

**Lincoln County Board of Adjustment
Minutes of Thursday, November 21, 2019 at 11:00 a.m.
Lincoln County Service Center, Meeting room #156**

Members Present for Tour and Meeting: Lonn Lamer, Michael Prain, Phil Rausch, and Kim Brixius

Members Absent: Curtis Powell (excused)

Department Heads/Staff: Matt Bremer (Land Services Administrator), Mike Huth (Zoning Program Manager), and Elizabeth Peronto (Program Assistant)

Visitors: Michelle McMullen, Mike Neumann, and Kathy Neumann.

1. Open meeting and Call to Order – Meeting was called to order by Chair Lamer at 11:00am
2. Approve minutes from the October 24, 2019 meeting – Brixius abstained because she was not at the 10-24-19 meeting. M/S Rusch/Prain to approve the minutes. Motion carried unanimously on a roll call vote.
3. 11:00am Public Hearing – Public Hearing was called to order at 11:01am by Chair Lamer. Chair Lamer explained the rules of conduct for public hearings and introduced the Committee members and staff.

Variance

1. A request for variance by Michael Neumann (Co-applicant: Michelle McMullen) from sections 21.07(4)(a) & 17.4.10 of Lincoln County Ordinance to allow for the building of a structure which is less than the required horizontal setback from the ordinary high water mark (OHWM) of the nearest navigable waters and less than the minimum required street yard setback. The property is located in the NW/NW ¼ of Section 32, T32N, R6E, in the Town of Merrill and has a parcel number of 014-3206-322-9982, with an address of N2841 Taylor Drive.

Mike Neumann (applicant) and Michelle McMullen (co-applicant) were present and explained their request. Neumann is the current property owner and explained that the site was previously approved to rebuild in the same footprint, however, the permit lapsed and they are unable to build without this variance. McMullen explained that the purpose of the variance is to allow the camper/future cabin to be placed in proximity to the septic and well. Brixius asked if they had considered future needs in this request as well. McMullen indicated that they had.

Mike Huth was sworn in. He reviewed his staff report for the Board. Per the report, approval is recommended for the request because staffs analysis of the request is that there is a hardship present and that no legal alternatives are available to build on another portion of the parcel. Brixius asked if Taylor Drive is a dead-end road. Huth indicated that it is. Discussion followed.

Lamer asked if there was any other input from the public. There was none.

Lamer closed the public hearing for the variance request.

M/S Lamer/Brixius to APPROVE THE REQUEST with conditions/recommendations as listed in the Staff Report. Upon discussion, it was determined that there are no legal alternatives to building as proposed. The Board reviewed and completed the Findings of Fact, Conclusions of Law, and Order and Determination. Motion carried unanimously on a roll call vote.

4. Board re-organization & election of officers –
 - a. Bremer explained that Curtis Powell has agreed to step into the appointment left vacant by Ron Hornischer. Brixius, Lamer, and Prain have agreed to extend their appointment. Those members will be formally appointed/reappointed at the next County Board Meeting.
 - b. Nominations for Chairman were called. Prain nominated Lamer. Brixius nominated Powell. Brixius rescinds her motion due to Powell being absent. Brixius nominated Rausch for Chairman, seconded by Lamer. Prain rescinds his motion for Lonn Lamer. Motion carried unanimously on a roll call vote for Rausch as Chairman.
 - c. Nominations for Vice Chairman were called. Brixius nominated Prain, seconded by Lamer. There were no other nominations. Motion carried unanimously on a roll call vote for Prain as Vice Chairman.
 - d. Nominations for Secretary were called. Rausch nominated Brixius for Secretary, seconded by Lamer. Motion carried unanimously on a roll call vote for Brixius to remain as Secretary.
5. Calendar Discussion – Bremer explained that there is no longer a need for this topic to be discussed. Committee agrees.
6. Adjourn – M/S Prain/Rausch to adjourn at 11:22a.m. Motion carried unanimously on a roll call vote.

Minutes prepared by Elizabeth Peronto