

MARQUETTE COUNTY PLANNING AND ZONING COMMITTEE
August 7, 2025
Public Safety Room – Marquette County Courthouse; In person and virtual

Members present: Judi Nigbor-Chair; Dave Benson, John Bennett, Kathy Jo Locke, Dave Krentz

Members absent: None

Others present: Jean Potter, Ron Barger, Nicole Ziebell, Megan Stalker, Julie Delgado, Virtual: Steve Baker

Other absent: Zach Hughes

Chair called the meeting to order at 9:00am and asked for approval of the agenda; motion by Bennett, second by Benson; motion carried.

Chair asked for approval of minutes from July 3, 2025, meeting; motion by Benson, second by Krentz; motion carried.

Citizens' comments or concerns: None.

Chair opened item 4: A public hearing on the application by Julie Delgado, 3412 S. Kansas Ave, Milwaukee, WI 53207, requesting a rezoning from Prime Agriculture (AG-1) District to Agricultural-Residential (AG-3(4)) District and Farmland Preservation Overlay (FPO) for the following lands, all in Sec. 11 T14N R10E, Town of Buffalo, Marquette County, WI. A request to rezone a minimum of 4 acres, to AG-3(4) and 31 acres, more or less, to FPO, described as the southwest quarter of the northeast quarter less and except the south half of the east half of the southwest quarter of the northeast quarter; totaling 35 acres. Potter summarized stating removing mobile home and replacing with a new single-family home. Town approved request. Motion to approve the rezone and move onto County Board by Bennett; Second by Benson; discussion; motion carried 5-0.

Chair opened item 5: A public hearing on the application by Steven & Kristi Baker, W5824 Dover Ct, Westfield, WI 53964, requesting a rezoning from Prime Agricultural (AG-1) District to Agriculture & Open Space (AO) District for the following lands, all in Section 17, T17N R09E, Town of Newton, Marquette County, WI. A request to rezone the southwest quarter of the southeast quarter, totaling 40 acres. Potter summarized stating owners want to split property into two 20 acres parcels. Town approved request. Motion to approve the rezone and move onto County Board by Locke; Second by Benson; discussion; motion carried 5-0.

Chair opened item 6: Department Reports.

- a. *Register of Deeds* – Ziebell reported that Lora is doing great and training is going well.
- b. *Land Information Director* – Stalker reported that Alexander is doing great and training is going smoothly.
- c. *Planning & Zoning Administrator* – Potter reported year-to-date revenue is on track. Draft documents for Shoreland & Floodplain zoning ordinances are still in progress with DNR. Working on rewriting general zoning ordinances to be ready to present to board in October.
- d. *Zoning Technician* – Hughes was absent.

Chair opened item 7: 2026 Department Budgets.

- a. *Register of Deeds* – Ziebell presented budget. Motion to approve the 2026 Budget and move onto E & F committee by Benson; Second by Bennett. Discussion; motion carried 5-0.
- b. *Land Information Director* – Stalker presented budget. Motion to approve the 2026 Budget and move onto E & F committee by Benson; Second by Bennett. Discussion; motion carried 5-0.

- c. *Planning & Zoning Administrator* – Potter presented budget. Motion to approve the 2026 Budget and move to E & F committee by Locke; Second by Benson. Discussion; motion carried 3-2. Nigbor & Bennett voted no.

Chair opened item 8: Register of Deeds 2026 Fee Schedule. Ziebell explained the increase on the upcoming fee schedule. Motion to approve the 2026 Fee Schedule as of January 1, 2026, and move onto E & F Committee by Bennett; Second by Benson; Discussion; motion carried 5-0.

Chair opened item 9: Review ROD, LID and PZD Vouchers. No comments.

Chair opened item 10: Any Other Business. None.

Chair adjourned the meeting at 9:51 a.m.

Respectfully submitted,

Nicole Ziebell