

Property Owner: Donald Wier
Parcel Number: 030-0971
Special Exception #: 17-SE-01

SPECIAL EXCEPTION
POST STAFF REPORT

EXPLANATION: The owner/applicant is requesting a special exception to construct a detached garage on a vacant lot adjoining a lot with a principal structure.

TOWN RECOMMENDATION: There was no response from the Town of Winneconne.

PRELIMINARY FINDINGS:

1. There were no objections.
2. Propose special exception meets ordinance requirements allowing an accessory use on a vacant lot.
3. Proposed special exception meets the intent of Section 23.8-45 "Establishment of an accessory land use prior to establishment of a principal use", and Section 23.7-214, "Basis of Decision", in totality.

OTHER INFORMATION:

RECOMMENDATION:

- | | |
|-------------------------------------|---|
| <input type="checkbox"/> | APPROVAL |
| <input type="checkbox"/> | DENIAL |
| <input checked="" type="checkbox"/> | APPROVAL with the following conditions: |

RECOMMENDED CONDITIONS:

1. Tax parcel 030-0971 shall be deed restricted to tax parcel 030-0972 for the lifetime of the proposed garage.
2. Deed restriction shall be recorded with the register of deeds prior to the issuance of any permits.

Property Owner: Rose Conlon
Parcel Number: 032-1069
Special Exception #: 17-SE-02

SPECIAL EXCEPTION
POST STAFF REPORT

EXPLANATION: The owner/applicant is requesting a special exception to construct a storage shed on a vacant lot adjoining a lot with a principal structure.

TOWN RECOMMENDATION: There was no response from the Town of Wolf River.

PRELIMINARY FINDINGS:

1. There were no objections.
2. Propose special exception meets ordinance requirements allowing an accessory use on a vacant lot.
3. Proposed special exception meets the intent of Section 23.8-45 "Establishment of an accessory land use prior to establishment of a principal use", and Section 23.7-214, "Basis of Decision", in totality.

OTHER INFORMATION:

RECOMMENDATION:

- | | |
|-------------------------------------|---|
| <input type="checkbox"/> | APPROVAL |
| <input type="checkbox"/> | DENIAL |
| <input checked="" type="checkbox"/> | APPROVAL with the following conditions: |

RECOMMENDED CONDITIONS:

1. Tax parcel 032-1069 shall be deed restricted to tax parcel 032-0686 for the lifetime of the proposed storage shed.
2. Deed restriction shall be recorded with the register of deeds prior to the issuance of any permits.

ZONING MAP AMEENEMENT/ ZONING CHANGE
POST STAFF REPORT

Applicable Ordinance:

☒ Chapter 23: "The following findings have been made in accordance with section 23.7-5(b)(1), (2), & (3)"

Number Letter
1 The Town of NEENAH has not responded.

	Town action is advisory due to shoreland jurisdiction. (double click and choose "checked")
X	Town has right of approval or denial per terms of zoning ordinance. (double click and choose "checked")

Town findings for No Response were as follows:
Town N/A have an adopted land use plan.
Action N/A agree with Town adopted Town plan.
N/A

- 2** There were no objections.
 There were objections to...
- 3** Proposed use is compatible with adjacent uses.
 Zoning Map Amendment/ Zoning Change is required as a condition of plat/CSM approval and will place development in appropriate zoning district

Number the following items if the property is within the A-1/Farmland Preservation Plan:

Such land is better suited for a use not otherwise allowed in the A-1 district.
The amendment is consistent with the county's comprehensive plan.
The amendment is substantially consistent with the county's farmland preservation plan as certified by the Wisconsin Department of Agriculture, Trade, and Consumer Protection.
The amendment will not substantially impair or limit current or future agricultural use of other protected farmland in the area.

RECOMMENDATION:

X APPROVAL
 DENIAL

APPROVAL with an effective date to be upon the recording of the CSM, but in no case later than 1 months after the date of approval of the zoning map amendment by the Winnebago County Board of Supervisors

ZONING MAP AMEDEMMENT/ ZONING CHANGE
POST STAFF REPORT

Applicable Ordinance:

☒ Chapter 23: "The following findings have been made in accordance with section 23.7-5(b)(1), (2), & (3)"

Number Letter
 1 The Town of OSHKOSH has not responded.

<input checked="" type="checkbox"/>	Town action is advisory due to shoreland jurisdiction. (double click and choose "checked")
	Town has right of approval or denial per terms of zoning ordinance. (double click and choose "checked")

Town findings for No Response were as follows:
 Town N/A have an adopted land use plan.
 Action N/A agree with Town adopted Town plan.
 N/A

- 2** There were no objections.
 There were objections to ...
- 3** Proposed use is compatible with adjacent uses.
 Zoning Map Amendment/ Zoning Change is required as a condition of plat/CSM approval and will place development in appropriate zoning district

Number the following items if the property is within the A-1/Farmland Preservation Plan:

Such land is better suited for a use not otherwise allowed in the A-1 district.
The amendment is consistent with the county's comprehensive plan.
The amendment is substantially consistent with the county's farmland preservation plan as certified by the Wisconsin Department of Agriculture, Trade, and Consumer Protection.
The amendment will not substantially impair or limit current or future agricultural use of other protected farmland in the area.

RECOMMENDATION:

☒ **APPROVAL**
DENIAL
APPROVAL with an effective date to be upon the recording of the CSM, but in no case later than 1 months after the date of approval of the zoning map amendment by the Winnebago County Board of Supervisors