

**Town of Eldorado  
Plan Commission  
Public Hearing Minutes**

**Tracking # ZON-2021-07-19-Ihrig**

**Date:** August 10, 2021

Plan Commission Member Attendees (5):

x	Jeremy Brenner, Chairperson	x	Jenna Borski, Secretary	x	Aaron Rickert, Town Board Liaison
x	Lee Wenker, Vice Chairperson	x	Jeff White, Member		

**Public Hearing – Application for Rezoning Residential to A-1 – James & Jodi Ihrig:**

**Applicant:** James & Jodi Ihrig

**Location/Description of Property:** N8537 Totz Rd / T07-16-16-15-11-005-00

**Parent parcel acres:** 4.193 +/-

**Current zoning:** Residential

**Proposed parcel acres:** N/A

**Area of Dedication acres:** N/A

**Proposal:** Rezone back to A-1 to allow continued use as hobby farm with livestock and construct additional ag buildings

**Base Farm Tract (BFT) Acres:** N/A (Residential) per Base Farm Tract map with parcel data as of 12/31/2013 and Zoning Ordinance Certified by DATCP on 11/20/2013

**Minimum Acres Required to be Maintained as Farm (20:1 ratio) (BFT acres/1.05):** N/A

**Maximum Nonfarm Residential Acres Allowed (BFT – BFT/1.05):** N/A

**Attendance for the application:** James & Jodi Ihrig

Meeting called to order by Brenner at 7:00 p.m.

Brenner read the legal notice published July 25, 2021 and August 1, 2021.

Presentation of application:

James Ihrig stated the intent of the application is to allow construction of another farm building for their existing hobby farm with animals (steers, goat). The reason for the rezone is because they are currently zoned Residential. They were zoned ag when they bought the property 20 years ago and have had the same land use since. Brenner explained the Town rezoned clusters of three or more homes from Ag to residential in a County-wide initiative prior to adoption of the current Zoning Ordinance in 2013.

Questions of applicant from members of the public: None

Questions of applicant from Eldorado Plan Commission (EPC) members: None

Testimony in support of application (offered three times): None

Testimony in opposition of application (offered three times): None

Rebuttal testimony by applicant: None

Discussion by EPC:

Borski informed EPC that Terry Dietzel, County Planner, supports rezoning this property back to A-1.

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Motion:

Motion made by Wenker/White to recommend approval of the rezone from Residential to A-1. Borski, Brenner, Rickert, Wenker & White voted in favor of the motion. Motion carried 5-0.

Future actions:

The Town Board will consider the application at the next scheduled Town Board meeting on August 23, 2021. The Town will communicate the decision to the County.

Brenner adjourned the hearing at 7:09 p.m.

Respectfully submitted,  
Jenna Borski  
Secretary  
Town of Eldorado Plan Commission