

January 12, 2012
Zoning Committee Public Hearing
Conditional Use Permit
Robert Klement

This public hearing was called to order at 1:00 p.m. by Zoning Committee Chairman Bob Schneider. This hearing has been posted and published as is required by Wis. Stats and LdF Zoning Ordinance 93-4.

Introductions were made. Zoning Committee members present were: Dan Shanahan, Janet Konopacki, Robert Milburn, Chairman Bob Schneider, and Bill Spetz. Also representing the Town were Sue Ackland, Town Zoning Administrator and Teri Shaw, Zoning Committee Secretary.

Also present is Dennis Herman, representing Mr. Klement. Mr. Klement has turned in 11 green cards today.

On today's agenda is the request from Robert Klement for a Conditional Use Permit for an addition on a non-conforming structure which does not meet the set-back requirements OTHWM on White Sand Lake.

The committee has viewed the property and asked Mr. Herman, what Mr. Klement's plans were.

Mr. Herman replied: That there is an existing short concrete sidewalk in the back of the residence and that we are proposing to continue that walkway with a brick paver walk down to a circular patio on the South side. There would be retaining walls installed as well. The retaining walls would be approximately 30" in height.

Discussion took place about the retaining wall height, and the number of steps for the proposed project.

Discussion took place about the size and shape (circular) of the proposed patio and the distance it would be from the existing structure and if any trees would have to be removed. It was determined that the proposed patio/walk way area is tree less.

Discussion took place about the location of neighboring properties and the need for excavation in the proposed project.

Mr. Herman replied that the amount of excavation would be minimal, just to level the site and to bring in sand/gravel to use as a base for the pavers.

It was determined that that the patio and walkway would be made using pavers and the retaining walls made with split faced pavers.

Discussion took place about how to determine the actual square footage allowed for an addition of this type.

Sue Ackland pointed out that the Klement's were using their onetime 50% expansion on this proposed project. That if they wanted to put an addition on in the future, they could only add on to the very rear of the existing structure.

Bob Schneider: Are there any questions?

Discussion took place about the issue of storm water runoff.

Sue Ackland stated that Vilas County would deal with that

Bob Schneider: Are there any further questions?

Hearing none: May I have a motion?

Bill Spetz: I make a motion to approve the CUP with no conditions as presented.

Janet Konopacki: I second the motion.

Bob Schneider: Are there any discussion on the proposed motion?

Hearing none: May I have a vote?

Dan: Accept

Rob: Accept

Bob: Accept

Jan: Accept

Bill: Accept

All in favor: Passed.

The findings of fact will be completed.

Respectfully submitted,

Teri Shaw
Secretary Zoning Committee

THERE IS A TAPE RECORDING OF THIS PUBLIC HEARING ON FILE AT THE TOWN OF LAC DU FLAMBEAU OFFICES.

