

RACINE COUNTY ECONOMIC DEVELOPMENT & LAND USE PLANNING COMMITTEE
SUMMARY MINUTES - MONDAY, MARCH 20, 2023 - 6:00 p.m.

Ives Grove Office Complex Auditorium
14200 Washington Avenue, Sturtevant, WI 53177

(NOTE: Audio recording from Racine County is available upon request. These minutes are intended as a summary of actions taken by the Committee and do not include verbatim or detailed accounts of all comments made by staff, the Committee, and members of the general public present at the meeting.)

Committee present: Supervisors Tom Kramer, Taylor Wishau, and Tom Rutkowski

Excused: Supervisors Tom Hincz, and Jason Eckman

Unexcused: Supervisor Olga White

Youth in Government
Representatives: Rabeka Liberto (present), Charles Letsch (excused)

Staff present: Brian Jensen, Development Services Superintendent

Vice-Chairman Robert Grove called the March 20, 2023, Racine County Economic Development and Land Use Planning Committee, committee meeting to order at 6:00 p.m. He introduced Committee members and staff, then he explained public hearing and meeting procedures. Following are the agenda items and the Committee's actions.

COMMITTEE MEETING

PLEASE NOTE: While the following agenda items are up for discussion and action before the Committee and the Committee may ask questions of the petitioners or affected neighbors, this portion of the agenda is a committee meeting and not a public hearing, and public hearing testimony may not be taken. All are welcome to attend.

- 1. Review, discussion, and possible approval of the February 20, 2023, summary minutes.
6:02

Supervisor TOM RUTKOWSKI MOVED, seconded by Supervisor Kramer, to approve the February 20, 2023, summary minutes as presented.

YOUTH REPRESENTATIVES' ADVISORY VOTES:

Youth Representative Liberto: aye

Motion carried unanimously. VOTE: 4/0

- 2. Birchwood Reserve Subdivision – Preliminary Plat to establish a 67 residential lot development in the R-3, Suburban Residential District (sewered), located off CTH A and Ketterhagen Road, Sec. 22, T3N, R19E, **Town of Burlington** (Parcel Id. No. 002031922020200 & 002031922023020)
6:02 Chris Conigliaro and Jared Hamill, B&L Development, LLC., Owners R.H. Batterman & Co., Inc.; Agent

Jensen reviewed the petition and public hearing testimony using text and maps. The Development Services staff has reviewed the plat and have the following comments:

The existing zoning must be shown on the face of the plat for lot 1 of CSM 2769, that is Grace Church of Burlington and lot 1 of CSM 3347, that is the Country Veterinary real estate. Information was sent to the Wisconsin Department of Natural Resources, they commented that there appears to be some open water wetlands in the Northeast corner of the map. Staff do not believe there is much effect on the proposal.

Correspondence from Jeffrey Molinski was read into the record, highlighting Grace Church's two additional building phases which may interfere with potential residents' view of the river in the future. If future sewer and water are added to the proposed development, he requests that easements from the project be expanded to adjacent properties so that those interested could also hook up without separated sewer runs. Grace Church does not take a position on the proposed development being approved or rejected; is only looking to be a positive neighbor in the community.

Development Services staff recommend approval of the preliminary plat.

Kristin Belongia of R.H. Batterman was present to answer questions of the committee.

Supervisor TOM KRAMER MOVED, seconded by Supervisor Rutkowski, to approve.

YOUTH REPRESENTATIVES' ADVISORY VOTES:

Youth Representative Liberto: aye

Motion carried unanimously. VOTE: 4/0

3. JK Edventures, LLC, Owner
6:13 John Kurt, Applicant
- Site Plan Review to construct an ±3,125-square foot addition to the existing industrial building, located; 4324 Shianne Street, Sec. 36, T3N, R20E, **Town of Dover** (Parcel Id. No. 006032036040180)

Jensen reviewed the Site Plan Review, using text and maps. Staff recommends approval of the submitted plan. The Town of Dover has already approved this plan.

Supervisor TAYLOR WISHAU MOVED, seconded by Supervisor Kramer, to approve.

YOUTH REPRESENTATIVES' ADVISORY VOTES:

Youth Representative Liberto: aye

Motion carried unanimously. VOTE: 4/0

4. Review, discussion, and possible action on referrals from the Racine County Board of
6:17 Supervisors
- Public Notice of an Air Pollution Control Permit Application located at 12001 Braun Rd, Mt Pleasant, from the Dept of Natural Resources.
 - Letter from the Public Service Commission of WI regarding funds to make high speed internet service available.
 - Ordinance regarding the Annexation of lands of the Town of Waterford into the Village of Waterford.

- Notice of Investigation to consider request by Republic Services of Wisconsin LP for a waiver of the pipeline safety requirement from 49 C.F.R. § 192.63.
- Notice of Timber cutting of 82 acres at 808 McHenry St. in the City of Burlington.

5. Next EDLUP Public Hearing/Committee meeting date is scheduled for Monday, April 17, 2023
6:19

6. Other business as authorized by law
6:19

None

7. Adjourn
6:19

There being no further business, **Supervisor TOM RUTKOWSKI MOVED, seconded by Kramer** to adjourn the meeting at 6:19 p.m.

YOUTH REPRESENTATIVES' ADVISORY VOTES:
Youth Representative Liberto: aye

Motion carried unanimously. VOTE: 4/0