

**VILLAGE OF PARDEEVILLE
PUBLIC HEARING AND ZONING BOARD OF APPEALS
AGENDA**

**Village Hall – 114 Lake Street, Pardeeville
Wednesday, September 14th, 2022 at 5:00 p.m.**

- I. Call to Order
- II. Roll Call
- III. Agenda Approval
- IV. PUBLIC HEARING:
 - A. Open Public Hearing for Variance Request
 - 1. Variance Sections 58-345: variance of fence height located at 201 S. Main St., parcel #81 requested by Richard and Colleen Juarez.
 - 2. Describe Board Authority and Rules of Hearing: The Zoning Board of Appeals is an agent of, and acts in, the interests of the citizens of the Village of Pardeeville. It has the authority to grant permission to build or develop property in ways inconsistent with the standards set forth in the Village’s ordinances. It is in all cases, the board’s duty to preserve the zoning ordinances, without modification, to the greatest extent possible. By statute, to grant a variance, the board must find that all three of the following standards are met:
 - a. The ordinance creates an unnecessary hardship to the extent that in the absence of a variance, the owner can make no use whatsoever of the property. Neither self imposed hardships nor prospects of monetary gains or losses have any bearing on our decisions.
 - b. There exists a physical limitation unique to the property such that the difficulty is not one which affects all parcels in the Village similarly.
 - c. The interests and safety of the public will not be compromised under any circumstances.
 - B. Close Public Hearing
- V. NEW BUSINESS:
 - A. Variance request for Richard and Colleen Juarez
- VI. Adjourn

Kayla Lindert, Clerk/Treasurer
Posted: 09/12/2022

.....
The Village Hall is accessible to the handicapped. If you require additional assistance, please contact the Village Office no later than 48 hours prior to the meeting date Phone 608-429-3121. If members are present from other recognized Boards, Commissions, or Committees which may constitute a quorum, the meeting is presumed to be for the above-stated agenda/purpose. An updated agenda may be posted 24 hours before meeting time.



Village of Pardeeville

114 Lake Street
Pardeeville, WI 53954

1-608/429-3121
FAX 1-608/429-3714

BOARD OF APPEALS
(Variance requests)

APPLICATION FEE \$150.00

(If this application is denied the Village retains \$100 and refunds \$50)

APPLICANT NAME(s): Richard & Colleen Suarez

APPLICANT ADDRESS: 201 S. Main St. Pardeeville WI 53954

TELEPHONE No. _____ DATE: 8/16/2022

SITE OWNER, IF DIFFERENT FROM APPLICANT(s): NA

ADDRESS OF SITE OWNER(s): NA

TELEPHONE No. NA

CONTRACTOR, IF APPLICABLE: NA

CONTRACTOR, ADDRESS: NA

TELEPHONE No. NA INSURANCE COMPANY: NA

DESCRIPTION OF SUBJECT SITE:

Legal Description: Block 2 Wascher's Addition #8 NE

Corner LaFollette St. and Main St.

Address: 201 S. Main St. Pardeeville WI 53954

Explain the Variance or Administrative Appeal being requested: The property sits on a 'corner lot' with tremendous traffic with visual and physical access; school crossing; apartment complex (traffic at all hours); registered pedophile nearby (have young grandchildren); seasonal tourist traffic; Hwy 22 thoroughway to Hwy 33; drug activity; foot traffic sidewalks on street sides; dwelling has multiple windows front, sides, & back of property.

need development
coming in
Summer Sub -
bring more traffic

Thank You for
considering our
request.

By passers can view our property in its entirety at any time, and or walk through. A 4' fence would not block visual access & is easily jumped. We have no privacy. We are asking for a 6' fence on the LaFollette St side up to our garage entrance. Our neighbors across the street have garage entrances so it would not block or obstruct a pleasant view. At any time by passers on foot or in vehicles can view our activities especially handling a lawn mower bar a stop sign. Would like to have some privacy

Reasons why the applicant cannot comply with the ordinance requirements (variance) OR why you believe a prior administrative decision is incorrect (attach additional comments or information if necessary)

Does not satisfy or meet our personal needs as residents of Paradiseville, nor provide security to our property or person due to excessive public exposure 24/7 as a result of open corner lot

FOR VARIANCE: Draw or attach copy of site plan drawn to scale showing there a variance is being requested.

A public hearing will be held for consideration of this application and all property owners within 200 ft. will be notified of said hearing.

I, hereby, certify that the information provided is true and correct.

8/16/2022
Date

Applicant: Colleen M. Jurek

Applicant: [Signature]

Applicant: _____

Date Application Received: 08-16-22

Scheduled Hearing Date: 9/14/22

Approved by Zoning Board of Appeals : _____

Signature of Village Clerk

Sec. 58-345. - Fence standards.

- (a) Plat of survey or certified survey map required for all fences. The location of the fence shall be shown on the document.
- (b) Residential fences are permitted in residential districts but shall not in any case exceed a height of six feet, shall not exceed a height of four feet in the street yard and shall not be closer than six inches to any public right-of-way.
- (c) Security fences are permitted on the property lines in all districts except residential districts but shall not exceed ten feet in height and shall be of an open type similar to woven wire or wrought iron fencing.
- (d) Residential fences shall have a two-foot rear and side yard setback from a property line unless abutting neighbors agree and sign a sworn/notarized statement to be on file at the village office; then a fence may be placed on the property line but must not interfere with any utilities.
- (e) Security fences are permitted on the property lines in all districts except residential districts but shall not exceed ten feet in height and shall be of an open type similar to woven wire or wrought iron fencing.
- (f) *Prohibited fences.* No fence shall be constructed which is a barbed wire fence or which is of an otherwise dangerous condition, or which conducts electricity or is designed to electrically shock; provided, however, that barbed wire may be used in industrially zoned areas if the devices securing the barbed wire to the fence are ten feet above the ground or higher and project toward the fenced property and away from any public area.
- (g) *Fences to be repaired.* All fences shall be maintained and kept safe and in a state of good repair, and the finished side or decorative side of a fence shall face adjoining property.
- (h) A permit must be obtained prior to constructing or repairing any fence.

(Code 1986, § 10-1-112; Ord. of 7-6-2021(2))