

MINUTES

SOUTHEASTERN WISCONSIN REGIONAL PLANNING COMMISSION

PLANNING AND RESEARCH COMMITTEE

November 22, 2005

1:30 p.m.

SEWRPC Office Building
Commissioners' Conference Room
W239 N1812 Rockwood Drive
Waukesha, Wisconsin

Present:

Excused:

Committee Members:

Daniel S. Schmidt, Chairman
David L. Stroik, Vice-Chairman
Robert A. Brooks
Leonard R. Johnson
Michael J. Miklasevich
Kenneth F. Miller
James E. Moyer
Paul G. Vrakas

Thomas H. Buestrin
Lee Holloway

Absent:

Leon T. Dreger
Kenneth C. Herro
Anthony F. Balestrieri
Gregory L. Holden
Anselmo Villarreal

Staff:

Philip C. Evenson
William J. Stauber
Robert P. Biebel
Loretta Watson

Executive Director
Chief Land Use Planner
Special Projects Engineer
Executive Secretary

ROLL CALL

Chairman Schmidt called the meeting to order at 1:35 p.m. Roll call was taken and a quorum declared present. Mr. Evenson noted for the record that Commissioners Buestrin and Holloway had asked to be excused.

APPROVAL OF MINUTES OF MEETING OF SEPTEMBER 1, 2005

On a motion by Mr. Miklasevich, seconded by Mr. Moyer, and carried unanimously, the minutes of the meeting of September 1, 2005, were approved as published.

CONSIDERATION OF AMENDMENTS TO THE REGIONAL WATER QUALITY MANAGEMENT PLAN

Sewer Service Area Plan for the Town of Bristol/Utility District No. 1

Chairman Schmidt asked Mr. Stauber to review with the Committee a proposed amendment to the adopted regional water quality management plan pertaining to the sanitary sewer service area for the Town of Bristol. A copy of the preliminary draft of a SEWRPC staff memorandum dated December 2005 concerning this matter had been provided to the Committee members for review prior to the meeting.

Mr. Stauber indicated that by letter dated September 23, 2005, the Town of Bristol requested that the Commission amend the Town of Bristol Utility District No. 1 (UD1) sanitary sewer service area. That area is currently documented in SEWRPC Community Assistance Planning Report No. 145, *Sanitary Sewer Service Area for the Town of Salem Utility District No. 1, Village of Paddock Lake, and Town of Bristol Utility District Nos. 1 and 1B, Kenosha County, Wisconsin*, dated October 1986, as amended. The purpose of the amendment would be to include within the planned Bristol sewer service area certain lands located immediately adjacent to, but outside, the currently adopted area.

Mr. Stauber directed the Committee's attention to Map 1 of the memorandum document, noting that the total area proposed to be added to the sewer service area approximates 448 acres. Of that total, 64 acres consist of environmentally significant lands—for the most part, secondary environmental corridor—as well as 13 acres of urban land, and 371 acres of agricultural land. The added lands would accommodate about 320 additional housing units. With this increase, the potential population of the sewer service area would remain within the Commission's projected year 2020 population range for that area.

Mr. Stauber noted that this matter was the subject of a public hearing held on November 14, 2005. There were no objections to the proposal. The amendment was formally approved by the Bristol Town Board following that hearing. Mr. Stauber indicated that the Commission staff recommends approval of the proposed amendment as consistent with the regional land use plan.

A brief discussion then ensued. In response to inquiries by Messrs. Stroik and Vrakas, Mr. Evenson indicated that sewer service area planning documents are not used in a strategic manner by the Wisconsin Department of Natural Resources insofar as monitoring the loading of wastewater treatment plants is concerned. Rather, the DNR uses a separate process – termed Compliance Maintenance Annual Report – for the purpose of closely monitoring wastewater loads and amending as may be necessary wastewater disposal permits to require communities to address pending capacity problems at wastewater treatment facilities. The Commission's sewer service area planning reports modestly contribute toward the DNR's oversight in such matters, with the language inserted in the Commission's report simply serving as early warnings that steps likely will need to be taken to address looming capacity deficiencies.

After a brief discussion, on a motion by Mr. Johnson, seconded by Mr. Miklasevich, and carried unanimously, the SEWRPC Staff Memorandum dated December 2005 concerning this matter was approved and recommended to the Commission for adoption.

Sewer Service Area Plan for the Village of Twin Lakes

Chairman Schmidt asked Mr. Stauber to review with the Committee a proposed amendment to the adopted regional water quality management plan pertaining to the sanitary sewer service area for the Village of Twin Lakes. A copy of the preliminary draft of a SEWRPC staff memorandum dated December 2005 concerning this matter had been provided to the Committee members for review prior to the meeting.

Mr. Stauber indicated that by letter dated September 15, 2005, the Village of Twin Lakes requested that the Commission amend the sanitary sewer service area tributary to the Twin Lakes sewage treatment facility. That area is currently documented in SEWRPC Community Assistance Planning Report No. 149, *Sanitary Sewer Service Area for the Village of Twin Lakes, Kenosha County, Wisconsin*, dated May 1987, as amended. The purpose of the amendment would be to include within the planned Twin Lakes sewer service area certain lands located immediately adjacent to, but outside, the currently adopted sewer service area.

Mr. Stauber directed the Committee's attention to Map 1 of the memorandum document, indicating that the proposed addition includes lands in the Village of Twin Lakes and in the unincorporated community of Basset in the Town of Randall. The total area of 154 acres proposed to be added to the sewer service area includes 37 acres of environmentally significant land; 31 acres of existing residential and commercial development currently service by onsite sewage disposal systems; 25 acres encompassing abandoned wastewater treatment ponds; and 61 acres of developable land. The developable portion of the site would be developed for residential use, accommodating 175 housing units. With this increase, the potential population of the sewer service area would remain within the Commission's projected year 2020 population range for that area.

Mr. Stauber noted that this matter was the subject of a public hearing held on October 17, 2005. At the hearing, the Randall Town Chairman and several Town of Randall residents supported the expansion of the sewer service area to include the Basset area but expressed opposition to annexation by the Village as a condition for the extension of sewer service. Following the hearing, the Twin Lakes Village Board approved the subject amendment.

Mr. Stauber indicated that the recently completed joint comprehensive plan for the Village of Twin Lakes and the Town of Randall calls for the Basset area to receive sanitary sewer service from the Village, but does not include the Basset area within the planned Village corporate limits. He noted, however, that the Village has indicated that it would not rule out annexation as a condition for extending sewer service.

Mr. Stauber indicated that the Commission staff recommends approval of the proposed amendment as consistent with the regional land use plan.

There being no questions or comments, on a motion by Mr. Miller, seconded by Mr. Johnson, and carried unanimously, the SEWRPC Staff Memorandum dated December 2005 concerning this matter was approved and recommended to the Commission for adoption.

Sewer Service Area Plan for the Town of Caledonia

Chairman Schmidt asked Mr. Stauber to review with the Committee a proposed amendment to the adopted regional water quality management plan pertaining to the sanitary sewer service area for the Town of Caledonia. A copy of the preliminary draft of a SEWRPC staff memorandum dated December 2005 concerning this matter had been provided to the Committee members for review prior to the meeting.

Mr. Stauber indicated that by letter dated October 4, 2005, the Racine Wastewater Utility, in concurrence with a request from the Town of Caledonia, requested that the Commission amend the City of Racine and environs sanitary sewer service area tributary to the Racine sewage treatment facility. That area is currently documented in SEWRPC Community Assistance Planning Report No. 147 (2nd Edition), *Sanitary Sewer Service Area for the City of Racine and Environs, Racine and Kenosha Counties, Wisconsin*, dated June 2003, as amended. The purpose of the amendment would be to include within the planned Caledonia sewer service area certain lands located immediately adjacent to, but outside, the

currently adopted sewer service area.

Mr. Stauber directed the Committee's attention to Map 1 of the memorandum document, noting that two areas, encompassing a total of 345 acres, are proposed to be added to the sewer service area. Together, these areas encompass 9 acres of environmentally significant lands, consisting of small wetlands; 15 acres of urban land including several homes and street rights-of-way; and 321 acres of agricultural land. The developable lands in the subject areas would be developed primarily for residential use, accommodating about 600 housing units. With this increase, the potential population of the sewer service area would remain within the Commission's projected year 2020 population range for that area. Mr. Stauber pointed out that this is an interim amendment; it is expected that the Town will eventually seek an extension of its sewer service area to the west, to IH 94, and north along the IH 94 corridor.

Mr. Stauber noted that this matter was the subject of a public hearing held on October 25, 2005. There were no objections to the proposed amendment at the hearing. The amendment was formally approved by the Racine Wastewater Utility Board following that hearing. Mr. Stauber indicated that the Commission staff recommends approval of the proposed amendment as consistent with the regional land use plan.

Mr. Moyer commented that he would support the proposed amendment and noted that discussions are now underway among representatives of the Towns of Raymond and Yorkville, the Village of Mount Pleasant, and the new Village of Caledonia that are focusing on cooperative efforts to properly provide for urban development in the IH 94 corridor. He noted that at some point the Commission will become involved in that work effort. Mr. Evenson indicated that he was aware of those discussions and believed that it would be very helpful for the four communities along IH 94 in Racine County to cooperate in a number of different ways. Mr. Evenson further noted that he is working with the Racine wastewater utility in responding to the request of the new Village of Caledonia to even further expand its sewer service area and that the Commission could expect to be asked to act on that expansion later next year.

After that discussion, on a motion by Mr. Miklasevich, seconded by Mr. Moyer, and carried unanimously, the SEWRPC Staff Memorandum dated December 2005 concerning this matter was approved and recommended to the Commission for adoption.

Sewer Service Area Plan for the Village of Union Grove

Chairman Schmidt asked Mr. Stauber to review with the Committee a proposed amendment to the adopted regional water quality management plan pertaining to the sanitary sewer service area for the Village of Union Grove. A copy of the preliminary draft of a SEWRPC staff memorandum dated December 2005 concerning this matter had been provided to the Committee members for review prior to the meeting.

Mr. Stauber indicated that by letter dated September 20, 2005, the Village of Union Grove requested that the Commission amend the Union Grove sanitary sewer service area. That area is currently documented in SEWRPC Community Assistance Planning Report No. 180, *Sanitary Sewer Service Area for the Village of Union Grove and Environs, Racine County, Wisconsin*, dated August 1990. The purpose of the amendment would be to include within the planned Union Grove sewer service area certain lands located immediately adjacent to, but outside, the currently adopted sewer service area.

Mr. Stauber directed the Committee's attention first to Map 1 of the memorandum document, noting that the amendment involves the addition of about 14 acres to the sewer service area. Of area, less than 0.1 acre consists of environmentally significant lands, part of a small wetland. The balance would be developed for residential use; it is part of a proposed residential development that also includes land to the south. The subject area would accommodate about 40 housing units, with a population of about 100

persons. The buildout population of the subject area would thus not change significantly.

Mr. Stauber noted that this matter was the subject of a public hearing held on November 14, 2005. There were no objections to the proposed amendment at the hearing. The amendment was formally approved by the Union Grove Village Board following that hearing. Mr. Stauber indicated that the Commission staff recommends approval of the proposed amendment as consistent with the regional land use plan.

After a brief discussion, on a motion by Mr. Moyer, seconded by Mr. Miklasevich, and carried unanimously, the SEWRPC Staff Memorandum dated December 2005 concerning this matter was approved and recommended to the Commission for adoption.

Sewer Service Area Plan for the Village of Darien

Chairman Schmidt asked Mr. Stauber to review with the Committee a proposed amendment to the adopted regional water quality management plan pertaining to the sanitary sewer service area for the Village of Darien. A copy of the preliminary draft of a SEWRPC staff memorandum dated December 2005 concerning this matter had been provided to the Committee members for review prior to the meeting.

Mr. Stauber indicated that by letter dated October 6, 2005, the Walworth County Metropolitan Sewerage District (WalCoMet) requested that the Commission amend the Darien sanitary sewer service area. That area is currently documented in SEWRPC Community Assistance Planning Report No. 123 (2nd Edition), *Sanitary Sewer Service Area for the Village of Darien, Walworth County, Wisconsin*, dated July 1992, as amended. The purpose of the amendment would be to include within the planned Darien sewer service area certain lands located immediately adjacent to, but outside, the currently adopted service area.

Mr. Stauber directed the Committee's attention first to Map 1 of the memorandum document. He noted that two areas, with a combined area of 40 acres, are proposed to be added to the sewer service area. These areas contain 5 acres of environmentally significant lands—including 4 acres of isolated natural resource area and one acre of small wetlands—and 35 acres of agricultural and other open space lands. The developable areas would be developed for residential use, accommodating about 80 housing units. With this increase, the potential population of the sewer service area would remain within the Commission's projected year 2020 population range for that area.

Mr. Stauber noted that this matter was the subject of a public hearing held on November 8, 2005. There were no objections to the proposed amendment at the hearing. The amendment was formally approved by the Walworth County Metropolitan Sewerage District Board following that hearing. Mr. Stauber indicated that the Commission staff recommends approval of the proposed amendment as consistent with the regional land use plan.

A discussion then ensued. In response to inquiries by Messrs. Vrakas, Miklasevich, and Brooks, Mr. Stauber indicated that, in part because of work load considerations, the Commission staff does not fully re-analyze and reprint each sewer service area plan document every time that a municipality requests a change. In the case of many requests, the changes sought are relatively minor in nature and simply do not warrant a full re-analysis and report publication. Periodically, however, Mr. Stauber continued, the Commission staff does take the time to fully re-analyze a community's sewer service area and publish a new edition of that community's report as opposed to an amendment document. In response to a question by Mr. Johnson, Mr. Stauber indicated that trunk sewer capacity issues do arise from time to time in sewer service area planning work. When those issues do arise, he said, steps are taken to see that they are properly addressed.

Following that discussion, on a motion by Mr. Miklasevich, seconded by Mr. Vrakas, and carried unanimously, the SEWRPC Staff Memorandum dated December 2005 concerning this matter was approved and recommended to the Commission for adoption.

Sewer Service Area Plan for the Village of Dousman

Chairman Schmidt asked Mr. Stauber to review with the Committee a proposed amendment to the adopted regional water quality management plan pertaining to the sanitary sewer service area for the Village of Dousman. A copy of the preliminary draft of a SEWRPC staff memorandum dated December 2005 concerning this matter had been provided to the Committee members for review prior to the meeting.

Mr. Stauber indicated that by letter dated September 9, 2005, the Village of Dousman requested that the Commission amend the Dousman sanitary sewer service area. That area is currently documented in SEWRPC Community Assistance Planning Report No. 192 (2nd Edition), *Sanitary Sewer Service Area for the Village of Dousman and Environs, Waukesha County, Wisconsin*, dated March 2000, as amended. The purpose of the amendment would be to include within the planned Dousman sewer service area certain lands located immediately adjacent to, but outside, the currently adopted service area.

Mr. Stauber directed the Committee's attention first to Map 1 of the memorandum document. He noted that an area approximating 32 acres is proposed to be added to the sewer service area. The subject parcel consists of agricultural land; no environmentally significant lands have been identified. The area is expected to be developed for residential use, accommodating about 40 housing units. With this increase, the potential population of the sewer service area would remain within the Commission's projected year 2020 population range for that area.

Mr. Stauber noted that this matter was the subject of a public hearing held on November 14, 2005. There were no objections to the proposed amendment at the hearing. The amendment was formally approved by the Dousman Village Board following that hearing. Mr. Stauber indicated that the Commission staff recommends approval of the proposed amendment as consistent with the regional land use plan.

There being no questions or comments, on a motion by Mr. Moyer, seconded by Mr. Brooks, and carried unanimously, the SEWRPC Staff Memorandum dated December 2005 concerning this matter was approved and recommended to the Commission for adoption.

Sewer Service Area Plan for the Greater Kenosha Area/Town of Somers

Chairman Schmidt asked Mr. Stauber to review with the Committee a proposed amendment to the adopted regional water quality management plan pertaining to the sanitary sewer service area for the Greater Kenosha Area. A copy of the preliminary draft of a SEWRPC staff memorandum dated December 2005 concerning this matter had been provided to the Committee members for review prior to the meeting.

Mr. Stauber indicated that by letter dated August 12, 2005, the Kenosha Water Utility, in concurrence with a request from the Town of Somers, requested that the Commission amend the Greater Kenosha sanitary sewer service area tributary to the City of Kenosha sewage treatment facility. That area is currently documented in a SEWRPC Report entitled, *Amendment to the Regional Water Quality Management Plan – Greater Kenosha Area*, dated December 2001. The purpose of the amendment would be to include within the planned Somers sewer service area certain lands located immediately adjacent to, but outside, the currently adopted service area.

Mr. Stauber indicated that the proposed expansion of the Somers sewer service area is an outgrowth of a recent boundary agreement between the City of Kenosha and the Town of Somers. Mr. Stauber noted that two areas—identified as Area A and Area B on Map 1 of the memorandum document—are proposed to be added to the sewer service area. In combination, the two areas encompass 7.2 square miles, including 1.1 square miles of environmentally significant lands; 0.5 square mile of existing urban land, including scattered residences, a golf course, and street rights-of-way; and 5.6 square miles of developable land. The subject areas would be developed for residential, commercial/industrial, recreational, and institutional uses. The subject areas would accommodate about 7,600 persons under full development conditions. With this increase, the population of the sewer service area would be above the projected population range in the presently adopted year 2020 regional land use plan, but within the range anticipated under the year 2035 regional land use plan now under preparation.

Mr. Stauber noted that this matter was the subject of a public hearing held on October 31, 2005. At the hearing, a resident of Area B spoke against the inclusion of that area in the sewer service area, indicating that there has been no indication of interest in developing that area. There were no other objections to the amendment. Following the hearing, the amendment was approved as drafted by the Kenosha Water Utility Board.

With respect to Area B, Mr. Stauber noted that the Town of Somers has indicated that there is in fact developer interest in that area. He noted further that Area B, as well as Area A, have been designated for future urban use in the long-range land use plan for the Town of Somers. Mr. Stauber indicated that the Commission staff recommends approval of the proposed amendment as consistent with the regional land use plan.

Mr. Johnson commented that the action being taken today is the result of several years of negotiations between the City of Kenosha and the Town of Somers. Those negotiations dealt with much more than just sanitary sewer service, involving as they did the determination of future municipal boundaries. He indicated that the Kenosha-Somers agreement is viewed by nearly everyone in the Kenosha area as a major achievement.

There being no further questions or comments, on a motion by Mr. Johnson, seconded by Mr. Miklasevich, and carried unanimously, the SEWRPC Staff Memorandum dated December 2005 concerning this matter was approved and recommended to the Commission for adoption.

Sewer Service Area Plan for the Village of Genoa City

Chairman Schmidt asked Mr. Stauber to review with the Committee a proposed amendment to the adopted regional water quality management plan pertaining to the sanitary sewer service area for the Village of Genoa City. A copy of the preliminary draft of a SEWRPC staff memorandum dated December 2005 concerning this matter had been provided to the Committee members for review prior to the meeting.

Mr. Stauber indicated that by letter dated July 19, 2005, the Village of Genoa City requested that the Commission amend the Genoa City sanitary sewer service area. That area is currently documented in SEWRPC Community Assistance Planning Report No. 175 (2nd Edition), *Sanitary Sewer Service Area for the Village of Genoa City, Kenosha and Walworth Counties, Wisconsin*, dated May 1996, as amended. The purpose of the amendment would be to include within the planned Genoa City sewer service area certain lands located immediately adjacent to, but outside, the currently adopted service area.

Pointing to Map 1 in the memorandum document, Mr. Stauber indicated that the area to be added to the sewer service area encompasses 147 acres. This includes 11 acres of environmentally significant lands, 22

acres of highway right-of-way, and 114 acres of agricultural land. The developable area would be developed for residential and commercial uses. The residential development would accommodate about 350 housing units. With this increase, the population of the sewer service area would be above the projected population range in the presently adopted year 2020 regional land use plan, but within the range anticipated under the year 2035 regional land use plan now under preparation.

Mr. Stauber noted that this matter was the subject of a public hearing held on November 10, 2005. At the hearing, the Chairman of the Town of Bloomfield indicated that the Pell Lake Sanitary District No. 1 sewage treatment plant located northwest of the subject parcel had been designed as a regional facility, has ample capacity, and should be considered as a possible means of serving the subject area. Mr. Stauber indicated that, subsequent to the hearing, Commission staff discussed this matter with the president of the Pell Lake Sanitary District No. 1. The Commission staff was advised that Pell Lake Sanitary District No. 1 would have an interest in providing sewer service to the subject area.

Mr. Stauber indicated that, in situations such as this where two sewerage systems indicate a desire to serve the same area, the matter must be resolved primarily on the basis of cost-effectiveness. In light of the comments from the Pell Lake Sanitary District, the Commission staff will likely have to conduct an analysis to determine which system—Pell Lake or Genoa City—can more cost-effectively serve the subject area. Given this situation, Mr. Stauber suggested that the Committee refer the proposed amendment back to the staff for further study, in cooperation with the Village of Genoa City and Pell Lake Sanitary District No. 1.

After a brief discussion, on a motion by Mr. Vrakas, seconded by Mr. Miller, and carried unanimously, the request of the Village of Genoa City to amend its sewer service area plan was referred back to the Commission staff for further study and evaluation given the position of the Pell Lake Sanitary District as reflected in the public hearing record.

Sewer Service Area Plan for the Village of Kewaskum

Chairman Schmidt asked Mr. Stauber to review with the Committee a proposed amendment to the adopted regional water quality management plan pertaining to the sanitary sewer service area for the Village of Kewaskum. A copy of the preliminary draft of a SEWRPC staff memorandum dated December 2005 concerning this matter had been provided to the Committee members for review prior to the meeting.

Mr. Stauber indicated that by letter dated August 23, 2005, the Village of Kewaskum requested that the Commission amend the Kewaskum sanitary sewer service area. That area is currently documented in SEWRPC Community Assistance Planning Report No. 161, *Sanitary Sewer Service Area for the Village of Kewaskum, Washington County, Wisconsin*, dated March 1988, as amended. The purpose of the amendment would be to include within the planned Kewaskum sewer service area certain lands located immediately adjacent to, but outside, the currently adopted service area.

Mr. Stauber directed the Committee's attention to Map 1 of the memorandum document. He noted that the area proposed to be added to the sewer service area encompasses about 80 acres. The subject area includes four acres of environmentally significant lands, including a portion of a secondary environmental corridor and a small wetland. The balance of the area would be developed for residential use, accommodating 145 housing units. With this increase, the population of the sewer service area would be just above the projected population range in the presently adopted year 2020 regional land use plan, but within the range anticipated under the year 2035 regional land use plan now under preparation.

Mr. Stauber indicated that this amendment would also change the planned status of a secondary environmental corridor in an area just east of the area to be added—as indicated on Map 3 of the memorandum document. In the Kewaskum sewer service area plan adopted in 1988, this area was identified as “existing secondary environmental corridor anticipated to be converted to urban uses by the year 2000.” Development of that area has not proceeded, and the Village of Kewaskum has recommended that the area no longer be designated for future urban use. Under the amended plan, then, this area would be retained indefinitely as part of the secondary environmental corridor, as shown on Maps 1 and 2 of the memorandum document.

Mr. Stauber noted that this matter was the subject of a public hearing held on November 21, 2005. There were no objections to the proposed amendment at the hearing. The amendment was formally approved by the Kewaskum Village Board following that hearing. Mr. Stauber indicated that the Commission staff recommends approval of the proposed amendment as consistent with the regional land use plan.

After a brief discussion relative to certain lands in the area concerned that will become a Village park, on a motion by Mr. Miklasevich, seconded by Mr. Johnson, and carried unanimously, the SEWRPC Staff Memorandum dated December 2005 concerning this matter was approved and recommended to the Commission for adoption.

Sewer Service Area Plan for the City of Hartford

Chairman Schmidt asked Mr. Stauber to review with the Committee a proposed amendment to the adopted regional water quality management plan pertaining to the sanitary sewer service area for the City of Hartford. A copy of the preliminary draft of a SEWRPC staff memorandum dated December 2005 concerning this matter had been provided to the Committee members for review prior to the meeting.

Mr. Stauber indicated that by letter dated October 19, 2005, the City of Hartford requested that the Commission amend the Hartford and environs sanitary sewer service area tributary to the City of Hartford sewage treatment facility. That area is currently documented in SEWRPC Community Assistance Planning Report No. 92 (3rd Edition), *Sanitary Sewer Service Area for the City of Hartford and Environs, Washington County, Wisconsin*, dated September 2001, as amended. The purpose of the amendment would be to include within the planned Hartford sewer service area certain lands located immediately adjacent to, but outside, the currently adopted service area.

Mr. Stauber directed the Committee’s attention first to Map 1 of the memorandum document, noting that two areas are proposed to be added to the sewer service area. In combination, these areas encompass 705 acres. Of this total, 62 acres consist of environmentally significant lands—including primary environmental corridor lands, small wetlands, and farmed floodplains expected to eventually revert to more natural conditions; 56 acres of existing urban lands, including 40 existing housing units; and 587 acres of agricultural land. The developable areas are envisioned to accommodate future residential, commercial, and institutional uses. The proposed residential areas would accommodate about 850 housing units. With this increase, the population of the sewer service area would be above the projected population range in the presently adopted year 2020 regional land use plan, but within the range anticipated under the year 2035 regional land use plan now under preparation.

Mr. Stauber noted that this matter would be presented for public review and comment at a public hearing scheduled for tomorrow, November 22, 2005, and that the Hartford City Council is expected to consider approval following the public hearing. Mr. Stauber indicated that the Commission staff suggests that the Planning and Research Committee forward this amendment to the Regional Planning Commission with a recommendation for approval, subject to a receiving a report on the public hearing and evidence of local adoption of the amendment.

There being no questions or comments, on a motion by Mr. Johnson, seconded by Mr. Miklasevich, and carried unanimously, the SEWRPC Staff Memorandum dated December 2005 concerning this matter was approved and recommended to the Commission for adoption subject to a receipt of a report on the public hearing and evidence of adoption of the amendment by the Hartford City Council.

Sewer Service Area Plan for the City of Pewaukee

Chairman Schmidt asked Mr. Stauber to review with the Committee a proposed amendment to the adopted regional water quality management plan pertaining to the sanitary sewer service area for the City of Pewaukee. A copy of the preliminary draft of a SEWRPC staff memorandum dated December 2005 concerning this matter had been provided to the Committee members for review prior to the meeting.

Mr. Stauber indicated that by letter dated September 8, 2005, the City of Pewaukee requested that the Commission amend the Pewaukee sanitary sewer service area. That area is currently documented in SEWRPC Community Assistance Planning Report No. 113, *Sanitary Sewer Service Area for the Town of Pewaukee Sanitary District No. 3, Lake Pewaukee Sanitary District, and Village of Pewaukee, Waukesha County, Wisconsin*, dated June 1985, as amended. The purpose of the amendment would be to modify an existing primary environmental corridor located within the currently adopted sewer service area.

Mr. Stauber directed the Committee's attention to Map 1 of the memorandum document, indicating that, under the proposed amendment, 0.7 acre of existing environmental corridor would be disturbed in order to accommodate a proposed school, and that this would be mitigated through the expansion of the primary environmental corridor by 1.6 acres in an area located immediately to the north. The proposed restoration would beneficially widen the environmental corridor to the north. A detailed re-vegetation plan has been prepared for the proposed corridor restoration area; it has been reviewed and approved by the Commission staff biologist.

Mr. Stauber noted that this matter was the subject of a public hearing before the Pewaukee City Plan Commission on November 17, 2005. There were no objections to the proposed amendment at the hearing. The amendment is scheduled to be considered by for approval by Pewaukee City Council on December 5, 2005. Mr. Stauber indicated that the Commission staff suggests that the Planning and Research Committee forward this amendment to the Regional Planning Commission with a recommendation for approval, subject to a receiving evidence of local adoption of the amendment.

After a brief discussion relative to a recognition that the success of a re-forestation effort will depend upon the good faith of all parties concerned, on a motion by Mr. Vrakas, seconded by Mr. Moyer, and carried unanimously, the SEWRPC Staff Memorandum dated December 2005 concerning this matter was approved and recommended to the Commission for adoption subject to a receipt evidence of adoption of the amendment by the Pewaukee City Council.

Sewer Service Area Plan for the Village of Menomonee Falls

Chairman Schmidt asked Mr. Stauber to review with the Committee a proposed amendment to the adopted regional water quality management plan pertaining to the sanitary sewer service area for the Village of Menomonee Falls. A copy of the preliminary draft of a SEWRPC staff memorandum dated December 2005 concerning this matter had been provided to the Committee members for review prior to the meeting.

Mr. Stauber indicated that by letter dated April 22, 2005, the Village of Menomonee Falls requested that the Commission amend the Menomonee Falls sanitary sewer service area tributary to the Milwaukee Metropolitan Sewerage District (MMSD) sewage treatment facility. That area is currently documented in SEWRPC Community Assistance Planning Report No. 208, *Sanitary Sewer Service Area for the Villages*

of Lannon and Menomonee Falls, Waukesha County, Wisconsin, dated June 1993, as amended. The purpose of the amendment would be to include within the planned Menomonee Falls sewer service area certain lands located immediately adjacent to, but outside, the currently adopted service area.

Mr. Stauber directed the Committee's attention first to Map 1 of the memorandum document. He noted that the area proposed to be added to the sewer service area encompasses about five acres. A small portion of this, 0.4 acre, is a wetland. The balance would be developed for residential use, accommodating five dwelling units. The subject parcel is the southernmost portion of a proposed residential subdivision, that would include a total of 38 housing units.

Mr. Stauber indicated that the subject parcel is part of a 58-acre parcel that is located west of the subcontinental divide, outside the MMSD natural drainage area. The northerly 30 acres of this parcel is part of the Menomonee Falls sewer service area tributary to MMSD. Thus, the proposed amendment would add five additional acres of this parcel to the Menomonee Falls/MMSD service area. The entire subdivision would be provided with public water supply through the Menomonee Falls water supply system, which uses Lake Michigan as its source. Wastewater would be conveyed back across the divide through the Menomonee Falls/MMSD sewerage system.

Mr. Stauber noted that this matter was the subject of a public hearing before the Menomonee Falls Village Board on November 21, 2005. There were no objections to the proposed amendment. The amendment was approved by the Village Board following the public hearing. The Commission staff recommends approval of the proposed amendment.

After a brief discussion during which Mr. Evenson noted that the proposed sewer and water supply services to the area concerned would comply with the spirit and intent of the Annex 2001 Water Diversion Agreement now under consideration by the Governors of the Great Lakes States and the concerned Canadian Premiers, on a motion by Mr. Miklasevich, seconded by Mr. Stroik, and carried unanimously, the SEWRPC Staff Memorandum dated December 2005 concerning this matter was approved and recommended to the Commission for adoption.

CONSIDERATION OF SEWRPC PLANNING REPORT NO. 48, A REGIONAL LAND USE PLAN FOR SOUTHEASTERN WISCONSIN: 2035, CHAPTER 7, "Plan Implementation"

Mr. Evenson recalled that the Committee was in the process of reviewing materials developed to document a forthcoming updated and extended regional land use plan. He then called upon Mr. Stauber to review with the members of the Committee material included in Chapter 7, "Plan Implementation." Mr. Stauber then delivered a presentation attendant to that chapter. A copy of Mr. Stauber's presentation slides is attached as Exhibit A.

A discussion followed Mr. Stauber's presentation. In response to an inquiry by Mr. Vrakas, Mr. Evenson indicated that construction-site erosion control is indeed mandated by the Wisconsin Department of Natural Resources, but that enforcement is the responsibility of the local units of government. In response to a comment by Mr. Stroik relative to the growing utilization of private sewage disposal systems – referring in part to systems now allowed under Chapter COMM 83 of the Wisconsin Administrative Code – Mr. Evenson indicated that it is the Commission staff's impression that the COMM 83 rule has not to date had a significant impact on land development patterns in the Region. Mr. Moyer indicated, however, that in central Racine County there are more developments taking place because of the relaxation of the distance between an on-site sewage disposal drainage field and groundwater elevations. In response to a follow up comment by Mr. Moyer relative to private sector management of on-site sewage disposal systems intended to serve multiple landowners, Mr. Evenson indicated that the Commission staff is

convinced that such management belongs in the public sector, citing as a good example the total approach to wastewater oversight being taken in the Town of Bailey's Harbor in Door County. Experience has taught us, Mr. Evenson continued, that in the long run private oversight of common sewerage and water supply utility systems fails for lack of a proper institutional structure to provide recordkeeping and continuity and the inability of private sector institutions to compel landowners to fund needed improvements.

At the end of the discussion, on a motion by Mr. Miklasevich, seconded by Mr. Johnson, and carried unanimously, Chapter 7, "Plan Implementation," of SEWRPC Planning Report No. 48 was approved for publication.

CONSIDERATION OF SEWRPC PLANNING REPORT NO. 52, A REGIONAL WATER SUPPLY PLAN FOR SOUTHEASTERN WISCONSIN, CHAPTERS 1 AND 2

Mr. Evenson noted that the Committee needs to begin to review materials being developed to document a forthcoming regional water supply plan. He then called upon Mr. Robert P. Biebel of the Commission staff to review with the members of the Committee material included in Chapter 1, "Introduction and Background," and Chapter 2, "Description of the Study Area," of this forthcoming report. Mr. Biebel then delivered a presentation attendant to those chapters. A copy of Mr. Biebel's presentation slides is attached as Exhibit B.

A brief discussion followed Mr. Biebel's presentation. In response to an inquiry by Mr. Vrakas, Mr. Biebel indicated that the Commission's groundwater simulation model has not yet been exercised to estimate now long it might take to replenish the deep aquifer if pumping were to be abated in a significant way. Mr. Biebel noted that some experience in the Green Bay area indicated a fairly rapid rebound in water levels following cessation of pumping.

At the end of the discussion, on a motion by Mr. Moyer, seconded by Mr. Vrakas, and carried unanimously, Chapter 1, "Introduction and Background," and Chapter 2 "Description of the Study Area," of SEWRPC Planning Report No. 52 were approved for publication.

CONSIDERATION OF PRELIMINARY DRAFT OF THE COMMISSION 2006 OVERALL WORK PROGRAM

Chairman Schmidt noted that copies of the final draft for the Commission's 2006 Overall Work Program (OWP) had been provided to all Committee members for review prior to the meeting. He asked Mr. Evenson to briefly review the document with the Committee.

Mr. Evenson then led the Committee through a review of the Overall Work Program, calling particular attention to several major projects identified in the document. These major projects included Project 120-1000, dealing with land use plan implementation efforts, including county-based multi-jurisdictional comprehensive plans; Project 210-1000, dealing with short-range transit planning in Milwaukee County and in the Kenosha and Racine urbanized areas; Project 290-1000, dealing with Commission oversight of the continued planning and environmental assessment activities attendant to the proposed Kenosha-Racine-Milwaukee commuter rail service; Project 300-4001, dealing with the update of the regional water quality management plan in the Milwaukee area watersheds; Project 310-1000, dealing with the regional water supply plan; and Project 780-1000, dealing with the provision of county surveyor services to several counties in the Region.

He then called attention to Table 12-11, which sets forth a budget summary for all of the projects included in the Overall Work Program, pointing out, in particular, where that funding summary differed from the Commission's adopted 2006 budget. Overall, he said, the work program calls for a level of effort very close to that envisioned when the 2006 budget was approved in June.

At the conclusion of his remarks, Mr. Evenson commented that the work program was reviewed by representatives of the Federal and State transportation funding agencies at an intergovernmental agency staff meeting held on November 3, 2005. The changes suggested by representatives of those agencies are reflected in the document presented to the Committee.

Following a brief discussion, it was moved by Mr. Vrakas, seconded by Mr. Brooks, and carried unanimously, to recommend approval of the 2006 Overall Work Program to the Commission.

CORRESPONDENCE

Mr. Evenson reported that there was no correspondence or announcements to be brought to the attention of the Committee. Mr. Stroik commented that a significant new project is underway along the Menomonee River in the City of Wauwatosa to address chronic flooding problems. That project is being undertaken by the Milwaukee Metropolitan Sewerage District and involves in part the lowering of the floodplain in key stream reaches. He invited the Commissioners to visit him at his work place in the Village area of Wauwatosa so they could see firsthand what is going on.

ADJOURNMENT

There being no further business to come before the Committee, on a motion by Mr. Miklasevich, seconded by Mr. Stroik, and carried unanimously, the meeting was adjourned at 3:55 p.m.

Respectfully submitted,

Philip C. Evenson
Deputy Secretary

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