

RACINE COUNTY ECONOMIC DEVELOPMENT & LAND USE PLANNING COMMITTEE
AGENDA - MONDAY, SEPTEMBER 16, 2024 – 5:00 P.M.

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

This location is handicap accessible. If you have other special needs, please contact the Public Works & Development Services Department at (262) 886-8440

PUBLIC HEARING

1. Warrenville Corp., Owner
CJ Kress, Cretex Materials, Inc.,
Applicant
Amendment of Land Use Plan from the plan designation of Commercial to Extractive/Park & Recreation

Rezone ±5.23 acres of property from A-2, General Farming and Residential District II and B-3, Commercial Service District to M-4, Quarrying District; located across the street from 31506 Bushnell Road; Sec. 4, T2N, R19E, **Town of Burlington** (Parcel Id. No. 002021904006000)
2. Warrenville Corp., Owner
CJ Kress, Cretex Materials,
Inc., Applicant
Conditional Use to expand the Warren Quarry (non-metallic mining (limestone) extraction operation and reclamation; in the M-4, Quarrying District; located across the street from 31506 Bushnell Rd.; Sec. 4, T2N, R19E, **Town of Burlington** (Parcel Id. No. 002021904006000)
3. Asphalt Contractors, Inc. Owner
Jonathan Schattner, Agent
Conditional Use to continue a non-metallic mining operation (sand & gravel) including earth moving activities, crushing, washing, sorting, sizing, trucking, reclamation; and to amend the previously approved conditional use to include stockpiling of topsoil 100' from the property lines (with exception to the floodplain/wetland areas and a 200'x200' area located at the southeast corner of the site) and to reduce the setback to zero along the north property line of Parcel Id. No. 002021907010000; 7148 McHenry St.; Sec. 7 & 8, T2N, R19E, **Town of Burlington** (Parcel Id. No.'s 0020219-07010000 & -18015000)
4. Jeff Holtz 38, LLC., Owner
Jeff Holtz, Applicant
Conditional Use to construct a 60' x 80' office/service building and a 60' x 80' storage building to be utilized as a used automobile business; 8125 Racine Avenue; Sec. 5, T4N, R20E, **Town of Norway** (Parcel Id. No. 010042005066030)

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.

1. Decisions on preceding petitions
2. Review, discussion, and possible approval of the August 19, 2024 summary minutes
3. 4510 Raynor LLC., Owner
Gene Townsend, Applicant Site Plan Review to construct two additions and covered porch on existing commercial building; 4510 Raynor Ave., Sec. 25, T4N, R20E, **Town of Norway** (Parcel Id. No. 010042025019000)
4. Review, discussion, and possible action on referrals from the Racine County Board of Supervisors.
5. **Next EDLUP Public Hearing/Committee meeting date is scheduled for Monday, OCTOBER 21, 2024.**
6. Other business as authorized by law
7. Adjournment