

NOTICE OF PUBLIC HEARING
JEFFERSON COUNTY FLOODPLAIN ORDINANCE AND FIRM MAP
ADOPTION, CONDUCTED BY THE

JEFFERSON COUNTY PLANNING AND ZONING COMMITTEE

Steve Nass, Chair; Greg David, Vice-Chair; Don Reese, Secretary; Richard Jones; Lloyd Zastrow

1. **Call to Order**
2. **Roll Call**
3. **Certification of Compliance With Open Meetings Law Requirements**
4. **Review of Agenda**
5. **Public Hearing on 3397T-09 – Jefferson County Floodplain Ordinance & FIRM Map Adoption**

PUBLIC NOTICE is given to all persons in the County of Jefferson that a public hearing will be held on Thursday, March 19, 2009 at 7 p.m. in Room 205, Jefferson County Courthouse, 320 S Main St, Jefferson, Wisconsin, to solicit comments on proposed floodplain zoning ordinance and map revisions that are required by state and federal law. These revisions govern development in mapped floodplain areas. The proposed ordinance and map revisions are on file in the Jefferson County Zoning Office, Jefferson County Courthouse, Room 201.

The proposed regulations are intended to protect life, health and property in floodplain areas and will govern uses permitted in mapped floodplains. Activities such as dredging, filling, excavating and construction of buildings are generally allowed, but may be restricted according to which flood zone the property is in. A copy of the proposed ordinance and maps will be on file and open for public inspection in the Zoning Office for a period of two weeks prior to this public hearing. **Additions** to the existing ordinance are listed here in **boldface type and underlined**; deletions are in ~~strikethrough font~~, as follows:

In 14:1.5 General Provisions:

- (2) OFFICIAL MAPS & REVISIONS – replace ~~current approved~~ with **restrictive**
OFFICIAL MAPS: Based on the FIS – replace existing (a) and (b) with
(a) Flood Insurance Rate Map (FIRM), panel number 55055C0017E, 55055C0019E, 55055C0050E, 55055C0055E, 55055C0065E, 55055C0066E, 55055C0067E, 55055C0068E, 55055C0069E, 55055C0079E, 55055C0083E, 55055C0086E, 55055C0087E, 55055C0090E, 55055C0091E, 55055C0092E, 55055C0093E, 55055C0094E, 55055C0104E, 55055C0108E, 55055C0111E, 55055C0112E, 55055C0113E, 55055C0114E, 55055C0116E, 55055C0118E, 55055C0135E, 55055C0142E, 55055C0144E, 55055C0175E, 55055C0176E, 55055C0178E, 55055C0180E, 55055C0181E, 55055C0182E, 55055C0183E, 55055C0184E, 55055C0186E, 55055C0187E, 55055C0188E, 55055C0189E, 55055C0191E, 55055C0193E, 55055C0195E, 55055C0207E, 55055C0210E, 55055C0225E, 55055C0226E, 55055C0227E, 55055C0228E, 55055C0229E, 55055C0231E, 55055C0233E, 55055C0240E, 55055C0245E, 55055C0260E, 55055C0267E, 55055C0269E, 55055C0286E, 55055C0287E, 55055C0288E, 55055C0289E, 55055C0291E, 55055C0292E, 55055C0293E, 55055C0294E, 55055C0300E, 55055C0302E, 55055C0304E, 55055C0305E, 55055C0306E, 55055C0308E, 55055C0310E, 55055C0311E, 55055C0312E, 55055C0313E, 55055C0314E, 55055C0316E, 55055C0317E, 55055C0318E, 55055C0319E, 55055C0336E, 55055C0337E, 55055C0338E, 55055C0339E, 55055C0350E, 55055C0364E.

55055C0365E, 55055C0375E, 55055C0382E, 55055C0401E, 55055C0402E, 55055C0406E, 55055C0407E, 55055C0430E, 55055C0432E, 55055C0435E, 55055C0451E, 55055C0455E, 55055C0460E, 55055C0480E dated June 2, 2009 with corresponding profiles that are based on the Flood Insurance Study (FIS) 55055CV000A dated June 2, 2009.

OFFICIAL MAPS: Based on other studies – replace existing (c) with (b) Lake Ripley floodplain delineation prepared for the Lake Ripley Management District, dated October 3, 2008, prepared by Montgomery Associates.

Deer Creek floodplain analysis for Jason Dey property, dated September 4, 2008, prepared by Montgomery Associates.

Rock Creek floodplain analysis for the Hooper’s Dam Mill Building, dated October 15, 2007, prepared by RSV Engineering, Inc.

Carlin Dam Analysis for reconstruction of Carlin Dam, dated November 26, 2008, prepared by STS.

STH 26 Watertown Bypass and Frontage Road for the Wisconsin Department of Transportation Project 1390-04-02, dated October 29, 2008, prepared by the Wisconsin Department of Transportation.

In 14:6.1 GENERAL (2)(d) ...which over the life of the structure would **equal or** exceed 50%...
(2)(e) ...total cost to restore the structure to its pre-damaged condition **equals or** exceeds 50%...

In 14:6.3 FLOODFRINGE AREAS (3)(c) ...does not **equal or** exceed 50% of the present...

In 14:7.1(2)(b)7. SITE DEVELOPMENT PLAN replace ~~National Geodetic and Vertical Datum (NGVD)~~ with **North American Vertical Datum (NAVD)**

In 14:7.1(2)(b)8. SITE DEVELOPMENT PLAN replace ~~NGVD~~ with **North American Vertical Datum (NAVD)**

In 14:10.0 DEFINITIONS add **48) “NORTH AMERICAN VERTICAL DATUM – (NAVD)” – Elevations referenced to mean sea level datum, 1988 adjustment** and renumber the subsequent definitions.

All persons interested are invited to attend this hearing and be heard. Written comments may be submitted to Jefferson County Planning and Zoning Committee, Steve Nass, Chair, prior to or at this public hearing. Comments may be mailed to the Chair at 320 S Main St, Jefferson, WI 53549

Dated at Jefferson, WI, this twenty-seventh day of February, 2009.

6. Close Public Hearing

Individuals requiring special accommodations for attendance at the meeting should contact the County Administrator at 920-674-7101 24 hours prior to the meeting so that appropriate arrangements can be made.