

WINNEBAGO COUNTY BOARD OF ADJUSTMENT

Tuesday, July 27, 2011 - 5:30 p.m.

Lounge Room, Courthouse, Oshkosh, Wisconsin

PUBLIC HEARING

Present: Board Members: Arden Schroeder, Chairman; Mary Mathwig; Greg Kargus; and Dan Mingus. Also present: Eric Rasmussen, zoning department and Karen Frederick, court reporter.

Excused: Tom Versteegen

Meeting was called to order at 5:30 p.m. Committee members and staff introduced themselves. Chairman Schroeder explained the hearing process and E. Rasmussen read the appeal process. It was announced that the Deliberative Session would be on Thursday, August 4, 2011 at 7:30 am.

D. Mingus read the legal description and the requested variances:

1. Bernard Menting, Town of Wolf River – Parcel No. 032-0545-06 & 032-0546

Applicant appeared and is requesting a variance to Section 17.04(3)(b)(1)& (4), "Yards," to be allowed to build a new home 50' from the Ordinary High Water Mark and 23' from the road right-of-way.

Bernard Menting was sworn in as applicant and property owner. He explained that the home on the property had been destroyed by a tornado and he had purchased the neighboring property to rebuild and convert the previous 2-story home into a ranch. He is proposing a 28' addition to the home with the same setbacks previously granted for the home that was destroyed. The CSM combining the two lots has not been completed yet. The addition will be flood proofed, the previous foundation will also be used. The outhouse and cottage on the adjacent lot he purchased have been razed.

E. Rasmussen read into record a resolution from the Town of Wolf River and a letter from Tom Blake, Shoreland Zoning Specialist from the DNR.

There being no further testimony this item was adjourned.

2. Brian Hacker, Town of Winneconne – Parcel No. 030-1329

Applicant appeared and is requesting a variance to Section 17.05(3)(b)(1)& (4), "Setbacks," to be allowed to build a new home with attached garage 29' from the Ordinary High Water Mark and 9' from the road right-of-way.

Brian and Renee Hacker were sworn in as the applicants and property owners. They explained that they would like to tear down the existing cottage and rebuild. Their plan is approximately 2,000 sq ft total with the house and attached garage. Their proposal includes a 29' setback from the OHWM, 9' setback from the road right-of-way, and 12.5 setbacks from both side lot lines. They agreed that their plans could be adjusted to the minimum 7' & 10' side lot lines. The new home will need a new holding tank and well. The applicants felt that

currently the property is a detriment to the neighborhood. The applicant would like to keep or replace the boathouse.

Sue Verhagen was sworn in. She owns the home immediately adjacent. She asked to review the application and site plan.

E. Rasmussen read into record a resolution from the Town of Winneconne and a letter from Tom Blake, Shoreland specialist from the DNR.

There being no other business, this meeting was adjourned at 5:52 p.m.

Respectfully submitted,

Eric Rasmussen

Recording Secretary for the Board of Adjustment

