

SAUK COUNTY BOARD OF ADJUSTMENT
March 24, 2011 Session of the Board

PRESENT: Linda White, Acting Chair
David Allen
Henry Netzinger

ABSENT: Richard Vogt
Robert Roloff

STAFF PRESENT: Gina Templin
Dave Lorenz
Mark Steward

OTHERS PRESENT: See individual appeal files for registration appearance slips.

Vice Chair White called the session of the Sauk County Board of Adjustment (BOA) to order at approximately 9:00 A.M. The Vice 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. Certification accepted on a motion by Netzinger, seconded by Allen. **Motion carried 3-0.**

Motion by Allen, seconded by Netzinger to adopt the agenda. **Motion carried 3-0.**

Motion by White, seconded by Netzinger to adopt the minutes from the February meeting. **Motion carried 4-0.**

COMMUNICATIONS:

None to report.

APPEALS:

- A. Ross and Theresa Halverson (SP-05-11) requesting a special exception permit to authorize the location and operation of a lodging house and rug hooking, crafters retreat.

Dave Lorenz, Environmental and Zoning Specialist, and provided the history and background of the request and reviewed the staff report provided to the Board and Applicant, as well as photos and video of the site. He then concluded with the recommendations of conditions to be attached to the special exception permit if it is approved.

Netzinger asked if the septic system is adequate for this type of operation. Lorenz stated the septic was inspected for the bed and breakfast permit and it was adequate then.

White asked if the bed and breakfast operation was inspected by staff and if they were in compliance. Lorenz stated it was inspected and always found to be in compliance.

Theresa Halverson, applicant, appearing in favor of the request, stated that they are doing a rug hooking/crafters retreat – Friday-Sunday, and would have no days during the week. She also spoke of getting out of the bed and breakfast a couple years ago.

White asked how many weekends a year this would take place. Halverson stated they hope to have it open year around, other than holiday weekends.

Netzinger asked if there is adequate parking available. Halverson stated they do, and most groups come together as well.

Seeing as no one else wished to speak, Vice Chair White closed the meeting at 9:15 a.m.

The Board reviewed the ordinance and request.

Allen stated he feels it fits in well with the County, with the cottage industry and tourism aspect and the Town approves of the business.

White stated the permit renewal could be for 10 years versus 5 due to the business not having any issues in the past.

Motion by Allen, seconded by Netzinger, to grant the special exception request with the conditions by Planning and Zoning, expanding condition D to 10 years versus 5. **Motion carried 3-0.**

- B. Dennis Plantenberg (SP-06-11) requesting a special exception permit to authorize the renewal of a permit to operate a mineral extraction site.

Dave Lorenz, Environmental and Zoning Specialist, appeared and provided the history and background of the request, reviewed the staff report provided to the Board and the Applicant, as well as photos and video of the site. He then concluded with the recommendation of conditions to be placed on the special exception permit if the Board approves the request.

White asked if the mining operation was visible from the road. Lorenz stated that you can see some of the stockpiles from the road.

White asked if any portion of the site has been reclaimed. Lorenz stated some reclamation activities have taken place and the approved reclamation plan is grading and a pond, which is currently there.

White asked why there are 7 years on the permit. Lorenz stated that was a request from the applicant.

White asked if there is an expanded area of the site or just a continuation. Lorenz stated it is a continuation and the footprint of the operation remains the same.

Netzinger asked about the hours of operation request from the Township of La Valle and the county is asking for different hours and feels the hours need to reflect the same times, as requested by the Town of La Valle. Lorenz agreed.

Dennis Plantenberg, Applicant, appearing in favor of the request, stated that he is renewing the permit and stated that 5 years ago he was offered 10 years, but suggested 7, due to assuming he would be done.

White asked about the hours of operation in the original permit, yet the Town of La Valle suggests others. Plantenberg stated that the Town's hours are acceptable.

Seeing as no one else wished to speak, Vice Chair White closed the public hearing at 9:33 a.m.

White/Netzinger spoke of changing the hours in the recommendations to match the request from the Town of La Valle. White suggested changing maintenance hours to 6 a.m. to 6 p.m., Monday-Friday and processing 8 a.m. – 5 p.m. Monday through Friday.

The Board discussed renewing the permit for 10 years.

Motion by Allen, seconded by Netzinger, to approve the special exception permit as requested, with the conditions recommended by Planning and Zoning, changing condition A to a 10 year permit and changing the hours of operation to match that requested by the Town of LaValle and reviewed during Board deliberation.
Motion carried 3-0.

Lorenz appeared and stated Schyvinch has notified staff that he is running late and should be present for the hearing by 10:15 a.m. The Board proceeded with the hearing.

- C. Gary & Denise Schyvinch (SP-07-11) requesting the renewal of special exception permits for the location and operation of a contractors storage yard, a private landfill, a mineral extraction site and an agricultural related business.

Dave Lorenz, Environmental and Zoning Specialist, appeared and provided the history and background of the request, reviewed the staff report as provided to the Board and the Applicant, as well as photos and a video of site. He then concluded with the recommendation of conditions to be placed on the permit should the Board approve.

White asked if there was any materials not permitted going into the landfill site. Lorenz stated he did not see any materials that were not approved.

White asked if there were any complaints on the site. Lorenz stated he has received no complaints.

Allen asked about the pond and whether or not there is a safety issue. Lorenz stated there have not been any concerns about the excavated area and the applicants are onsite fulltime.

Applicant not present at this time.

Seeing as no one else wished to speak, Vice Chair White closed the public hearing at 9:50 a.m.

White stated she has seen the property and you don't notice it from the road, as well as the owner living there.

Motion by Netzinger, seconded by Allen, to approve the request for the special exception permit with the conditions provided by the Planning and Zoning Department.

Motion by Netzinger, seconded by Allen to adjourn.

Respectfully submitted,

Linda White, Vice Chair
Acting Chair