

Marquette County Board of Adjustment
February 6, 2017
4:00 PM
Public Safety Room 103

Members present: Mary Walters- Acting Chair, and Jan Banicki
Others present: Tom Onofrey, Dustin Grant, and others on file.

The Chair called the meeting to order. The Chair asked for additions or corrections to the previous meeting minutes. None given. Motion/2nd by Banicki/Walters to approve the minutes. Motion carried: 2-0. Chair reviewed meeting procedure. Proper publication confirmed. The appeals process was stated.

The Chair stated that the application by Ed Pickens needs to be tabled to allow the Town additional time for review. Motion by Banicki to table, second by Walters. Motion carried.

The Chair opened the public hearing on an application by **Richard Epstein**, 1075 Bayberry Dr, Watertown, WI 53094 is requesting Variances to Section 70.17(B)(2) and 70.52(B)(2) on the Marquette County Zoning Ordinance for a reduced setback to the centerline of a county road for the construction of a garage on Lot 1, Northshore Estates, Section 13, T15N R9E, **Town of Packwaukee**. Fire # W4155 Co Rd C. Chair reviewed application materials. The Chair read the Town minutes. The Board viewed video of property. Discussion followed. Chair asked for comments from those in attendance either in favor or against. None given. Chair closed the public hearing and the Board deliberated. Banicki asked about moving the garage to 50' from the centerline. Motion/2nd by Banicki/Walters to amend application to require a 50' setback from the centerline. **Motion Carried 2-0. Amended Variance Application Approved: 2-0.** Reasons: No alternatives, Town approves, and a garage is considered reasonable use.

The Chair opened the public hearing on an application by **Gerald Riordan**, W3897 Co Rd C, Montello, WI 53949 is requesting Variances to Section 70.20(C), 70.51(B), 70.17(B)(2), 70.52(B)(2) and 70.53(A) of the Marquette County Zoning Ordinance for a reduced setback to a lot line, the centerline of a county road and the ordinary high water mark of Buffalo Lake for the construction of a shed on Lot 1, CSM 3120 being Lot 13, Buffalo Heights, Section 18, T15N R10E, **Town of Montello**. Fire # W3897 Co Rd C. Chair reviewed application materials. The Chair read the Town minutes. The Board viewed video. Discussion followed. The applicant stated it would be a pre-built barn shaped shed. The applicant showed a photograph of the property and explained the layout. Chair asked for comments from those in attendance. None given. Chair closed the public hearing and the Board deliberated. **Variance Application Approved: 2-0.** Reasons: Concrete already present, best location, new shed will be further away from the road than the existing garage.

The Chair opened the public hearing on an application by **Niemann Family Trust**, Owner, 3565 Goetz Dr, Brookfield, WI 53005 and Mike Panaro, Agent, W28579 Huntington St, Hartland, WI 53029 are requesting a Special Exception under Section 70.15(U) of the Marquette County Zoning Ordinance for the construction of an accessory building on a vacant lot in an area zoned Residential on a parcel in part of Government Lot 3, in the NE $\frac{1}{4}$ -SW $\frac{1}{4}$, Section 18, T15N R10E, **Town of Montello**. Fire # W3916 Cotters Bay Road. Chair reviewed application materials. The Chair read the Town minutes. The Board viewed video. The Zoning Administrator stated that the applicant could divide other parts of the property off. Chair asked for comments from those in attendance. None given. Chair closed the public hearing and the Board deliberated. The Board discussed placing a minimum lot size requirement. Because of the location of the existing garage and septic, the Board chose not to. **Special Exception Application Approved: 2-0.** Reasons: meets intent of ordinance, own both sides of road, house is adjacent to this property, and another garage is already present.

The Chair asked for other business. Onofrey stated there would be a March 6th meeting. Motion by Banicki to adjourn, second by Walters. Meeting adjourned 4:47 pm.