

**RACINE COUNTY ECONOMIC DEVELOPMENT & LAND USE PLANNING COMMITTEE**  
**SUMMARY MINUTES - MONDAY, SEPTEMBER 18, 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 Robert Grove, Tom Rutkowski, Jason Eckman, Greg Horeth

Excused: Supervisors Tom Kramer and Taylor Wishau

Absent: Supervisor Olga White?

Youth in Government  
Representatives: Christopher Naber (present), Madhura Patil (present)

Staff present: Brian Jensen, Development Services Superintendent

Chairman Robert Grove called the September 19, 2023, Racine County Economic Development and Land Use Planning Committee public hearing and 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.

**PUBLIC HEARING**

- 1. Garrett Heinichen, Owner Conditional Use for the parking of two (2) semi-tractors and trailers (if both inside a building or, one semi-tractor and trailer if parked outside); located in the A-2, General Farming and Residential District II; 3411 Dover Line Rd.; Sec.32, T4N, R20E, Town of Norway (Parcel Id. No. 010042032013012)

Jensen reviewed the petition and public hearing testimony using text and maps. The closest residence is 680 feet away and across Dover Line Road to the West and 620 feet to the North-East to the house on Eagle View. Properties to the South are zoned residential.

The hours of operation are roughly, departing the property 6:00 a.m. to 7:00 a.m. and returning between 12:00 p.m. and 6:00 p.m. Monday through Friday.

The parking area outside is existing concrete and there is no proposed construction. The applicant does not have employees.

Garrett Heinichen was present to answer questions of the committee. His Father owns the ten acres to the East, Lot 3. No maintenance will be performed on the vehicles at this property. If loads are brought back to the property, none will be hazardous materials.

STAFF RECOMMENDATION(S)

Staff recommends approval subject to Town of Norway approval. The Town will hear this petition at the November 1, 2023, meeting.

This use is in accordance with the purpose and the intent of Chapter 20 in Public Health, Safety and Welfare. This area should be protected as no maintenance is to be performed on this site to the vehicles. No hazardous loads are to be brought or dumped upon the property. This use appears to be permitted by underlying zoning as ordinance allows only one vehicle on the parcel of land with the exception that two vehicle units may be allowed if both are parked in a fully enclosed structure.

DECISION

Supervisor JASON ECKMAN MOVED, seconded by Supervisor Rutkowski to approve.

**YOUTH REPRESENTATIVES' ADVISORY VOTES:**

Youth Representative Naber: aye  
Youth Representative Patil: aye

**Motion carried unanimously. VOTE: 4/0**

6:11 Chairman Grove closed the public hearing portion of the meeting.

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. Decisions on preceding petitions  
6:11
2. Review, discussion and possible approval of the August 21, 2023, summary minutes  
6:13

Supervisor JASON ECKMAN MOVED, seconded by Supervisor Rutkowski, to approve the August 21, 2023, summary minutes as presented.

**YOUTH REPRESENTATIVES' ADVISORY VOTES:**

Youth Representative Naber: aye  
Youth Representative Patil: aye

**Motion carried unanimously. VOTE: 4/0**

3. Baumeister Trust Dated 4-21-2021, Owner  
6:13  
6:20 Reesman Excavating & Grading, Agent
- Site Plan Review to continue a nonmetallic mining (sand & gravel) extraction operation, including crushing, washing & recycling; located in the M-4 Quarrying District; 5057 Warren Road; Secs. 18 & 19, T2N, R19E, **Town of Burlington** (PIN'S. 0020219-18-027000 & 19-011-001)

Jensen reviewed the petition and public hearing testimony using text and maps. The grading plan remains unchanged. Staff reviewed the site and saw no issues. Bond is \$100,250 and has been determined to be adequate by staff. The hours of operation have not changed since the previous approval.

STAFF RECOMMENDATION(S)

Staff recommends approval of this petition.

DECISION

**Supervisor JASON ECKMAN MOVED, seconded by Supervisor Rutkowski** to approve.

YOUTH REPRESENTATIVES' ADVISORY VOTES:

Youth Representative Naber: aye  
Youth Representative Patil: aye

Motion carried unanimously. VOTE: 4/0

4. Review, discussion & possible action on referrals from the Racine County Board of Supervisors.
1. Resolution to recommend an amendment to Comprehensive Master Plan pursuant to applicable Wisconsin Statutes by the Village of Vernon in Waukesha County
  2. Amendment to Resolution No. 09-2023 in the matter of a Relocation Order for Water Main Easement Extension from the Village of Mount Pleasant.
  3. Notice of Final Decision from the Office of the Commissioner of Railroads regarding the adequacy of warning devices of the Union Pacific Railroad Company tracks with USH 14 in the City of Janesville.

**Supervisor TOM RUTKOWSKI MOVED,** to receive and file.

5. Next EDLUP Public Hearing/Committee meeting date is scheduled for Monday, July 17, 2023  
6:21

5. Other business as authorized by law  
6:21

7. Adjourn  
6:21

There being no further business, **Supervisor JASON ECKMAN MOVED** to adjourn the meeting at 6:21 p.m.