

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, AUGUST 13, 2015 IN ROOM 205, JEFFERSON COUNTY COURTHOUSE

CALL TO ORDER FOR BOARD MEMBERS IS AT 10:45 A.M. IN COURTHOUSE ROOM 203, PRIOR TO THE HEARING

SITE INSPECTION FOR BOARD MEMBERS LEAVES AT 11:05 A.M. FROM COURTHOUSE ROOM 203, PRIOR TO THE HEARING

1. Call to Order-Room 203 at 10:45 a.m.
2. Roll Call (Establish a Quorum)
3. Certification of Compliance with Open Meetings Law Requirements
4. Approval of the Agenda
5. Election of Officers
6. Approval of July 9, 2015 Meeting Minutes
7. Communications
8. Public Comment
9. Discussion and Possible Action on State Statute 59.692(4)(b) Regarding Request from Board of Adjustment for DNR Opinions on Variances
10. Discussion and Possible Recommendation Regarding Variances Required for Temporarily Allowing Two Principal Dwelling Unit Structures on a Property While One is Under Construction
11. Site Inspections – Beginning at 11:05 a.m. and Leaving from Room 203
V1466-15 – Gina Salmieri, N6488 Lake Dorothy Lane, Town of Farmington
V1467-15 – Josef Z and Rachel K Locke Klein, N4220 S Helenville Rd, Town of Jefferson
12. Public Hearing – Beginning at 1:00 p.m. in Room 205
13. 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, August 13, 2015 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; discussion and possible action shall occur after public hearing on the following:

V1466-15 – Gina Salmieri: Variance from Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance to temporarily allow two principal dwelling structures in an Agricultural/Rural Residential A-3 zone at **N6488 Lake Dorothy Ln**, Town of Farmington. The site is on PIN 008-0715-1422-002 (5 Acres.)

V1467-15 – Josef Z Locke Klein: Variance from Sec. 11.04(f)6 of the Jefferson County Zoning Ordinance to reduce the A-1 zone minimum lot width to construct a detached garage at **N4220 S Helenville Rd.** The site is on PIN 014-0615-1042-001 (2.99 Acres) in the Town of Jefferson.

V1454-15 – Wausau Homes of Cottage Grove/David & Lorraine Peters Trust Property: Variance from Sec. 11.07(d)2 of the Jefferson County Zoning Ordinance to construct a residence at less than the required right-of-way and centerline setbacks of **County Road B and Park Lane.** The property is in the Town of Lake Mills on PIN 018-0713-0233-025 (0.709 Acre) in a Residential R-1 zone.

14. Discussion and Possible Action on Above Petitions

15. 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.

JEFFERSON COUNTY ZONING BOARD OF ADJUSTMENT

A quorum of any Jefferson County Committee, Board, Commission or other body, including the Jefferson County Board of Supervisors, may be present at this meeting.

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.