

MINUTES

The Iron County Comprehensive Planning/Land & Zoning Committee met at the Courthouse on Tuesday, July 16, 2013. The meeting was called to order at 3:00 p.m. by Chairman Kichak. Proper publication of the meeting was established.

Committee Members Present: Jim Kichak, Jim Lambert, Gerald Luke, John Smith, & George Nasi. Also present: Zoning Admn Tom Bergman, Todd Maki from Maki Land Surveying & Ron Jacobson from Coleman Engineering.

Motion by Luke/Nasi to approve the minutes from the 6/18/13 meeting; carried 5-0. Motion by Lambert/Luke to approve the minutes from the 7/1/13 public hearing; carried 5-0.

Conditional Use Hearing – Heath Meyer – Allow the operation of a tourist rooming house located in part of Gov't Lot 1, Sec. 17, T41N, R3E, Town of Sherman (site address is 4581W French Lake Road). Town Board approval was received. Motion by Luke/Smith to approve; carried 5-0.

Conditional Use Hearing – Larry Beilfuss – Allow the construction of a 72' x 42' accessory building in an R-3 (Rural Residential) District, on lands located in part of the SW-SW, Sec. 22, T46N, R2E, Town of Kimball. Town Board approval was received. Motion by Lambert/Smith to approve; carried 5-0.

Rezone Hearing – Michael Button – Rezone from an F-1 (Forestry) District to an RR-1 (Residential Recreation) District, part of the NE-SW, Sec. 34, T42N, R3E, Town of Sherman, to bring the property into zoning compliance. Town Board approval was received. Motion by Luke/Nasi to approve; carried 5-0. A request was made by the Town of Sherman in relation to this application, that the Zoning Office should initiate rezoning of the other small tracts within this peninsula to RR-1, as those small tracts are also currently zoned F-1. The Committee agreed that those properties should be zoned RR-1, and directed Bergman to being working on rezoning those small tracts to the proper zoning district.

Rezone Hearing – Douglas Knudtson Jr. – Rezone from an F-1 (Forestry) District to an R-3 (Rural Residential) District, part of the NE-SW, Sec. 13, T45N, R2E, Town of Carey, to bring the property into zoning compliance. This application has not been acted on by the Town of Carey yet. Motion by Lambert/Luke to table this item until the Town of Carey makes a determination; carried 5-0.

Certified Survey Maps – Guy White – Todd Maki from Maki Land Surveying presented certified survey maps on behalf of Guy White that cover lands within the Secluded Sanctuary Plat in Sec. 17, T43N, R4E, Town of Mercer. Lambert stated that members of the Mercer Planning Commission still had questions regarding these proposed maps, and requested that this item be tabled until the planning commission had time to review them. Todd Maki stated that he could meet with the planning commission to explain the proposed maps. Motion by Lambert/Luke to table this item until Todd Maki has met with the planning commission; carried 5-0.

Certified Survey Map – Lynn Klein – The Committee reviewed a two lot certified survey map by Coleman Engineering covering lands in part of the SE-NW, Sec. 2, T43N, R4E, Town of Mercer. Bergman noted that the map meets the requirements of the ordinance. Motion by Lambert/Nasi to approve; carried 5-0.

Discussion of full time Assistant Zoning Admn Position – Bergman informed the Committee that Erika Roeder has been working out very well. Bergman stated that he could see a need to keep Erika on through the winter months if he continues to have to spend as much of his time dealing with mining issues as he has over the past couple months. Kichak stated that they will have to wait until budget time to see if it would be feasible to make the assistant zoning admn position full time.

Iron County Land Use Ordinance Change – Bergman explained to the Committee that there was a clerical error in the original ordinance referring to non-metallic mining (gravel pits). Bergman noted that the language regarding non-metallic mining was in the ordinance twice, under Permitted Uses, and also under uses requiring a conditional use permit. Therefore it needs to be removed from Permitted Uses. Motion by Lambert/Luke to recommend the proposed change to the full county board for approval; carried 5-0.

Administrator's Report – The Committee will be having a wetlands workshop on Tuesday, July 23, 2013. Bergman noted that there will need to be a public hearing at the next zoning meeting for proposed language for bulk sampling. Committee directed Bergman to set a public hearing date for the amendments to the ordinance.

Bills – Motion by Lambert/Nasi to pay the bills; carried 5-0.

Next Meeting Date – Tuesday, August 20, 2013 at 6:00 p.m.

Motion by Lambert/Smith to adjourn; carried 5-0.