

Town of Beaver Dam Notice of Public Hearing and Plan Commission Meeting

Notice is hereby given that the Town of Beaver Dam Plan Commission will meet at 7:00 PM on Monday, December 10, 2018 in the 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 November 26, 2018 Plan Commission meeting
4. Conduct a public hearing on the application of John Hammer for a Conditional Use Permit to operate a home improvement/remodeling business at 1235 Madison St. on parcel 004-1114-0823-015
5. Act on item 4 above
6. Adjourn

Tom Zeamer
Plan Commission Chairman

**UNAPPROVED MINUTES
Town of Beaver Dam
Plan Commission Meeting
W8540 County Road W
November 26, 2018**

1. Chairman Tom Zeamer called the meeting to order at 7:00pm. Notice posted November 19, 2018, published November 16, 2018.
2. Present: Chairman Tom Zeamer, John Kuzniewicz, Earl Voigt, Bob Tietz, Donna Schauer, Rosemarie Garczynski, Land Use Administrator Dan Prunuske. Absent: Art Kitchen, Neal Stippich.
3. Minutes of September 24, 2018 were read. Motion (Tietz/Garczynski) to approve minutes as read. Motion carried.
4. Chairman opened the public hearing on the application of Oscar D. Mendoza and Sarahi Basilio for a Conditional Use Permit to operate an auto repair facility at W9156 & W9178 County Road G on parcels 004-1114-0821-008 & 004-1114-0821-009. Neighboring property owner, Clancy Knaup present and pointed out building is 4/10 of a foot off of property line. Concerned with business going on there and being so close to his property. Pete Knaup present and is concerned that if it is granted it sets a precedent and opens up a big issue for the Town of Beaver Dam. A previous owner deeded off part of the parcel to Knaups to make Knaup's lot conforming and easement goes away once the property is sold. Mike Wissell present representing the Buyers of the property. Mentioned they had some difficulty with establishing the lot lines and had survey done and it did indicate the building is about a ½' off of the lot line. Building is non-conforming and grandfathered; therefore, he does not see it as setting a precedence. Fence that divides property is 16 ½' onto property and owned by Knaups. Wissell pointed out the issue is a Conditional Use Permit and proposed new owners plan on updating the house for occupancy initially and eventually use the shop as an auto repair facility. Chairman closed the public hearing.
5. Discussion. Property is existing non-conforming and application is for a Conditional Use Permit. Motion (Kuzniewicz/Tietz) to approve Conditional Use Permit with the following conditions:
 - Hours of operation: 7:00am-6:00pm.
 - Days of the week: Monday through Saturday, no Sunday operation.
 - Vehicles visible: limit of 6 licensed vehicles on site on paved area only.
 - No outside storage.
 - Any outdoor lighting should be shaded down to avoid shining on roadway.
 - Applicant to return after one year for review of Conditional Use Permit and conditions.
 - Applicant must obtain all local, County, and State permits.Motion carried.
6. Motion (Tietz/Voigt) to adjourn 7:43pm. Motion carried.

Respectfully submitted,
Kristine Klodowski, Secretary

Conditional Use Permit Application

Applicant (Agent) JOHN HAMMER

Street Address 113 WILLOW STREET

City, State, Zip Code BEAVER DAM, WI 53916

Phone Number 608-669-6336 (Email) WWW.WALLFIXERUPPERS.COM *add phone case*

Property Owner (If different from applicant) KEN + SUSAN BRUCKNER
→ hammerjohn4@gmail.com

Street Address N8917 COUNTY ROAD A

City, State, Zip Code BEAVER DAM, WI 53916

Phone Number 920-319-0091 CELL Email —

Parcel Identification Number (PIN) #004-1114-0823-015 / ALT PARCEL # 004-0603-00600

Site Address 1235 MADISON ST. BEAVER DAM, WI 53916

Subdivision & Lot Number or CSM Number LOT 4 CSM 4469 IN V28 P161 BEING PT

Zoning COMMERCIAL S W 1/4 NW 1/4 SEC. 8

Present Use of Property EMPTY

Proposed Use of Property HOME IMPROVEMENT (INTERIOR + EXTERIOR)


Zoning Ordinance Section Number ?

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

Name	Address
<u>CHARLES KLINE</u>	<u>1021 LAUNDALE DR. BEAVER DAM, WI 53916</u>
<u>MIKE MILLER</u>	<u>1241 MADISON ST, SUITE #3 BEAVER DAM, WI 53916</u>

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 - Gutter Guards
- PAINTING / STAINING / FINISHING**
 - Interior / Exterior • Stucco
 - Texturizing • Wallpaper Removal
- FLOORING**
 - Carpet • Vinyl • Laminate • Hardwood
 - Refinishing Hardwood Floors
- CONCRETE WORK / NEW CONSTRUCTION**
 - Custom Homes • Additions
 - Garages • Sheds • Decks • Porches
- GENERAL REMODELING**
 - Doors • Windows • Kitchen • Bath
 - Basements • Patio Pavers

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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 Plan Commission to enter the above described property for purposes of obtaining information pertinent to my CUP request.

Signature of owner or authorized agent Susan K. Bruckner, Kenneth H. Bruckner
Date Nov. 1, 2018 Contact number 920-319-0091 / 920-885-6784
SUE KEN

Disposition (For office use only)

Plan Commission Meeting Date: _____

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

Permit is hereby issued with the understanding that all work performed be in accordance with the application and in compliance with the Town of Beaver Dam Zoning Ordinance and relevant Laws of the State of Wisconsin and subject to the conditions stated above.

Signed _____ Date _____
Land Use Administrator