

**ZONING COMMITTEE MEETING**  
**Wednesday, February 5, 2025 – 12:30 p.m.**  
**Zoning Office Conference Room**

**Barron County Government Center**  
335 E. Monroe Avenue - Rm. 2106, Barron, Wisconsin

\*\*\*\*\*

**A G E N D A**

1. Call to order.
2. Acknowledgement of Public Posting Requirements
3. Approve Agenda
4. Public Comment
5. Approve October 2, 2024 meeting minutes.
6. Edit List Review – October 2024 – January 2025 expenses – discussion only (no motion required)
7. Moose Ear Condominium Plat Approval

**8. Public Hearings:**

12:30 p.m. – A request to establish zoning districts, for property detached from the City of Rice Lake to the Town of Rice Lake, of Residential-1, property described as Part of Lots 1 through 4 of Shudlick Park and all of OL 4 of the Outlots of the City of Rice Lake being part of the NE-SE and SE-SE of Section 16; Part of Lot 20 of Rice Lake Summer Resort, Outlots 230 & 231 of the Outlots of the City of Rice Lake a/k/a Rice Lake Assessor's Plat (including part of Parcel A of CSM 3/59), Part of Lots 1 through 3 of Clearwater Bay Park being part of the NW-NE & SW-NE of Section 27, and Part of Lots 1 through 8 of Rice Lake Summer Resort being part of the SW-NE of Section 27, consisting of approx. 3.9 acres, AND of Recreational-Residential, property described as Part of Lot 9 of Assessor's Plat No 2 of Lots 61-125 of Hiawatha Park being part of the NE-NE of Section 16, consisting of approx. .12 acres, all in T35N, R11W, Town of Rice Lake. Property owned by multiple owners; Zoning Committee, petitioner.

12:35 p.m. – A lot variance request to reduce the lot access width to a proposed new lot from 66 feet to 20 feet for property described as SE-SW ex CSM 39/161, consisting of 32.839 acres, located in Section 20, T35N, R13W, Town of Cumberland. Property owned by Friess Enterprises, LLC; Charlie Carlson, petitioner.

9. Discussion: Farmland Preservation Plan Update
10. Discussion: Zoning office activities and actions
11. Future Agenda Items:
12. Set next meeting date. March 5, 2025
13. Adjournment.

**PLEASE CALL 537-6375 IF YOU ARE NOT ABLE TO ATTEND THE MEETING**

**NOTE:** Any person who has a qualifying disability under the Americans with Disabilities Act and requires the meeting or materials at the meeting to be in an accessible format must contact the County Clerk's office at 715-537-6200 at least 24 hours prior to the meeting so that arrangements may be made to accommodate your request.

cc: Jenkins, Rogers, Thompson, Cook, Kusilek, Corporation Counsel, Deputy Corporation Counsel, County Administrator, County Clerk, Webmaster, Public posting

## ZONING COMMITTEE MEETING MINUTES

October 2, 2024 – 12:30 P.M.

Present: Thompson, Rogers, Jenkins, Kusilek, Bartlett (alt.).

Zoning Office Staff: Gifford, Collins, Black (1:35).

Absent: Cook.

Kusilek called the meeting to order at 12:30 p.m. and Collins confirmed that proper posting of the notice was done in accordance with the Wisconsin Open Meeting Law.

#3. Agenda – **Motion:** (Thompson/Jenkins) to approve the agenda. Motion carried.

### #4. Public Hearing: 12:30 p.m. Land Use Ordinance Amendments

Kusilek read the public notice; no public comment was received. Gifford recommended the committee add 'stairway' to the proposed definition of STRUCTURE (SHORELAND AREA) based input from the WI DNR. **Motion:** (Rogers/Jenkins) to close the public hearing.

#5. Public Comment - None

#6. Minutes – The minutes of September 4, 2024 were presented; **motion:** (Jenkins/Thompson) to approve the minutes. Motion carried.

#7. Edit List – No questions or comments.

#8. Amend Farmland Preservation Plan Map Areas: Gifford discussed the need to add areas in the Towns of Alma and Crystal Lake to the FPP map areas. **Motion:** (Bartlett/Rogers) to approve the proposed additions; carried.

### #9. Public Hearings–

(12:35 p.m.) **Nathan D. & Brandi C. Waterhouse, owners – Town of Rice Lake, R-1 to Ag-2, 25 acres**

Kusilek read the public notice and Gifford presented a file review. The owners testified and Gifford provided a staff report. Committee questions followed; public testimony was received from the Town. No correspondence received. **Motion:** (Jenkins/Bartlett) to close testimony; carried. Committee discussion. **Motion:** (Rogers/Bartlett) to recommend approval of the request; carried. **Motion:** (Thompson/Jenkins) to close hearing; carried.

(12:45 p.m.) **Paul A. Molls, owner – Town of Alma, Ag-2 to A-1, 1.26 acres**

Kusilek read the public notice and Gifford presented a file review. The owner testified and Gifford provided a staff report. Committee questions followed; no public testimony or correspondence received. **Motion:** (Jenkins/Thompson) to close testimony; carried. Committee discussion. **Motion:** (Thompson/Jenkins) to recommend approval of the request; carried. **Motion:** (Rogers/Bartlett) to close hearing; carried.

(12:55 p.m.) **Ronald L. Olson Revocable Trust, owner – Town of Crystal Lake, Ag-2 to A-1, 143.07 acres**

Kusilek read the public notice and Gifford presented a file review. The owner testified and Gifford provided a staff report. Committee questions followed; no public testimony or correspondence received. **Motion:** (Thompson/Jenkins) to close testimony; carried. Committee discussion. **Motion:**

(Thompson/Jenkins) to recommend approval of the request; carried. **Motion:** (Rogers/Thompson) to close hearing; carried.

(1:05 p.m.) **Samuel & Sheryl DaBruzzi, owners – Town of Crystal Lake, Lot Variance, Reduced Access**

Kusilek read the public notice and Gifford presented a file review. The applicant testified and Gifford provided a staff report. No public testimony or correspondence received. Committee questions followed. **Motion:** (Thompson/Jenkins) to close testimony; carried. Committee discussion. **Motion:** (Rogers/Bartlett) to recommend approval of the request; carried. **Motion:** (Jenkins/Bartlett) to close hearing; carried.

Black joined the meeting.

#10. Resolution to Approve the 2024 Farmland Preservation Map Amendments: Brief committee discussion; **motion:** (Rogers/Jenkins) to approve the resolution. Carried.

#11. Ordinance: Land Use Ordinance Amendments: Committee discussion to add wording as discussed at public hearing. **Motion:** (Jenkins/Thompson) to approve amendments for County Board submission; carried.

#12. Discussion: Office Activities – Gifford discussed the possible separation of the floodplain and shoreland portions of the ordinance. He also discussed the importance of providing ample time for staff to secure an alternate for committee absences.

#10. Future Agenda Items:

#11. Next meeting date: October 30, 2024 at 12:30 p.m.

#12. Chair declared the meeting adjourned at 2:04 p.m. by unanimous consent.

---

Kim Russell-Collins, Secretary

---

Randall Cook, Committee Secretary

\*\*\*Minutes are not official until approved by the Zoning Committee\*\*\*



## COUNTY OF BARRON

Payment Request Edit

On-Line Vouchers

FPEDT01G

LAND SERVICES DEPT

Vendor No/Name	Line#	voucher#	Account Desc	Date	Description	Amount
97098 AEGIS CORPORATION	1	C0089706	OFFICE SUPPLIES	10/10/24	LS-KRC NOTARY BOND	30.00
44423 AUTO VALUE BARRON	1	C0089707	VEHICLE EXPENSE-LAND SERVICES	10/10/24	LS-BULB-F150/LIGHT WIPES	21.24
306100 KJ'S FRESH MARKET	1	C0089708	OFFICE SUPPLIES	10/10/24	LS-COFFEE/COMMITTEE MEETINGS	13.19
302 SWANT GRABER FORD	1	C0089709	VEHICLE EXPENSE-LAND SERVICES	10/10/24	LS-OC, '14F150&'20EDGE/SIDEMIR	329.34
6645 SWANT GRABER MOTORS	1	C0089710	VEHICLE EXPENSE-LAND SERVICES	10/10/24	LS-OC, TR ROT, BRAKES - '18 SIL	915.55
163759 BROKER MIKE	1	C0089711	CONSERVATION COST SHARING	10/10/24	SWCD-COVER CROP 24BC015	1,000.00
305480 MATHEWS LUKE	1	C0089712	CONSERVATION COST SHARING	10/10/24	SWCD-COVER CROP 24BC014	760.00
241024 MININGER KARSTEN OR JULIE	1	C0089713	CONSERVATION COST SHARING	10/10/24	SWCD-COVER CROP 24BC017	1,000.00
298263 PETERSON MONTY F	1	C0089714	CONSERVATION COST SHARING	10/10/24	SWCD-COVER CROP 24BC025	1,000.00
190152 ULINE INC	1	C0089715	EDUCATIONAL	10/10/24	SWCD-CBCW SIGNS, BOAT LANDINGS	723.75
113468 US DEPARTMENT OF AGRICULTURE	1	C0089716	PROFESSIONAL SERVICES	10/10/24	SWCD-3RD QUARTER/WILDLIFE DAMAG	10,129.35
75965 UW SOIL TESTING LAB	1	C0089717	OFFICE SUPPLIES	10/10/24	SWCD-13 MDV SAMPLES	104.00
922 WIEHES HARDWARE HANK	1	C0089718	EDUCATIONAL	10/10/24	SWCD-LMPN SUPPLIES	21.96
426 BELL PRESS INC	1	C0089719	PUBLICATIONS	10/10/24	ZA-LUO AMEND PUB NOTICE	30.81
744 CHETEK ALERT INC	1	C0089720	PUBLICATIONS	10/10/24	ZA-VARIOUS PUB NOTICES	215.14
1015 CUMBERLAND ADVOCATE	1	C0089721	PUBLICATIONS	10/10/24	ZA-OLSON, DABRUZZI, LUO PUB NOT	105.35
289493 BUREAU OF CORRECTIONAL ENTERPRISE	1	C0089722	ADDRESS SIGNING	10/10/24	ZA-RURAL ADDRESS SIGNS	52.00
3565 DSPS FISCAL	1	C0089723	DUE TO STATE - SANITATION FEES	10/10/24	ZA-STATE SAN FEES/SEPT 2024	2,400.00
Totals:						18,851.68

## MANUAL VOUCHERS/JOURNAL ENTRIES

DEPT	NAME	ACCOUNT	DESCRIPTION	AMOUNT
LS	BC HIGHWAY DEPT	220-12-53400-332-000	FUEL 8/31 - 9/27/24	\$767.20

Dept Approval

MANUAL VOUCHERS TOTAL: \$767.20

GRAND TOTAL: \$19,618.88

Admin Approval

Land Services Total: \$2,076.52  
Land Information Total: \$0.00  
Soil & Water Conservation Total: \$14,739.06  
Zoning Administration Total: \$2,803.30

Report Date 10/15/24 10:52 AM

## COUNTY OF BARRON

Page No 1

Payment Request Edit

On-Line Vouchers

FPEDT01G

## LAND SERVICES DEPT

Vendor No/Name	Line#	voucher#	Account Desc	Date	Description	Amount
167 AYRES ASSOCIATES INC	1	C0089828	ASSIGNED RES - 2023 BASE BUDG GR	10/17/24	LIO-2024 ORTHOIMAGERY, FINAL PA	16,416.00
167 AYRES ASSOCIATES INC	2	C0089828	ASSIGNED RES - 2023 STRATEGIC IN	10/17/24	LIO-2024 ORTHOIMAGERY, FINAL PA	17,404.00
74101 LEICA GEOSYSTEMS INC	1	C0089829	ASSGN RES - 2024 BASE BUDGET GR	10/17/24	LIO-GPS UPDATES	1,810.00
272426 LABLANC KENNETH F	1	C0089830	CONSERVATION COST SHARING	10/17/24	SWCD-COVER CROP 24BC023	1,000.00
274259 APG MEDIA OF WISCONSIN LLC	1	C0089831	PUBLICATIONS	10/17/24	ZA-LUSSON, WATERHSE, LUO PUB NO	146.01
289493 BUREAU OF CORRECTIONAL ENTERPRISE	1	C0089832	ADDRESS SIGNING	10/17/24	ZA-RURAL ADDRESS SIGNS	546.00
Totals:						37,322.01

## MANUAL VOUCHERS/JOURNAL ENTRIES

DEPT	NAME	ACCOUNT	DESCRIPTION	AMOUNT
------	------	---------	-------------	--------

Dept Approval

Admin Approval

MANUAL VOUCHERS TOTAL: \$0.00

GRAND TOTAL: \$37,322.01

Land Services Total:	\$0.00
Land Information Total:	\$35,630.00
Soil & Water Conservation Total:	\$1,000.00
Zoning Administration Total:	\$692.01

# Payment Request Verification - Online Voucher

COUNTY OF BARRON

Batch Year: 24 Department:

Payment Request Date: 11/14/2024

Vendor	Vendor Name	Line	Voucher	Account Description	Date	Description	Amount
6025	WI LAND & WATER CONSERVATION	1	C0090086	CONFERENCE REGISTRATION	11/14/2024	LS - INV# 505744698	130.00
229296	PACKERLAND AUTO GLASS	1	C0090087	VEHICLE EXPENSE-LAND SERVICES	11/14/2024	LS - INV# 591139	750.00
177342	UWEX CENTER FOR LAND USE ED	1	C0090088	OFFICE SUPPLIES	11/14/2024	LS - INV# 1539	20.00
139947	AGSOURCE COOPERATIVE SERVIC	1	C0090089	OFFICE SUPPLIES	11/14/2024	SWCD - CUST # 1236356	45.32
139947	AGSOURCE COOPERATIVE SERVIC	2	C0090089	OFFICE SUPPLIES	11/14/2024	SWCD - CUST # 1236356	45.32
229393	AVERY PAM	1	C0090090	CONSERVATION COST SHARING	11/14/2024	SWCD - COVER CROP 24BC027	900.00
183334	GOERTZEN CAMERON	1	C0090091	CONSERVATION COST SHARING	11/14/2024	- COVER CROP 24BC021	1,000.00
233013	KRUIZENGA KEVIN K	1	C0090092	CONSERVATION COST SHARING	11/14/2024	SWCD- COVER CROP 24BB029	1,000.00
88749	MASSIE KELLY	1	C0090093	CONSERVATION COST SHARING	11/14/2024	- COVER CROP 24BC011	1,000.00
184896	MASSIE SHANE	1	C0090094	CONSERVATION COST SHARING	11/14/2024	SWCD - COVER CROP 24BC028	825.00
72443	TRIPP DAN	1	C0090095	CONSERVATION COST SHARING	11/14/2024	SWCD - COVER CROP 24BC020	900.00
159964	SCHEIL CONSTRUCTION LLC	1	C0090096	EDUCATIONAL MATERIAL	11/14/2024	SWCD - 6TH GRADE TOUR	170.00
922	WIEHES HARDWARE HANK	1	C0090097	FIELD SUPPLIES	11/14/2024	LIO - ACCT# 87 - INV# 99530	28.59
922	WIEHES HARDWARE HANK	1	C0090098	OFFICE SUPPLIES	11/14/2024	SWCD - ACCT# 92 - INV# 99141	28.49
274259	APG MEDIA OF WISCONSIN LLC	1	C0090099	PUBLICATIONS	11/14/2024	ZA - INV# RLC525-1024	126.67
426	BELL PRESS INC	1	C0090100	OFFICE SUPPLIES	11/14/2024	ZA - INV# 00008854	28.00
426	BELL PRESS INC	2	C0090100	PUBLICATIONS	11/14/2024	ZA - INV# 00009129	67.34
744	CHETEK ALERT INC	1	C0090101	PUBLICATIONS	11/14/2024	ZA - 10/31/24	171.24
289493	BUREAU OF CORRECTIONAL ENTE	1	C0090102	ADDRESS SIGNING	11/14/2024	ZA - CUST# 92878	104.00
3565	DSPS FISCAL	1	C0090103	DUE TO STATE - SANITATION FEES	11/14/2024	ZA - OCTOBER STATE SAN FEES	2,800.00
Totals:							\$10,139.97

Department Approval

## MANUAL VOUCHERS/JOURNAL ENTRIES

Admin Approval

DEPT	NAME	ACCOUNT	DESCRIPTION	AMOUNT
LS	BC HIGHWAY DEPT	220-12-53400-332-000	FUEL 9/28 - 10/25	\$733.21
SWCD	MONTY PETERSON	100-12-56217-790-000	24BC002 WATERWAY	\$1,854.74

MANUAL VOUCHERS TOTAL: \$2,587.95

GRAND TOTAL: \$12,727.92

Land Services Total:	\$1,861.21
Land Information Total:	\$28.59
Soil & Water Conservation Total:	\$7,768.87
Zoning Administration Total:	\$3,269.25



# Payment Request Verification - Online Voucher

COUNTY OF BARRON

Batch Year: 24 Department:

Payment Request Date: 12/12/2024

Vendor	Vendor Name	Line	Voucher	Account Description	Date	Description	Amount
15954	WEST CENTRAL LAND & WATER C	1	C0090340	ASSOCIATION/MEMBERSHIP DUES	12/12/2024	LS - SWCD 2024 ASSN DUES	75.00
323853	TURNING POINT SYSTEMS GROUP	1	C0090341	ASSGN RES - 2024 BASE BUDGET GRANT	12/12/2024	LID - GPS RECEIVER INV# 25516	21,582.95
119245	WI SOCIETY OF LAND SURVEYORS	1	C0090342	PREPAID EXPENDITURES	12/12/2024	LIO ANNUAL	210.00
134961	UW STEVENS POINT - CONTINUING	1	C0090343	PREPAID EXPENDITURES	12/12/2024	LID 2025 CONFERENCE/PHELPS	375.00
318159	FIRMATEK LLC	1	C0090344	EQUIPMENT (DRONE)	12/12/2024	SWCD KESPRY M3E STARTER PKG	3,332.52
318159	FIRMATEK LLC	2	C0090344	PREPAID EXPENDITURES	12/12/2024	LID - KESPRY M3E STARTER PKG	6,664.98
322911	GOERTZEN DWIGHT	1	C0090345	CONSERVATION COST SHARING	12/12/2024	SWCD - COVER CROP 24BC036	840.00
297976	HAMERNIK CRAIG	1	C0090346	CONSERVATION COST SHARING	12/12/2024	SWCD - COVER CROP 24BC039	550.00
290750	HELMS TERRY	1	C0090347	CONSERVATION COST SHARING	12/12/2024	SWCD - COVER CROP 24BC024	1,000.00
322679	NELSON JOEL	1	C0090348	CONSERVATION COST SHARING	12/12/2024	SWCD - COVER CROP 24BC037	1,000.00
274259	APG MEDIA OF WISCONSIN LLC	1	C0090349	PUBLICATIONS	12/12/2024	ZA - PUB NOT #3974, 3976, 3977	104.66
1686	HALCO PRESS	1	C0090350	PUBLICATIONS	12/12/2024	ZA - PUB NOT - MOLLS, 3967	140.00
289493	BUREAU OF CORRECTIONAL ENTE	1	C0090351	ADDRESS SIGNING	12/12/2024	ZA - CUST# 92878	406.00
3565	DSPS FISCAL	1	C0090352	DUE TO STATE - SANITATION FEES	12/12/2024	ZA - STATE SAN FEES NOV 2024	2,000.00
Totals:							\$38,281.11

Department Approval

Admin Approval

## MANUAL VOUCHERS/JOURNAL ENTRIES

DEPT	NAME	ACCOUNT	DESCRIPTION	AMOUNT
LS	BC HIGHWAY DEPT	220-12-53400-332-000	FUEL 10/26 - 11/22/24	\$534.88

MANUAL VOUCHERS TOTAL: \$534.88

GRAND TOTAL: \$38,815.99

Land Services Total: 609.88

Land Information Total: 28,832.93

Soil & Water Conservation Total: 6,722.52

Zoning Administration Total: 2,650.66

# Payment Request Verification - Online Voucher

2024

COUNTY OF BARRON

Batch Year: 24 Department:

Payment Request Date: 01/09/2025

Vendor	Vendor Name	Line	Voucher	Account Description	Date	Description	Amount
6696	NOBLE'S TIRE SERVICE INC	1	C0090561	VEHICLE EXPENSE-LAND SERVICES	01/09/2025	LS - FLAT REPAIR/'14 FORD	20.00
302	SWANT GRABER FORD	1	C0090562	VEHICLE EXPENSE-LAND SERVICES	01/09/2025	LS - OIL CHANGE/'20 EDGE	57.68
269450	CORDES JOHN V	1	C0090563	CONSERVATION COST SHARING	01/09/2025	SWCD - COVER CROP 24BC038	1,000.00
205494	RICCI EDWARD	1	C0090564	CONSERVATION (CLIENT) PAYMENTS	01/09/2025	SWCD - 24BC034 WELL ABAN	665.00
131083	TEMPESTA ELAINE	1	C0090565	CONSERVATION (CLIENT) PAYMENTS	01/09/2025	SWCD - 24BC031 WELL ABAN	665.00
113468	US DEPARTMENT OF AGRICULTUR	1	C0090566	PROFESSIONAL SERVICES	01/09/2025	SWCD - 4TH QTR WILDLIFE	8,032.82
213489	VERMILLION LAKE ASSOC	1	C0090567	INVASIVE SPECIES CONTROL	01/09/2025	SWCD - LAKE ORGANIZATION	500.00
274259	APG MEDIA OF WISCONSIN LLC	1	C0090568	PUBLICATIONS	01/09/2025	ZA - PUB NOT #3974, 3976, 3977	82.69
426	BELL PRESS INC	1	C0090569	PUBLICATIONS	01/09/2025	ZA - PUBLIC NOTICE #3975	75.64
289493	BUREAU OF CORRECTIONAL ENTE	1	C0090570	ADDRESS SIGNING	01/09/2025	ZA - RURAL ADDRESS SIGNS	60.00
192341	LUNDMARK STACI JO	1	C0090571	LEGAL FEES	01/09/2025	ZA - #3969 2 SUTTON	380.00
3565	DSPS FISCAL	1	C0090572	DUE TO STATE - SANITATION FEES	01/09/2025	ZA - DEC 2024 STATE SAN FEES	500.00
Totals:							\$12,038.83

Department Approval

Admin Approval

## MANUAL VOUCHERS/JOURNAL ENTRIES

DEPT	NAME	ACCOUNT	DESCRIPTION	AMOUNT
------	------	---------	-------------	--------

MANUAL VOUCHERS TOTAL: \$0.00

GRAND TOTAL: \$12,038.83

Land Services Total:	\$77.68
Land Information Total:	\$0.00
Soil & Water Conservation Total:	\$10,862.82
Zoning Administration Total:	\$1,098.33



# Payment Request Verification - Online Voucher

2025

COUNTY OF BARRON

Batch Year: 25 Department:

Payment Request Date: 01/09/2025

Vendor	Vendor Name	Line	Voucher	Account Description	Date	Description	Amount
320978	SCHNEIDER GEOSPITAL LLC	1	C0090573	OTHER PROFESSIONAL SERVICES	01/09/2025	LIO - GIS MAPING/HOSTING FEE	4,260.00
124273	ENGEL'S NURSERY	1	C0090574	TREE PURCHASES	01/09/2025	SWCD - TREE PROGRAM	954.98
10057	LAURA'S LANE NURSERY	1	C0090575	TREE PURCHASES	01/09/2025	SWCD - TREE PROGRAM	1,771.00
33413	WI COUNTY CODE ADMINISTRATO	1	C0090576	ASSOCIATION/MEMBERSHIP DUES	01/09/2025	LS - WCCA/4 MEMBERSHIPS	130.00
6025	WI LAND & WATER CONSERVATION	1	C0090577	ASSOCIATION/MEMBERSHIP DUES	01/09/2025	LS - 2025 WLWCA	1,875.15
Totals:							\$8,991.13

Department Approval

Admin Approval

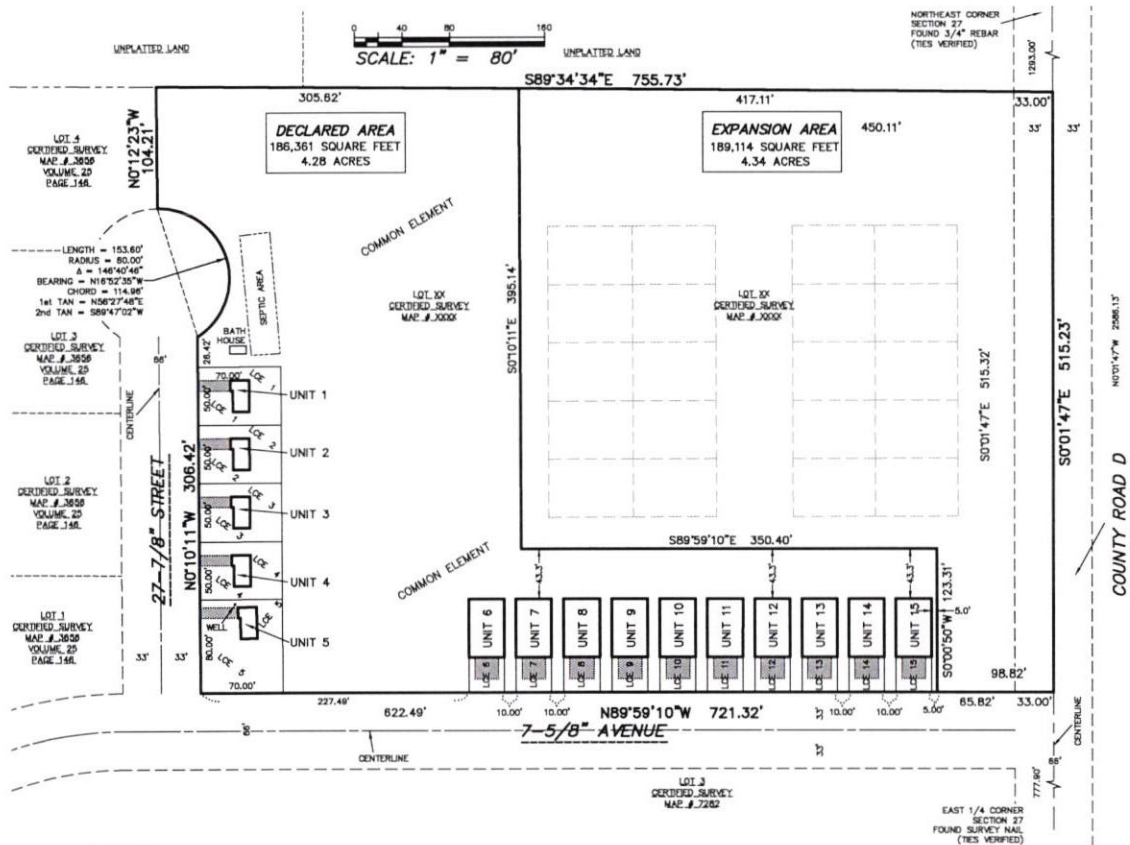
## MANUAL VOUCHERS/JOURNAL ENTRIES

DEPT	NAME	ACCOUNT	DESCRIPTION	AMOUNT
------	------	---------	-------------	--------

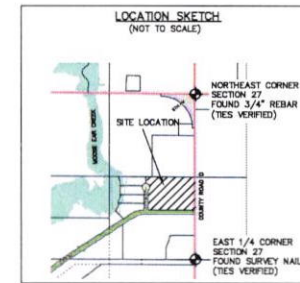
MANUAL VOUCHERS TOTAL: \$0.00

GRAND TOTAL: \$8,991.13

Land Services Total:	\$2,005.15
Land Information Total:	\$4,260.00
Soil & Water Conservation Total:	\$2,725.98
Zoning Administration Total:	\$0.00



BEARINGS ARE REFERENCED TO THE EAST LINE OF SECTION 27, TOWNSHIP 33 NORTH, RANGE 10 WEST, BARRON COUNTY, WISCONSIN. ASSUMED BEARING OF N 100° 47' W.



**UTILITY NOTE:**  
A SINGLE WELL AND SINGLE PRIVATE ONSITE WASTEWATER TREATMENT SYSTEM (POTWS) WILL SERVICE UNITS 1-5.

**LEGEND**  
 - - - - - FOUND 3/4" REBAR  
 - - - - - FOUND 1" OUTSIDE DIAMETER IRON PIPE WEIGHING 1.13 POUNDS PER LINEAR FOOT  
 ■ PARKING SPACES

**NOTES**  
 1. FOR UNITS 1-4, & 6-15, BUILDING PLANS PROVIDED BY CLIENT AND DO NOT REPRESENT AS BUILT CONDITIONS.  
 1.1. THE CABIN ON UNIT 5 MATCHES BUILDING PLANS PROVIDED BY THE CLIENT.  
 2. ALL AREAS WITHIN THE CONDOMINIUM AND OUTSIDE THE UNITS, LIMITED COMMON ELEMENTS, AND EXPANSION LANDS ARE CONSIDERED COMMON ELEMENTS.  
 3. TWO OFF-STREET PARKING SPACES WILL BE PROVIDED FOR ALL 15 UNITS.  
 4. PER THE WISCONSIN DNR SURFACE WATER DATA VIEW, THERE ARE NO WETLANDS LOCATED WITHIN THIS CONDOMINIUM.  
 5. THERE ARE NO AREAS WITHIN THIS CONDOMINIUM THAT HAVE SLOPES IN EXCESS OF 20%.

# **SURVEYOR'S CERTIFICATE:**

I, JEREMY D. SKAW, PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY:  
 THAT BY THE DIRECTION OF NICK SEMLING, I HAVE SURVEYED AND MAPPED THE CONDOMINIUM PLAT OF MOOSE EAR CONDOMINIUMS, LOCATED IN THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4, SECTION 27, TOWNSHIP 33 NORTH, RANGE 10 WEST, TOWN OF CHETEK, BARRON COUNTY, WISCONSIN, BEING ALL OF LOT XX, CERTIFIED SURVEY MAP #XXXXX, DOCUMENT #XXXXXX AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

• BEING ALL OF LOT XX, CERTIFIED SURVEY MAP #XXXX, DOCUMENT #XXXXXX

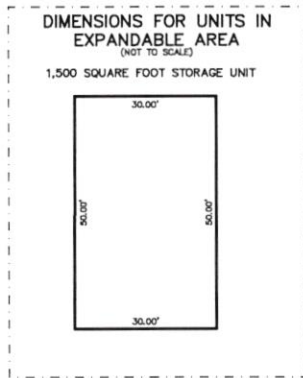
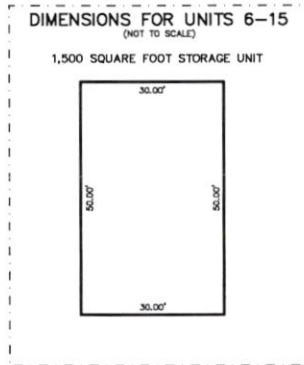
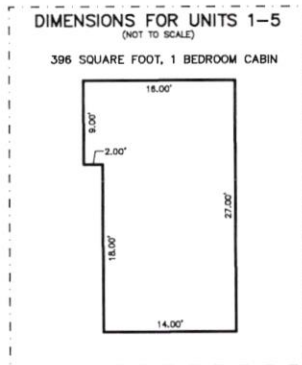
THAT SUCH PLAT IS A CORRECT REPRESENTATION OF ALL EXTERIOR BOUNDARIES OF THE LAND SURVEYED AND SHOWS THE CORRECT LOCATION OF THE BUILDINGS BUILT OR TO BE BUILT THEREON.  
 THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF CHAPTER 703 OF THE WISCONSIN STATUTES AND A-E.7 WISCONSIN ADMINISTRATIVE CODE IN SURVEYING AND MAPPING THE SAME.

JEREMY D. SKAW, P.L.S. 3228

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2025

## CONDOMINIUM PLAT OF **MOOSE EAR** **CONDOMINIUMS** AN EXPANDABLE CONDOMINIUM

LOCATED IN THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4,  
 SECTION 27, TOWNSHIP 33 NORTH, RANGE 10 WEST,  
 TOWN OF CHETEK, BARRON COUNTY, WISCONSIN  
 BEING ALL OF LOT XX, CERTIFIED SURVEY  
 MAP #XXXX, DOCUMENT #XXXXXX



DESCRIPTION OF DECLARED AREA

COMMENCING AT THE EAST 1/4 OF SECTION 27; THENCE N.00°01'47", ALONG THE EAST LINE OF THE NORTHEAST 1/4 OF SECTION 27, A DISTANCE OF 777.90 FEET TO THE SOUTHEAST CORNER OF LOT XX, CERTIFIED SURVEY MAP #XXXX; THENCE N.89°59'10"W, ALONG THE EXTERIOR BOUNDARY OF SAID LOT XX, A DISTANCE OF 98.82 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING N.89°59'10"W, ALONG THE EXTERIOR BOUNDARY OF SAID LOT XX, A DISTANCE OF 823.49 FEET TO THE SOUTHWEST CORNER OF SAID LOT XX; THENCE N.00°10'11"W, ALONG THE EXTERIOR BOUNDARY OF SAID LOT XX, A DISTANCE OF 306.42 FEET; THENCE 153.80 FEET ALONG THE ARC OF A CURVE, CONCAVE SOUTHWESTERLY, RADIUS OF 60.00 FEET, CENTRAL ANGLE OF 149°40'48", AND A CHORD BEARING AND DISTANCE OF N.18°50'32"W, 114.98 FEET; THENCE N.00°12'23"W, ALONG THE EXTERIOR BOUNDARY OF SAID LOT XX, A DISTANCE OF 104.21 FEET TO THE NORTHWEST CORNER OF SAID LOT XX; THENCE S.89°54'34"E, ALONG THE EXTERIOR BOUNDARY OF SAID LOT XX, A DISTANCE OF 305.62 FEET; THENCE S.00°10'11"E, A DISTANCE OF 395.14 FEET; THENCE S.89°59'10"E, A DISTANCE OF 350.40 FEET; THENCE S.00°00'50"W, A DISTANCE OF 123.31 FEET TO THE POINT OF BEGINNING.

DESCRIPTION OF EXPANSION AREA

COMMENCING AT THE EAST 1/4 OF SECTION 27; THENCE N.00°01'47"W, ALONG THE EAST LINE OF THE NORTHEAST 1/4 OF SECTION 27, A DISTANCE OF 777.90 FEET TO THE POINT OF BEGINNING; THENCE N.89°59'10"W, ALONG THE EXTERIOR BOUNDARY OF SAID LOT XX, A DISTANCE OF 98.82 FEET; THENCE N.00°00'50"E, A DISTANCE OF 123.31 FEET; THENCE N.89°59'10"W, A DISTANCE OF 350.40 FEET; THENCE N.00°10'11"W, A DISTANCE OF 395.14 FEET; THENCE S.89°54'34"E, ALONG THE EXTERIOR BOUNDARY OF SAID LOT XX, A DISTANCE OF 450.11 FEET; THENCE S.00°10'47"E, ALONG SAID EAST LINE OF THE NORTHEAST 1/4, A DISTANCE OF 919.23 FEET TO THE POINT OF BEGINNING.

DESCRIPTION OF DECLARED AREA

AS OWNER, COUNTRYFID INVESTMENTS LLC, HEREBY CERTIFIES THAT WE CAUSED THE LAND DESCRIBED ON THIS CONDOMINIUM PLAT TO BE SURVEYED, DIVIDED, MAPPED AND DEDICATED AS REPRESENTED ON THIS PLAT, THAT IT IS A CORRECT REPRESENTATION OF THE CONDOMINIUM DESCRIBED, AND THE IDENTIFICATION AND LOCATION OF EACH UNIT AND COMMON ELEMENTS CAN BE DETERMINED FROM THE PLAT.

WITNESS THE HAND AND SEAL OF SAID OWNER, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2025

IN THE PRESENCE OF:

WITNESS

NICK SEMLING, OWNER

STATE OF WISCONSIN  
COUNTY OF \_\_\_\_\_ SS

PERSONALLY CAME BEFORE ME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2025, THE ABOVE NAMED, NICK SEMLING, TO ME KNOWN TO BE THE PERSON(S) WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THE SAME TO BE THEIR OWN FREE ACT AND DEED.

\_\_\_\_\_, NOTARY PUBLIC

MY COMMISSION EXPIRES: \_\_\_\_\_

BARRON COUNTY DEPARTMENT OF PLANNING AND ZONING

I, DAVID OFFORD, THE ZONING ADMINISTRATOR OF THE BARRON COUNTY DEPARTMENT OF PLANNING & ZONING, CERTIFY THAT THIS CONDOMINIUM PLAT IS APPROVED OF AS COMPLYING WITH APPLICABLE CHAPTERS OF THE COUNTY CODE OF GENERAL ORDINANCES.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2025

DAVID OFFORD, ZONING ADMINISTRATOR

BARRON COUNTY DEPARTMENT OF PLANNING AND ZONING

RESOLVED, THAT THIS MOOSE EAR CONDOMINIUM PLAT IS HEREBY APPROVED BY THE TOWN BOARD OF THE TOWN OF CHETEK

TOWN CHAIRMAN

DATE

LEGAL DESCRIPTION

BEING ALL OF LOT XX, CERTIFIED SURVEY  
MAP #XXXX, DOCUMENT #XXXXXX

CONDOMINIUM PLAT OF  
**MOOSE EAR**  
**CONDOMINIUMS**  
AN EXPANDABLE CONDOMINIUM

LOCATED IN THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4,  
SECTION 27, TOWNSHIP 33 NORTH, RANGE 10 WEST,  
TOWN OF CHETEK, BARRON COUNTY, WISCONSIN  
BEING ALL OF LOT XX, CERTIFIED SURVEY  
MAP #XXXX, DOCUMENT #XXXXXX

PROPERTY OWNER  
COUNTRYFID INVESTMENTS LLC  
2756 7 5/8 AVENUE  
CHETEK, WI 54728

CADD NO. 24301 CONDO



NOTICE OF PUBLIC HEARING

STATE OF WISCONSIN    SS

COUNTY OF BARRON

TO WHOM IT MAY CONCERN:

PUBLIC NOTICE is hereby given to all persons in the County of Barron, Wisconsin, that the Barron County Zoning Committee will consider at public hearing on **Wednesday, February 5, 2025, at 1:30 p.m.** in the Conference room (#2106) of the Barron County Government Center, Barron, Wisconsin, the following request relative to rezoning amendments of the official zoning maps:

Request to establish zoning districts, for property detached from the City of Rice Lake to the Town of Rice Lake, of Residential-1, property described as Part of Lots 1 through 4 of Shudlick Park and all of OL 4 of the Outlots of the City of Rice Lake being part of the NE-SE and SE-SE of Section 16; Part of Lot 20 of Rice Lake Summer Resort, Outlots 230 & 231 of the Outlots of the City of Rice Lake a/k/a Rice Lake Assessor's Plat (including part of Parcel A of CSM 3/59), Part of Lots 1 through 3 of Clearwater Bay Park being part of the NW-NE & SW-NE of Section 27, and Part of Lots 1 through 8 of Rice Lake Summer Resort being part of the SW-NE of Section 27, consisting of approx. 3.9 acres, AND of Recreational-Residential, property described as Part of Lot 9 of Assessor's Plat No 2 of Lots 61-125 of Hiawatha Park being part of the NE-NE of Section 16, consisting of approx. .12 acres, all in T35N, R11W, Town of Rice Lake.

Property owned by Multiple.

Petitioner: Barron County Zoning Committee, Audrey Kusilek, Chair

The Zoning Committee reserves the right to view the property and convene in executive session prior to rendering a decision.

All persons interested are invited to attend said hearing.

Dated at Barron, Wisconsin, this 22<sup>nd</sup> day of January, 2025.

Barron County Zoning Committee  
Audrey Kusilek, Chairman

# BARRON COUNTY PETITION FOR REZONING

The undersigned do hereby petition the County Board to amend the Barron County Zoning Map as follows:

**Present Zoning** Unzoned

**Requested Zoning** R-1 & RR

**Petitioner:** Barron Co. Zoning Committee, Audrey Kusilek,  
Chair

**Phone:** 715-537-6375

**Mailing Address:** 335 E. Monroe Ave. #2104, Barron, WI 54812

**Email:** \_\_\_\_\_

**Property Owner:** Multiple

**Phone:** \_\_\_\_\_

**Mailing Address:** \_\_\_\_\_

**Email:** \_\_\_\_\_

## LEGAL DESCRIPTION OF PROPERTY TO BE REZONED:

Town of Rice Lake

Parcel I.D. # See List - - -

Lot Size: \_\_\_\_\_ Sq. Ft. OR \_\_\_\_\_ Current Parcel Acres

## DETAILED DESCRIPTION OF PROPERTY TO BE REZONED ONLY (include acreage):

Approx. 3.9 acres to R-1, approx. .12 acres to RR

## REASONS FOR REQUESTED CHANGE: State briefly why you are requesting to rezone this property.

Properties detached from the City of Rice Lake to the Town of Rice Lake and zoning districts must be assigned. The proposed districts are the same as the remainder of each parcel already under Town jurisdiction.

## PLEASE ATTACH THE FOLLOWING INFORMATION:

- **Plot Plan:** Show the area involved, its location, dimensions, and location of any structures on the property.

### NOTE:

- It is required that the owner/applicant set up a meeting with your respective Town Board to discuss your request, prior to submitting the completed application to the County.
- All adjacent property owners and anyone within a 300 foot radius of the property are notified of this
- Location of driveways onto Township, County, State and Federal Highways REQUIRE a driveway permit.
- Applicant/Agent must appear at the hearing.

I HAVE READ AND UNDERSTAND THE PROCEDURES AND REQUIRMENTS FOR APPLYING FOR A REZONING.  
I UNDERSTAND THAT MY APPLICATION MAY BE RETURNED IF INFORMATION IS INCOMPLETE OR ILLEGIBLE.

Owner's Signature

Date

Petitioner's Signature/Audrey Kusilek, ZC Chair

Date

Fee: \$500.00 Paid N/C Unpaid \_\_\_\_\_

Date Received:

RECEIVED

JAN 08 2025

BARRON COUNTY ZONING OFFICE

**Parts** of the following# were technically in the City limits and are now entirely in the Town:

038-4419-05-000  
038-4419-06-000  
038-4045-02-000  
038-4045-03-000  
038-4045-04-000  
038-4375-03-000  
038-4375-04-000  
038-4375-06-000  
038-4375-10-000  
038-4375-11-000  
038-4375-23-000

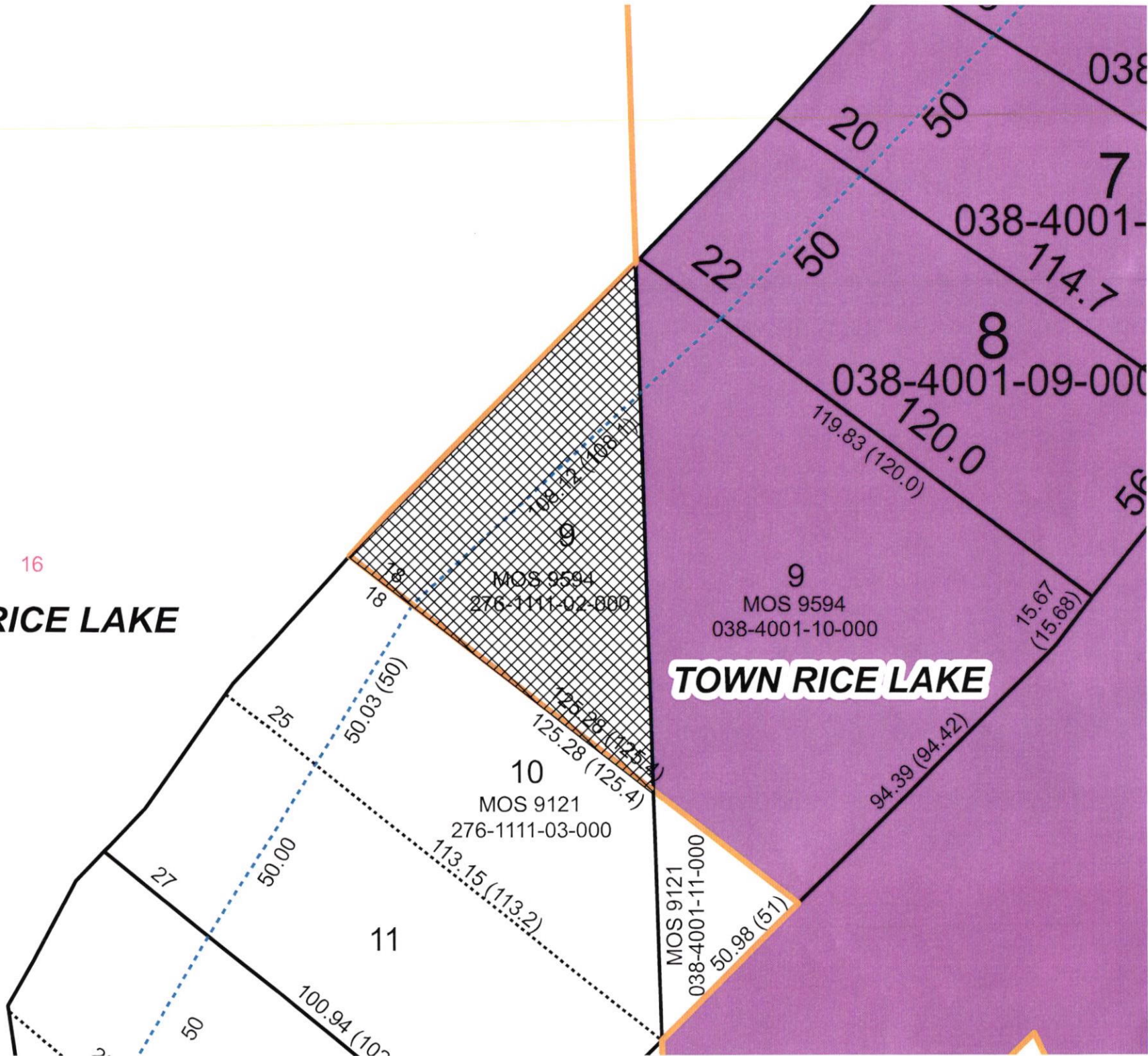
City parcels that will be assigned town# or attached to an existing Town#

276-5006-10-000  
276-5006-08-000  
276-5006-07-000  
276-2238-02-000  
276-5001-03-000  
276-1111-02-000



16

**CITY OF RICE LAKE**



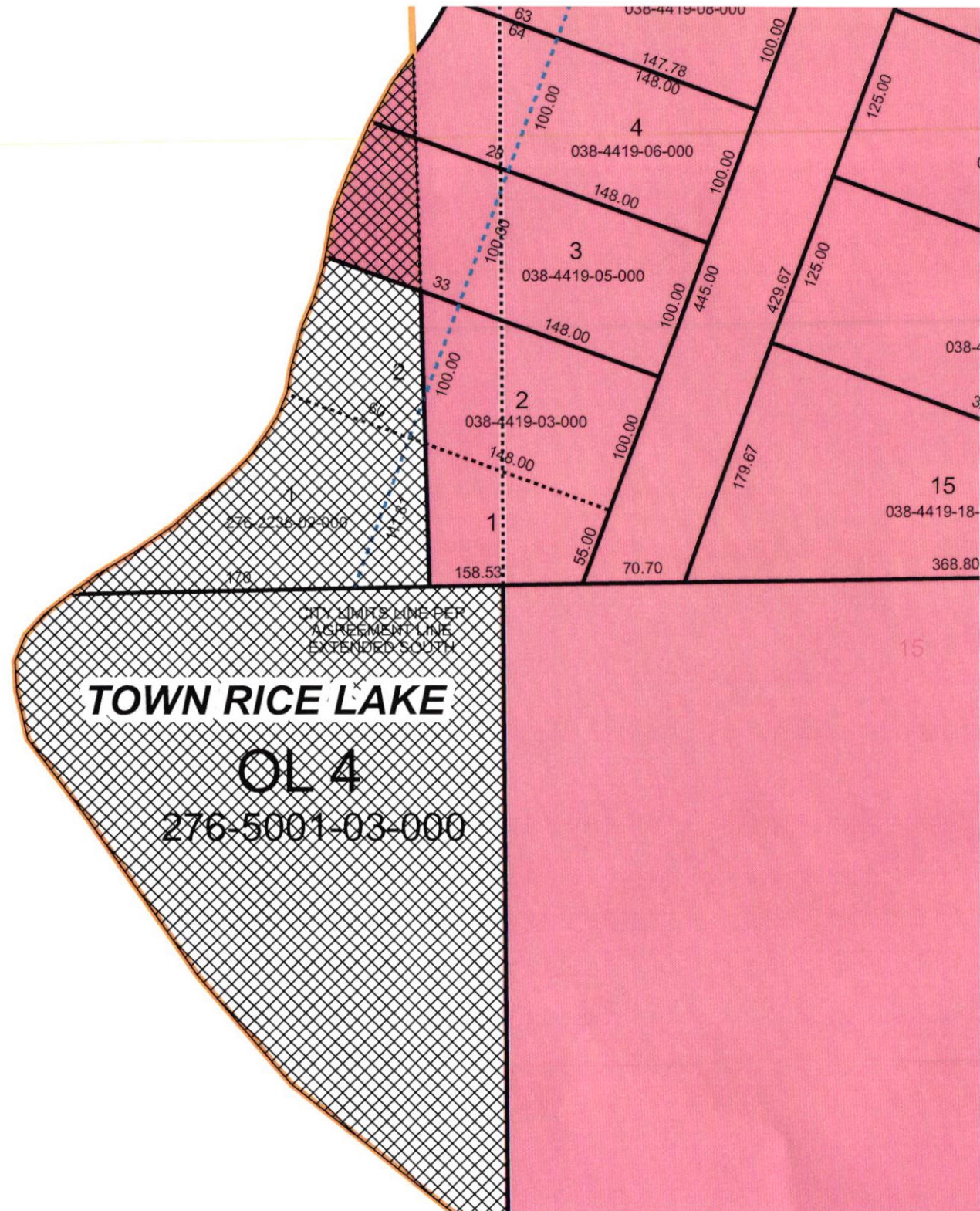
**TOWN RICE LAKE**



## 16

OL 4

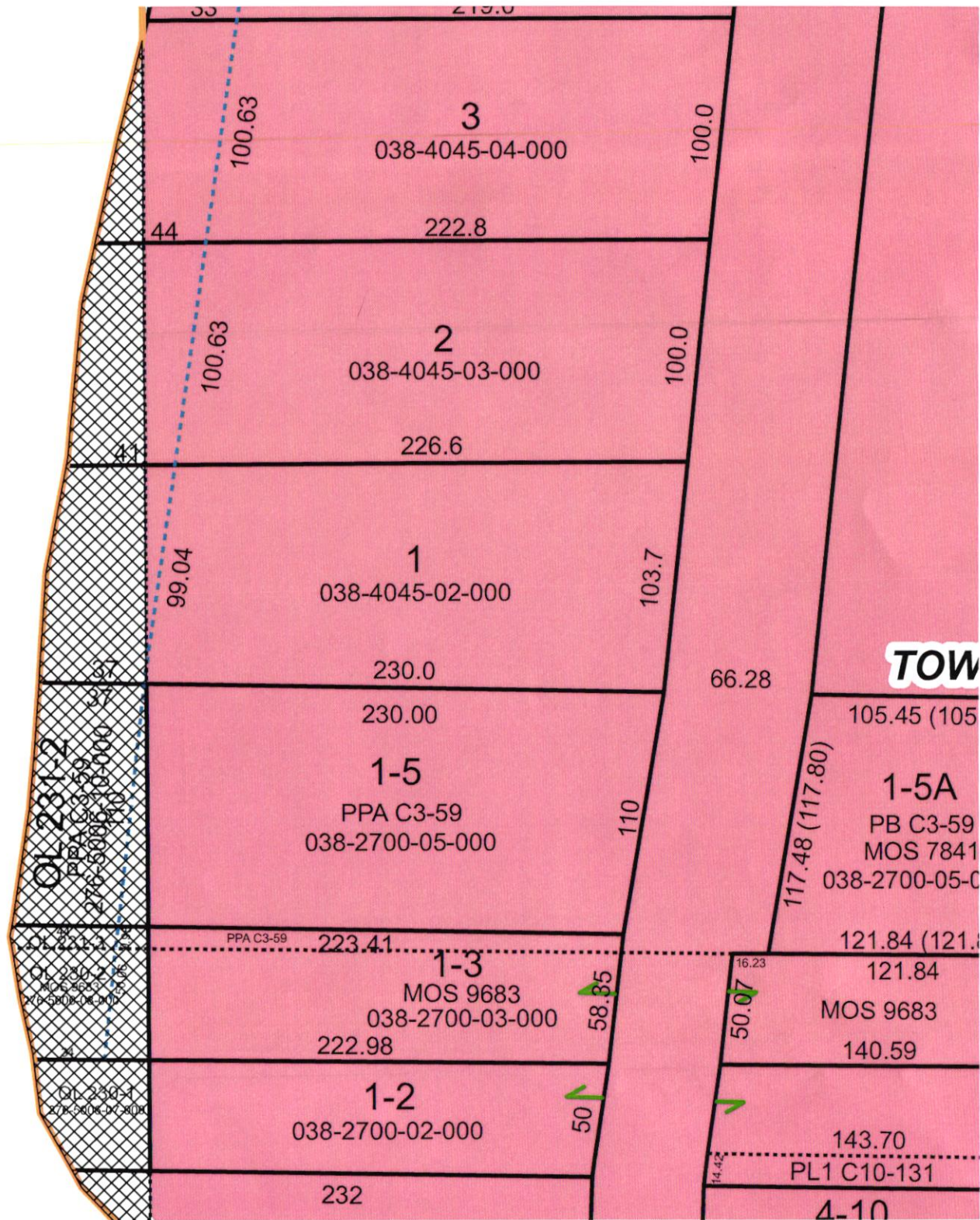
276-5001-03-000





# CITY OF RICE LAKE

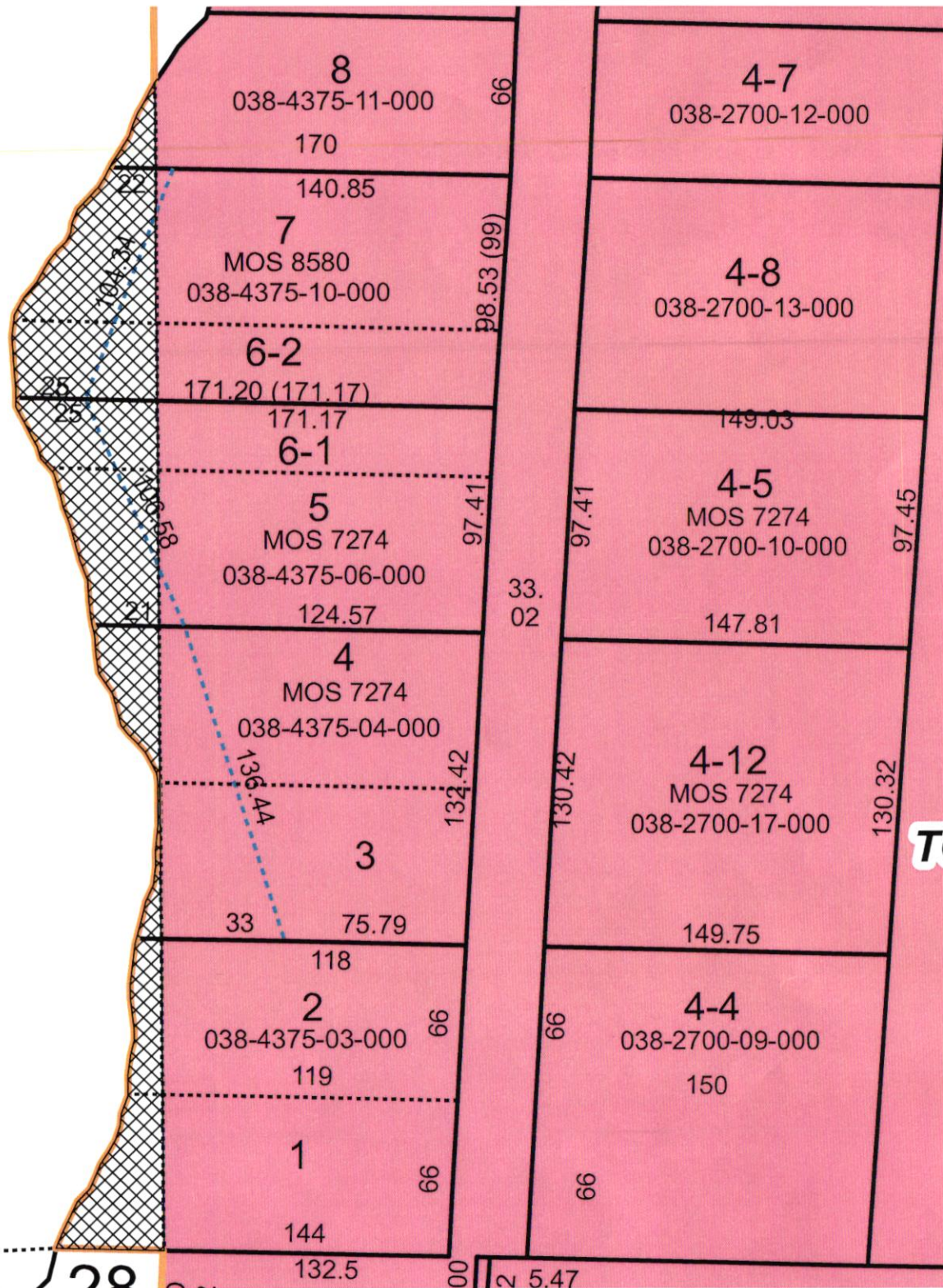
27





# CITY OF RICE LAKE

27



# ***Town of Rice Lake***

**Barron County, Wisconsin**

January 23, 2025

David Gifford, Administrator  
Barron County Government Center  
335 E Monroe Ave, Room 2104  
Barron WI 54812

Re: Designation of Zoning District

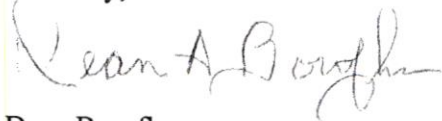
The Town Board of the Town of Rice Lake ("the Town"), Barron County, Wisconsin, authorized the Intergovernmental Boundary Agreement (the "Agreement") between the City of Rice Lake (the "City") and the Town (Resolution 23-108).

The Town further agrees that Barron County assign a zoning district to the portion of these parcels that were previously within the City incorporated boundary.

The Town acknowledges that the assigned zoning district of the property included in the Agreement be the same district as established on these parcels at the time of the Agreement was authorized.

I may be reached by phone at 715-296-6258.

Sincerely,



Dean Borofka  
Chairman

DAB:dmn

NOTICE OF PUBLIC HEARING

STATE OF WISCONSIN    SS

COUNTY OF BARRON

TO WHOM IT MAY CONCERN:

PUBLIC NOTICE is hereby given to all persons in the County of Barron, Wisconsin, that the Barron County Zoning Committee will consider at public hearing on **Wednesday, February 5, 2025, at 12:35 p.m.** in Room 2106 of the Barron County Government Center, 335 E. Monroe Ave., Barron, Wisconsin, the following request relative to a proposal to vary the terms of the Barron County Land Use Ordinance as follows:

Requests a lot variance to reduce the lot access width to a proposed new lot from 66 feet to 20 feet for property described as SE-SW ex CSM 39/161, consisting of 32.839 acres, located in Section 20, T35N, R13W, Town of Cumberland.

The Zoning Committee reserves the right to view the property and may convene in executive session prior to rendering a decision.

Property owner: Friess Enterprises. LLC

Applicant: Charlie Carlson

All persons interested are invited to attend said hearing and be heard.

Dated at Barron, Wisconsin, this 22<sup>nd</sup> day of January, 2025.

Barron County Zoning Committee  
Audrey Kusilek, Chair



NOTICE OF LOT VARIANCE APPEAL TO THE  
BARRON COUNTY ZONING COMMITTEE

Fee: \$500.00 1132 Paid  
Unpaid

Property Computer I.D. # 018-2000-27-010

Owner of Property: Craig Friess

Phone (715) 671-8163

Address: 740 20th Ave Cumberland WI 54829

RECEIVED

ZONING DISTRICT: \_\_\_\_\_

JAN 14 2025

COMPLETE PROPERTY DESCRIPTION:

BARRON COUNTY ZONING OFFICE

\_\_\_\_ 1/4, \_\_\_\_ 1/4, Section \_\_\_\_, T \_\_\_\_ N, R \_\_\_\_ W, Town of \_\_\_\_\_

Subdivision or CSM: \_\_\_\_\_ Lot Size \_\_\_\_\_ or Acreage \_\_\_\_\_

PRESENT IMPROVEMENTS: \_\_\_\_\_

VARIANCE FOR: LOT AREA ☐ LOT WIDTH ☐ EASEMENT WIDTH ☒  
ACCESS

REQUIRED:

Lot Area \_\_\_\_\_  
Lot Width \_\_\_\_\_  
Easement 66'  
Width \_\_\_\_\_

REQUESTED:

Lot Area \_\_\_\_\_  
Lot Width \_\_\_\_\_  
Easement 20'  
Width \_\_\_\_\_

1. Reason for request: Property to be subdivided requires  
access from 20th Ave

2. Unusual conditions of the property: Location of existing building to  
property line does not allow for 66' width

PLEASE ATTACH THE FOLLOWING INFORMATION:

Plot Plan: Please show on a survey map the lot/area you wish to have varied or submit a copy of a preliminary map showing the lot division.

NOTE:

- The adjoining property owners within 300 feet of your property boundaries are notified of this public hearing. The applicant/agent must appear at the hearing.
- Location of driveways onto Township, County, State and Federal Highways, REQUIRES a driveway permit.

I HAVE READ AND UNDERSTAND THE PROCEDURES AND REQUIRMENTS FOR APPLYING FOR A LOT VARIANCE. I UNDERSTAND THAT MY APPLICATION MAY BE RETURNED IF INFORMATION IS INCOMPLETE OR ILLEGIBLE.

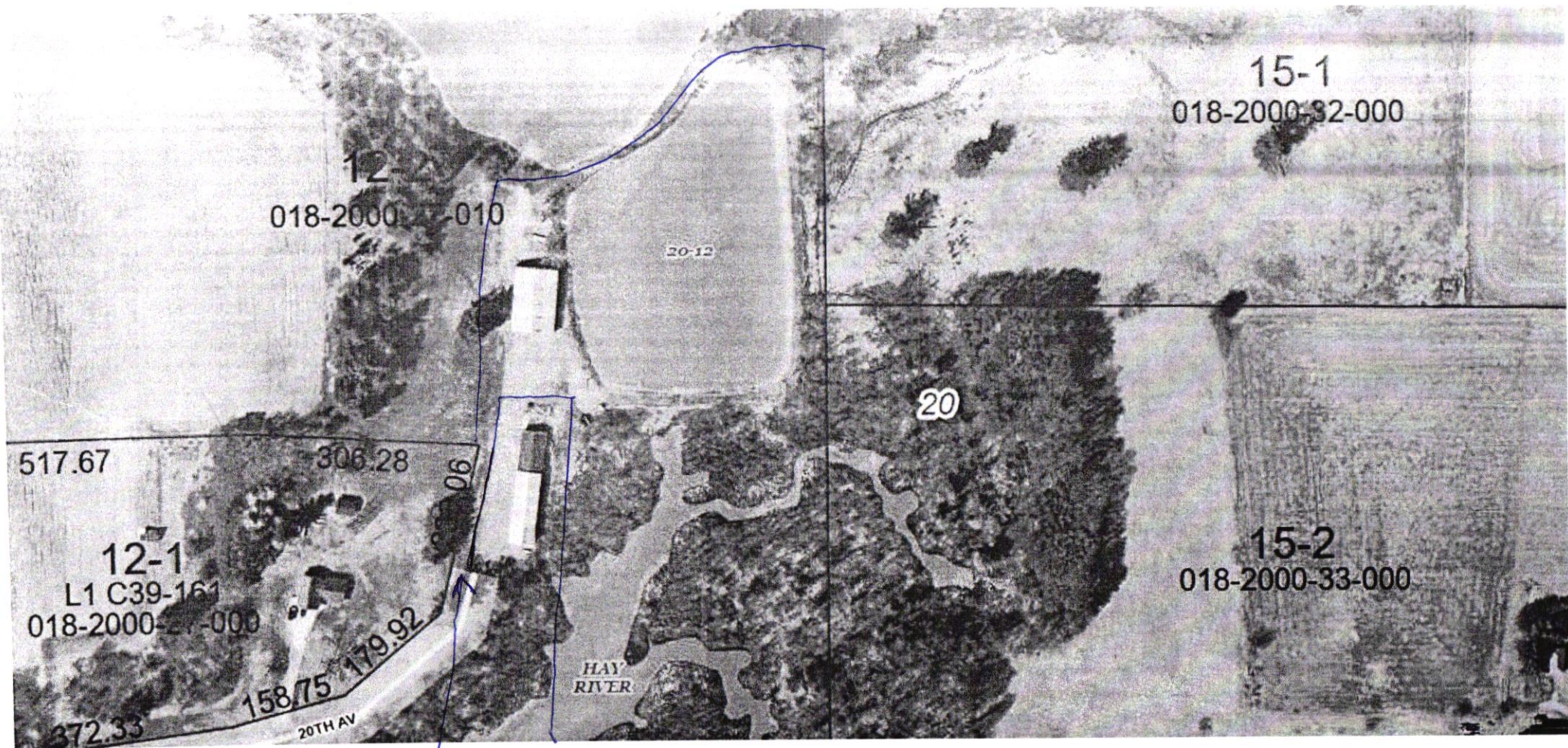
Craig Friess  
Owner's Signature

[Signature]  
Applicant/Agent Signature

1/13/25  
Date

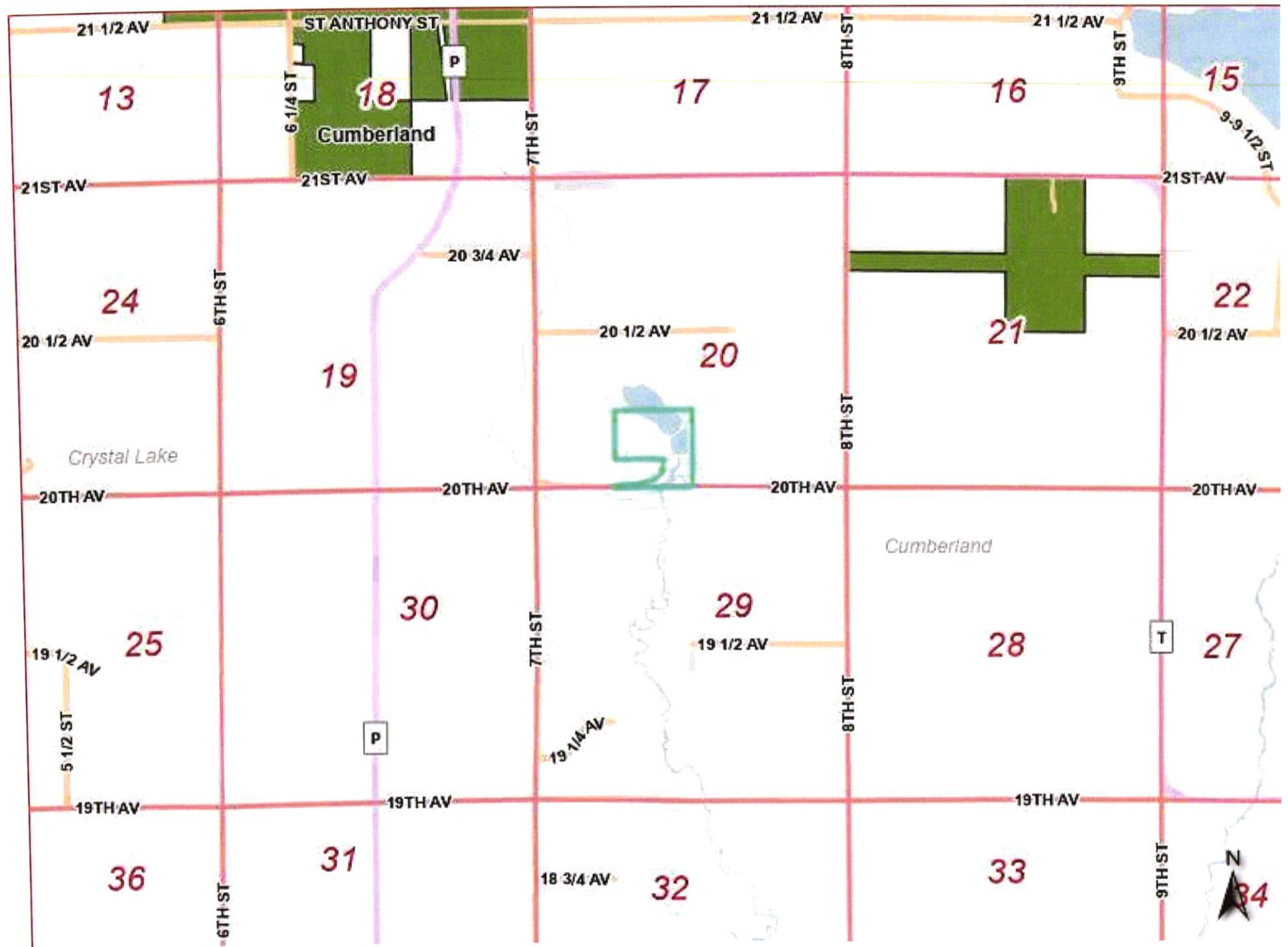
1/13/25  
Date





20' Access











# LOT VARIANCE TOWNSHIP CONSIDERATION FORM

*Instructions: This form must be completed and presented to the Town Board for their consideration of the proposed rezoning request. The completed form shall be submitted with the Barron County Application for a Lot Variance Request prior to scheduling your public hearing.*

*Section A - to be completed by the property owner and/or agent;*

Town of Cumberland

Owner/Applicant: Craig Friess

Legal Description of Property: \_\_\_\_\_

Property Address: 740 20th Ave. Property Tax ID #: 018-2000-27-010

Variance Request For: Lot Area ☐ Lot Width ☐ ~~Easement Width~~ ☒  
Required: Requested: ACCESS

Lot Area \_\_\_\_\_

Lot Area \_\_\_\_\_

Lot Width \_\_\_\_\_

Lot Width \_\_\_\_\_

Easement Width 66'

Easement Width 20'

Explain Request:

Asking for a variance to allow a 20' access  
to property being subdivided instead of the required 66'

*Section B - to be completed by the Township*

☐ The Town Board is aware of the request and DID NOT require the property owner/applicant to appear before the Town Board.

☒ The property owner/applicant appeared before the Town Board and we have been informed of their request.

TOWNSHIP CONSIDERATION: ☐ OPPOSED ☒ NOT OPPOSED

Proposed driveway(s) location will meet township standards ☒ Yes ☐ No ☐ N/A

TOWN BOARD COMMENTS:

Date: 1-13-05

Signed: Tom Brown  
(Town Chair)

OR

Signed: \_\_\_\_\_  
(Town Clerk)

\* Only the signature of the Chair or the Clerk is required.