

The Iron County Comprehensive Planning/Land & Zoning Committee met in the Board Room of the Iron County Courthouse in the City of Hurley, WI on Tuesday, October 10, 2023. Committee members present were Chairman Patrick Hanson, Karen Lauer, Brandon Snyder, Tom Thompson, and Kurt Wolff. Also present were County Board Chairman Joe Pinardi and Zoning Administrator Erika Roeder.

Hanson called the meeting to order at 3:00 p.m.

Roeder acknowledged the meeting was properly posted.

Motion to approve 10/10/2023 minutes by Thompson/Lauer; carried 5-0.

Mark & Cynthia Srb Conditional Use Hearing: Allow the construction of a 1,512 square foot accessory building in an RR-1 (Recreation-Residential) zoned District, located in part of Lot E of the Replat of Sugar Camp Beach, Section 36, Township 43 North, Range 3 East, Town of Mercer (site address is 2649W Garnet Street). Postponed at previous meeting. Town input received. Discussion, then motion to approve with the conditions of no human habitation and no commercial use by Wolff/Lauer; carried 5-0.

Robert Ulrich Conditional Use Hearing: Allow the construction of a 360 square foot addition to an accessory building resulting in a footprint greater than 1,000 square feet in an RR-1 (Recreation-Residential) zoned District, located in part of GV Lot 4, Section 27, Township 43 North, Range 3 East, Town of Mercer (site address is 3645W County FF). Postponed at previous meeting. Town input received. Discussion, then motion to approve by Thompson/Lauer; carried 5-0.

Stephanie LaFortune Conditional Use Hearing: Allow the construction of a 1,500 square foot accessory building in an RR-1 (Recreation-Residential) zoned District, located in part of the SW ¼ of the NW ¼, Section 18, Township 47 North, Range 1 East, Town of Saxon (site address is 15966N Highway 122). Postponed at previous meeting. Town input received. Discussion, then motion to approve by Thompson/Snyder; carried 5-0.

Michael Kaari/North Star Projects, LLC Rezone Hearing: Rezone from an RR-1 (Residential-Recreation) District to a C-1 (Commercial) District, part of the NE¼ of the SE ¼, Section 10, Township 46 North, Range 2 East, Town of Kimball (site address is US Highway 2) to bring into accordance with the Asset Based Community Development plan. Postponed at previous meeting. Mr. Aili was present to answer questions as was Kimball Clerk Irene Salzmänn. Town input received with the recommendation to approve. Discussion, then motion to postpone by Snyder/Hanson. On a roll call vote Lauer, Snyder, and Wolff to approve motion; Thompson, opposed to motion.

Vicki & Larry Harris Rezone Hearing: Rezone from an F-1 (Forestry) District to a R-3 (Rural Residential) District, part of the S ½ of the SE¼ of the SE ¼, Section 17, Township 46 North, Range 1 West; and the NE ¼ of the NE ¼, Section 20, Township 46 North, Range 1 West, Town of Gurney (site address is 11365W Harris Road) to bring into accordance with the Asset Based Community Development plan. Postponed at previous meeting. Town input received. Discussion, then motion to approve by Snyder/Wolff; carried 5-0.

Gary Klein Rezone Hearing: Rezone from an A-1 (Agriculture) District to a R-3 (Rural Residential) District, part of the NE¼ of the SE ¼, Section 36, Township 46 North, Range 2 East, Town of Carey (site address is County Highway C) to bring into accordance with the Asset Based Community Development plan. Postponed at previous meeting. No Town input received. Discussion, then motion to postpone by Snyder/Lauer; carried 5-0.

Joshua Alexander Rezone Hearing: Rezone from an RR-1 (Residential-Recreation) District to a C-1 (Commercial) District, part of the NE¼ of the SE ¼, Section 5, Township 46 North, Range 2 East, Town of Kimball (site address is N Park Road) to bring into accordance with the Asset Based Community Development plan. Hanson opened public comment. None received, public comment closed. No Town input received. Discussion, then motion to postpone by Snyder/Wolff; carried 5-0.

Red Pine Plaza, LLC/Dan Johnson 2-Lot CSM: Review a 2-Lot certified survey map by Badger Surveying and Mapping, covering all of Lot 3 of CSM #563, and Part of the SW ¼ of the SE ¼, Section 18, Township 43 North, Range 4 East, Town of Mercer. Site address is Pine Forest Road. Roeder stated that map meets all requirements. Discussion, then motion to approve by Snyder/Wolff; carried 5-0.

Charles & Mary Cummings 2-Lot CSM: Review a 2-Lot certified survey map by Quest Civil Engineering, LLC, covering part of the SW ¼ of the SE ¼, Section 36, Township 46 North, Range 2 East, Town of Carey. Site address is US Highway 51. Roeder stated that map meets all requirements. Discussion, then motion to approve by Snyder/Lauer; carried 5-0.

Agenda Item 13: Line item 13 on the agenda was blank and was a typo.

Administrator's Report: Roeder stated that permits are up 34 over this time last year. Non-Metallic Mining permits/NR135 pit assessments are being readied for mailing out after the Thanksgiving Holiday. The Wisconsin Fund grant program for rehabilitation of failed septic systems has been revived with state funding. Zoning has posted Public Service Announcements, contacted local plumbers, as well as reached out to property owners who replaced failed systems in the last three years with positive results.

Public Comment: None.

Approval of Bills: motion to approve by Snyder/Lauer; carried 5-0.

Set next meeting date: At the Iron County Courthouse, December 12, 2023, at 3:00 pm.

Adjourn: Hanson adjourned the meeting. *****A recording of the meeting is available upon request*****