

**NOTICE OF DECISION
ON
APPLICATION FOR CONDITIONAL USE**

On * an application for Conditional Use Permit was filed by * and was considered by the Waushara County Planning and Zoning Committee at a regular meeting held on INSERT DATE.

Based on the facts and evidence presented, the Committee's decision was to approve your application for Conditional Use.

The reasons for the Committee's decision were:

The requested application is **APPROVED** and will be consistent with the spirit and intent of the Zoning Code and will not be contrary to the public interest because:

1. After reviewing the application and considering all related testimony, the application, if approved with conditions, will not harm the public, or neighboring land uses.
2. The testimony in opposition has been considered, but with reasonable conditions, the legitimate issues and concerns can be addressed and the impacts on neighboring properties minimized.
3. Impacts are being minimized by mitigation.
4. Traffic is light – there are no public safety issues.
5. Traffic is slow – there are no public safety issues.
6. Visibility is good at the driveway location.
7. An approval will result in an up-graded septic system.
8. There are similar uses in the area.
9. The construction matches the lot and available area.
10. Erosion / stormwater issues can be addressed with an erosion control / stormwater management plan.

Therefore, the requested application is hereby **APPROVED** with the following conditions:

1. The development must be in substantial compliance with the site plan.
2. The first floor elevation and filling and grading shall be done in accordance with the site plan and additional information provided at the public hearing.
3. All required setbacks must be complied with.
4. All permits must be obtained, including land use, building, and sanitary, or proper connection to municipal sewer.
5. All other codes must be complied with (i.e. height, setbacks, filling and grading, vegetation, access #).
6. Adequate parking must be provided.
7. Erosion control and stormwater management plans must be in place prior to starting construction.
8. A plat of survey or Certified Survey map is required prior to the start of construction.

9. The driveway shall meet all required codes and provide good visibility and turnaround area to prevent backing onto the road.
10. A uniform property address will need to be assigned, once the permanent driveway location is established.
11. The applicant will allow agents of Waushara County access to the property to ensure compliance with the terms of this decision, Waushara County codes, and state and federal laws.

SECTION 58-166 PERMIT EXPIRATION OR CONFLICT

If within one year of the date of issuance of a conditional use permit the proposed construction or preparation of the land for the use has not commenced, said permit shall expire, except that an extension for a period of up to one year may be granted by the Zoning Committee, upon the showing of valid cause. A fee for such extension shall be charged.

GENERAL CONDITIONS

This decision may be revoked by the Committee, after notice and opportunity to be heard, for violations of any of the conditions or limitations imposed. The applicant will allow agents of Waushara County access to the property to ensure compliance with the terms of this decision, Waushara County Codes, and State and Federal laws.

SECTION 58-106 APPEALS TO BOARD AND APPEAL FEES

Appeals to the Board of Adjustments may be taken by any person aggrieved or by any officer, department, board or bureau of the municipality affected by any decision of the Zoning Administrator or other administrative officer. Such appeal shall be taken within ten calendar days of the decision by such administrative officer by filing with the officer from whom the appeal is taken and with the Board of Adjustments a notice of appeal specifying the grounds thereof. The officer from whom the appeal is taken shall forthwith transmit to the Board all the papers constituting the record upon which the action appealed from was taken. At the time of appeal, a fee in the amount specified in Section 58-191 of the Waushara County Zoning Code, shall be paid to the County.

s/Chairman, Waushara County
Planning and Zoning Committee

INSERT DATE

Copies to:

- () Office Copy
- () Applicant
- () Town Clerk
- () Town Chairman
- () ECWRPC

- () DNR (if within Shoreland or Floodplain)
- () Army Corps of Engineers (if within Shoreland or Floodplain)
- () John Lust, Building Inspector
- ()

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