

**Village of Colfax
Zoning Board of Appeals
Meeting Agenda
Monday, August 14, 2023
5:30 p.m.
Village Hall, 613 Main Street**

1. Call to order
2. Roll call
3. Public appearances
4. Open Public Hearing
 - a. Sally Kiekhafer has requested a variance of the fence type ordinance, Sec. 13-1-140 (c)(3) Accessory Uses or Structures. No woven, twisted, welded or interlaced wire fence shall be located in the Residential District, unless such fencing is ornamental in character.
5. Public Comments
6. Close Public Hearing
7. Discussion of public comments and consideration of variance request approval or denial.
8. Adjourn

Any person who has a qualifying disability as defined by the American With Disabilities Act that requires the meeting or materials at the meeting to be in an accessible location or format must contact: Lynn Niggemann, Village Administrator-Clerk-Treasurer, 613 Main Street, Colfax, WI (715) 962.3311 by 2:00 p.m. the Friday prior to the meeting so that any necessary arrangements can be made to accommodate each request.

It is possible that members of and possibly a quorum of members of the governmental bodies of the municipality may be in attendance at the above-stated meeting to gather information; no action will be taken by any governmental body at the above-stated meeting other than the governmental body specifically referred to above in this notice.

Notice of Public Hearing

Village of Colfax, Dunn County

Notice is hereby given that a public hearing of the Board of Zoning Appeals will be held on **Monday August 14th, 2023 at 5:30 p.m.** at the Village Hall, 613 Main Street, Colfax, WI for the purpose of accepting oral and written testimony on the variance request:

Hearing: Review the variance request for 101 Viking Drive to install a portion of the fence that is non-conforming black coated chain link fence.

Additional details can be viewed at Village Hall, 613 Main Street, Colfax, WI 54730 before the meeting from 8 a.m. to 4 p.m. Monday – Friday. Written comments can be mailed to the above address or emailed to clerktreasurer@villageofcolfaxwi.org. Packet can also be viewed at the Village website on and after Wednesday, August 9th, 2023, www.villageofcolfaxwi.org. Please call with any questions, 715-962-3311.

Lynn Niggemann
Administrator-Clerk-Treasurer

Village of Colfax

Box 417 - Colfax, Wisconsin 54730 – Phone 715-962-3311
Fax 715-962-2221

Jeff Prince, President
Lynn Niggemann, Administrator-Clerk-Treasurer

DATE: July 31, 2023

RE: Request for Variance from Zoning Code

Per Village ordinance we are required to notify you when a property owner within 100 feet of your property has requested a Zoning Hearing. Below is the explanation and hearing notice required and published August 2nd & August 9th, 2023 in the Colfax Messenger. If you have any questions about the hearing, please contact our office, 715-962-3311.

PUBLIC HEARING REQUEST FOR VARIANCE

Please take notice that the Village of Colfax Zoning Board of Appeals will hold a public hearing on August 14th, 2023 at 5:30 p.m. at the Village Hall, 613 Main St., Colfax, WI to consider a change in zoning for the following properties.

PROPERTY OWNER: Sally Kiekhafer
ADDRESS: 101 Viking Drive, Colfax, WI

Variance request is to use non-conforming material to complete a portion of a privacy fence.

Interested persons may attend the public hearing or written statements may be filed with the Village Clerk, P.O. Box 417, 613 Main, Colfax, WI 54730 or via email, clerktreasurer@villageofcolfaxwi.org until 12:00 pm Monday, August 14th, 2023.

Lynn Niggemann
Village Administrator-Clerk-Treasurer

Village of Colfax

Box 417 - Colfax, Wisconsin 54730 - Phone 715-962-3311

Jeff Prince, President
Lynn M. Niggemann, Administrator-Clerk-Treasurer

APPLICATION FOR VARIANCE FROM THE ZONING CODE

Date: 6/20/2023
Name: Sally Kiekhäfer
Address: 101 Viking Dr Colfax
Phone: 715-962-2097

PROPERTY OWNER IF DIFFERENT THAN ABOVE:

Location of property for which you are requesting a variance (attach Map):

101 Viking Dr.

EXACT LEGAL DESCRIPTION OF PROPERTY:

Viking Add. L1 Bk 2

Viking Plat 09-29N-11W SE SW

CURRENT ZONING: R-1 Single-Family Residential

PROPOSED VARIANCE: Fence - Chain link (Black coated)

PROPOSED USE OF PROPERTY (ATTACH SITE PLAN):

Privacy Fence


NONREFUNDABLE FEE: \$25.00 + PUBLICATION FEE \$35 = \$60

RECEIPT # 4251

TO VILLAGE BOARD: _____

TO ZONING BOARD OF APPEALS: _____

PUBLICATION DATES: _____


Applicant's Signature

Parcel #: 1711122911093400051

Valid as of 06/28/2023 09:31 AM

Alt. Parcel #: 111105506000

VILLAGE OF COLFAX
DUNN COUNTY, WISCONSIN

Owner and Mailing Address: SALLY A KIEKHAFER 101 VIKING DR COLFAX WI 54730		Co-Owner(s):	
Districts:		Physical Property Address(es): * 101 VIKING DR	
Dist#	Description	Parcel History:	
0100	CHIPPEWA VALLEY TECH	Date	Doc #
1176	SCH D COLFAX	04/16/2021	650975
		10/17/2017	625135
		10/17/2017	625137
		12/25/2000	467/47
			Type
			10
			HT-110
			PRD
			MISC
			more...
Abbreviated Description: VIKING ADD. L. 1 BLK.2		Acres: 0.000	

Plat	Tract (S-T-R 40% 160% GL)	Block/Condo Bldg
* 0202-VIKING ADDITION TO THE VILLAGE OF COLFAX	09-29N-11W SE SW	2 LOT 1

2023 Valuations:		Values Last Changed on 10/06/2021		
Class and Description	Acres	Land	Improvement	Total
G1-RESIDENTIAL	0.000	16,000.00	186,900.00	202,900.00
Totals for 2023				
General Property	0.000	16,000.00	186,900.00	202,900.00
Woodland	0.000	0.00	0.00	0.00
Totals for 2022				
General Property	0.000	16,000.00	186,900.00	202,900.00
Woodland	0.000	0.00	0.00	0.00

2023 Taxes
Taxes have not yet been calculated.

Key * - Primary

0.17

DISCLAIMER: This map is not guaranteed to be accurate, correct, current, or complete and the contributors drawn are the responsibility of the user.



RIVERVIEW WAY

1711122911093300007

1711122911093400012

1711122911093400051

101

1711122911093

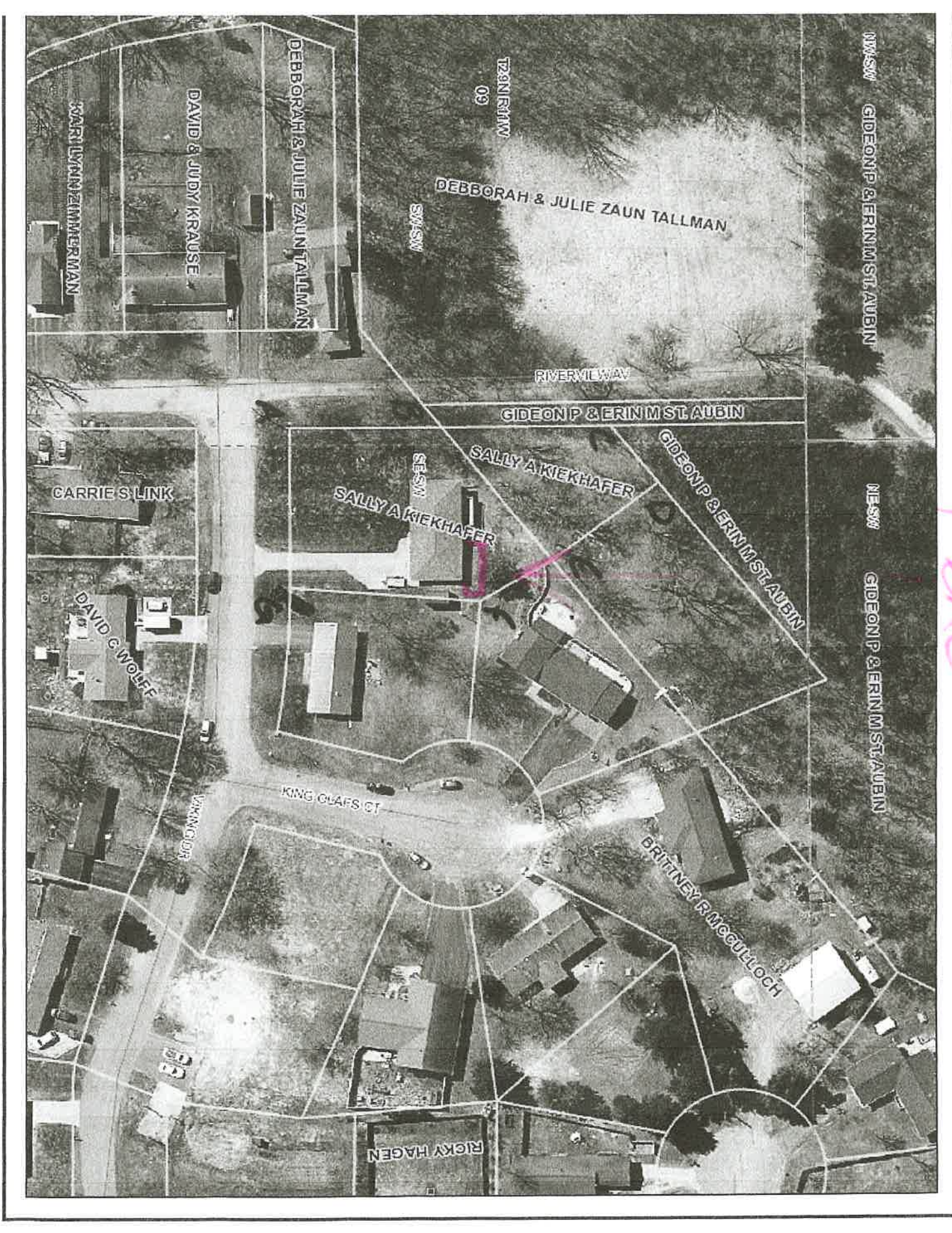
1711122911093400052

100

1711122911093400053

99

KING OLAFS CT

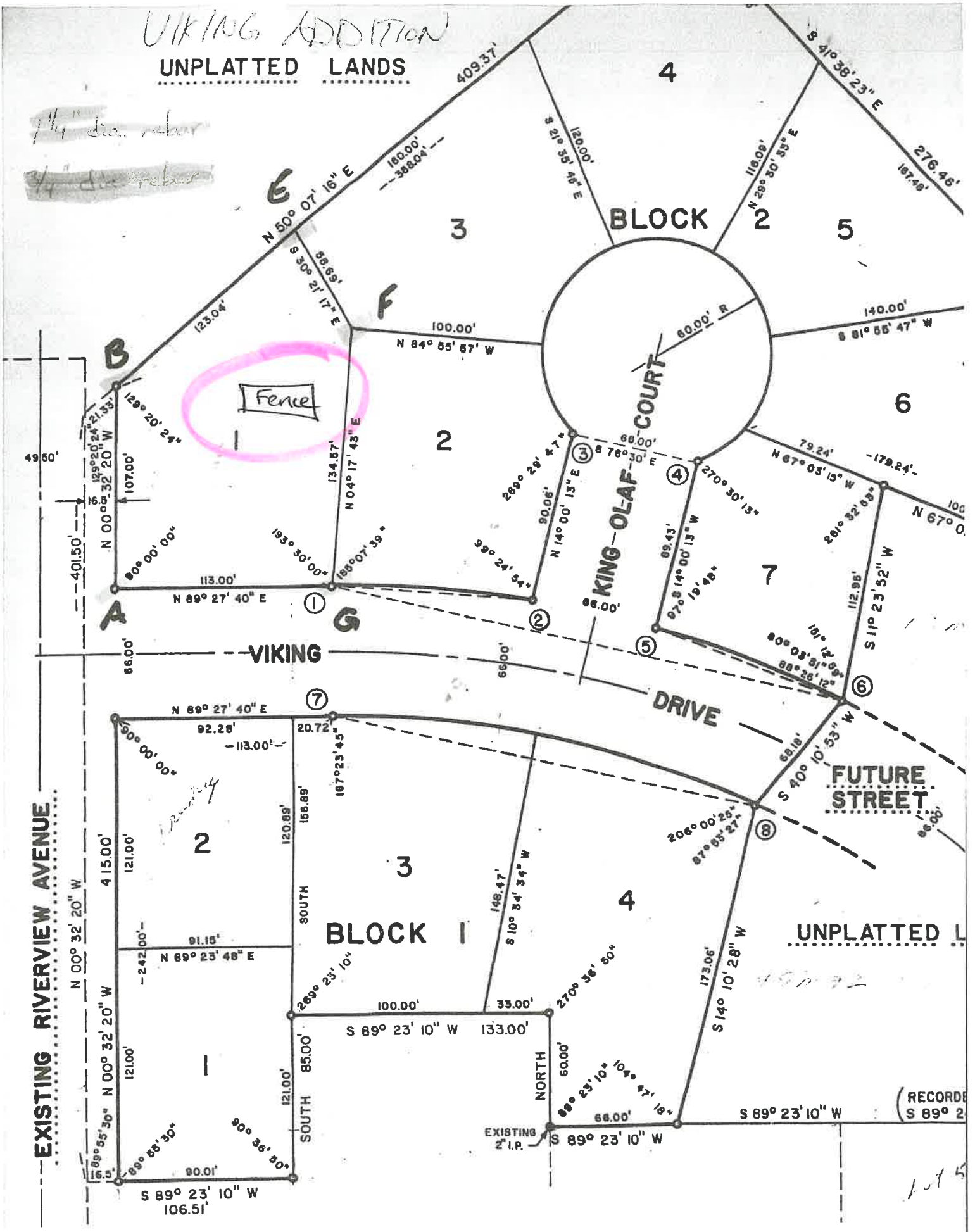


Fence

VIKING ADDITION

UNPLATTED LANDS

7/4" dia. meter
7/4" dia. meter



EXISTING RIVERVIEW AVENUE

VIKING DRIVE

DRIVE

FUTURE STREET

BLOCK I

(RECORDED S 89° 23' 10\"/>

1st 4

Residential Application for Remodel and Additions

Date _____

Owner: Sally Kiekhafer

Project Address: 101 Viking Dr.

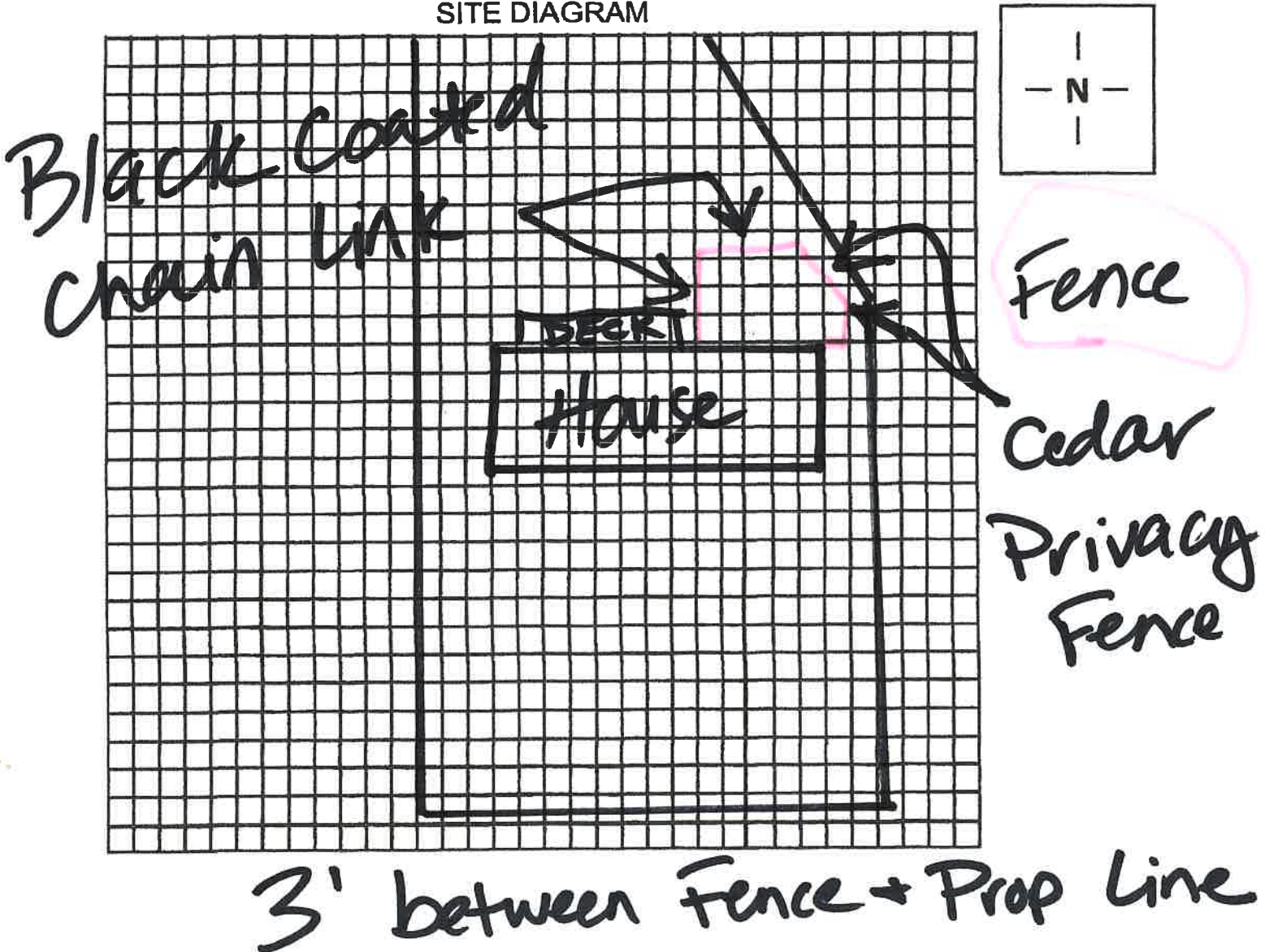
Township or Village: Colfax Approximate Cost: _____

Description of Project: E+NE Side will be cedar Privacy fence. N³W will be

General Contractor: _____ Telephone: black coated chain link.

Mailing Address: 101 Viking Dr.

SITE DIAGRAM



101 Viking Dr

Sally Kiekhafer

Joe & Amy Gonzalez

Lee & Kathleen Bjurquist

Carrie Link

David & Judy Krause

Deb Tallman & Julie Zaun

Gideon & Erin Aubin

101 Viking Dr

103 Viking Dr.

201 King Olaf Ct

812 Riverview Ave

815 Riverview Ave

817 Riverview Ave

1000 Riverview Ave

E6144 530th Colfax, WI 54730