

Town of Beaver Dam Notice of Public Hearing and Board of Appeals Meeting

Notice is hereby given that the Town of Beaver Dam Board of Appeals will meet on Wednesday, December 4, 2019 at 7:00 PM in the Town of Beaver Dam Town Hall located at W8540 County Road W, Beaver Dam, WI. Town Board members may attend the meeting for purposes of gathering information.

The agenda is as follows:

1. Call to order and roll call
2. Verify compliance with the Open Meeting Law
3. Approve the minutes of the August 21, 2019 Board of Appeals meeting
4. Conduct a public hearing on the application of United Cooperative for a variance to the terms of s. 62-214(3) Zoning Ordinance, to allow an additional ground sign on the premises, and to allow that sign within the street setback area on parcel 004-1114-0314-002 at N7160 Raceway Rd. All interested persons may appear and present comments on the application.
5. Act on Item 4 above
6. Adjourn

Jeff Schmitt
Board of Appeals Chairman

**BOARD OF APPEALS
UNAPPROVED MINUTES OF AUGUST 21, 2019
TOWN OF BEAVER DAM
W8540 COUNTY ROAD W**

Acting Chairman Guenther called the meeting to order at 7:05pm.

Roll call taken. Present: Del Guenther, Susan Recheck, Harold Hicks, Howard Bohl, Al Mannel, Land Use Administrator Dan Prunuske. Absent: Chairman Jeff Schmitt.

Meeting was posted August 13, 2019 and published August 10, 2019.

Motion (Bohl/Hicks) to approve the minutes of July 10, 2019. Mannel abstained, not present at meeting. Motion carried.

Chairman opened the public hearing on the application of Dale and Susan Pangborn for a variance to the terms of s. 50-56(a), Driveway Ordinance, to allow 2 driveways on a residential parcel, also to renew previously granted but expired variances to allow improvements to an existing nonconforming structure and porch construction in the street yard all on parcel 004-1214-2123-020 at N8358 Hickory Lane.

Applicants present. Dale Pangborn shared that him and his wife, Susan Pangborn live in one half of duplex and mother and mother-in-law live in other half. Pangborn was not aware of 1 year window to use previously granted variance. Pangborn would like to construct 2 front porches and 2 screen porches. New variance request is to have a second driveway access off of Hickory for an additional garage.

LUA Prunuske indicated it is a 2 family (R-2) property in a R-1 zoned neighborhood. The current ordinance prohibits allowing any improvements.

Ron Hauser, W8831 Burr Oak Drive, neighboring property owner, present and in favor of. Hauser indicated the neighbors are in favor of as well. No one present opposed.

Acting Chairman closed the public hearing.

Discussion. Motion (Mannell/Hicks) to approve variance as requested and extend/renew previously granted variance. Motion carried.

Guenther went on record as requesting any future legal opinions shared be substantiated in writing.

Motion (Bohl/Hicks) to adjourn 7:34pm. Motion carried.

Respectfully submitted,

Kristine Klodowski, Secretary



CORPORATE OFFICE 400 S 72nd Ave, WAUSAU, WI 54401
TELEPHONE: 715-842-0402 FAX: 715-848-9108

November 12, 2019

Town of Beaver Dam
Attn: Dan Prunuske
W8540 County Road W
Beaver Dam, WI 53916

Dan,

Enclosed is a check for the Variance Fee of \$400.00 for United Cooperative located at N7160 Raceway Road.

The sign in question is needed for the public to be aware that this is a multi-use building, shared by the Fuel Station as well as the Corporate Office of United Cooperative. It would be well suited for the Corporate Office to also be identified along Hwy 33.

If you have any questions or require any additional information, please feel free to contact me at 715-842-0402 ext 259.

Thank you,

A handwritten signature in black ink, appearing to read "Matt Capodice", written in a cursive style.

Matt Capodice
Project Manager

Enclosures

Appeal Application

Applicant (Agent) GRAPHIC HOUSE INC.

Street Address 400 S 72ND AVE

City, State, Zip Code WAUSAU, WI 54401

Phone Number 715-842-0402 EXT 259 Email MATTHEWC@GRAPHICHOUSEINC.COM

Property Owner (If different from applicant) UNITED COOPERATIVE

Street Address N7160 RACEWAY RD

City, State, Zip Code BEAVER DAM, WI 53916

Phone Number 920-887-1756 Email SAMANTHAS@UNITEDCOOPERATIVE.COM

Parcel Identification Number (PIN) 00411140314002

Site Address N7160 RACEWAY RD

Subdivision & Lot Number or CSM Number 004-1114-0314-002

Zoning G2-COMMERCIAL

Present Use of Property COMMERCIAL

Proposed Use of Property COMMERCIAL

List any prior variances granted or denied for this property N/A

Describe all Nonconforming structures and uses on this property N/A

Zoning Ordinance Section for which a variance is sought _____

Variance Requested To place pylon sign 10' back from the ROW of State Rd 33

List names and addresses of all property owners within 300 feet of the subject parcel. Attach additional sheet if necessary.

| Name | Address |
|-------------------------|-------------------|
| BERNARD NOWICKI | N7171 RACEWAY RD |
| MIDWEST FITNESS LLC | N7156 E PLAZA DR |
| STATE OF WISCONSIN DOT | N7146 E PLAZA DR |
| RONALD LEWKE | N7103 E PLAZA DR |
| ROCKIN T & D LLC | N7117 E PLAZA RD |
| JAYSTONE PROPERTIES LLC | N7137 E PLAZA RD |
| MARK A GRIENERT | N7143 E PLAZA RD |
| JOHN C LUNDE | W8096 STATE RD 33 |
| CURTIS W. JORGENSEN | W8090 STATE RD 33 |

Provide justification for the variance. Attach additional sheets if necessary.

To provide advertising for United Cooperative along State Rd 33 as the sign being

centrally located between Raceway Rd and the driveway. This property is multi-use.

Both the fuel station (which has the current sign) and United Cooperative share the property.

United Cooperative's Corporate Office is in the building and many customers and vendors

visit this office every day. It needs to be identified in some way.

Certificate

I hereby certify that I am the owner and/or authorized agent of the property and that all the above statements and attachments submitted are true and correct to the best of my knowledge and belief. I hereby authorize members of the Town of Beaver Dam Board of Appeals to enter the above described property for purposes of obtaining information pertinent to my appeal.

Signature of owner or authorized agent



Date

11/12/19

Contact number

715-842-0402 ext 259

Disposition (For office use only)

Board of Appeals meeting date: _____

The Appeal is (denied/granted/granted in part) subject to the following conditions:

Signed

Land Use Administrator

Date

Alt. Parcel #: 004043300000

TOWN OF BEAVER DAM
DODGE COUNTY,
WISCONSIN**Owner and Mailing Address:**UNITED COOPERATIVE
N7160 RACEWAY RD
BEAVER DAM WI 53916-9315**Co-Owner(s):****Physical Property
Address(es):*** N7160 RACEWAY RD
N7104 RACEWAY RD
N7122 RACEWAY RD
N7138 RACEWAY RD*more...***Districts:**

| Dist# | Description |
|-------|-------------------|
| 0336 | BEAVER DAM SCHOOL |
| 1000 | MPTC FOND DU LAC |

Abbreviated Description: Acres: 15.110THAT PT SW1/4 NW1/4 SEC 2 & SE1/4 NE1/4 SEC
3 LYG NWLY OF CL CREEK & SELY OF E LN
TOWN RD & S OF ROW OF STH 33... *more...***Parcel History:**

| Date | Doc # | Vol/Page | Type |
|------------|---------------|----------|------|
| 05/08/1998 | <u>864347</u> | 967/959 | AOI |
| 12/15/1997 | <u>855998</u> | 947/747 | DEED |
| | <u>456249</u> | 302/526 | |
| | <u>527511</u> | 365/160 | |

*more...***Plat****Tract (S-T-R 40¼ 160¼ GL)****Block/Condo Bldg**

* MB-METES AND BOUNDS

03-11N-14E SE NE

2019 Valuations:Values Last Changed on
09/07/2015

| Class and Description | Acres | Land | Improvement | Total |
|-----------------------|-------|------------|--------------|--------------|
| G2-COMMERCIAL | 8.110 | 140,600.00 | 2,055,700.00 | 2,196,300.00 |
| G5-UNDEVELOPED LAND | 7.000 | 4,600.00 | 0.00 | 4,600.00 |

Totals for 2019

| | | | | |
|------------------|--------|------------|--------------|--------------|
| General Property | 15.110 | 145,200.00 | 2,055,700.00 | 2,200,900.00 |
| Woodland | 0.000 | 0.00 | 0.00 | 0.00 |

Totals for 2018

| | | | | |
|------------------|--------|------------|--------------|--------------|
| General Property | 15.110 | 145,200.00 | 2,055,700.00 | 2,200,900.00 |
| Woodland | 0.000 | 0.00 | 0.00 | 0.00 |

2019 Taxes

Taxes have not yet been calculated.

Key

* -

Primary

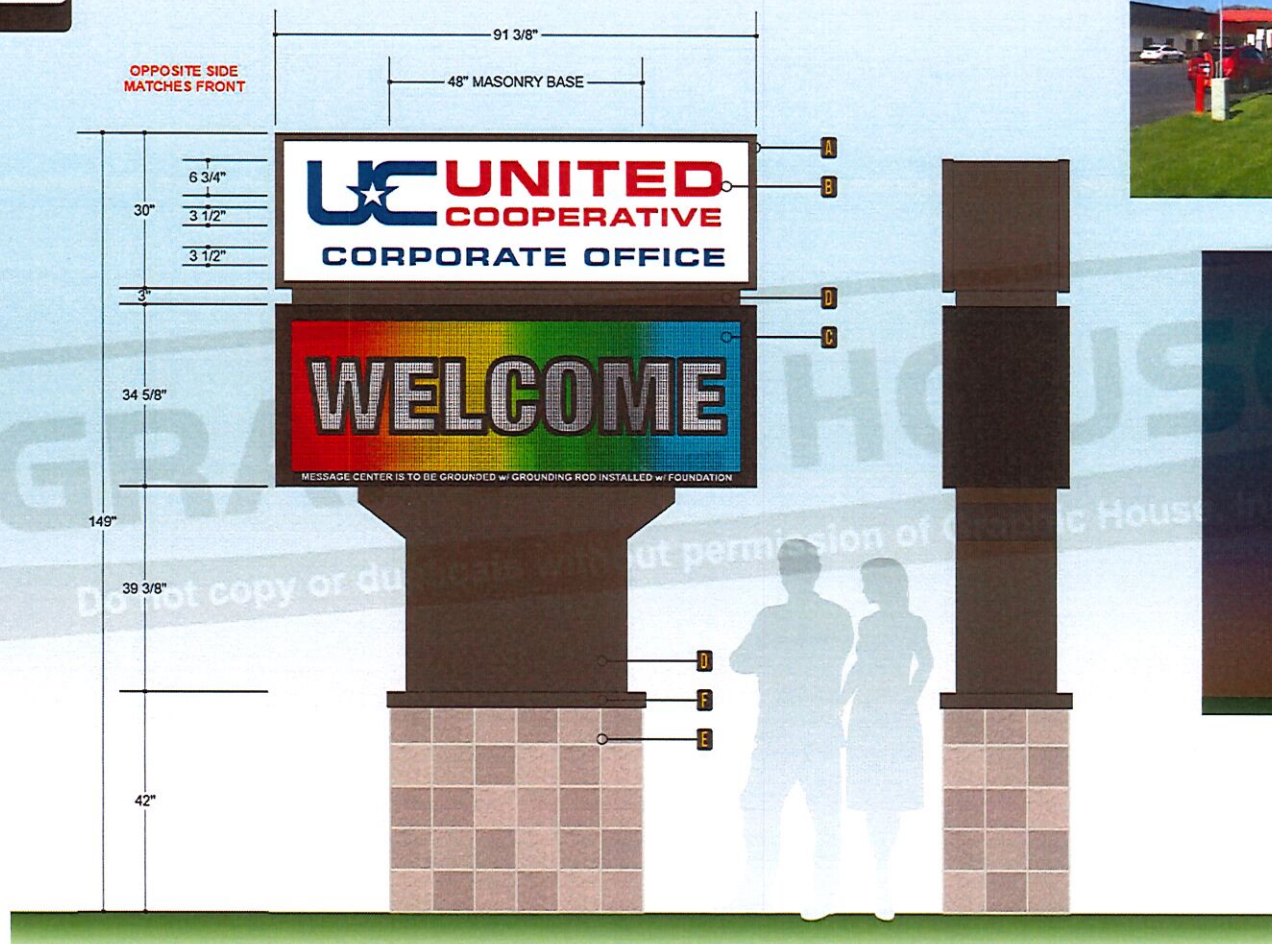
GRAPHIC HOUSE

CLIENT:
UNITED COOPERATIVE
BEAVER DAM, WI

9204 Packer Drive, Wausau, WI 54401 715-842-0402
www.graphichouseinc.com

SALES REP: MIKE J DATE: 9-11-2019 QUOTE NUMBER: 18157-B JOB NUMBER: XX-XXX
SALES AUTH: REVISION: 10-29-2019-C

- DESCRIPTION**
- A ALUM. FORMED CABINET, LIT w/ WHITE LED'S
 - B WHITE POLYCARBONATE FACES, VINYL GRAPHICS
 - C 12mm RGB MESSAGE CENTER, 60 x 180 MATRIX
 - D ALUM. FORMED REVEAL & CLADDING
 - E STANDARD STYLE BLOCK VENEER w/ STANDARD GREY MORTAR (TBD)
 - F PAINTED ALUM. CAP
- P1 - Paint to match building (tbd)
- P2 - Black
- White Polycarbonate
- V1 - 8500-031 Red Vinyl
- V2 - 8500-542 Caribic Blue Vinyl



LOCATION FOR NEW SIGN



CLIENT HAS IDENTIFIED THE LOCATION IN WHICH THE SIGNAGE IS TO BE INSTALLED. THE CLIENT HAS THE SOLE RESPONSIBILITY FOR THE STRUCTURAL INTEGRITY OF ALL EXISTING STRUCTURES TO SUPPORT THE SIGNAGE.

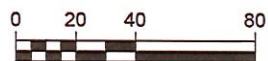
ALL RIGHTS RESERVED

THIS IS AN ORIGINAL DESIGN CREATED BY GRAPHIC HOUSE, INCORPORATED. THE SUBMITTED DESIGN IS ORIGINAL AND IS PROTECTED UNDER COPYRIGHT LAWS OF THE UNITED STATES, TITLE 17 UNITED STATES CODE. YOU AGREE NOT TO COPY, PHOTOGRAPH, MODIFY OR SHARE DIRECTLY OR INDIRECTLY ANY OF THE FOREGOING HELD BY YOU WITH ANY OTHER PARTY NOR WILL YOU PERMIT ANY THIRD PARTY TO DO ANY OF THE FOREGOING WITHOUT THE WRITTEN CONSENT OF GRAPHIC HOUSE, INC. A DESIGN FEE OF NOT LESS THAN \$5000 WILL BE INVOICED IF THIS DRAWING IS SHARED OR COPIED BY ANYONE WHILE IN YOUR POSSESSION. THIS DOES NOT EXCLUDE ADDITIONAL COMPENSATION THAT MAY BE AWARDED DUE TO COPYRIGHT INFRINGEMENT.

RELEASE AUTH:

PLEASE REVIEW SPECS & PROOF CAREFULLY - CHECK FOR TYPOGRAPHICAL ERRORS & OMISSIONS, LAYOUT ACCURACY, ETC. CUSTOMER HAS SOLE RESPONSIBILITY TO CORRECT ANY ERRORS. DISCLAIMER: THE INK COLORS SHOWN IN THIS RENDERING PROVIDE CONCEPTUAL COLORS & GRAPHICS LOCATIONS ONLY. THE COLORS MAY NOT MATCH THE ACTUAL AUTOMOTIVE PAINTS, PANTONE OR VINYL COLORS THAT WILL BE USED ON OR IN THE SIGN(S) SHOWN. ALL SIZES, SHAPES, COLORS, ETC. ARE CONCEPTUAL & MAY VARY FROM ACTUAL PRODUCT

SIGN EXHIBIT



OWNER: UNITED COOPERATIVE
ADDRESS:
N7160 RACEWAY ROAD
BEAVER DAM, WI 53956

| LEGEND | |
|--------|---------------------|
| | EXISTING TREE |
| | STORM MANHOLE |
| | LIGHT POLE |
| | FD 3/4" IRON REBAR |
| | EXISTING POWER POLE |

| | | |
|--|---------------------|---------------------|
| FILE NO. | SCALE: 1" = 40 FEET | PROJECT NO. 2678015 |
| SHEET NO. 1 OF 1 | DRAWN BY: B. BUCHDA | |
| DRAWING_NAME BD Coop ROW.dwg | CHECKED BY: | REVISION |
| MSA PROFESSIONAL SERVICES, INC. 201 CORPORATE DRIVE BEAVER DAM, WI 53956 | | MSA |