

SAUK COUNTY BOARD OF ADJUSTMENT

January 26, 2012 Session of the Board

PRESENT: Linda White, Chair
Dan Kettner, Vice Chair
Nicholas Ladas
David Allen
Henry Netzing

ABSENT: None

STAFF PRESENT: Dave Lorenz
Gina Templin

OTHERS PRESENT: See Registration slips

Chair White called the session of the Sauk County Board of Adjustment (BOA) to order at approximately 9:00 A.M. The Chair introduced the members of the Board, explained the procedures and the order of business for the day. The staff certified that the legally required notices had been provided for the scheduled public hearing. The certification of notice was accepted on a motion by Allen, seconded by Kettner. **Motion carried, 5-0.**

The Board adopted the agenda for the January 26, 2012 session of the Board on a motion by Netzing, seconded by Allen. **Motion carried, 5-0.**

Motion by White, seconded by Netzing to adopt the December, 2011 minutes. **Motion carried 5-0.**

COMMUNICATIONS: None.

APPEALS:

A. William and Alma Gasser (SP-01-12), requesting a special exception permit to authorize the location and operation of an agricultural related business, a bakery, confectionery establishment, located in an Exclusive Agricultural District.

Dave Lorenz, Environmental Zoning Technician, appeared and gave a brief history and background of the property, as well as reviewing photos and a video of the site. He then recommended conditions to be placed on the appeal if the request were approved and confirmed that the Department has not heard from the Town of Honey Creek on the request.

White asked if this request goes with the property for the next owner and asked for an expiration date. Lorenz confirmed that it goes with the owner, but the Department did not put an expiration into the conditions.

Kettner asked about the approximate location of the school from the location. Lorenz stated about ¼ mile. Kettner also asked if there is a hill that separates the school from this location. Lorenz stated that was correct.

Alma Gasser, applicant, appearing in favor, stated that they are dairy farmers and the 4th generation to farm at this location, provided a background of the farm and use the products such as the wheat off of the farm to bake.

White asked if they plan to use dairy from their own facility or if they are purchasing off site. Gasser stated that they would like to however the state inspector has prohibited them from using their own dairy.

White asked if there is any intention to put crafts in the barn or any additional products. Gasser stated that there is no intention other than to use as a bakery and other products are sold at local farmers markets.

Kettner asked about the holding tank. Gasser stated that the tank is pumped out and spread onto a field.

White asked if this is enough to take care of the waste from the bakery included in this. Gasser was unsure.

Kettner asked about cleaning products waste that would go into the tank or if there is just waste water. Gasser stated it will be waste water with a sanitizer used in the sink.

William Gasser, applicant, appearing in favor of the request, stated that the holding tank was put in for the farm shop and understands that it will have to be permitted and would like to use for the bakery waste because of its siting. He stated that they also spoke of the soil tester and suggested using a holding tank because the chemicals are much harder on a septic system.

Netzinger asked if it is a steel tank. Gasser stated it is a plastic tank.

Seeing as no one else wished to appear, Chair White closed the public portion of the meeting at approximately 9:25 a.m.

Allen wished the Town would have responded to give the Board some guidance.

Netzinger stated he viewed the site during school dismissal time and felt the traffic would not be an issue and also mentioned that the Sauk Prairie district may be looking at closing that school.

White spoke of other bakeries around the County.

Motion by Kettner, seconded by Netzinger, to approve the special exception permit for an agricultural business, a bakery, with the conditions recommended by Conservation, Planning & Zoning. **Motion carried 5-0.**

Meeting adjourned at 9:27 a.m.

Respectfully submitted,

Linda White, in place of Secretary