

**NORTH CENTRAL WISCONSIN REGIONAL PLANNING COMMISSION  
FULL COMMISSION  
Minutes**

July 30, 2014

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**ROLL CALL**

MEMBERS PRESENT:

PAUL MILLAN, VICE-CHAIR  
GEORGE BORNEMANN, SEC.-TRES.  
RICHARD BAKOVKA  
BOB EGAN  
ROCKY GILNER  
THOMAS HAFERMAN  
HARLAND LEE  
CRAIG McEWEN  
BETTYE NALL  
JERRY NILES  
JERRY NELSON  
RON NYE  
THOMAS RUDOLPH  
FRANK SAAL, Jr.  
PAUL SCHUMAN  
EDMUND WAFLE  
DOUG WILLIAMS  
KENNETH WINTERS

MEMBERS NOT PRESENT:

ROBERT LUSSOW, CHAIR  
BUCKY DAILEY  
VIRGINIA HEINEMANN  
JIMMY LANDRU, Jr.  
KIM SIMAC

STAFF PRESENT:

DENNIS LAWRENCE  
BERNIE LEWIS  
COLEMAN PEIFFER

GUESTS PRESENT:

MIKE KEISER, Developer with Sand  
Valley Golf Project for the Town of  
Rome

MARYANN LIPPERT, Director,  
Northern Office Division of  
Intergovernmental Relations

MANDY WRIGHT, Wisconsin State  
Assembly for the 85<sup>th</sup> District

WILLIAM ZEITZ, Chairperson, Town of  
Pine River in Lincoln Co.

PAM SMITH, Guest

1.) CALL TO ORDER:

MR. MILLAN, Vice-Chair, called the meeting to order at 11:00 A.M. in the Birch Room at the Best Western Midway Hotel & Hoffman House in Rib Mountain. Chairperson LUSSOW was unable to attend.

2.) AUDIENCE COMMENT:

MR. MILLAN asked each of the guests present to introduce themselves. Following introductions, he asked if they had any comments. There were none. He then proceeded to introduce MR. ROCKY GILNER a new Commissioner from Adams County, replacing Glenn Licitar. MR. MILLAN asked MR. GILNER to give a brief introduction and overview of his background. MR. GILNER stated that he is a member of the Adams County Board and is also on the Dell Prairie Town Board.

3.) APPROVAL, ADDITIONS, OR CORRECTIONS TO THE AGENDA AS MAILED:

MR. MILLAN asked if there were any additions or corrections to the Agenda as mailed. There being none, MR. RUDOLPH made a motion to approve the Agenda as mailed, seconded by MR. NELSON. Motion carried.

4.) APPROVAL, ADDITIONS, OR CORRECTIONS TO THE MINUTES OF APRIL 23, 2014 COMMISSION MEETING:

MR. MILLAN asked if there were any additions or corrections to the Minutes as mailed. There being no additions or correction MR. HAFERMAN made a motion to approve the APRIL 23, 2014 Minutes, and MS. NALL seconded this motion. Motion carried.

5.) BUSINESS & DISCUSSION:

5.1 Chairperson's Report:

MR. MILLAN was filling in for the Chairperson and did not have a report. He thanked everyone for attending the meeting.

5.2 Executive Committee's Report:

MR. MILLAN reported that the Executive Committee discussed several items. He stated that two Governor appointments still are vacant, one from Oneida County and the other from Vilas County. He stated that the Executive Committee decided that after reviewing the interest rates and fees for several banks in the Wausau area they agreed to stay with the banking institutions the RPC is currently using.

He went on to state that the Executive Committee discussed the 2015 Tax Levy rate and Levy Cap. They also reviewed the proposed five-year office lease that is set for renewal beginning on January 1, 2015. The Committee also approved a position description that will be advertised later this year. He also said the Executive Committee discussed meeting with the two non-member counties to promote the advantages of membership.

5.3 Resolution 2014-6: Adoption of Title VI Program:

MR. LAWRENCE presented Resolution 2014-6 for the adoption of the Title VI Program. He stated this is required because we receive federal transportation funds annually. Basically, the Title VI plan sets out non-discrimination policies stating no person shall on the grounds of race, color or national origin be excluded from participation in, be denied the benefits of, or be otherwise subjected to discrimination under any NCWRPC program or activity regardless of funding source. A focus of this relates to providing accommodations for persons with Limited English Proficient Persons to participate in the planning process. The program presented is based on the model provided by the WisDOT.

MR. RUDOLPH made a motion to approve Resolution 2014-6, and MR. SAAL seconded this motion. All were in favor.

5.4 Resolution 2014-7: Establish 2015 Levy Rate:

MR. LAWRENCE presented Resolution 2014-7 which establishes the 2015 Levy Rate. He stated that the Executive Committee recommended that the levy service charge be set "not to exceed" 0.001 percent. Once Real Estate values are received

from the Department of Revenue in August, the rate will be refined to reflect a decrease for all members.

MR. BORNEMANN made a motion to approve Resolution 2014-7, and MR. WILLIAMS seconded this motion. Motion carried.

5.5 Establish 2015 Levy Cap for Counties:

MR. LAWRENCE announced that the Executive Committee recommended reducing the levy cap from \$45,500 to \$45,000. He stated that at present only Marathon, Oneida and Vilas Counties have reached the Levy Cap. Comments were made that this would aid counties with their budgets, may aid non-member counties' consideration to possibly join, and this was also considered a good public relations tool for a non-member outreach.

MR. WILLIAMS made a motion to set the 2015 Levy Cap amount at \$45,000, and MR. RUDOLPH seconded this motion. Motion carried.

5.6 Regional Livability Plan (RLP) Updates:

MR. LAWRENCE provided a brief overview of the Regional Livability Plan. Next MR. PEIFFER updated the group on the process. He stated that three Assessment Reports (Housing, Economic Development, and Transportation) out of four were completed, and the Land Use, the fourth, is in progress for completion at the next RLP meeting.

MR. PEIFFER went on to review some of the highlights of the three Assessment Reports approved thus far and reiterated the changes for each of the counties in our region and state on population, migration, housing costs, rent prices, education, job growth, transportation, and land use. He reported the layout of the RLP has various areas that are needed to be addressed such as the large gap between the rural and urban areas. He stated also that this report will address the additional goals that are needed.

MR. PEIFFER stated that the next steps will be to finish the Land Use Assessment Report and present this to the RLP Committee for approval and then draft the Livability Plan that will be brought to all the RLP Committee and the Full Commission for approval.

5.7 Presentation: Sand Valley Golf Project-Town of Rome: Mike Keiser, Developer:

MR. BAKOVKA provided a brief history of the Town of Rome where the project will occur. He reviewed the positive impacts a project of this type will have on the community. He stated that the non-indigenous Red Pine Monoculture is an invasive species on the sand barren, and the Sand Valley project will conform to the spirit and intent of the Town of Rome's Comprehensive Plan while promoting the restoration, preservation and conservation of a significant Wisconsin Sand Barren. He then provided a brief introduction Mike Keiser, the developer for the Sand Valley Golf Course.

MR. KEISER then gave a history on how his company came about and what their goals are for golf courses. He said that Wisconsin is a leader in golf courses. MR. KEISER stated that the Town of Rome golf course will be in an ideal location with major highways being close by. He stated that this project will feature development of up to 90 holes of golf in various phases. This course will aid in restoring the landscape, affording a unique experience to visitors to enjoy the multiple golf courses, accommodations, hiking and biking trails, cross country ski trails, and an abundance of open spaces for the enjoyment of guest and residents of the Town of Rome, Adams County, the State of Wisconsin and the anticipation for visitors from around the world. He stated that roads, walking paths, and biking trails will be open to the public.

MR. KEISER stated that the Sand Barren restoration plan will allow the natural regeneration of Jack Pine and Oak trees once the removal of the Red Pine trees are cleared out. The goal eventually will be to have a resort with various accommodations available. He stated that this project is scheduled to open in 2017. MR. KEISER then took questions from the audience.

5.8 Other:

MR. MILLAN asked if there were any other business that needed to be discussed. There were none. MR. LAWRENCE reminded all that the next Commission Meeting is scheduled to be held on October 29, 2014.

6.) ADJOURNMENT:

MR. MILLAN asked for a motion to adjourn the meeting. MR. RUDOLPH made the motion to adjourn, seconded by MR. McEWEN. Motion carried.

Lunch was provided following the meeting.

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NORTH CENTRAL WISCONSIN REGIONAL PLANNING COMMISSION

Minutes Approved on \_\_\_\_\_.

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Chair, Vice-Chair, or Secretary-Treasurer