

MINUTES

The Iron County Comprehensive Planning/Land & Zoning Committee met at the Courthouse on Tuesday, December 17, 2013. The meeting was called to order at 3:00pm 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 was Zoning Admin Tom Bergman and Joe Pinardi County Board Chairman.

Motion by Luke/Lambert to approve the minutes from 11/19/13: carried 5-0.

Conditional Use Hearing - Jeff Wickline/Pamelia's Place LLC – Allow the construction of a 40' by 36' accessory building in an RR-1 (Residential Recreation) zoned District, part of Sec. 7, T43N, R4E, Town of Mercer, (site address is 2393W Allyn Road). Town board approval was received. Motion by Lambert/Smith to approve; carried 5-0.

Conditional Use Hearing – Jerald Kasdorf – Allow the construction of a 40' x 30' accessory building in an RR-1 (Residential Recreation) zoned District, part of Sec. 27, T43N, R3E, Town of Mercer, Lot 1 of the Turtle Rapids Subdivision, (site address is 3500W Turtle Rapids Lane). Town of Mercer has not yet reached a decision. Motion by Lambert/Nasi to table until a decision is reached by the town; carried 5-0.

Rezone Hearing – Beth Wetzler – Rezone from an F-1 (Forestry) zoned District to an R-3 (Rural Residential) zoned District, located in part of GV Lots 2&3, Sec. 20, T43N, R4E, Town of Mercer, to bring the property into zoning compliance, (site address is Ashe Road). Town board approval was received. Motion by Smith/Lambert to approve; carried 5-0.

Rezone Hearing – Margaret Kauffman – Rezone from an F-1 (Forestry) zoned District to an R-3 (Rural Residential) zoned District, part of the NW ¼ of the SE ¼, Sec. 25, T41N, R3E, Town of Sherman, to bring the property into zoning compliance, (site address is 2611W Bearskull Road). The Town of Sherman has not yet reached a decision. Motion by Luke/Nasi to table until a decision is reached by the town; carried 5-0.

Certified Survey Map – Joseph Bisenius (owner named on deed) – Todd Maki from Maki Land Surveying presented a 2-lot CSM covering lands in part of the NE ¼ of the SE ¼, Sec. 18, T41N, R3E, Town of Sherman. Located at 1484N Flowage Road. Motion by Lambert/Nasi to approve; carried 5-0.

Discussion on Planned Development Ordinance – The Zoning Committee talked with Chris Jaekels on conference call to discuss the process of creating a Planned Development Ordinance. Jaekels described what Planned Development is and why it would be beneficial to Iron County and an applicant. Jaekels referenced an example from the Town of Nashville. Jaekels described that the ordinance would allow the company and the Zoning Committee to work together to come up with the best plan

for the mine site for both parties. The ordinance would reference the mine project specifically and would entail negotiations with the County and area land owners.

Update from Mining Impact Committee – The Northwest Regional Planning Commission has received commitment of funds from the Wisconsin Counties for \$10,000.00, an anonymous source for \$50,000.00, and hopes for a \$40,000.00 grant from Coastal Management. Their next meeting will be January 23, 2014 at 4:00pm and Ann Coakley will be in attendance. The Mining Impact Committee also requested that Gogebic Taconite present their project update. Bill Williams discussed work on the bulk sampling plans. It will now cover only 3 sites all in Iron County. DNR now has the bulk sampling plan and the stormwater permit application and should be sending a letter of approval within the week. GTac has also held several public forums in December. They plan to do their bulk sampling as well as some exploratory drilling and ground water wells during the winter months when the ground freezes. They will cut logging roads, remove surface rock unless blasting is necessary, when finished they will reclaim the area. The bulk sampling process will take a couple of weeks.

Administrators Report – Gogebic Taconite has provided binders for all Zoning Committee members. This way they can be familiar with the bulk sampling and storm water plans before the permit application is turned in. Bergman also explained that we are down to 60 plat book. Bergman explained that we could order more however the quality of these plat books is far inferior to what we have received in the past and now that the sales have covered the cost it may be in the counties best interest to start the process again and request the quality plat books like we have received in the past. The Committee asked Tom make this a future Agenda item.

Public Comment – It was asked how close the blasting sites will be to the Tyler Forks River, and how big they will be. The zoning committee was not aware as the company has not yet turned in a permit application.

A member of the public asked if the Planned Development was decided through a public hearing. The answer was that the planning process would be decided through normal zoning meetings and the final planned development project would go through the public hearing process. It was also asked that any educational information the Zoning Department comes across, that it be published on the County website for public use.

A member of the public thanked the Zoning Committee for continuing to allow Public Comment at their meetings.

A member of the public asked why Iron County wanted this mine here, and why it was not feasible to recycle metals that have been trashed. The answer was that the county merely cannot stop the mine, if it is going to come the best we can do is regulate it and make sure Iron County takes care of Iron County.

A member of the public stated that they have no faith in the Mining Impact Committee and it seems they are advocates for the mine.

A member of the public stated an example of mining communities in the past and the effects that have been seen. It was stated that promises can be made but can't always be kept.

Bills – Motion by Lambert/Smith to approve the bills; carried 5-0.

Next Meeting Date – January 21, 2014 at 3:00pm.

Motion by Lambert/Nasi to Adjourn.