

POLK COUNTY BOARD OF ADJUSTMENT  
NOTICE OF PUBLIC HEARING AND MEETING/MEETING NOTICE  
Tuesday, October 13, 2015, Start: 8:30 A.M.  
Polk County Government Center, Upstairs West Conference Room  
100 Polk County Plaza; Balsam Lake, Wisconsin

NOTICE IS HEREBY given that a meeting of the Polk County Board of Adjustment will be held at the above listed date, time, and place to consider and act on the subject matters and business noticed herein. The Board may take up noticed subject matters in a manner as it deems appropriate, regardless of the order presented on this meeting notice.

AGENDA

ORDER OF BUSINESS:

(Open Session)

1. Call to order and roll call
2. Approve agenda
3. Approve minutes from September 15, 2015
4. Staff update
5. Site Visit(s) by Board on Properties noticed herein (Recess to Site Visits – 8:45am)
6. Reconvene at Polk County Government Center, Upstairs West Conference Room (1:00pm)
7. Public Hearing(s) And Determinations on Applications for Variance/Special Exception Permits, previously noticed, pursuant to Wisconsin Statute Section 985.07(2), and further described as follows:
  - PANNKUK MANAGEMENT GROUP, LLC requests a Special Exception to Article 8D1(a) of the Polk County Shoreland Protection Zoning Ordinance to have a tourist rooming house. Property affected is: 2029 Richardson Ct, Lot 13, Birchwood Beach, Sec 22/T35N/R16W, Big Blake Lake (class 1), parcel #026-01561-0000.
  - VIK/DAVID VIK -- Reconsideration of 9/15/2015 decision for a variance to Article 11E3 & 11C, Table 1 of the Polk County Shoreland Protection Zoning Ordinance to have a dwelling less than 63' from centerline of a town road and less than 75' from the ordinary high water mark. Location: 1971 West Church Rd, part of Lot 13, Warren Park, Sec 23/T32N/R18W, town of Alden, Middle Pine Lake (class 3), parcel #002-02120-0000.
  - WILKINS HOLDING COMPANY requests a variance to Article 11E4 of the Polk County Shoreland Protection Zoning Ordinance to have addition to bar/restaurant less than 35' from centerline of a private road. Property affected is: 1091 238th Ave, Lot 1, CSM #30, part of Gov't Lot 2, Sec 5/T35N/R16W, town of Georgetown, Bone Lake (class 1), parcel #026-00102-0000.
  - MIKE & TERESA ROGERS request a variance to Article 11C, Table 1 of the Polk County Shoreland Protection Zoning Ordinance for reduced property line setbacks for a new dwelling. Property affected is: 1075 238th Ave, Unit 106, EZ Livin Condo, Sec 5/T35N/R16W, town of Georgetown, Bone Lake (class 1), parcel #026-01711-0106.
  - MATT & ELIZABETH FINN request a special exception to Article 11J of the Polk County Shoreland Protection Zoning Ordinance to create a lot less than 1 acre. Property affected is: 1778 Anderson Ln, Lot 1, CSM #2842, Sec 30/T34N/R17W, town of Balsam Lake, Deer Lake (class 1), parcel #006-00891-0000.

The Board may conduct one public hearing on such noticed applications or hold separate public hearing on each of the noted applications. Following the close of each such public hearing, the Board will deliberate on the determination of each such application, develop a written decision, containing Findings of Fact, Conclusions of Law and Determination and issue said determination with respect to each application noticed herein.

8. Adjourn

Polk County Board of Adjustment Minutes\*  
Tuesday, October 13, 2015; Start: 8:30am  
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Present: Gene Sollman, Chair; Harlen Hegdal, Secretary; Curtis Schmidt, and Steve Arduser (alternate for Tim Laux), members

Absent: Marilyn Nehring, Vice Chair

Also Present: Jason Kjeseth, Zoning Administrator

Sollman called the meeting to order at 8:30am.

Motion (Schmidt) to pull Vik application from agenda – failed for lack of second. Motion (Arduser/Hegdal) to approve the agenda as published – carried, Schmidt with objecting vote.

Motion (Hegdal/Arduser) to approve the minutes of 9/15/2015 – carried.

Kjeseth gave staff update.

The board recessed at 8:47am for site visits and reconvened at 1:00pm for public hearings on the following applications:

- Pannkuk Management Group, LLC
  - Testimony/discussion; exhibits read into record.
  - Motion (Hegdal/Schmidt) to approve application with conditions.
  - Motion carried by unanimous voice vote.
- Vik/David Vik
  - Motion (Sollman/Arduser) to consider application – carried, Schmidt with objecting vote.
  - Testimony/discussion; exhibits read into record.
  - Motion (Arduser/Hegdal) to approve application with conditions.
  - Motion carried, Schmidt with objecting vote.
- Wilkins
  - Testimony/discussion; exhibits read into record.
  - Motion (Schmidt/Arduser) to approve application with conditions.
  - Motion carried by unanimous voice vote.
- Rogers
  - Testimony/discussion; exhibits read into record.
  - Motion (Hegdal/Schmidt) to approve application.
  - Motion carried by unanimous voice vote.
- Finn
  - Testimony/discussion; exhibits read into record.
  - Motion (Hegdal/Schmidt) to approve application with conditions.
  - Motion carried by unanimous voice vote.

Motion (Arduser/Schmidt) to adjourn; meeting adjourned at 4:00pm.