

**PLANNING & ZONING COMMITTEE
PUBLIC HEARING AND REGULAR MEETING
Douglas County Board of Supervisors
Tuesday, October 6, 2020, 9:00 a.m., Government Center, Boardroom 201
1316 North 14th Street, Superior, Wisconsin**

Meeting called to order by Chair Mary Lou Bergman.

ROLL CALL: Present – Mary Lou Bergman, Patricia Ryan, Jim Borgeson, Nick Baker (remote), Charlie Glazman (remote). Others present – Sue Radzak, Tessah Behlings, Marissa Hanson, Jon Fiskness, Ashley Vande Voort, Ann Doucette, Amy Abrams, Sloan d’Autremont, Kristin McGuire, Shaun McGuire, Neal Hessen, Bill Rogers, Nathan TePoel (remote), Michael Spencer (remote), Kim Gondek (remote), Michaela Udalin (remote), Clay Hodgson (remote), Brandon Lende (remote), Kaci Lundgren (Committee Clerk).

APPROVAL OF MINUTES: Motion by Ryan, second Baker, to approve minutes from the September 9, 2020, meeting. Motion carried.

PUBLIC HEARING:

Amendments to Douglas County Zoning Ordinance 8.0:

Jeffrey & Kim Gondek, Superior, WI – Pt Lot 4, Lyg S of State Road 105, Pokegama Diagram Lots, Section 8, T48N-R14W; (State Road 105; TS-030-02567-01), Town of Superior – from the F-1: Forestry zoning district to the C-1: Commercial zoning district, (proposed use: storage units).

Applicant present remotely; no correspondence yet received from Town of Superior.

ACTION: Motion by Ryan, second Baker, to hold application and refer to future hearing. Motion carried.

Shaun & Kristin McGuire, Superior, WI – Pt SE1/4-NW1/4, Pcl in SE Cor, Section 12, T48N-R14W; (2985S County Road A; TS-030-01333-01), Town of Superior – from the F-1: Forestry zoning district to the A-1: Agricultural zoning district, (proposed use: hobby farm with livestock).

Applicants present; no objections from Town of Superior.

ACTION (REFERRAL): Motion by Ryan, second Baker, to approve zone change as presented and refer to County Board. Motion carried.

Bois Brule LLC, Omaha, NE - Pt FrI N1/2-NE1/4, W of Brule River, Section 3, T46N-R10W; (7250S Castle Road; HI-016-00671-00), Town of Highland – from the F-1: Forestry zoning district to the RR-1: Residential-Recreation zoning district, (proposed use: create two parcels/ construct dwelling).

Applicant present remotely; no objections from Town of Highland. Letter objecting approval

received from Curt Hessen requested it be read aloud; not typical practice. Sloan d'Autremont, adjacent owner, spoke regarding concerns of property lines and survey accuracy. Bill Rogers, Michael Spencer, Sloan d'Autremont, spoke regarding concerns of property use as an Air B&B, noise and traffic.

ACTION: Motion by Ryan, second Borgeson, to not read letter aloud, but file with meeting record. Motion carried.

ACTION (REFERRAL): Motion by Baker, second Borgeson, to approve zone change as presented and refer to County Board. Motion carried.

Nathan TePoel, Iron River, WI – Pt N1/2-E1/2-NE1/4-SW1/4 (133.5 ft x 134.7 ft parcel), Section 14, T48N-R10W; (13766E Koski Rd; BR-006-00602-00), Town of Brule – from the A-1: Agricultural zoning district to the R-1: Residential zoning district, (proposed use: create parcel/construct dwelling).

Applicant present remotely; no correspondence yet received from Town of Brule.

ACTION: Motion by Ryan, second Glazman, to hold application and refer to future hearing. Motion carried.

Ronald St. Hilaire, Minneapolis, MN – Pt of Gov't Lot 4, Section 29, T43N-R11W; (16250S Ahrens Dr; WA-032-00723-00), Town of Wascott – from the F-1: Forestry zoning district to the RR-1: Residential-Recreation zoning district, (proposed use: subdivide property to provide access from town road to lake parcel).

Applicant not present; no correspondence yet received from Town of Wascott.

ACTION: Motion by Ryan, second Borgeson, to hold application and refer to future hearing. Motion carried.

Conditional-Use Permit Renewals/Reclamation Plan Approvals:

Mathy Construction Co, Onalaska, WI (owner) / Milestone Materials, c/o Candy Anderson, Amery, WI (operator) – non-metallic mine permit #12069 renewal and approval of reclamation plan – SW1/4-NW1/4; Pt SE1/4-NW1/4; Pt NE1/4-SW1/4 of Section 14 & E1/2-SE1/4-NE1/4 of Section 15, T47N-R14W; (4000E Baumgartner Rd; TS-030-00314-00; 00315-00; 00331-00), Town of Superior.

Applicant not present; no objections from Town of Superior.

ACTION: Motion by Ryan, second Baker, to approve conditional-use permit renewal with the following conditions: Permit approved for five-year period, expiring November 8, 2025; must comply with Ordinance 8.0, Section VI, Sub. 6.2; financial assurance instrument required based on cost for Douglas County to reclaim this site in accordance with Ordinance 8.9 and NR 135; must comply with Ordinance 8.9 to include NR-135 reporting requirements; and must comply with Town of Superior conditions. Motion carried.

ACTION: Motion by Baker, second Ryan, to approve reclamation plan as presented. Motion carried.

Thunderhill Aggregate, LLC, Superior, WI (owner/operator) – non-metallic mine permit #23208 renewal and approval of reclamation plan – SE1/4-SW1/4 (Ex SE1/4-SE1/4-SW1/4)(South of Road), Section 7, T46N-R14W; (2535E School Forest Road; SU-028-00515-00), Town of Summit.

Applicant not present; no correspondence yet received from Town of Summit.

ACTION: Motion by Ryan, second Borgeson, to approve conditional-use permit renewal with the following conditions: Permit approved for five-year period, expiring October 25, 2025; must comply with Ordinance 8.0, Section VI, Sub. 6.2; financial assurance instrument required based on cost for Douglas County to reclaim this site in accordance with Ordinance 8.9 and NR 135; must comply with Ordinance 8.9 to include NR-135 reporting requirements; remove condition #9 as issued with previous permit; renumber condition #10 to condition #9; and add additional condition: If additional or revised conditions are requested by the town after its review, the application will be brought back to committee. Motion carried.

ACTION: Motion by Ryan, second Borgeson, to approve reclamation plan with condition: If additional or revised conditions are requested by the town after its review, the application will be brought back to committee. Motion carried.

DEPARTMENT REPORTS:

Planning and Zoning/Board of Adjustment: Revenue goal will be surpassed this year. Zoning Coordinator and Zoning Inspector now have POWTS credentials to assist with sanitary permits. Department working on floodplain ordinance and creation of A2 zoning district.

Rural Housing: Delinquent loans will be addressed prior to end of year; annual meeting will be held October 16th.

Land Conservation: Well testing will be held November 16th for 50 residents. Cost-share projects may be completed before end of year.

Land Records: Survey site migration to new server; new LTE GIS employee began; city acquiring new permitting software.

Real Property Lister: Annual state meeting will be held next week.

ACTION ITEMS/REFERRALS:

Resolution: Wisconsin Department of Natural Resources (DNR) Surface Water Grant: Grants will help fund AIS Coordinator.

ACTION (RESOLUTION): Motion by Baker, second Ryan, to approve resolution as presented and refer to County Board. Motion carried.

Approval of Grant Applications – Wisconsin DNR:

Clean Boats, Clean Waters for Loon’s Foot Landing: Grant will fund Clean Boats, Clean Waters position at Loon’s Foot Landing.

ACTION: Motion by Ryan, second Borgeson, to approve application as presented. Motion carried.

Surface Water (to Complete 9-Key Element Plan): Grant will fund contract to complete 9-key element plan, for availability of more grants.

ACTION: Motion by Baker, second Borgeson, to approve application as presented. Motion carried.

Wisconsin Coastal Management (to Complete 9-Key Element Plan): Supplemental grant will fund 9-key element plan.

ACTION: Motion by Ryan, second Borgeson, to approve application as presented. Motion carried.

INFORMATIONAL ITEM:

Communicable Diseases in Cervids Study Committee Update: Moratorium extension not requested. Captive Cervids Ordinance will be presented for approval at October County Board meeting; A2 zoning district will be created over next six months.

ADJOURNMENT: Motion by Ryan, second Borgeson, to adjourn. Motion carried. Meeting adjourned at 9:41 a.m.

Submitted by,

Kaci Lundgren, Committee Clerk