

JEFFERSON COUNTY ZONING BOARD OF ADJUSTMENT

Dale Weis, Chair; Janet Sayre Hoeft, Vice-Chair; Aari Roberts, Secretary

PUBLIC HEARING BEGINS AT 9:30 A.M. ON TUESDAY, APRIL 21, 2020 Via Zoom Videoconference or in Room 205, Jefferson County Courthouse, 311 S. Center Ave., Jefferson, WI

PETITIONERS OR MEMBERS OF THE PUBLIC MAY ATTEND THE MEETING VIRTUALLY BY FOLLOWING THESE INSTRUCTIONS IF THEY CHOOSE NOT TO ATTEND IN PERSON:

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Meeting ID: 304 745 960#

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PETITIONERS, OR THEIR REPRESENTATIVES, MUST PARTICIPATE BY EITHER USING ONE OF THE ZOOM MEETING OPTIONS DESCRIBED ABOVE, OR BY ATTENDING IN PERSON.

- 1. Call to Order-Room 203 at 9:30 a.m.**
- 2. Roll Call (Establish a Quorum)**
- 3. Certification of Compliance with Open Meetings Law**
- 4. Approval of the Agenda**
- 5. Approval of November 20, 2019 and March 12, 2020 Meeting Minutes**
- 6. Communications**
- 7. Public Comment on Items Other Than Those Slated for Decision**
- 8. Public Hearing**
- 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 9:30 a.m. on Tuesday, April 21, 2020 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. An AREA VARIANCE is a modification to a dimensional, physical, locational requirement such as the setback, frontage, height, bulk, or density restriction for a structure that is granted by the board of adjustment. A USE VARIANCE is an authorization by the board of adjustment to allow the use of land for a purpose that is otherwise not allowed or is prohibited by the applicable zoning ordinance. 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, a petitioner for an AREA VARIANCE bears the burden of proving “unnecessary hardship,” by demonstrating that 1) strict compliance with the zoning ordinance would unreasonably prevent the petitioner from using the property for a permitted purpose, or 2) would render conformity with the zoning ordinance unnecessarily burdensome. A petitioner for a USE VARIANCE bears the burden of proving that 3) strict compliance with the zoning ordinance would leave the property owner with no reasonable use of the property in the absence of a variance. Variances may be granted to allow the spirit of the ordinance to be observed, substantial justice to be accomplished and the public interest not violated.

Discussion and possible action may occur after public hearing on the following:

V1660-20 – James Work: Variance from Sec. 14.4.3(2) of the Jefferson County Floodplain Ordinance to allow for an accessory structure in a Residential R-2 zone to be placed at ground level within the flood fringe at **W7671 Lamp Rd.** The site is on PIN 028-0513-1233-011 (0.11 Ac) in the Town of Sumner.

V1661-20 – Asphalt Contractors, Inc: Variance from Sec. 11.05(c)11 of the Jefferson County Zoning Ordinance to allow excavation for mineral extraction within 50 feet of a property line near **W8627 Hope Lake Rd,** Town of Oakland. The affected PINs are 022-0613-0313-000 (40 Ac) and 022-0613-0341-000 (40.04 Ac) owned by Gregory, Paul & Donna Crossmann; 022-0613-0342-000 (30.5 Ac) owned by the Willard & Louida Draeger Trust; and 022-0613-0314-000 (40 Ac) owned by Mary & Robert Hollenberger. The properties are zoned A-1, Exclusive Agricultural.

V1662-20 – Robert Fritch/Heather Lang Property: Variance from Sec 11.09(c) of the Jefferson County Zoning Ordinance to allow an addition to a non-conforming structure exceeding 50% of its existing foundation footprint, and in excess of 50% of the structural members of the existing structure. The site is at **W4193 State Rd 106** in the Town of Hebron, on PIN 010-0615-3241-001 (3.163 Ac) in an A-1, Exclusive Agricultural zone.

10. Discussion and Possible Action 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 at the Jefferson County Courthouse in 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.

Additional information on Zoning can be found at www.jeffersoncountywi.gov