

POLK COUNTY BOARD OF ADJUSTMENT
NOTICE OF PUBLIC HEARING AND MEETING/MEETING NOTICE
Tuesday, December 6, 2016 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 November 15, 2016
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/Conditional Use, previously noticed, pursuant to Wisconsin Statute Section 985.07(2), and further described as follows:

- JAMES & SHIRLEY KING ET AL request a conditional use via Article 8.E.3. of the Polk County Shoreland Protection Zoning Ordinance for a family campground. Property affected is: N ½ of the SE ¼ of the NE ¼, Sec 30/T37N/R17W, town of West Sweden, Land Lake, parcel #048-00706-0000.
- JAMES RICHISON II requests a variance to Article 11.C., Table 1 of the Polk County Shoreland Protection Zoning Ordinance to have a shed less than 75' from the ordinary high water mark. Property affected is: 389 90th Ave, Lot 1, CSM #6245, Vol 28/Pg 109, Sec 16/T33N/R15W, town of Clayton, creek, parcel #016-00356-0000.
- JAY & SUE DOMMEYER request a variance to Article 11.C., Table 1 & 11.F. of the Polk County Shoreland Protection Zoning Ordinance for dwelling addition less than 75' from the ordinary high water mark. Property affected is: 91 South Horseshoe Dr, part of Gov't Lot 3, Sec 13/T34N/R15W, town of Beaver, Horseshoe Lake, parcel #008-00354-0000.
- PETER KOEHN requests a variance to Article 11.C., Table 1 of the Polk County Shoreland Protection Zoning Ordinance for retaining walls and patio less than 75' from the ordinary high water mark. Property affected is: 2171 East Pipe Lake Ln, Lot 18 & ½ of Lot 17, Pipe Lake East Shore Acres, Sec 15/T35N/R15W, town of Johnstown, Pipe Lake, parcel #028-00948-0000.
- LELAND GOHLIKE requests a variance to Article 11.C., Table 1 of the Polk County Shoreland Protection Zoning Ordinance for an addition to a lodge less than 75' from the ordinary high water mark. Property affected is: 3376 109th St, Lot 20, CSM #5412, Vol 24/Pg 97, Sec 17/T37N/R16W, town of Clam Falls, Knapp Creek, parcel #014-00370-2000.

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, December 6, 2016; Start: 8:33am
Polk County Government Center, Upstairs West Conference Room
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Present: Gene Sollman, Chair; Marilyn Nehring, Vice Chair; Steve Arduser, Secretary; Curt Schmidt
James Andersen, alternate member for Tim Laux

Also Present: Jason Kjeseth, Zoning Administrator; Landen Strilzuk, Zoning Technician; Jay & Sue Dommeyer

Sollman called the meeting to order at 8:33am.

Motion (Schmidt/Arduser) to approve the agenda as published, carried by unanimous voice vote.

Motion (Nehring/Schmidt) to approve the minutes of 11/15/2016 -- carried by unanimous voice vote.

Kjeseth gave staff update.

The board recessed 8:53am for site visits and reconvened at 1:00pm for public hearings on the following applications:

- James & Shirley King et al – family campground
 - Testimony/discussion; exhibit(s) read into record.
 - Motion (Arduser/Nehring) to deny application as submitted.
 - Motion carried by unanimous voice vote.
- James Richison – reduced water setback for shed
 - Testimony/discussion.
 - Motion (Nehring/Sollman) to approve application as submitted.
 - Motion carried by unanimous voice vote.
- Jay & Sue Dommeyer – reduced water setback for dwelling addition
 - Testimony/discussion; exhibit read into record.
 - Motion (Arduser/Schmidt) to approve application as submitted.
 - Motion carried by unanimous voice vote.
- Peter Koehn – reduced water setback to retaining walls and patio
 - Testimony/discussion; exhibit(s) read into record.
 - Patio
 - Motion (Arduser/Andersen) to approve patio on condition that the runoff is captured in a rain garden/infiltration pit.
 - Motion carried by a 4 to 1 voice vote, Nehring dissenting.
 - Retaining walls
 - Motion (Arduser/Sollman) to approve application.
 - Motion carried by unanimous voice vote.
- Leland Gohlike – Reduced water setback for lodge addition
 - Testimony/discussion; exhibit read into record.
 - Motion (Sollman/Nehring) to approve on condition to have pervious paver patio; runoff to be captured for whole structure in infiltration pits or rain gardens; sanitary system to be upgraded to new restaurant requirements.
 - Motion carried by unanimous voice vote.

Motion (Sollman/Arduser) to adjourn – carried; meeting adjourned at 4:13pm.