

JEFFERSON COUNTY ZONING BOARD OF ADJUSTMENT

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

PUBLIC HEARING BEGINS AT **1:00 P.M.** ON OCTOBER 13, 2011, ROOM 205,
JEFFERSON COUNTY COURTHOUSE

CALL TO ORDER FOR BOARD MEMBERS IS AT 9:30 A.M. IN COURTHOUSE
ROOM 203, PRIOR TO THE HEARING

SITE INSPECTION FOR BOARD MEMBERS LEAVES AT 9:45 A.M. FROM
COURTHOUSE ROOM 203, PRIOR TO THE HEARING

- 1. Call to Order-Room 203 at 9:30 a.m.**
- 2. Roll Call**
- 3. Certification of Compliance With Open Meetings Law Requirements**
- 4. Review of Agenda**
- 5. Approval of September 8, 2011 Meeting Minutes**
- 6. Site Inspections – Beginning at 9:45 a.m. and Leaving from Room 203**
- 7. 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, October 13, 2011 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 and an administrative appeal. 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:

V1375-11 – Kevin Hildebrandt: Variance from Sec. 11.04(f)5 to create an A-1 zoned parcel at less than 35 acres. The site is at **W698 East River Road** in the Town of Concord, part of PINs 006-0716-1113-000 (33.66 Acres) and 006-0716-1112-000 (40 Acres).

V1376-11 – Kent & Carol Westendorf: Variance from Sec. 11.07(d) to construct a detached garage at 45 feet from the road right-of-way and 75 feet from the road centerline at **N323 Tamarack Road** in the Town of Palmyra. The site is part of PIN 024-0516-3523-004 (0.71 Acres) in an A-1 Agricultural zone.

AP1374-11 – Scott Thorp/Scott & Rebecca Thorp & Harvey II & Regina Beane Property: Appeal of the substantial damage estimate for the residence located at **W7821 Willow Road**, as a result of the 2008 flood event. The site is on PIN 028-0513-1142-034 (0.1 Acre) in a Waterfront zone in the Town of Sumner.

8. Decisions on Above Petitions

9. 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.

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