

MINUTES
JACKSON COUNTY ZONING & LAND INFORMATION COMMITTEE
Monday, April 20, 2026

April 20, 2026: Committee Meeting, Virtual Onsite and Public Hearing

Meeting called to order at 8:30 a.m., by Chairman Hoyt Strandberg. Committee members in attendance were Ed Chamberlain, Jerry Schmidt, Brian Bethke and Dale Hoff. Others present were Cody Brommerich, County Surveyor; Abigail Hill, Deputy Surveyor; Jonathan Hemp, Zoning Administrator; Dustin McCune, POWTS Technician; April Riley, Real Property Lister; Joe Pilkington, County GIS/911 Data Coordinator; Jeffrey White, Land Use Specialist; Melissa Windsor, County Clerk; Brittany Knudtson, Zoning and Land Information Office Manager.

Next Meeting Date: Monday, May 18, 2026 at 8:30 a.m.

A motion by Ed Chamberlain, to approve March 16th, 2026 minutes, seconded by Brian Bethke. Motion carried unanimously.

A motion by Ed Chamberlain, to approve the vouchers for payment, seconded by Dale Hoff. Motion carried unanimously.

CSM EASEMENT REVIEWS:

- Brockway.

A motion by Brian Bethke to approve Private Road Easement, seconded by Jerry Schmidt. Motion carried unanimously.

- Melrose.

A motion by Brian Bethke to approve 66' Easement, seconded by Hoyt Strandberg. Motion carried unanimously.

LENGTH TO WIDTH RATIO REVIEWS:

- Brockway.

A motion by Ed Chamberlain to approve the length to width ratio, seconded by Dale Hoff. Motion carried unanimously.

FLAG LOT REVIEWS:

- Irving.

A motion by Ed Chamberlain to approve the Flag Lot, seconded by Dale Hoff. Motion carried unanimously.

SURVEYOR'S REPORT, Cody Brommerich:

- *We are continuing our PLSS remonumentation efforts in the field.*
- *Drafting Government Land Corner Certificates (tie sheets) from completed PLSS corners.*

- Reviewed Certified Survey Maps (CSM) for compliance with state statute and Chapter 18, Jackson County Subdivision and Platting Ordinance. Filed additional surveys in County Surveyors office.
- Received and completed requests from private land surveyors for PLSS corner work for their upcoming private land surveys.
- Entered and indexed County Survey Records (CSR), Certified Survey Maps (CSM), and Vertical File (VF) surveys into ProWest online survey search application.
- Answered questions and conducted research internally and externally from the public, realtors, private land surveyors, title companies, etc. regarding land boundaries, easements, aerial imagery, LiDAR, land divisions, and more.
- We've completed timber sale boundary surveys for the Forestry Department in the Towns of Brockway, Manchester, Knapp, and City Point.
- We were a successful applicant and were awarded \$81,580.00 through the Wisconsin Department of Military Affairs/Office of Emergency Communications (DMA/OEC) GIS Grant Program. These funds will go towards our 2026 countywide 3" resolution orthoimagery (aerial imagery) flight. The grant payments will be received quarterly.
- We completed our bi-annual survey database update in conjunction with ProWest.
- I have been in constant communication with Ayres in regards to our aerial imagery flight about current ground conditions, weather conditions, water levels, etc. We will be flying any day now during the next good weather window.

Future Conferences / Meetings:

Wisconsin Land Information Association (WLIA) Spring Conference (5/18-5/20) – Ashland, WI

REAL PROPERTY LISTER REPORT, April Riley:

Accomplishments:

- Produced mailing labels for two fire departments; Hixton and Pigeon Falls.
- Assisted property owner with historical aerial photography of his property in relation to the cranberry flowage through time.
- Worked with Schneider/Beacon and Catalis/Landnav to troubleshoot stale ownership labels on parcel mapping website and to update parcels based on assessment roll for 2026, and stale zoning attribute updates
- Attended a tax deed committee meeting
- Updated the survey search tool documents/pdfs from internal network to AWS cloud for public to access through the Survey Search Tool
- Attended AT&T ESInet status update phone call
- Ordered and picked up business cards for Abigail
- Attended broadband workgroup meeting
- Attended Board of Directors meeting for Wisconsin Real Property Listers Association (WRPLA) in Wausau

Future Trainings/Meetings:

- Driftless GIS meeting 4/24
- District 3 WRPLA meeting 5/8

Upcoming Plans:

- Continue working on property ownership changes/splits for the 2026 tax roll. Points of Interest:
- None

Points of Interest:

- None

GIS/911 REPORT, Joe Pilkington:

Brightspeed WebDBMS/WebPBX Portal Update

- *Brightspeed has announced that effective Monday, April 20, 2026, all WebDBMS users will transition to a new login URL as part of the ongoing migration of E911 services from Lumen/CenturyLink to Brightspeed.*
- *Brightspeed is the local telecommunications provider (ILEC) that supports the underlying infrastructure for traditional E911 services in our area. This includes maintaining components such as:*
 - *ALI (Automatic Location Identification) databases*
 - *MSAG (Master Street Address Guide)*
 - *Selective routing data used to direct 911 calls to the correct Public Safety Answering Point (PSAP)*
- *Historically, these services were managed by Lumen/CenturyLink, but as part of a corporate transition, those responsibilities are being transferred to Brightspeed.*
- *This change does not affect 911 call handling operations or emergency response, but it does impact the backend systems and portals used to manage addressing and telephone-related 911 data.*
- *In short, Brightspeed is now the data and infrastructure steward for portions of the legacy 911 system that will still interface with our NG9-1-1 GIS environment.*

New Private Road Naming Application – Town of Brockway

- *A new road naming application has been submitted for a private road in the Town of Brockway. The proposed road will serve four lots located just south of Stacey Drive.*
- *A new road naming application has been submitted for a private road in the Town of Alma.*

Addressing

- *In between ongoing GIS project work, increased attention has been directed toward a growing demand for rural address assignments. Since the last committee meeting, 19 new addresses have been issued.*

ZONING REPORT, Jonathan Hemp:

- *Road Bans came off 4/6*
- *Land Use Permits – very busy*
- *Soil Tests, Sanitary Permits and Septic Installation Inspections – very busy*
- *Travel Trailer Registrations*
- *Continued work on zoning GIS layers*
- *POWTS pumping maintenance program*
 - *1st Round of Pumping notices sent out 3/19*
 - *2nd round pumping notices to be sent out next week*
- *Working w/ Corporation Counsel on non-compliance*
- *Recycling:*
 - *Chapter 19 Recycling Ordinance updates Approved by County Board (submitted to WDNR 4/2/2026)*
 - *Annual E-cycle & appliance round-up set for May 9*
 - *Annual Spring and Fall Tire Round-up dates set for May 16 & September 1*
 - *WDNR RU 2025 Annual Report Submitted 4/2/2026*
 - *WDNR RU Audit completed 4/8/2026*
 - *Recycling Center repairs to front post of overhang*
 - *Cody marked up property corners at RC*

OLD BUSINESS:

- None

9:18 a.m. A motion by Brian Bethke, to recess until 9:30 a.m., seconded by Ed Chamberlain. Motion carried unanimously.

Public Hearing called to order at 9:30 a.m. by Hoyt Strandberg.

COMMUNICATIONS AND PUBLIC COMMENT:

#2026-11: No public comment

#2026-12: No public comment

A motion by Brian Bethke, to close public comment, seconded by Dale Hoff. Motion carried unanimously.

NEW BUSINESS:

- **ZONE CHANGE PETITION #2026-11** as requested by Emert Family Farm, LLC on property located in the NW1/4-NE1/4, Section 06, T24N, R05W, Town of Cleveland, Jackson County, WI; 014-0082.0000. The request is to change 3 acres of the A2(Forestry & Limited Agriculture) District to the R6(Residential-Rural Ag) District to construct a single-family home with future possibilities of having limited livestock (chickens).

Town has not held meeting as of this date

A motion by Brian Bethke, to approve ZONE CHANGE PETITION #2026-11 with Land Conservation Conditions as set forth by Gaylord Olson II, seconded by Dale Hoff. Roll call vote, 5 present ALL AYE. Motion carried.

- **ZONE CHANGE PETITION #2026-12** as requested by Steven Gilbertson on property located in the SE1/4-SW1/4, Section 03, T19N, R05W, Town of Melrose, Jackson County, WI; 034-0035.0005. The request is to change 6 acres of the A1(Agriculture) District to the R6(Residential-Rural Ag) District to construct a single-family home.

Town Supports

A motion by Ed Chamberlain, to approve ZONE CHANGE PETITION #2026-12 with Land Conservation Conditions as set forth by Gaylord Olson II, seconded by Brian Bethke. Roll call vote, 5 present ALL AYE. Motion carried.

A motion by Brian Bethke, to adjourn the meeting, seconded by Dale Hoff. Motion carried unanimously.

Meeting adjourned at 9:38 a.m.