

DODGE COUNTY BOARD OF ADJUSTMENT MINUTES
October 19, 2023

The Dodge County Board of Adjustment met on this 19th day of October at 7:00 p.m., in Rooms 1H and 1I on the 1st Floor of the Administration Building, located at 127 East Oak Street, Juneau, Wisconsin.

Chairman William Nass called the meeting of the Dodge County Board of Adjustment to order.

Roll Call was taken.

Members present were as follows: Mark Othmer, Jon Schoenike, Russell Kottke, Rodney Justman, William Nass.

Members excused were Larry Bischoff (1st Alt), Brad Kufalks (2nd Alt.)

Andy O'Brion of the Land Resources and Parks Department was in attendance at the request of the chairman;

Non-Committee Member County Board Attendance: None

Chairman Nass noted that a quorum is present.

The Chairman asked the staff to confirm compliance with the open meeting laws and the public hearing notice requirements. Mr. O'Brion noted that the meeting was properly noticed in accord with the open meeting law and noted that the required notices for the public hearings listed on the agenda were posted, mailed and published in accord with the statute and code requirements.

The agenda was reviewed by the Board.

The minutes from the October 12, 2023 meeting were reviewed by the Board.

Motion by Mark Othmer to approve the minutes as written.

Second by Russell Kottke

Vote: 5-0 Motion carried.

The staff explained the hearing procedures to those in attendance;

1. PUBLIC HEARING – 7:00 P.M.

ANDREW WEINHEIMER for a variance to the terms of the setback provisions of the Dodge County Land Use Code Subsections 4.6.3 and Table 5.1-which refers to the distances that all buildings and other structures are required to be setback from all roads. On a State Highway, the required setback is 100 feet from its centerline or 67 feet from its right of way, whichever is the greatest distance of the two. According to County records, the required highway setback at this location is 109' feet from the centerline of State Road 33. As proposed, the Structural Addition (16' x 26' porch addition) will be approximately 68 feet and 6 inches from the centerline of State Road 33 or 31 feet 6 inches within the required setback, therefore prohibited by the code.

Also, according to Subsection 10.3.2 of the Code, additions and enlargements to existing nonconforming structures are allowed so long as they do not increase the extent of the nonconformity. In this case, the County considers your residence as a lawful existing nonconforming structure as the residence was apparently in existence prior to the adoption of the County Code. The County considers the addition as an enlargement of the nonconforming structure and therefore prohibited by the Code.

Motion by Jon Schoenike to approve with 3 conditions:

1. A variance agreement shall be required to be recorded with the Register of Deeds Office in the amount of the proposed construction projects prior to the approval of the land use permit.
2. All Federal, State and Local Municipality permits and approvals required for the proposed structures on this site shall be obtained for said projects prior to beginning construction.
3. A County Land Use Permit shall be obtained for the proposed construction projects prior to beginning construction of these projects.

Second by Rodney Justman

Vote: 5-0 Motion carried.

PUBLIC HEARING – 7:15 P.M.

1. **KNOWLES VOLUNTEER FIRE DEPARTMENT** for a variance to the terms of the setback provisions of the Dodge County Land Use Code Subsections 5.2.3 and Table 5.1-1 which refers to the distances that all buildings and other structures are required to be setback from all roads. On a Town Road, the required setback is 75 feet from its centerline or 42 feet from its right of way, whichever is the greatest distance of the two. According to County records, the required highway setback at this location is 75 feet from the centerline of South Ave. As proposed, the shed will begin at approximately 31 feet from the centerline or approximately 44 feet within the required highway setback lines and therefore prohibited by the code.

Motion by Rodney Justman to approve:

Second by Russell Kottke.

Vote: 5-0 Motion carried.

OTHER BUSINESS

1. 5 Public Hearings for the month of November
2. Committee Member Reports
3. Approve contacting both Alternate Members to attend meetings for training purposes.
4. Approve Per Diems

Motion by Mark Othmer to adjourn the meeting.

Second by Jon Schoenike

Motion carried. 5-0 7:47 pm

Respectfully submitted,

Secretary

Disclaimer: The above minutes may be approved, amended or corrected at the next committee meeting.