

**NOTICE OF PUBLIC HEARING**  
**JEFFERSON COUNTY PLANNING AND ZONING COMMITTEE**

*Steve Nass, Chair; Greg David, Vice-Chair; Don Reese, Secretary; Amy Rinard; George Jaeckel*

**SUBJECT:** Map Amendments to the Jefferson County Zoning Ordinance and Requests for Conditional Use Permits

**DATE:** Thursday, February 19, 2015

**TIME:** 7:00 p.m. (*Courthouse doors will open at 6:30*)

**PLACE:** Room 205, Jefferson County Courthouse, 311 S. Center Ave., Jefferson, WI

1. **Call to Order**
2. **Roll Call**
3. **Certification of Compliance with Open Meetings Law Requirements**
4. **Review of Agenda**
5. **Explanation of Process by Committee Chair**
6. **Public Hearing**

**NOTICE IS HEREBY GIVEN** that the Jefferson County Planning and Zoning Committee will conduct a public hearing at 7 p.m. on Thursday, February 19, 2015, in Room 205 of the Jefferson County Courthouse, Jefferson, Wisconsin. A hearing will be given to anyone interested in the proposals. **PETITIONERS, OR THEIR REPRESENTATIVES, SHALL BE PRESENT.** Matters to be heard are petitions to amend the official zoning map of Jefferson County and applications for conditional use permits. A map of the properties affected may be obtained from the Zoning Department. Individual files are available for viewing between the hours of 8 a.m. and 4:30 p.m., Monday through Friday, excepting holidays. If you have questions regarding these matters, please contact Zoning at 920-674-7131.

**FROM A-1 EXCLUSIVE AGRICULTURAL TO A-2, AGRICULTURAL AND RURAL BUSINESS**

**R3784A-15 & CU1811-15 – Steve Smith/Richard Smith & Jessica Duncan Property:**

Rezone 5.3 acres of PIN 026-0616-3413-000 (28.542 Acres) with conditional use to allow for storage of landscaping and grading equipment at **W1062 CTH CI** in the Town of Sullivan.

**FROM A-1, EXCLUSIVE AGRICULTURAL TO A-2, AGRICULTURAL AND RURAL BUSINESS AND N, NATURAL RESOURCES**

**R3785A-15 & R3786A-15 – Mark Hildebrand/Mark Hildebrand & Paul Redenius Property:**

Rezone 14 acres of PIN 004-0515-1821-001 (15 Acres) from A-1 to A-2 and

N. This will negate the approval for R3731A-14 which requested a Natural Resource zone over the entire 14 acres. The site is on **Heyse Drive** in the Town of Cold Spring.

**FROM A-1, EXCLUSIVE AGRICULTURAL TO A-3, AGRICULTURAL AND RURAL RESIDENTIAL**

**R3787A-15 – Dennis Stilling:** Rezone to create a 2.5-acre farm consolidation lot at **N5315 Harvey Road** in the Town of Aztalan from PIN 002-0714-3044-000 (40 Acres).

**R3788A-15 – Kutz Farms LLC:** Rezone to create a 2-acre lot around the home at **W5140 East Rapids Rd** and a 1.2-ac vacant lot adjacent to it. The sites are part of PIN 014-0614-1334-000 (31.9 Acres) and are in the Town of Jefferson.

**R3789A-15 – Bennett Brantmeier/Edward & Caroline Soleska Property:** Create a 1.2-acre building site on PIN 014-0615-0611-002 (21.457 Acres) on **Christberg Rd** in the Town of Jefferson.

**R3790A-15 & CU1812-15 – Derek Kramer/Derek Kramer, Joseph Kelly Jr & Karen Kelly Properties:** Rezone PIN 006-0716-2044-001 (1.875 Acres) owned by Joseph Kelly Jr & Karen Kelly from A-1 to A-3. Rezone 2 acres of PINs 006-0716-2041-002 (19 Acres) and 006-0716-2044-000 (36.125 Acres) owned by Derek Kramer from A-1 to A-3 to add it to adjoining properties at **N5806 and N5794 Pioneer Drive**. Grant a conditional use for Joseph Kelly to allow a home occupation welding shop at **N5816 Pioneer Drive** on land currently owned by Kramer, all in the Town of Concord.

**FROM A-3, AGRICULTURAL AND RURAL RESIDENTIAL TO A-1, EXCLUSIVE AGRICULTURAL**

**R3791A-15 – Derek Kramer:** Rezone PIN 006-0716-2044-002 (2 Acres) and negate the approval granted to Zoning Amendment R2451A-02 for a rural residential zone on **Pioneer Drive** in the Town of Concord.

**R3792A-15 – William Gaugert:** Rezone 0.56 acre from PINs 026-0616-1442-003 (1.97 Acres) and 026-0616-1442-004 (1.175 Acres) to reconfigure A-3 lots created by Zoning Amendment R3116A-06. The site is near **Herr Road** in the Town of Sullivan.

**CONDITIONAL USE PERMIT APPLICATION**

**CU1813-15 – Ronald & Sylvia Essex:** Conditional use to allow a kennel for up to twelve dogs at **N6136 CTH D** on PIN 008-0715-1444-000 (2.001 Acres). This Town of Farmington property is zoned A-1, Exclusive Agricultural.

Individuals requiring special accommodations for attendance at the meeting should contact the County Administrator at 920-674-7101 24 hours prior to the meeting so that appropriate arrangements can be made.

*A recording of the meeting will be available from the Zoning Department upon request.*