

RACINE COUNTY ECONOMIC DEVELOPMENT & LAND USE PLANNING COMMITTEE

**** REVISION #2 ****

AGENDA - MONDAY, JANUARY 20, 2014 - 6:00 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 Racine County Public Works & Development Services Department at (262) 886-8440.

PUBLIC HEARING

1. Personal Representatives of Melvin Burmeister, Owner
Andrew Naber, Applicant

Amendment of Land Use Plan for a portion of the property from the plan designation of Commercial to Residential-Unsewered & Industrial

Rezone approximately 8.28 acres from M-4 Quarrying District to A-2 General Farming and Residential District II (approximately .99 acres) and M-3 Heavy Industrial District (approximately 7.29 acres); 6320 McHenry Street (CTH "P"); Parcel Id. Nos. 002021006022000 & 002021907001000; Secs. 6 & 7, T2N, R19E, **Town of Burlington**

For informational purposes only: The purpose of this Land Use Plan amendment and rezoning is to place an existing residence and associated accessory buildings in the proper Land Use Plan designation and zoning district and to allow a rubbish and recycling business (dba ASDA Enterprises, Inc.) to occupy some existing buildings and a portion of the site.
2. Personal Representatives of Melvin Burmeister, Owner
Andrew Naber, Applicant

Conditional Use (proposed) to occupy some existing buildings & a portion of the subject site with a rubbish and recycling business (dba ASDA Enterprises); located in the M-3 Heavy Industrial District (proposed); 6320 McHenry Street (CTH "P"); Parcel Id. Nos. 002021006022000 & 002021907001000; Secs. 6 & 7, T2N, R19E, **Town of Burlington**
3. Gary & Linda Seidler, Owners

Rezone approximately 15.76 acres from R-3 Suburban Residential District (Sewered) and A-3 General Farming District III to B-3 Commercial Service District and R-2 Suburban Residential District (Unsewered); 8323 Big Bend Road; Parcel Id. No. 016041901045000; Sec. 1, T4N, R19E, **Town of Waterford**

For informational purposes only: The purpose of this rezoning is to allow construction of two single-family residences and a self-service storage facility. Applicants have obtained Town of Waterford and Racine County Board of Adjustment approvals for the land division.

- *4. Review, discussion, and possible recommendation on a proposed text amendment: Article X, Mobile Tower Siting, Chapter 20, of the Racine County Code of Ordinances

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. Decision on preceding petitions
- 2. Review, discussion and possible approval of December 16, 2013, summary minutes
- 3. Hribar Development, LLC
Tom Hribar, Agent
Michel's Pipeline, Applicant
Site Plan Review to occupy some existing buildings and a portion of the property with outside storage; located in the M-3 Heavy Industrial District; 2221 Raymond Avenue; Parcel Id. No. 018032103002000; Sec. 3, T3N, R21E, **Town of Yorkville**
- 4. Roman & Dawn Niemyjski
American Surveying Co. Inc., Agent
Laid over on 11/18/2013
Request to amend the 09/18/2006 Conditional Use approval and to include topsoil screening & storage, sand & stone stockpiles, & operations plan amendment (includes: 3 future buildings, building under construction, & storage trailers); M-3 Heavy Industrial District; 7116 Raynor Avenue; Parcel Id. No. 010042012035143; Section 12, Town 4 North, Range 20 East; **Town of Norway**
- *5. Robert & Nicole Salas
Shoreland/Floodplain Conditional Use approved on 04/15/2013
Request to extend the 04/15/2013 Shoreland/Floodplain Conditional Use approval to place fill in the floodplain and to construct an addition to a single-family residence; located in the R-5 Urban Residential District II/FFO Urban Floodplain Fringe Overlay District; **8835 East Wind Lake Road; Parcel Id. No. 010042003005021, Sec. 3, T4N, R20E, Town of Norway**
- 6. Review, discussion, and possible action on referrals from the Racine County Board of Supervisors
- 7. Other business as authorized by law
- 8. Adjourn