

Office Use		
Mailed To Committee	_____	
E-Mailed	_____	County Journal _____
DNR	Cty Adm	Cty Clerk
Infor. Serv	Corp Counsel	LCD
Bulletin Boards	_____	

**NOTICE OF PUBLIC HEARING
BAYFIELD COUNTY PLANNING AND ZONING COMMITTEE
AUGUST 17, 2006 AT 1:00 P.M.
BOARD ROOM, COUNTY COURTHOUSE
WASHBURN, WISCONSIN**

The Bayfield County Planning and Zoning Committee of the County Board of Supervisors will hold a public hearing on Thursday, August 17, 2006 at 1:00 P.M. in the Board Room of the Bayfield County Courthouse in Washburn Wisconsin relative to the following:

Donald W. Hamil is petitioning for a zoning district map amendment on his 9+-acre parcel (ID #004-1122-05), located in that part of Gov't Lot 3, Section 18, Township 44 North, Range 9 West, Town of Barnes, Bayfield County, WI from R-3 to R-1.

James Peterson Sons, Inc. owner and Ralph Frostman, agent request an expansion to their conditional use permit (#03-0483) for their gravel pit #55-007-00000-0141 to allow crushing on their 40-acre parcel (ID# 024-1054-09), described as the SE ¼ of the SE ¼, Section 20, Township 47 N, Range 8 West, Town of Iron River, WI, Bayfield County, WI. (Reclamation Plan on file in the Planning and Zoning Dept.)

Kuskus, LLC, Bruce Hoekstra, owner and Wayne Nelson, agent have requested a conditional use permit for a 21-unit condominium plat with a multi-unit storage building on a 147-acre parcel (Ids 046-1029-09; 046-1030-02; 046-1030-04; & 046-1030-06), described as the NE ¼ of the SW ¼; the SE ¼ of the SW ¼, the SW ¼ of the SE ¼, and all that part of the NW ¼ of the SE ¼ lying South and West of State Hwy 13, all in Section 20, Township 51 N, Range 4 W, Town of Russell, Bayfield County, WI. The **EIA** (Environmental Impact Analysis) will be addressed as a separate part of this public hearing (may be viewed in the Planning and Zoning Dept.)

Joseph and Karen Chaudoin are petitioning for a zoning district map amendment on their 40-acre parcel (ID #010-1059-01), located in the SE ¼ of the SW ¼, Section 26, Township 51 North, Range 6 West, Town of Bell, Bayfield County, WI from Ag-1 to R-1.

Deborah & Dave Schedler request a conditional use permit to convert and expand their existing resort to a planned unit development (PUD) under condominium ownership to allow 5 units on their 22.74-acre parcel (ID# 024-1079-05), located in part of Gov't Lot 5, Section 28, Township 47 North, Range 8 West, Town of Iron River, Bayfield County, WI. The **EIA** (Environmental Impact Analysis) will be addressed as a separate part of this public hearing.

A petition by Karl Kastrosky, Bayfield County Planning and Zoning Administrator, on behalf of the Bayfield County Planning and Zoning Committee, requesting amendments to the Bayfield County Zoning and Subdivision Control Ordinances, including the following:

1. Amendment of Sec. 13-1-4(a) to revise definitions of Condominium, Duplex, Hotel/Motel, Multiple Unit Dwelling, and Shoreland Buffer Zone; create definitions of Conservation Subdivision, Developable Lot, Open Space Lot, Multiple Unit Development, Short-term Rental, and Short-term Rental Accommodation; and repeal the definitions of Planned Unit Development and Resort.

2. Repeal of Sec. 13-1-29, pertaining to Planned Unit Developments, Condominiums, Resorts, and Multiple Unit Dwellings, and re-creation thereof, pertaining to Multiple Unit Developments.
3. Creation of Sec. 13-1-29A, pertaining to Conservation Subdivisions.
4. Amendment of Sec. 13-1-32 to establish dimensional requirements for Duplexes, Multiple Unit Developments, and Conservation Subdivisions providing shoreline access.
5. Amendment of Sec. 13-1-31, pertaining to back lot access to navigable waters, to provide back lot access for Conservation Subdivision lots.
6. Amendments to Sec. 13-1-60 pertaining to dimensional requirements applicable to Duplexes and Conservation Subdivisions.
7. Amendment of Classification Table in Sec. 13-1-62 (a) to delete the term "Condominium" from the Multiple Unit Dwelling entry; delete the entry for Resort; add an entry for "Shoreland Grading"; and revise the entry for "Dwelling, Single-Family, Duplex."
8. Creation of Sec. 13-1-62 (b) providing that a lot created by a subdivision of a parcel in an F-1 Zoning District into three (3) parcels of less than 10 acres each within a five (5) year period may be improved with a single family dwelling or duplex only if the subdivision has been approved as a Conservation Subdivision, and prohibiting such improvement of a lot if it was created by the subdivision of a parcel in an F-1 Zoning District into four (4) or more parcels of less than 10 acres each within a five (5) year period.
9. Amendment of Sec. 14-1-80 (a) to provide that Multiple Unit Developments and Conservation Subdivisions shall comply with the applicable requirements of Sec. 13-1-29 and Sec. 13-1-29A rather than the area and width dimensional requirements otherwise applicable to lots.
10. Repeal of Sec. 14-1-86 pertaining to Planned Unit Developments.

A petition by Karl Kastrosky, Bayfield County Planning and Zoning Administrator, on behalf of the Bayfield County Planning and Zoning Committee, requesting amendment of Sec. 13-1-21(e)(1)kk. of the Bayfield County Zoning Ordinance to change the fee for review of a condominium plat from \$50.00 per unit to \$100.00 per unit.

All interested parties are invited to attend said hearing to be heard. Immediately after the public hearing, the Planning and Zoning Committee will hold its regular monthly meeting.

If further information is desired, please contact the Bayfield County Planning and Zoning Department, at the Courthouse, Washburn Wisconsin, Telephone number (715) 373-6138.

**Karl L. Kastrosky, Director
Bayfield County Planning and Zoning Department**