

1 SAUK COUNTY BOARD OF ADJUSTMENT  
2 January 28, 2016 Session of the Board  
3

4 PRESENT: Linda White, Chair  
5 Dan Kettner, Vice Chair  
6 David Allen  
7 Henry Netzinger  
8 Nick Ladas  
9

10 ABSENT: None.

11  
12 STAFF PRESENT: Dave Lorenz  
13 Gina Templin  
14

15 OTHERS PRESENT: See Registration slips  
16

17 Chair White called the session of the Sauk County Board of Adjustment (BOA) to order at  
18 approximately 9:00 A.M. The Chair introduced the members of the Board, explained the  
19 procedures and the order of business for the day. The staff certified that the legally required  
20 notices had been provided for the scheduled public hearing. The certification of notice was  
21 accepted on a motion by Allen, seconded by Netzinger . **Motion carried, 5-0.**  
22

23 The Board adopted the agenda for the January 28, 2016 session of the Board on a motion by  
24 Kettner, seconded by Allen. **Motion carried, 5-0.**  
25

26 The Board adopted the minutes from the October, 2015 Board of Adjustment meeting on a  
27 motion by Netzinger, seconded by Allen. **Motion carried, 5-0.**  
28

29 COMMUNICATIONS: None.  
30

31 PROPOSED HEARING SCHEDULE FOR 2016: Motion by Allen, seconded by Netzinger to  
32 adopt the 2016 hearing schedule for 2016. **Motion carried, 5-0.**  
33

34 APPEALS:  
35

36 A. Terry Jacobosky (SP-01-16) requesting a special exception permit to authorize filling and  
37 grading on slopes of more than 20% during the landscaping of an addition to the residence.  
38

39 Dave Lorenz, appeared and gave a brief history and background of the property, as well as  
40 reviewing photos of the site. He then recommended conditions to be placed on the appeal if the  
41 request were approved.  
42

43 Ladas asked if the Town of Woodland has made any recommendations. Lorenz stated the  
44 Department has not heard from the Township.  
45

46 Terry Jacobosky, application, appearing in favor, stated the house is too small and needs a  
47 garage and more living area. He stated the new septic is going on the east side of the house and  
48 he does construction himself so he is aware of how landscaping needs to go and the water path  
49 needs to be. It will be a 4 bedroom home and an addition and garage.

50  
51 Kettner asked for an explanation on the septic system. Jacobosky explained. Kettner asked the  
52 distance to the lake. Jacobosky stated he guessed about 125 feet.

53  
54 Ladas asked if he talked to the Town of Woodland. Jacobosky stated that he has to go to the  
55 Town after he comes to this meeting.

56  
57 White asked if this is a residence or if it will be a flip home. Jacobosky stated it will be a flip  
58 home.

59  
60 Kettner asked if there are plans to increase the amount of plantings, trees, etc. Jacobosky stated  
61 it will be cleaned up near the house where the addition will go and will be putting plantings in  
62 after the addition is built. It is his third house on Dutch Hollow that he has flipped.

63  
64 Seeing as no one else wished to appear, Chair White closed the public portion of the meeting at  
65 approximately 9:15 am.

66  
67 Motion by Ladas, seconded by Kettner to approve the special exception permit to authorize the  
68 filling and grading on slopes of more than 20% during the landscaping of an existing residence,  
69 with the conditions from Conservation, Planning and Zoning. **Motion carried 5-0.**

70  
71 B. Peter & Nicole Newcomer (SP-02-16) requesting a special exception permit to authorize  
72 filling and grading on slopes of more than 20% during the landscaping of an existing residence.

73  
74 Dave Lorenz, appeared and gave a brief history and background of the property, as well as  
75 reviewing photos of the site. He then recommended conditions to be placed on the appeal if the  
76 request were approved.

77  
78 White confirmed this is a new build and asked if this is an oversight that this request wasn't done  
79 with the original permit. Lorenz stated he is unsure if this is an oversight, but verified that the  
80 work is being done is all permitted.

81  
82 Kettner asked what the distance is from the house to the shoreline. Lorenz stated it is beyond the  
83 75' minimum setback, but feels it is about 100'. Kettner asked what Meander line is. Lorenz  
84 explained.

85  
86 Steven Swenson, The Bruce Company, agent for the applicant, appearing in favor of the request,  
87 stated that the house was permitted, but was not sure what they wanted for landscaping, so due to  
88 the slope on the property, they are coming through this process because they are disturbing soil  
89 to put in steps and landscaping to the lake.

90  
91 White asked about the equipment used on this project. Swenson stated it would be a mini  
92 backhoe with tracks.

93 Seeing as no one else wished to appear, Chair White closed the public portion of the meeting at  
94 approximately 9:30 am.

95  
96 The Board discussed the plans provided and the minimal disturbance.

97  
98 Motion by White, seconded by Ladas to approve the special exception permit to authorize the  
99 filling and grading on slopes of more than 20% during the landscaping of an existing residence..

100 **Motion carried, 5-0.**

101  
102 Motion to adjourn by Ladas, seconded by Allen. **Motion carried, 5-0.**

103  
104 Respectfully submitted,

105  
106  
107 Henry Netzinger, Secretary

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