

**POLK COUNTY BOARD OF ADJUSTMENT
NOTICE OF PUBLIC HEARING AND MEETING
Tuesday, March 15, 2011, 8:30am
Polk County Government Center
100 Polk County Plaza; Balsam Lake, WI 54810**

Notice is hereby given to the press and public that a meeting of the Polk County Board of Adjustment will be held at the above listed date, time, and location to transact business indicated on the agenda below. A quorum of the Board of Adjustment will be present. (Agenda not necessarily presented in this order)

AGENDA

Call to order and roll call

Approve agenda

Approve minutes from 2/22/2011

Recess at 8:45am to view sites

Reconvene at 11:00am

- MICHAEL & COLLEEN SWANSON request a Special Exception from Article 8D1(a) of the Polk County Shoreland Protection Zoning Ordinance to operate a Tourist Rooming House. Property affected is: 1163 Jeans Ln, Lot 3, CSM #367, Vol 2/Pg 96, pt of Gov't Lot 2, Sec 31/T33N/R16W, town of Lincoln, Bear Trap Lake (class 1).
 - Findings of Fact
 - Conclusions of Law

- JERROD & SUSAN BEZDICEK request a Special Exception from Article 8D1(a) of the Polk County Shoreland Protection Zoning Ordinance to operate a Tourist Rooming House. Property affected is: 2485 202nd St, Lot 2, CSM #13, Vol 1/Pg 14, pt of Gov't Lot 1, Sec 34/T36N/R18W, town of Laketown, Sandhill Lake (class 2).
 - Findings of Fact
 - Conclusions of Law

Discuss the sample of conditions that may be placed on a Special Exception Permit for Tourist Rooming Houses or Transient Lodges

Adjourn

Polk County Board of Adjustment Minutes
Government Center; Balsam Lake, WI 54810

Date: March 15, 2011

Present: Gene Sollman, Chair; Jeff Peterson, Secretary; Art Gillitzer; Curtis Schmidt; Wayne Shirley (alt. for Marilynn Nehring)

Also Present: Roxann Moltzer (for site visits); Lori Bodenner; Brian Hobbs; Patty Lombardo; Gary Spanel

Chair Sollman called the meeting to order at 8:30 a.m. with a quorum present.

Ms. Moltzer informed the board that Bezdicek hearing is being postponed until March 29 at 12:30 p.m.

Motion (Schmidt/Gillitzer) to approve the agenda without the Bezdicek hearing. Carried.

Motion (Shirley/Schmidt) to approve minutes of 2/22/11. Carried.

The board recessed at 8:45 a.m. for site visits and reconvened at 11:00 a.m.

- Swanson site visit @ 9:19 a.m.

The following application was considered:

- MICHAEL & COLLEEN SWANSON request a Special Exception from Article 8D1(a) of the Polk County Shoreland Protection Zoning Ordinance to operate a Tourist Rooming House. Property affected is: 1163 Jeans Ln, Lot 3, CSM #367, Vol 2/Pg 96, pt of Gov't Lot 2, Sec 31/T33N/R16W, town of Lincoln, Bear Trap Lake (class 1).
 - Exhibits read into record
 - Testimony / those sworn in: Michael Swanson, Colleen Swanson, Steve Stewart, David Doroff
 - Zoning Administrator Gary Spanel provided the board with information on easement for private road.
 - Findings of fact
 - Conclusions of law
 - **Motion (Schmidt/Shirley)** to grant with conditions:
 - Accessory building must not have sleeping accommodations.
 - No RVs, campers, tents or other means of overnight stay allowed.
 - All parking must be contained on the property.
 - Applicant must obtain all proper licensing.
 - All fires and embers must be extinguished by 11 p.m. with no unattended fires. No fires during burning bans.
 - Applicant must have 24-hour contact phone number available to the public. Renters to have all local emergency numbers, including town and lake district officials.
 - Property must remain free from citation and charges for nuisance, disorderly conduct, or any other illegal activity.
 - Quiet hours shall be imposed from 11 p.m. to 7 a.m.
 - Property must remain in compliance with any changes or modifications to the Shoreland Protection Zoning Ordinance.
 - Applicant and renters must comply with all applicable laws and regulations. These shall be included in rental information: DNR lake regulations; lake association rules.
 - The use of fireworks by renters is prohibited.

- All pets must be contained on the property.
- Property lines must be clearly delineated.
- All conditions that apply to renters shall be included in rental information.
- **Motion (Peterson/Sollman)** to amend by adding condition:
 - Permit shall expire upon sale of property by current owner.
- Amendment carried on unanimous voice vote.
- **Motion (Gillitzer/Schmidt)** to amend by adding condition:
 - Property lines to be established and clearly delineated prior to issuance of permit.
- Amendment carried on unanimous voice vote.
- Main motion carried on unanimous voice vote.

Gary Spanel appeared before the board to discuss the sharing of sample conditions for tourist rooming houses.

Motion (Gillitzer/Shirley) to adjourn. Carried. Meeting adjourned at 12:50 p.m.

Respectfully Submitted,

Jeff Peterson, Secretary