

## ***JEFFERSON COUNTY ZONING BOARD OF ADJUSTMENT***

*Dale Weis, Janet Sayre Hoeft, Randy Mitchell, Paul Hynek-First Alternate, Don Carroll-Second Alternate*

**PUBLIC HEARING** BEGINS AT **1:00 P.M.** ON THURSDAY, NOVEMBER 12, 2009, ROOM 205, JEFFERSON COUNTY COURTHOUSE

**CALL TO ORDER FOR BOARD MEMBERS** IS AT 9:45 A.M. IN COURTHOUSE ROOM 203, PRIOR TO THE HEARING

**SITE INSPECTION FOR BOARD MEMBERS** LEAVES AT 10:00 A.M. FROM COURTHOUSE ROOM 203, PRIOR TO THE HEARING

1. **Call to Order-Room 203**
2. **Roll Call**
3. **Certification of Compliance With Open Meetings Law Requirements**
4. **Review of Agenda**
5. **Approval of August 13 and October 8, 2009 Meeting Minutes**
6. **Election of Officers**
7. **Site Inspections – Beginning at 10:00 a.m. and Leaving from Room 203**
8. **Public Hearing – Beginning at 1:00 p.m. in Room 205**

## ***NOTICE OF PUBLIC HEARING*** ***JEFFERSON COUNTY ZONING BOARD OF ADJUSTMENT***

**NOTICE IS HEREBY GIVEN** that the Jefferson County Zoning Board of Adjustment will conduct a public hearing at 1:00 p.m. on Thursday, November 12, 2009 in Room 205 of the Jefferson County Courthouse, Jefferson, Wisconsin. Matters to be heard are applications for variance from terms of the Jefferson County Zoning Ordinance. No variance may be granted which would have the effect of allowing in any district a use not permitted in that district. No variance may be granted which would have the effect of allowing a use of land or property which would violate state laws or administrative rules. Subject to the above limitations, variances may be granted where strict enforcement of the terms of the ordinance results in an unnecessary hardship and where a variance in the standards will allow the spirit of the ordinance to be observed, substantial justice to be accomplished and the public interest not violated. Based upon the findings of fact, the Board of Adjustment must conclude that: 1) Unnecessary hardship is present in that a literal enforcement of the terms of the ordinance would unreasonably prevent the owner from using the property for a permitted purpose or would render conformity with such restrictions unnecessarily burdensome; 2) The hardship is due to unique physical limitations of the property rather than circumstances of the applicant; 3) The variance will not be contrary to the public interest as expressed by the purpose and intent of the zoning ordinance. **PETITIONERS, OR THEIR REPRESENTATIVES, SHALL BE PRESENT.** There may be site inspections prior to public hearing which any interested parties may attend; decisions shall be rendered after public hearing on the following:

**V1317-09 – Eric Gillam/Earnest & Debra Gillam Property:** Variance from Sec. 14:4.3 of the Jefferson County Floodplain Ordinance regarding standards for development in floodfringe, Sec. 14:6.0 regarding a non-conforming structure, Sec. 14:6.1(2)(d) to exceed 50% of the structure’s present equalized assessed value without dry land access, and Sec. 14:7.3(4) regarding variance standards, all to allow reconstruction of the residence at **W7762 Lamp Rd.** The site is in the Town of Sumner, on PIN 028-0513-1144-001 (0.147 Acre), in a Waterfront zone.

**V1318-09 – Cynthia Bueneman:** Variance from Sec. 11.10(d)1. of the Jefferson County Zoning Ordinance to sanction a deck within the 75-foot minimum setback from the ordinary high water mark of Lake Koshkonong. The site is in the Town of Sumner, at **W7861 High Ridge Rd.**, on PIN 028-0513-1142-019 (0.11 Acre) in a Waterfront zone.

**V1319-09 – Dale A Weis Trust:** Variance from Sec. 11.03(d)1. of the Jefferson County Zoning Ordinance and from Sec. 15.04(c) of the Jefferson County Land Division and Subdivision Ordinance to allow a proposed Natural Resource zone outlot to be served by a 20-foot easement rather than by the required 66-foot frontage on and access to a public road. The site is **across from W3920 USH 18** in the Town of Jefferson on PINs 014-0615-0421-000 (29.57 Acres) and 014-0615-0424-000 (20 Acres), currently zoned A-1 Agricultural.

**V1320-09 – Larry Pfaffenbach/A Pfaffenbach (LE) Property:** Variance from Sec. 11.04(f)1. of the Jefferson County Zoning Ordinance to exceed 30% lot coverage by principal and accessory structures and Sec. 11.09(c) to exceed 50% of a structure’s fair market value. The site is on PIN 018-0713-2321-012 (0.112 Acre) at **376 Sandy Beach Rd** in the Town of Lake Mills.

**9. Decisions on Above Petitions**

**10. Adjourn**

**If you have questions regarding these matters, please contact the Zoning Department at 920-674-7113 or 920-674-8638.**

The Board may discuss and/or take action on any item specifically listed on the agenda.

## **JEFFERSON COUNTY ZONING BOARD OF ADJUSTMENT**

Individuals requiring special accommodations for attendance at the meeting should contact the County Administrator at 920-674-7101 24 hours prior to the meeting so appropriate arrangements can be made.