

JEFFERSON COUNTY ZONING BOARD OF ADJUSTMENT

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

PUBLIC HEARING BEGINS AT **1:00 P.M.** ON THURSDAY, JUNE 12, 2014 IN ROOM 205, JEFFERSON COUNTY COURTHOUSE

CALL TO ORDER FOR BOARD MEMBERS IS AT 10:15 A.M. IN COURTHOUSE ROOM 203, PRIOR TO THE HEARING

SITE INSPECTION FOR BOARD MEMBERS LEAVES AT 10:30 A.M. FROM COURTHOUSE ROOM 203, PRIOR TO THE HEARING

1. **Call to Order-Room 203 at 10:15 a.m.**
2. **Roll Call**
3. **Certification of Compliance with Open Meetings Law Requirements**
4. **Review of Agenda**
5. **Approval of May 8, 2014 Meeting Minutes**
6. **Communications**
7. **Site Inspections – Beginning at 10:30 a.m. and Leaving from Room 203**
V1422-14 – Steven Hamme, N8875 South Road, Town of Watertown
V1423-14 – Steven Hamme, N8875 South Road, Town of Watertown
V1424-14 – David & Katie Schroeder, N8883 CTH E, Town of Watertown
8. **Public Hearing – Beginning at 1:00 p.m. in Room 205**
9. **Explanation of Process by Board of Adjustment Chair**

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, June 12, 2014 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:

V1422-14 – Steven R Hamme: Variance from Section 11.09(c) of the Jefferson County Zoning Ordinance to allow potential structural alterations in excess of 50% of the existing structural members, and an addition exceeding 50% of the existing foundation footprint, whether vertically or horizontally. The site is at **N8875 South Road** in the Town of Watertown, on PIN 032-0815-1521-002 (0.7 acre). The property is zoned A-1, Exclusive Agricultural.

V1423-14 – Steven R Hamme: Variance from Sections 11.04(f)6 and 11.07(d) to allow detached garage construction at less than the required side yard, road right-of-way and road centerline setbacks. The site is in the Town of Watertown on PIN 032-0815-1521-002 (0.7 acre). This A-1, Exclusive Agriculturally zoned property is at **N8875 South Road**.

V1424-14 – David T & Katie Schroeder: Variance from Sec. 11.04(f)8 to allow a detached structure within the lot area that is less than the 150' by 200' required for structure placement. The site is at **N8883 CTH E** in the Town of Watertown, on PIN 032-0815-1511-000 (6.062 Acres). The property is zoned A-3, Agricultural/Rural Residential.

10. Decisions on Above Petitions

11. Adjourn

If you have questions regarding these variances, please contact the Zoning Department at 920-674-7113 or 920-674-8638. Variance files referenced on this hearing notice may be viewed in Courthouse Room 201 between the hours of 8:00 a.m. and 4:30 p.m. Monday through Friday, excluding holidays. Materials covering other agenda items can be found at www.jeffersoncountywi.gov.

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.

A digital recording of the meeting will be available in the Zoning Department upon request.