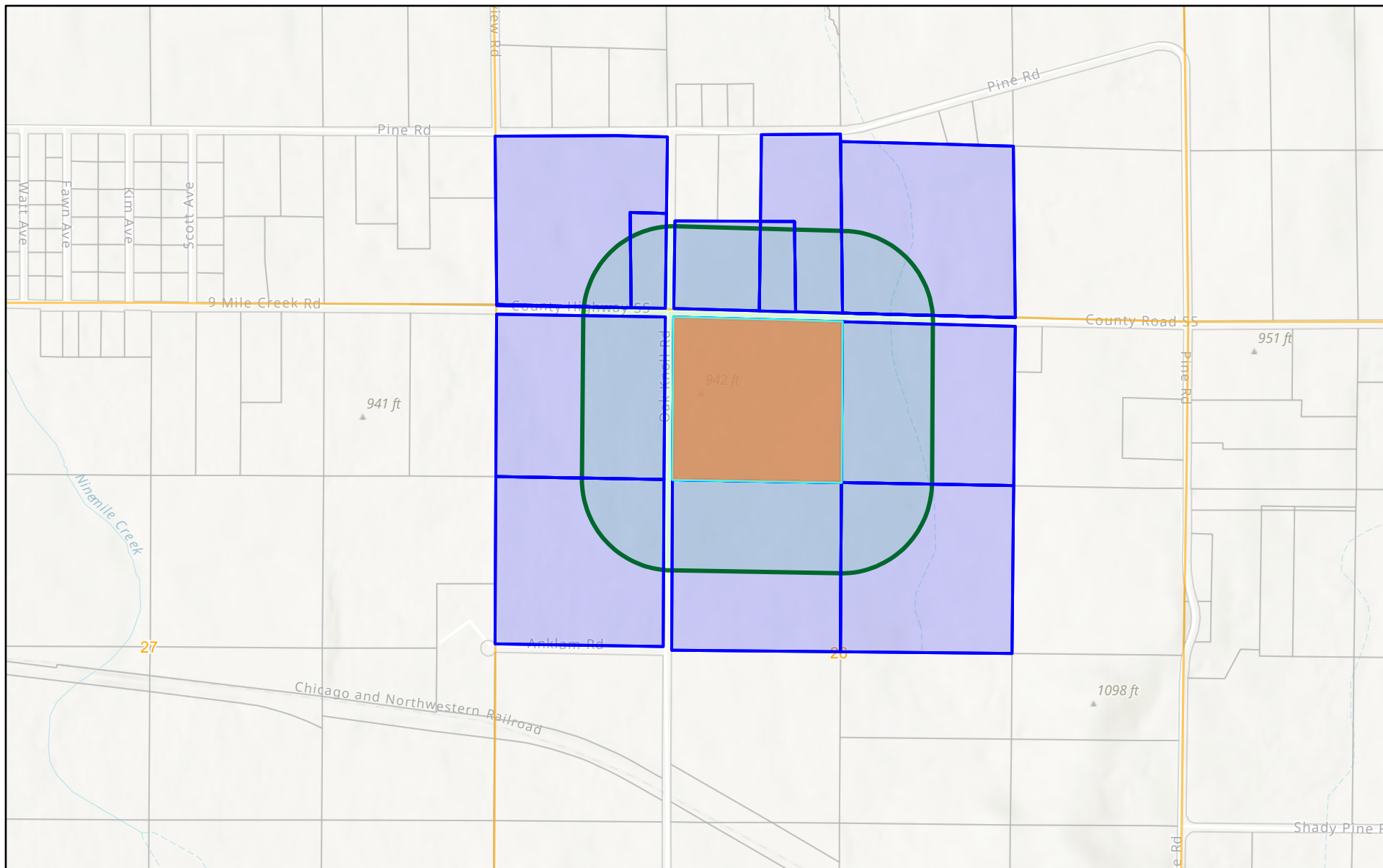
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Developed by

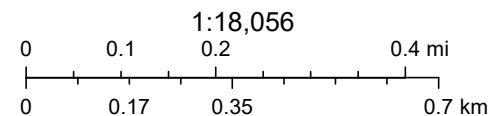


Public Notification



5/22/2024, 10:25:38 AM

-  County Boundary
-  Tax Parcel
-  Section



Esri, NASA, NGA, USGS, FEMA, Esri Community Maps Contributors, Esri, TomTom, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS,

Eau Claire County, WI

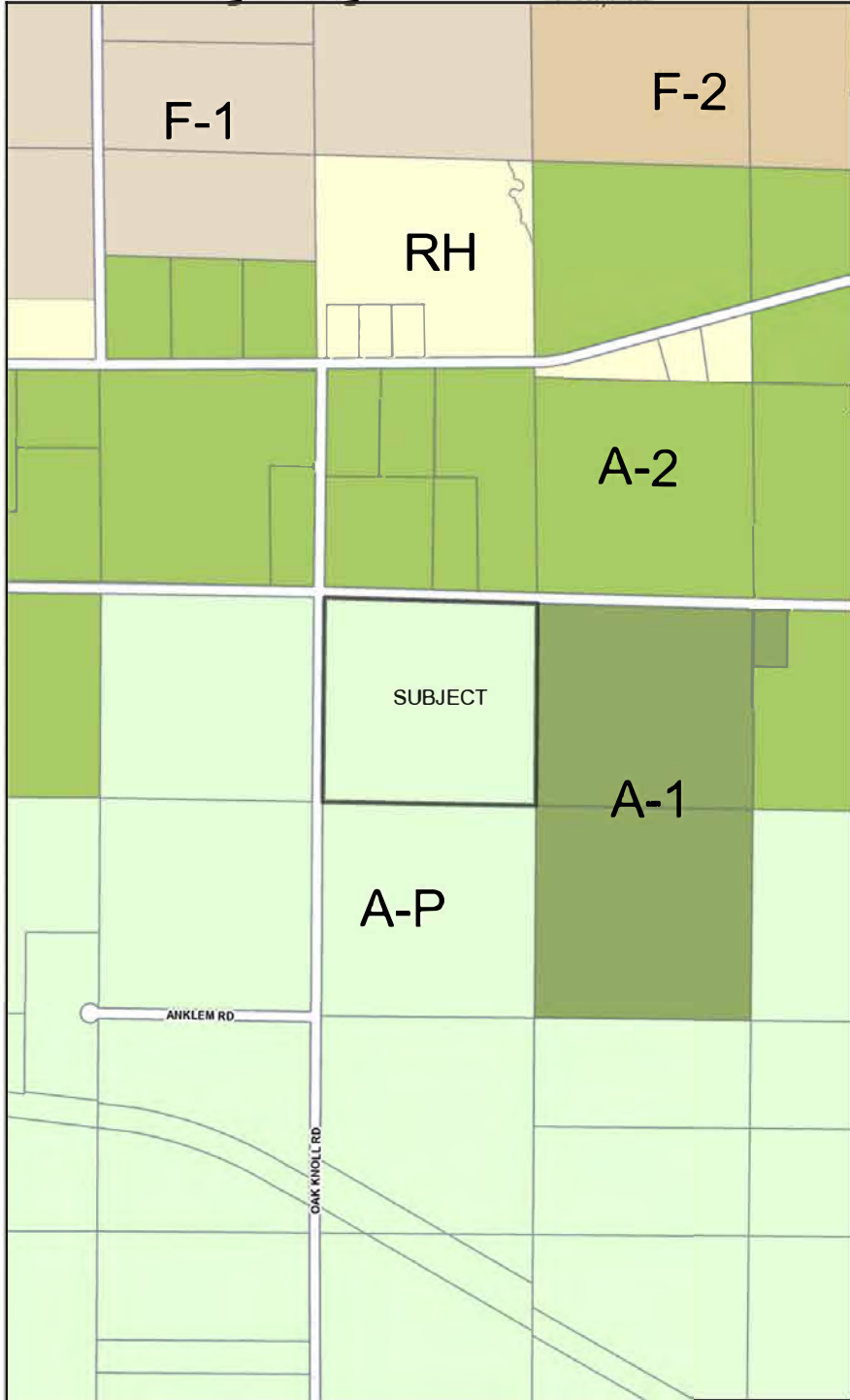
FirstName LastName	Address	City State Zip
BETH A YULE	S1701 OAK KNOLL RD	FALL CREEK WI 54742-2629
JON YULE	E10675 PINE RD	FALL CREEK WI 54742-4535
SCOTT PEARSON	E10826 COUNTY ROAD SS	FALL CREEK WI 54742-4507
RYAN LEIS	E10451 PINE RD	FALL CREEK WI 54742-2202
GARY DALE & DIANE KAY VOLD	S 1740 OAK KNOLL RD	FALL CREEK WI 54742-4514
BRENT WELKE	E10833 COUNTY ROAD SS	FALL CREEK WI 54742-4507
TIMOTHY J & REBECCA A HAGER	11457 VANCE DR	CHIPPEWA FALLS WI 54729-9627
DAVID SUMNER	9037 NINE MILE CREEK RD	FALL CREEK WI 54742-9341



Roth Rezoning: RZN-0015-24

Existing Zoning

1:13,710



- Legend
- A1 - Exclusive Agricultural District
 - A2 - Agriculture-Residential District
 - A3 - Agricultural District
 - AP - Agricultural Preservation
 - AR - Floating Agricultural-Residential District
 - C1 - Neighborhood Business District
 - C2 - General Business District
 - C3 - Highway Business District
 - F1 - Exclusive Forestry District
 - F2 - Forestry District
 - I1 - Nonsewered Industrial District
 - I2 - Sewered Industrial District
 - R1L - Single-Family Residential District, Large
 - R1M - Single-Family Residential District
 - R2 - Two-Family Residential District
 - R3 - Multiple-Family Residential District
 - RH - Rural Homes District

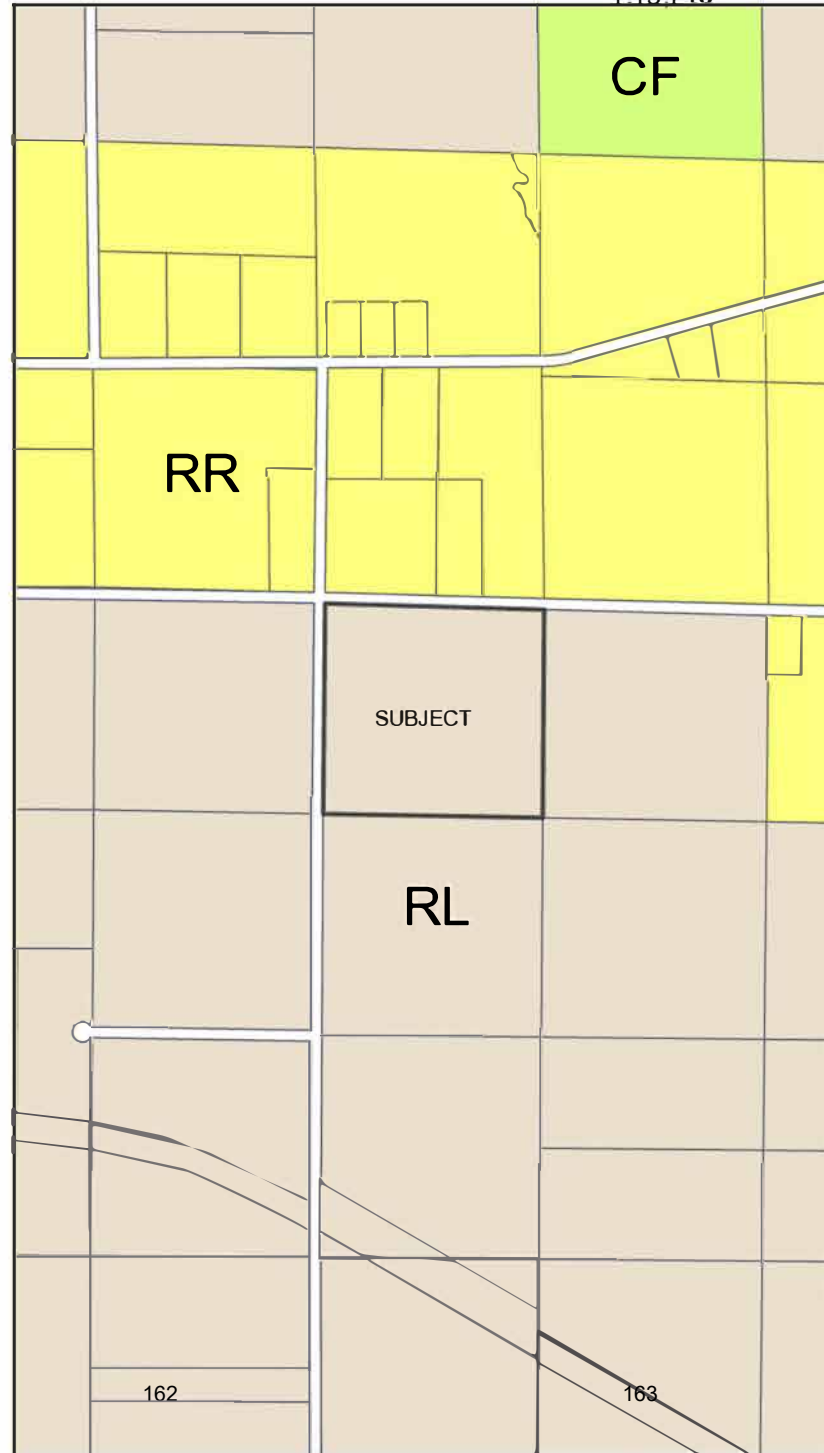
- Commercial Industrial
- County Forest
- Natural Resource Protection
- Park and Recreational
- Public Institutional
- Rural Hamlet
- Rural Industrial
- Rural Lands
- Rural Residential
- Rural Residential - Mobile Home
- Rural Transition
- Urban Mixed Use



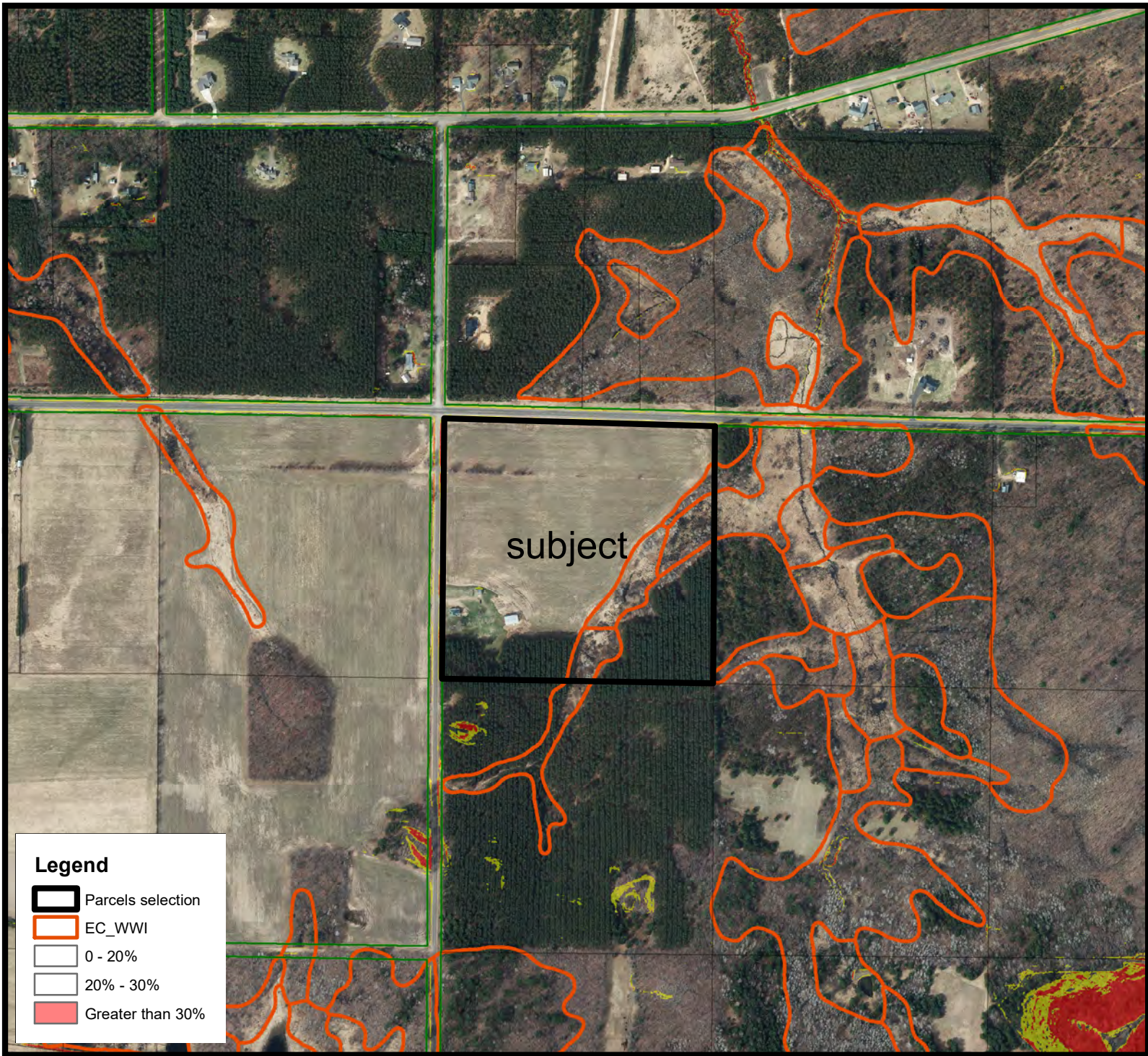
Parcel Mapping Notes:
 The horizontal datum is based on the Eau Claire County Coordinate System NAD_1983_HARN_A4_WI_EauClaire_Feet.
 This map is a collection of public record information and was prepared as an ongoing commitment to provide quality and up-to-date information to the public. This map is intended for information use only. Although significant care has been exercised to produce maps that satisfy mapping accuracy standards, these maps are only as accurate as the source data from which they were compiled. These maps are intended to be advisory and are NOT designed or intended to be used as a substitute for an accurate field survey, as performed by a Wisconsin Credentialed Land Surveyor, to determine precise property location.
 Eau Claire County does not warrant, guarantee or make any representations regarding the use of, or results from the use of the data in terms of correctness, accuracy, reliability, currentness, or otherwise, and the user relies on the map and results solely at their own risk.

Future Land Use

1:13,710



ROTH REZONE AERIAL - SLOPE - WETLANDS MAP



Legend

-  Parcels selection
-  EC_WWI
-  0 - 20%
-  20% - 30%
-  Greater than 30%

Parcel Mapping Notes:

The horizontal datum is based on the Eau Claire County Coordinate System NAD_1983_HARN_Adj_WI_EauClaire_Feet

This map is a collection of public record information and was prepared as an ongoing commitment to provide quality and up-to-date information to the public. This map is intended for information use only. Although significant care has been exercised to produce maps that satisfy mapping accuracy standards, these maps are only as accurate as the source data from which they were compiled. These maps are intended to be advisory and are NOT designed or intended to be used as a substitute for an accurate field survey, as performed by a Wisconsin Credentialed Land Surveyor, to determine precise property location.

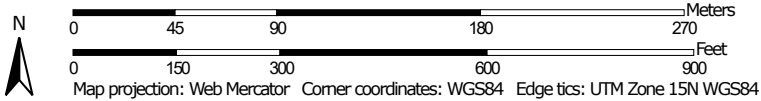
Eau Claire County does not warrant, guarantee or make any representations regarding the use of, or results from the use of the data in terms of correctness, accuracy, reliability, currentness, or otherwise; and the user relies on the map and results solely at their own risk.



Soil Map—Eau Claire County, Wisconsin




Map Scale: 1:3,340 if printed on A landscape (11" x 8.5") sheet.



MAP LEGEND

Area of Interest (AOI)

 Area of Interest (AOI)




















Soils







 Soil Map Unit Polygons

Soil Map Unit Lines


Soil Map Unit Points

Special Point Features






-  Blowout
-  Borrow Pit
-  Clay Spot
-  Closed Depression
-  Gravel Pit
-  Gravelly Spot
-  Landfill
-  Lava Flow
-  Marsh or swamp
-  Mine or Quarry
-  Miscellaneous Water
-  Perennial Water
-  Rock Outcrop
-  Saline Spot
-  Sandy Spot
-  Severely Eroded Spot
-  Sinkhole
-  Slide or Slip
-  Sodic Spot

-  Spoil Area
-  Stony Spot
-  Very Stony Spot
-  Wet Spot
-  Other
-  Special Line Features


Water Features

 Streams and Canals

Transportation

-  Rails
-  Interstate Highways
-  US Routes
-  Major Roads
-  Local Roads

Background

 Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:15,800.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
 Web Soil Survey URL:
 Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Eau Claire County, Wisconsin
 Survey Area Data: Version 22, Sep 8, 2023

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Jul 21, 2022—Sep 13, 2022

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
244B	Elk mound loam, 2 to 6 percent slopes	3.6	
244C2	Elk mound loam, 6 to 12 percent slopes, moderately eroded	2.2	5.6%
511B	Plainfield loamy sand, river valley, 1 to 6 percent slopes	1.1	2.8%
516A	Aldo sand, 0 to 3 percent slopes	6.3	16.1%
581A	Simescreek sand, 0 to 3 percent slopes	0.5	1.4%
BoC	Boone-Plainbo complex, 6 to 12 percent slopes	0.2	0.4%
BoE	Boone-Plainbo complex, 12 to 45 percent slopes	0.0	0.0%
FmB	Fairchild and Merrillan soils, 2 to 6 percent slopes	8.9	22.9%
LuB	Ludington and Humbird soils, 2 to 6 percent slopes	8.0	20.6%
Ma	Markey muck	4.6	11.9%
Mo	Morocco loamy sand	1.7	4.3%
PdB	Plainbo loamy sand, 2 to 6 percent slopes	1.8	4.7%
Totals for Area of Interest		38.9	100.0%

FACT SHEET

TO FILE NO. 24-25/044

This resolution would allow the allocation of an additional \$12,668 to complete dam repairs at the Lake Altoona Dam. The project was previously approved by resolution 23-24/064 to use up to \$105,000 of contingency funding for the project, which was directed by Wisconsin DNR to be completed by October 31, 2024. The project was budgeted for based upon cost estimates provided by the engineers of the project.

Bids were opened for the concrete repair work on 6/10/2024, with only one bidder submitting on the project. The base bid provided was for \$70,618. In addition to the base bid, there was an alternate bid to do concrete epoxy injection on piers 10 and 12 for an additional \$9,500. Staff had also applied for a Municipal Dam Grant to secure 50% matching funding, which was unsuccessful.

If accepted, the base bid leaves a \$3,168 shortfall on funds available. If adding the alternative bid, we are \$12,668 short.

Funding this project would result in a final estimated cost of \$117,668. This resolution would allow for this to be paid entirely from contingency funds.

Respectfully Submitted,

Josh Pedersen
Parks and Forest Director

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AUTHORIZING AN ADDITIONAL \$12,668 FROM THE CONTINGENCY FUND TO COMPLETE THE REPAIRS AT THE ALTOONA DAM

WHEREAS, Resolution 23-24/064 was adopted by the board on December 5, 2023 granting the use of contingency funds for the repair of the Altoona Dam and also allowed to apply for Municipal Dam Grant funding from the state to cover 50% of the estimated costs (\$52,500). The budget estimate for the project was \$105,000; and

WHEREAS, the Municipal Dam Grant the parks and forest department applied for was not approved.

WHEREAS, engineering costs for the project have already been finalized. Total engineering costs for the project will be \$37,550, leaving a remaining project budget of \$67,450; and

WHEREAS, application for MDG funding was made in January 2024. On May 28, 2024, we were informed that our project did not rank high enough to qualify for MDG funding; and

WHEREAS, bids came back for this project on June 11, 2024. One bid was received from Janke General Contractors of Athens, WI for \$70,618. This bid has an alternate bid to fix additional concrete cracking for \$9,500. The alternate bid work to epoxy inject cracks on piers 10 and 12 is a reasonable cost based on the scope of the work. This work will need to be competed in the future if we do not choose to do now; and

WHEREAS, the engineer for the project, Ayres and Associates, has reviewed the bid and recommended that we accept this bid; and

WHEREAS, the request would be to authorize an additional \$12,668 from Contingency Funds to contract with Janke General Contractors to complete the base bid and alternate bid work; and

1 NOW, THEREFORE BE IT RESOLVED by the Eau Claire County Board of
2 Supervisors that \$12,668 is authorized to be used from the contingency funds to complete the
3 repairs to the Altoona Dam.

4
5 ADOPTED

Committee on Finance & Budget

	AYE	NAY	ABSTAIN
6			
7			
8 _____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
9 Supervisor Dane Zook			
10 _____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
11 Supervisor Stella Pagonis			
12 _____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
13 Supervisor Jim Schumacher			
14 _____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
15 Supervisor Bob Swanson			
16 _____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
17 Supervisor Jim Dunning			

18
19 Dated this _____ day of _____, 2024
20

APPROVED

By Sharon McIlquham at 1:44 pm, Jun 13, 2024

Reviewed by Finance Dept.
for Fiscal Impact

Becca Coleman – Economic Development Committee

Describe how you are eligible for this position:

I am a life-long resident of the Chippewa Valley, graduating from Memorial HS and currently residing in the Town of Seymour. I spent four years working within the nonprofit, Eau Claire Area Economic Development Corporation. Currently, I work for Miron Construction in Business Development. I have three kids in the Fall Creek School District and my family owns a small business in the area. All of these facts about my background and status allow me to have a unique perspective regarding Eau Claire County development.

If selected, how would you work to better our community:

I have a passion for advancing the business community in Eau Claire. I would work to keep diverse businesses offerings and employment opportunities for the residents.

Potential conflicts of interest:

Former employee of the Eau Claire Area EDC, but no longer.

Residence Address

1720 Buck Rub Rd
Eau Claire WI 54703

James Rolbiecki – Economic Development Committee

Describe how you are eligible for this position:

Over the past two decades I have had the opportunity to continue to grow my business within Eau Claire County which is primarily real estate. Amongst this growth which has consisted of purchasing properties, developing land, remodeling properties but most importantly is zoning and permitting. I believe I provide a prospective from someone that has been through the entire process which often is not present when committees are implemented.

If selected, how would you work to better our community:

Start talking about addressing the housing needs within this community which are not getting addressed such as low income housing, senior housing, fixed income housing or simply the low income and median income housing.

Potential conflicts of interest:

None

Residence Address

6790 Walnut Road
Eau Claire, WI 54701

Sarah Gordee – Economic Development Committee

Describe how you are eligible for this position:

I have experience serving in local government, as I am currently serving the city of Altoona on the Parks and Recreation Committee. I am also heavily involved in business and in driving economic development in the private sector of this area of Wisconsin in my role as the Director of Sales for a Marketing Agency. We provide marketing services to businesses, economic development agencies, and non-profit organizations across Eau Claire and Chippewa Counties. I'm also consistently involved in supporting entrepreneurs in our region through engagement in 1 Million Cups, which exists to help those new businesses thrive. I'm a regular guest speaker at UWEC and CVTC, promoting biz & entrepreneur

If selected, how would you work to better our community:

I would work to ensure that our county is committed to supporting responsible business growth, assisting in workforce development and attraction, and solving problems with childcare. I believe these are three fundamental pieces to growing our local economy.

Potential conflicts of interest:

None

Residence Address

414 Club View Lane
Altoona WI 54720

Timothy Davis – Economic Development Committee

Describe how you are eligible for this position:

I have been involved in the business community in Eau Claire County for over 20 years by building relationships and understanding the needs of the community which we work, live & play in; in addition to my working experience, I have built a foundation of volunteerism through the City of Eau Claire and the Township of Brunswick with appointed positions serving positions in which we govern our community and it's growth.

If selected, how would you work to better our community:

It would be my hopes that a group of eclectic individuals would be assembled for this Committee and through that Team of folks the opportunity for outside prospective and input can be had, servitude by individuals willing to put in the work is truly what makes something like this a success.

Potential conflicts of interest:

City of EC Plan Commission Secretary City of EC Zoning Board of Appeals Member Town of Brunswick Deputy Clerk Northwest Regional Builders Exchange Treasurer Family Promise of the Chippewa Valley Board of Directors American Express Transport & Excavation Owner

Residence Address

4817 Sierra Drive East
Eau Claire, WI 54701