

NOTICE OF PUBLIC HEARING
JEFFERSON COUNTY PLANNING AND ZONING COMMITTEE

George Jaeckel, Chair; Steve Nass, Vice-Chair; Blane Poulson, Secretary; Matt Foelker, Cassie Richardson

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

DATE: Thursday, January 19, 2023

TIME: 7:00 p.m. (Doors will open at 6:30)

PLACE: **JEFFERSON COUNTY HIGHWAY DEPARTMENT TRAINING ROOM, 1425 SOUTH WISCONSIN DRIVE, JEFFERSON, WI 53549**
OR Via Zoom Videoconference

PETITIONERS OR MEMBERS OF THE PUBLIC MAY ATTEND THE MEETING VIRTUALLY BY FOLLOWING THESE INSTRUCTIONS IF THEY CHOOSE NOT TO ATTEND IN PERSON:

You are invited to a Zoom meeting.
When: January 19, 2023 at 07:00 PM Central Time (US and Canada)
Meeting ID: 957 3344 0565
Passcode: Zoning

Register in advance for this meeting:

<https://zoom.us/j/95733440565?pwd=eHZRbHZXWXhlUnlKdkhtOXhoTmtNZz09>

After registering, you will receive a confirmation email containing information about joining the meeting.

1. **Call to Order**
2. **Roll Call**
3. **Certification of Compliance with Open Meetings Law**
4. **Approval of Agenda**
5. **Explanation of Public Hearing 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, January 19, 2023, in the **JEFFERSON COUNTY HIGHWAY DEPARTMENT TRAINING ROOM, 1425 SOUTH WISCONSIN DRIVE**, Jefferson, Wisconsin. Members of the public will be allowed to be heard regarding any petition under consideration by the Planning and Zoning Committee. **PETITIONERS, OR THEIR REPRESENTATIVES SHALL BE PRESENT EITHER IN PERSON OR VIA ZOOM.** Matters to be heard are petitions to amend the official zoning map of Jefferson County and applications for a conditional use permit. A map of the properties affected may be obtained from the Zoning Department. Individual files, which include staff finding of fact, 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.

Final action on **only the rezoning amendments** will be made by the County Board of Supervisors on February 14, 2023.

Final decisions on **only the conditional uses** will be made by the Planning and Zoning Committee on January 30, 2023.

FROM A-T, AG TRANSITIONAL TO RESIDENTIAL R-1

R4453A-23 – C Blair & Tracy Kransberger/BKTK Properties LLC, Owner: Rezone a part of PIN 028-0513-1943-057 (4.005 Ac) to create two, 0.46 acre residential lots on **Olson Rd**, Town of Sumner. This is in accordance with Sec. 11.04(f)5 of the Jefferson County Zoning Ordinance.

FROM A-1, EXCLUSIVE AGRICULTURAL TO A-3, AGRICULTURAL/RURAL RESIDENTIAL

R4454A-23 – Douglas Lunde: Rezone 1.54 ac of PIN 006-0716-0141-000 (35.934) to create a lot around the home at **N7055 Morgan Rd**, Town of Concord. This is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

R4455A-23 – Scott M Kowalski: Create a 1.17-ac new building site from part of PIN 016-0514-3641-001 (40.455 ac) along **Old Hwy 12**, Town of Koshkonong. This is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

R4456A-23 – Megan Plucinski/James & Lori Christensen Property: Create a 5-ac lot around the home and farm buildings at **W2290 State Road 106**, Town of Sullivan, from PIN 026-0616-3143-000 (23.99 ac). This is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

CONDITIONAL USE PERMIT

CU2076-23 – Laura Johnson: Allow a conditional home occupation for the purchase, sale, and repair of firearms in an A-3, Ag/Rural Residential zone at **W1230 County Rd CW**, Town of Ixonia, on PIN 012-0816-0322-001 (0.53 ac). This is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

7. Adjourn

A quorum of any Jefferson County Committee, Board, Commission or other body, including the Jefferson County Board of Supervisors, may be present at this meeting.

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

A digital recording of the meeting will be available in the Zoning Department upon request.