

TOWN
Of
ST. CROIX FALLS

Polk County, Wisconsin

Resolution 19-28

**A RESOLUTION GRANTING A SPECIAL EXCEPTION
TO DIRKS HEATING AND COOLING, INC FOR A PROFESSIONAL OFFICE
IN THE COMMERCIAL DISTRICT**

WHEREAS Paul Grundhauser, Dirks Heating and Cooling, Inc. filed an application with the Town of St. Croix Falls Zoning Office for a professional office at 1964 US Highway 8, located in the NE ¼ of NW ¼ of Section 35, T34N, R18W, and identified as Tax Parcel No. 044-00977-0000, and

WHEREAS Chapter III, Section C, 3. Commercial District, c. (2) changes of use in non-conforming structures or property requires a Special Exception; and

WHEREAS the Plan Commission did conduct a public hearing on the matter and did recommend approval on July 10, 2019, for the special exception with conditions for a professional office in the NE ¼ of NW ¼ of Section 35.

THEREFORE BE IT RESOLVED that the Town Board of the Town of St. Croix Falls, Polk County, Wisconsin, does hereby concur with the Town Plan Commission to grant a special exception to Dirks Heating and Cooling, Inc. for a professional office at 1964 US Highway 8, located in the NE ¼ of NW ¼ of Section 35 and identified as tax parcel #044-00977-0000 subject to the following conditions:

1. The special exception shall terminate upon the sale or transfer of ownership of either the parcel of land or the business itself;
2. Any formal complaint lodged against the use in the first year of operation will lead to an automatic review of the Special Exception and/or conditions by the Plan Commission and Town Board at the next possible meeting. This review could lead to alterations to the special exception or revocation; and
3. The Business will obey all laws and maintain all proper licenses and permits.

BE IT FURTHER RESOLVED that this special exception is conditioned on the applicants obtaining the necessary and required permits, if any, from Polk County and various agencies of the State of Wisconsin; and

BE IT FURTHER RESOLVED that this special exception must be exercised by application for the necessary permits within twelve (12) months of the date of this Resolution.

Dated this 17th day of July 2019

/s/Frank Behning, Chairperson

Attest: /s/Janet Krueger, Town Clerk

Approved by:

x Roll Call Vote:
3_Yeas; _0__Nays; _1_Abstain; 1 Absent