

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 May 21, 2025 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 March 19, 2025 Board of Appeals meeting
4. Conduct a public hearing on the appeal of Michael J. Kaiser to allow a second driveway at N8257 N McKinley Beach Rd parcel 004-1214-2042-005
5. Approve, approve conditionally, or reject the appeal in Item 4 above
6. Conduct a public hearing on the appeal of Mark S. & Pamela A. Korth to allow a second driveway at W8503 Lake George Terrace parcel 004-1214-2811-001
7. Approve, approve conditionally, or reject the appeal in Item 4 above
8. Adjourn

Howard Bohl
Board of Appeals Chairman

**Town of Beaver Dam-Board of Appeals
approved Meeting Minutes
Wednesday, March 19, 2025
7:00pm
W8540 County Rd W**

Meeting called to order at 7:00pm

Present: Chairman Howard Bohl, Alan Mannel, Liz Kern, Jesse Hanks

Also Present: Land Use Administrator Dan Prunuske

Chairman approved the meeting minutes from January 8, 2025.

Chairman opened public hearing on the appeal of D.E.C.K. Camp, LLC. to construct a 480 sq. ft. single-family residence in lieu of the 1,400 sq. ft. Town minimum at W8884 Sunset Drive parcel 004-1214-2014-000 aka Beaver Dam County Club.

Dax White stated last April his family acquired the Beaver Dam Country Club and are attempting to rejuvenate the club and add value to the community with an increase in people traveling to the Town of Beaver Dam to visit the course. The building has been painted, tree removal around the course, new golf carts, also brought back fish fries and using the clubhouse as a wedding venue. The intention of building application is to have travelers be able to stay for two to three days maximum, not to have someone live there. Golf course views will stay the same for surrounding houses.

Resident Gary Schoenfeld, asked if a rezone would need to occur for the "tiny home." Dax stated with the current zoning of the parcel they are entitled to one single family structure on the lot.

Resident Dan Prunuske stated as a neighbor he does not care about a structure being erected on the lot. While the course was for sale last year multiple inquiries were going to be sectioned into multiple residential lots and he would rather see it as a golf course.

LUA Dan Prunuske stated sixty-seven notices were sent out on tonight's meeting and less than five attended tonight.

Resident Ken Schmidt, who has land adjacent has no problems with it and believes Dax's heart is in the right place and is in favor of the variance.

Resident Earl Voigt and member of the Planning Commission spoke against. He stated it goes against the Town's ordinance and granting a variance could cause more people to want a smaller house.

Chairman closed public hearing.

Al Mannel questioned if the structure would look like shipping containers and appreciates the plan but doesn't want to see tiny home subdivisions in the Town in the future. Believes this will look nice and be taken care of. Asked if a caretakers quarters could be used but LUA Dan Prunuske stated that is for commercial lots.

Jesse Hanks questioned if this is a path the town wants to go down but also understands the property does belong to Dax and he is able to have one building put on the lot. While Dax has the right, he needs to make sure to meet the necessary requirements.

Liz Kern stated this does not seem like a residence. Dax stated he wants the structure to be small to not impact the course and the views. He does not want it to be a residence but for business purposes and due to the zoning of residential which is why it has been called a residence. Liz also stated the Town has ordinances for a reason.

Howard Bohl is worried about others wanting “tiny homes” in the town but believes there are ways to keep it from happening. Would be in favor but wants to make sure a granted appeal is worded in such a way that other such structures do not occur in the Town. Also states it is good to see someone putting money into the community, fixing up the golf course, and believes Dax is an asset to the community.

Per LUA Dan Prunuske all golf courses in the Town are zoned residential (R1) with a conditional use permit to operate as a golf course.

Town Board Chairman Joe Kern stated he has no issues with the idea of the shipping containers but is a little apprehensive of the size. Urges the Board of Appeals if they pass a favorable motion that a single family residence fitting under our size limit be a business addition to help curb the potential problem of others wanting to build smaller residences.

Town Supervisor Dean Hughes stated he was not in favor going into tonight but after hearing the plans he is now leaning in favor.

Motion (Mannel/Hanks) to grant the approval for D.E.C.K. Camp, LLC. to construct a 480 sq ft single-family residence in affiliation with the business of the Beaver Dam Country Club.

In Favor Al Mannel, Jesse Hanks, Howard Bohl

Opposed Liz Kern.

Motion carried.

Motion (Kern/Mannel) to adjourn the meeting at 7:56pm. Carried unanimously.

Aimee Mallon, Secretary

Appeal Application

Applicant (Agent) MICHAEL J. KAISER

Street Address N 8257 MCKINLEY BEACH RD.

City, State, Zip Code BEAVER DAM, WI 53916

Phone Number 920-296-4697 Email KAISERMICHAEL40@YAHOO.COM

Property Owner (If different from applicant) _____

Street Address _____

City, State, Zip Code _____

Phone Number _____ Email _____

Parcel Identification Number (PIN) 004-1214-2042-005

Site Address N 8257 MCKINLEY BEACH RD.

Subdivision & Lot Number or CSM Number _____

Zoning _____

Present Use of Property GARAGE IS CURRENTLY UNDER CONST.

Proposed Use of Property GARAGE + BOAT HOUSE

List any prior variances granted or denied for this property _____

Describe all Nonconforming structures and uses on this property _____

Zoning Ordinance Section for which a variance is sought 2ND DRIVEWAY

Variance Requested TO ALLOW A 2ND DRIVEWAY THAT WOULD BE OVER THE TOTAL ALLOWABLE SQ. FT.

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

I RECENTLY BUILT A GARAGE ON THE PROPERTY. MY APPLICATION FOR A DRIVEWAY WAS DENIED BY DAN PRUNUSKE THE LAND USE ADMINISTRATOR. UPON MEETING WITH DAN HE INFORMED ME THAT MY EXISTING DRIVEWAY FOR MY HOME WAS ALREADY LARGER THAN WAS PERMITTED. THE DRIVEWAY WAS PUT IN ~~SOMEWHERE~~ 100 YEARS BEFORE I BOUGHT IT. DAN INFORMED ME I NEEDED TO APPEAL AND ASK FOR A VARIANCE FOR THE GARAGE DRIVEWAY.

MY HARDSHIP IS THAT THIS IS THE ONLY WAY I CAN ACCESS THE GARAGE THAT I'M CURRENTLY BUILDING. I DIDN'T REALIZE THE CONSTRUCTION WAS A PROBLEM. ASKING FOR A VARIANCE TO ALLOW ME TO CONSTRUCT A DRIVEWAY FOR ACCESS.

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 5/2/25

Contact number 920-296-4697

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 _____



27'±

72'

100'

72'

28'±

20

72'

72'

N MCKINLEY BEACH RD

72'

100'

72'

22'±

72'

100'



Appeal Application

Applicant (Agent) Mark S. / Pamela A. Korth
Street Address W8503 Lake George Terrace
City, State, Zip Code Beaver Dam, WI. 53916
Phone Number 920.296.8565 Email MPHKORTH@Charter.net

Property Owner (If different from applicant)_____

Street Address _____

City, State, Zip Code _____

Phone Number _____ Email _____

Parcel Identification Number (PIN) 004.1214.2811.001

Site Address W8503 Lake George Terrace

Subdivision & Lot Number or CSM Number 26

Zoning Residential

Present Use of Property Homestead

Proposed Use of Property Homestead with additional driveway

List any prior variances granted or denied for this property _____

Describe all Nonconforming structures and uses on this property _____

Zoning Ordinance Section for which a variance is sought _____

Variance Requested Additional driveway

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

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 Mark G. Korte

Date 05.07.2025 Contact number 920.296.8565

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 _____

As a property owner within the Town of Beaver Dam, I am writing to formally request approval for an additional driveway on my property. The proposed driveway is intended to provide much-needed access to the detached building adjacent to our primary residence. Currently, accessing the residence requires navigating through an unpaved area, which is particularly problematic during adverse weather conditions. A driveway will ensure safe and efficient access.

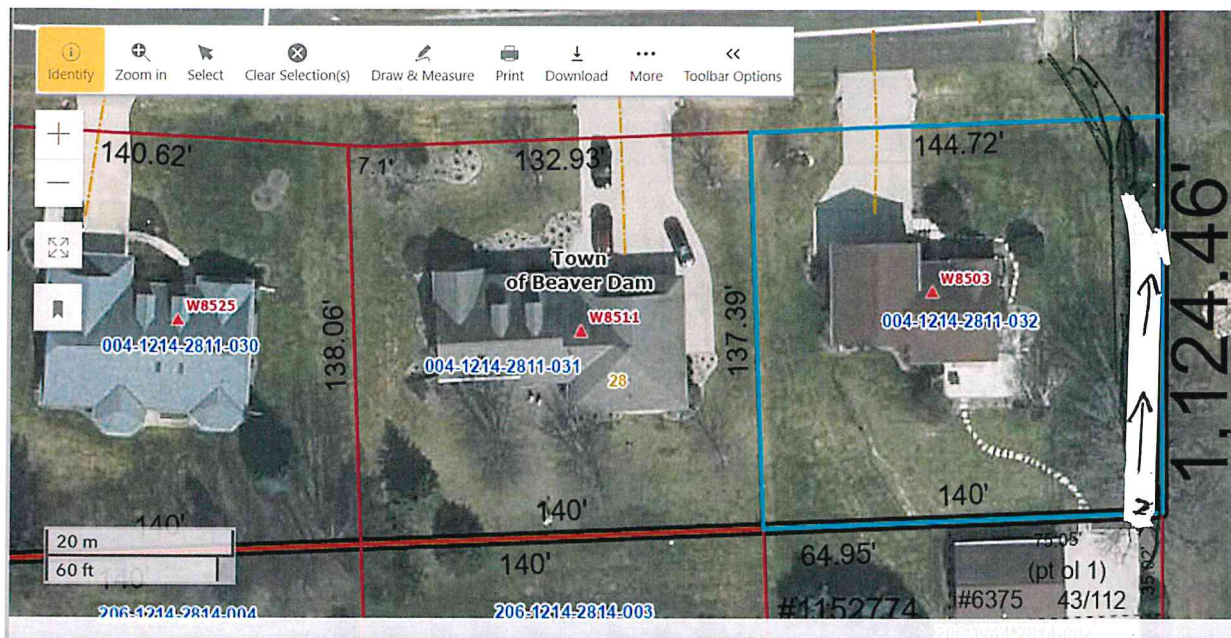
My property is located at W8503 Lake George Terrace, Beaver Dam, WI, which currently lacks a designated driveway to our detached property. This absence of a driveway has created challenges, due to the limited accessibility. After careful consideration and planning, I have designed a proposed driveway that meets the requirements and blends with the overall functionality and aesthetic of the neighborhood.

I kindly request your favorable consideration of this appeal and the approval of the proposed driveway.

Thank you for your time and attention to this matter. I am available to discuss this request further and provide any additional information you may require.

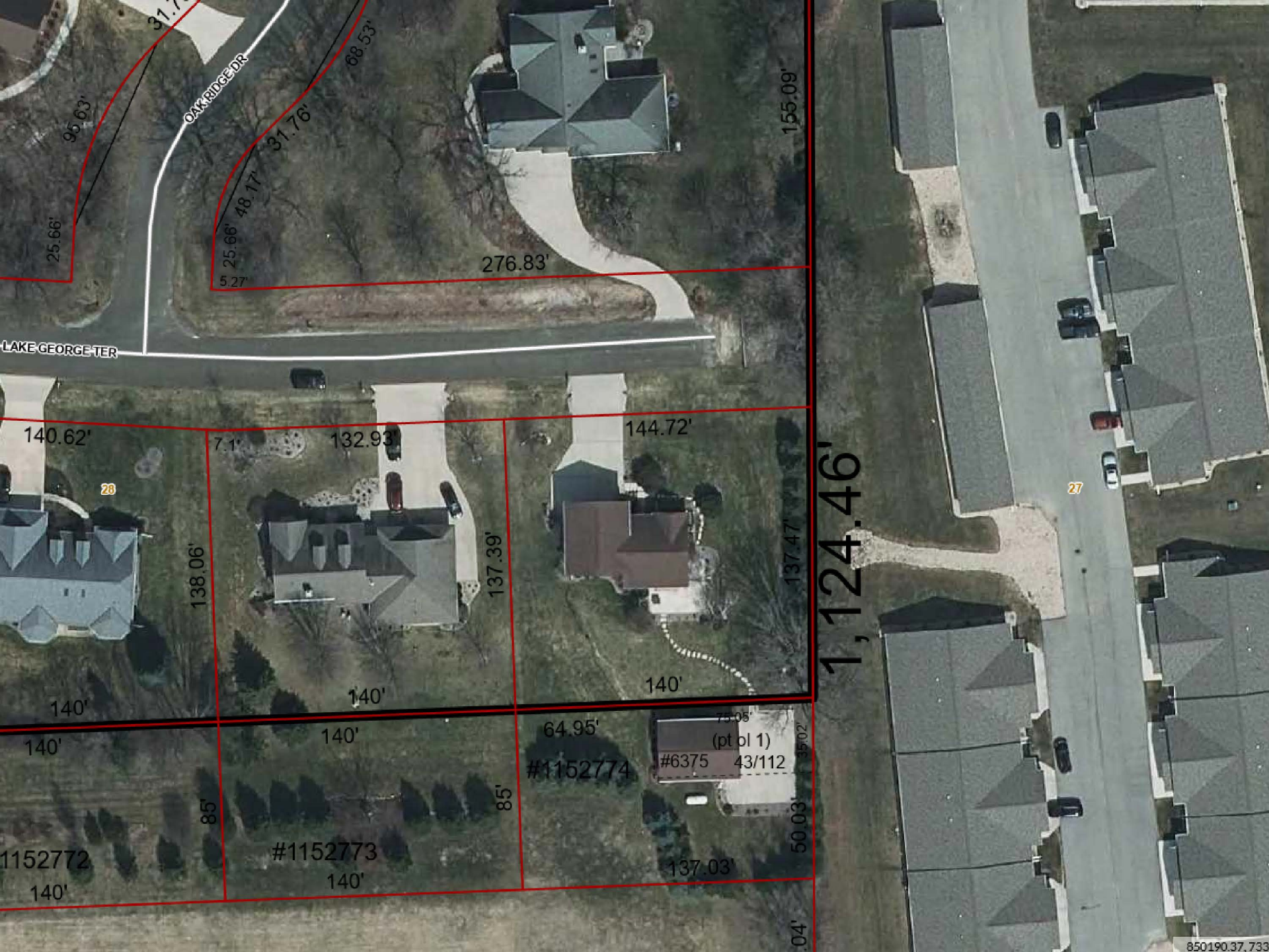
Sincerely,

Mark Korth 920-296-8565



NEW DRIVEWAY TO ROAD TO THE ROAD





31.76'

OAKRIDGE DR

95.63'

25.66'

25.66'

5.27'

48.17'

31.76'

68.53'

276.83'

155.09'

LAKE GEORGE TER

140.62'

28

7.1'

132.93'

144.72'

138.06'

137.39'

137.47'

140'

140'

140'

140'

140'

64.95'

75.05'

(pt pl 1)

#1152774

#6375

43/112

1152772

#1152773

137.03'

140'

140'

50.03'

04'

1,124.46'

27

850190.37, 733

