BOARD OF ADJUSTMENT PUBLIC HEARING

Monday, May 18, 2020
La Crosse County Administrative Center – Basement Auditorium – Room 0430
6:00 p.m. – 6:33 p.m.

MEMBERS PRESENT: Howard Raymer, David Eilertson, Larry Warzynski
MEMBERS EXCUSED: None
MEMBERS ABSENT: None
OTHERS PRESENT: Nathan Sampson (Reader) Scott Custer (Minutes)

CALL TO ORDER

Howard Raymer, Chair, called the meeting to order at 6:00 p.m. Let the record show that this meeting is called in full compliance with the requirements of the Wisconsin Open Meetings Law.

APPEAL NO. 2020-03 Mark Etrheim of Mastercraft Homes, 2300 Oak St, La Crosse, WI, 54603, acting o/b/o Shelley L Lynne, 5896 Audra Falls Ave, Las Vegas, NV, 89131, permit denied to construct a 4,276 sq. ft. detached accessory building 27.28-ft in height that will exceed the area and height limits for such buildings on a 9.5 acre lot. Property described as part of the NW/NW of Section 8 and part of the NE/NE of Section 7, all in T18N, R7W. Tax parcel 8-118-6. Property address W6863 Heram Rd. Town of Holland.

Appearing in Favor: Shelley L Lynne, W6863 Heram Rd, Holmen, WI, 54636. Shelley stated she bought the property two years ago and wrote the offer to purchase ten acres. She stated the seller dropped the acreage to nine acres. She said she purchased a half acre from a neighbor, but the other neighbor was not willing to sell the half acre needed to get her back to ten acres. Shelley said she wanted to put a building up that was big enough to keep an antique car, boat, and other items in.

Question Raymer: Was the property surveyed when you bought it?
Answer Lynne: We had it surveyed when we bought it.

Question Eilertson: You said you had someone come survey it, what did the survey say?
Answer Lynne: 9.5 acres. After I bought the half acre.

Question Eilertson: If this is approved, what is your time frame to get it built?
Answer Lynne: Within the year.

Appearing in Opposition: None

Correspondence: 1.) E-mail from Town of Holland Clerk Marilyn Pedretti, dated and received Thursday March 12, 2020, in regards to Town of Holland Town Board meeting held March 11, 2020. The Town Board voted unanimously to approve variance request 2020-03.

Discussion: The Board discussed that they saw no issue with the appeal.

MOTION by Eilertson/Warzynski to Approve the appeal to construct a 4,276 sq. ft. detached accessory building 27.28-ft in height that will exceed the area and height limits for such buildings on a 9.5 acre lot with the condition that construction be completed within 12 months of the approval of this appeal. 3 Aye, 0 No Motion carried
APPEAL NO. 2020-14 Charles J and Megan M McConkey, W2820 M Knudson Rd, Mindoro, WI, 54644-9207, permit denied to construct a 45-ft x 70-ft detached shed that will partially lie within the right of way of M Knudson Rd and within the required setback of 60-ft from the centerline of a Class 1 Highway. Property described as part of the fractional NW/NW of Section 1, T17N, R6W. Tax parcel 7-402-0. Property address W2820 M Knudson Rd. Town of Hamilton.

Appearing in Favor: Charles J McConkey, W2820 M Knudson Rd, Mindoro, WI, 54644-9207. Charles stated that the subject residence is on a dead end road in the Town of Hamilton. He said it is 108 acres and very steep. He said he obtained a permit to build a new house and tear down the old one, in the only flat spot without a drainage issue. He indicated the proposed building would be a little further from residence that was there before. He said he talked to Dale in zoning and met with the Town on site to make sure he could do what he wanted. Charles said he cut the building size back to fit it on the site a little better too.

Question Eilertson: If you had to comply with the setback, you would have to cut into the hill?
Answer McConkey: Yes, and it is extremely steep with very shallow bedrock.

Question Eilertson: If this is approved, what is your time frame to get this done?
Answer McConkey: Fairly soon. 12 months for sure. Its going to be a slab with a pole shed mounted on it.

Appearing in Favor: Blaine Lee, N6304 Bergum Coulee Rd, West Salem, WI, 54669. Blaine stated this is a unique spot with all the springs present on the site. He said the Town’s main concern was if there would be enough room for road maintenance and he felt the proposed location was the best spot to put a building. Blaine said there was enough room for plows and emergency vehicles to turn around.

Appearing in Favor: Steven Knudson, W2904 M Knudson Rd, Mindoro, WI, 546694. Steve stated the proposed located is the most user friendly location for the school bus and snow plow to get around.

Question Raymer: Blaine this is in the Town Road right of way, not just the setback, does the Town have any liability with this?
Answer Lee: Shouldn’t be an issue, no.

Appearing in Opposition: None

Correspondence: 1.) E-mail from Town of Hamilton Clerk Sara Schultz, dated and received Monday April 27, 2020, in regards to Town of Hamilton Town Board meeting held April 21, 2020. The Town Board voted unanimously to approve variance request 2020-14.
2.) E-mail from Terry G Craig, dated and received Monday May 18, 2020. E-mail stated he was opposed to the variance appeal.

Discussion: The Board discussed that they saw no issue with the appeal.

MOTION by Eilertson/Warzynski to Approve the appeal to construct a 45-ft x 70-ft detached shed that will partially lie within the right of way of M Knudson Rd and within the required setback of 60-ft from the centerline of a Class 1 Highway with the conditions that construction be completed within 12 months of the approval of this appeal.
3 Aye, 0 No Motion carried
Appealing in Favor: None.

Appearing in Opposition: None

Correspondence: E-mail from Scott Custer, Land Use Specialist for La Crosse County to the applicant confirming the date of the meeting changed to May 18, 2020 due to COVID-19 issues.

Discussion: The Board discussed that since there was no applicant present, the appeal would be deferred to a later date.

MOTION by Raymer/Eilertson to Defer the appeal to construct a 100-ft x 60-ft detached accessory building 27-ft in height that will exceed the height limit and with existing detached buildings to be retained will exceed the area limit for such buildings on this 4.98 acre lot as the applicant did not appear before the Board.
3 Aye, 0 No Motion carried

MOTION by Eilertson/Warzynski to Adjourn (6:33 pm).
3 Aye, 0 No. Motion carried unanimously.

Accepted 06/29/20