

**LAND AND DEVELOPMENT COMMITTEE**  
**Douglas County Board of Supervisors**  
**Tuesday, March 29, 2022, 3:00 p.m., Board Room, Second Floor, Government Center**  
**1316 North 14<sup>th</sup> Street, Superior, Wisconsin**

Meeting called to order by Chair Allen.

**ROLL CALL:** Present – Keith Allen, Alan Jaques, Charles Glazman, Scott Luostari, Joseph Moen. Others present – Jim Lemke (remote), Dave Grandmaison, Carolyn Pierce, Mark Liebaert, Jenny Van Sickle (remote), Kami Diver (remote), Shelley Nelson, Jason Serck, Sue Sandvick, Cheryl Westman, Committee Clerk.

**APPROVAL OF MINUTES:** Motion by Jaques, second Luostari, to approve the minutes from the March 1, 2022, meeting. Clerk clarified CDBG mortgage refund payment to City did not need to be referred to Administration Committee or County Board, as there were funds available in the budget. Motion carried.

**ACTION ITEMS/REFERRALS:**

**LAND SALES:**

**PARCEL 13-22:** Lot 1, Block 21, Butler Park in City of Superior, City of Superior. Zoned: SUB Suburban. (PT 08-808-02123-00) \$700 from Lee Sims.

**PARCEL 14-22:** Lot 2, Block 21, Butler Park in City of Superior, City of Superior. Zoned: SUB Suburban. (PT 08-808-02123-00) \$700 from Charles Baski.

**PARCEL 1-22:** All that part of the SW1/4 of the SW1/4 of Section 32-45-12, Town of Solon Springs (complete legal description available in County Clerk’s Office). Zoned: R2 Residential 2. (SO-026-01160-00) \$7,575 from Larry Long; \$8,754 from Lynnette Thrumman Landgren; \$10,500 from Anthony Wolk; and \$11,185 from Timothy Simmons.

**PARCEL 2-22:** Lots 86-96, Superior Allouez Bay 2<sup>nd</sup> Division, Section 9-48-13, and the NW1/4 of NW1/4 of SW1/4, Section 10-48-13, Town of Parkland. Zoned: R2 Residential 2 and F1 Forestry. (PA-024-01515-00, PA-024-00190-00) \$12,500 from Paul Hammond.

**PREVIOUSLY ADVERTISED PROPERTY**

**PARCEL 18-21:** Townsite of Superior: West Itasca Street, Lots 1 to 7, Odd Numbers, including that portion of West Itasca Street, Robertson Avenue and alley vacated; Robertson Avenue, Lots 1 thru 13 Inclusive; West St. Croix Street, Lots 2 to 8 Even Numbers, including that portion of West St. Croix Street, Robertson Avenue and alley vacated, City of Superior. Zoned: W1 Waterfront. (01-801-03452-01, 01-801-03533-00. 01-801-03459-00) No bids received.

**ACTION (RESOLUTION):** Motion by Jaques, second Moen, to approve the high bids and forward to County Board. Motion carried unanimously.

**From Previous Meeting:**

**Application from Audubon Great Lakes for Exemption from Ordinance #1.17, Pesticide Ordinance, to Apply Pesticide to Project Area Located in Allouez Bay:** Land Conservation Committee Meeting Minutes, 3-15-22:

**ACTION:** Motion by Jaques, second Moen, to refer to future date when others have weighed in, public comment, etc. Motion carried.

**Request from Wisconsin DNR, Asking Douglas County to Affirm DNR Recording of Affidavit of Ownership for Unclaimed Island, in Order to Proceed with Remediation Project:** James Lemke, Real Estate Section Chief, requesting to file an Affidavit of Ownership on behalf of the WDNR to assist with permitting process to allow for spreading sand on the edge of the island to begin restoration work this summer in the bay. Jenny Van Sickle advised there is documentation showing Bureau of Land Management ownership of this and Clough Island. Further research is needed before moving forward. Van Sickle to facilitate with Lemke and come back to committee with results.

**ACTION:** Motion by Luostari, second Glazman, to refer to future meeting to allow for additional research into ownership. Motion carried.

**Requests from City of Superior to:**

**Release Performance and Reversion Clause on Property Sold to City of Superior (Site of 120 Unit Apartment Complex Currently Being Constructed):** Jason Serck, City of Superior Planning, Economic Development and Port Director, provided history for request.

**ACTION:** Motion by Jaques, second Luostari, to approve release of performance and reversion clause on property sold to City of Superior (site of 120 apartment complex currently being constructed). Motion carried.

**Release Deed Restriction (to Allow Transfer of Property through City's Vacant to Value Program at no Purchase Price):** Jason Serck, City of Superior Planning, Economic Development and Port Director, provided history for request. Deed restriction release is required to allow new owner of property acquired through this program to close on sale; there are no sale proceeds.

**ACTION:** Motion by Jaques, second Luostari, to approve release of deed restriction. Motion carried.

**Request from Mary Browder to Transfer Property She Owns to Douglas County:** Map in packet – 2 small lots surrounded by county property.

**ACTION (RESOLUTION):** Motion by Glazman, second Jaques, to approve transfer of property from Mary Browder to Douglas County (upon payment of taxes by Browder), and forward to County Board. Motion carried unanimously.

**Request to Enter into Agreement with SISU for Software Development and Implementation to Replace Access Database for Land Sales and Approve up to \$15,000 from Land Improvement Account:** Phase one was approved previously; requesting funding for phase two for transfer of database and project completion.

**ACTION (REFERRAL/RESOLUTION):** Motion by Luostari, second Jaques, to approve request to enter into agreement with SISU authorizing up to \$15,000 from Land Improvement Account, and refer to Administration Committee and County Board. Motion carried unanimously.

**Informational:**

**Ordinance #1.17, Pesticide Ordinance:** Discussion about revising ordinance in the future. Refer to Forestry Committee for review and recommendations.

**Reports:**

**SB 829 Relating to Distribution of Proceeds from Sale of Tax Delinquent Property:** No movement; not signed or vetoed by Governor.

**HOLF Management Group:** Gus Omundson present.

**Delinquent Sewage Charges:** Omundson sent request to City of Superior to waive delinquent sewage charges – awaiting answer.

**Racetrack 2021:** Profit and loss statements distributed and reviewed.

**Economic Development:** Caesar not present. – No report.

**Land Improvement Account Fund Balance:** Reviewed.

**Appraisals:**

**Parcel 3-22:** Requested by Land & Development Committee. \$800.

**Parcel 4-22:** Requested by Land & Development Committee. \$100.

**Parcel 5-22:** Requested by Land & Development Committee. \$1,000.

**Parcel 6-22:** Requested by Land & Development Committee. \$100.

**Parcel 7-22:** Requested by Land & Development Committee. \$100.

**Parcel 8-22:** Requested by Land & Development Committee. \$1,000.

**Parcel 9-22:** Requested by Land & Development Committee. \$2,500.

**Parcel 10-22:** Requested by Land & Development Committee. \$1,500.

**Parcel 11-22:** Requested by Land & Development Committee. \$3,000.

**Parcel 12-22:** Requested by Land & Development Committee. \$750.

**Parcel 16-22:** Requested by Land & Development Committee. \$15,000.

**ACTION:** Motion by Jaques, second Luostari, to approve appraisals. Motion carried.

**Future Agenda Items:** SB 829; HOLF contract implications in light of delinquent sewage charges.

**ADJOURNMENT:** Motion by Luostari, second Moen, to adjourn. Motion carried. Meeting adjourned at 3:55 p.m.

Submitted by,

Cheryl Westman, Committee Clerk