

TOWN
Of
ST. CROIX FALLS

Polk County, Wisconsin

Resolution 22-19

**A RESOLUTION GRANTING A SPECIAL EXCEPTION
TO MICHAEL MAYBURY FOR TRANSIENT LODGING
IN THE RESIDENTIAL DISTRICT**

WHEREAS Wendy Maybury, agent, for Michael Maybury has filed an application with the Town of St. Croix Falls Zoning Office for transient lodging at 1851 US Highway 8, located in the SW ¼ of SE ¼ of Section 25, T34N, R18W, and identified as Tax Parcel Nos. #044-00686-0000 & #044-01091-0000; and

WHEREAS Chapter III, Section C, 1. Residential District, g. (3) transient lodging requires a Special Exception; and

WHEREAS per Chapter I, Section I, 3, (b) the Plan Commission did conduct a public hearing on the matter and did recommend approval on June 8, 2022, for the special exception with conditions for transient lodging at 1851 US Highway 8 in the SW ¼ of SE ¼ of Section 25.

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 Michael Maybury for transient lodging at 1851 US Highway 8, located in the SW ¼ of SE ¼ of Section 25 and identified as tax parcel numbers #044-00686-0000 and #044-01091-0000 subject to the following conditions:

1. Up to eight people allowed from 11:00 pm to 7:00 am with a maximum of twelve occupants are allowed from 7:00 am to 11:00 pm regardless of the number of bedrooms;
2. Maximum rental of up to 24 weeks or 174 days per calendar year;
3. Accessory building must not have sleeping accommodations;
4. No RVs or campers allowed for overnight stay;
5. All parking to be on an impervious surface and must be contained on the property;
6. Applicant must obtain all proper licensing;
7. All fires and embers are to be extinguished by 11:00 pm, with no unattended fires;
8. Applicant must have 24 hour contact number available to the public;
9. Property must remain free from citation and charges for nuisance, disorderly conduct, or any other illegal activity;
10. Quiet hours shall be imposed from 11:00 pm to 7:00 am;
11. Applicant and renters must comply with all applicable laws and regulations:
 - a. Department of natural resources lake regulations to be included in rental information,
 - b. Lake association rules to be included in rental information, and
 - c. Owner is responsible to state and local jurisdictions for compliance with firework regulations.
12. All pets must be contained on the rental property unless they are on public property;
13. Property lines must be surveyed with boundaries clearly staked by a professional land surveyor;
14. All conditions that apply to renters shall be included in rental information;
15. Existing septic system to be inspected and approved;
16. Local uniform building inspector shall be hired by the applicant to determine the number of legal bedrooms in the dwelling;
17. Combine the existing two parcels into one parcel, if possible;

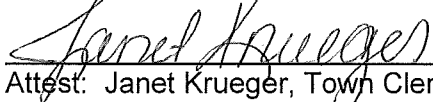
18. The special exception shall terminate upon the sale or transfer of ownership of either the parcel of land or the business itself;
19. Any formal complaint lodged against the use in the first year of operation will lead to an automatic review of the special exception by the plan commission and/or town board at the next possible meeting;
20. The business will obey all laws and maintain all proper licenses and permits; and
21. All conditions relating to rental property in Chapter I, Section I of the zoning ordinance shall apply.

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 15th day of June 2022


Michael Dorsey, Chairperson


Attest: Janet Krueger, Town Clerk

Approved by:

4 Yeas; 1 Nays; 0 ^x Roll Call Vote; Absent