

Village of Balsam Lake

PO Box 506 404 Main Street Balsam Lake WI 54810

Phone 715-485-3424

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Zoning Board of Appeals

Chairperson: Zach Johnston

410 Hilltop Avenue, Tel: 715-557-0920

Member: Scott Divine

319 Hilltop Avenue, Tel: 715-553-0942

Member: Darryl Ince

407 First Avenue West, Tel: 715-790-8102

Member: Robert Peterson

111 Vadnais Lane, Tel: 715-485-3064

Member: VACANT

Please be advised that the Zoning Board of Appeals will meet at the Village Hall, 404 Main Street, on Tuesday, October 13th, 2026, starting at 6:00 p.m. to consider the following variance applications:

Agenda:

1. Called to order.
2. Roll Call.
3. Public Comment.
4. To consider and possibly act to approve the October 13th Zoning Board of Appeals Agenda.
5. To consider and possibly act to approve the February 26th Zoning Board of Appeals meeting minutes.
6. Open Public Hearing for Variance Request #166: Brullo Family Revocable Trust (Robert Brullo), 704 Pearson Road, Lot 41, Park Addition, Balsam Lake: Request for a setback exception, 300-7, Waterfront Development, H. (2)(b)[2]. The request for a variance is to allow an addition and second-story expansion to an existing single-family dwelling that exceeds the maximum footprint and height standards for preexisting dwellings located 40 to 75 feet from the ordinary high-water mark.
7. Staff Report.
8. Close Public Hearing.
9. Deliberations.
10. Zoning Board of Appeals decision.

11. Open Public Hearing for Variance Request #165: Mary Miller Kelly Revocable Trust Agreement, 903 Park Drive, Lot 55 and part of Lot 53, Park Addition, Balsam Lake: Request for a waterside setback exception, 300-7, Waterfront Development. The request for a variance is to demolish an existing single-family dwelling and construct a new single-family dwelling of approximately 1,620 square feet, including an attached garage, within the required 75-foot waterside setback from the ordinary high-water mark.
12. Staff Report.
13. Close Public Hearing.
14. Deliberations.
15. Zoning Board of Appeals decision.
16. Open Public Hearing for Variance Request #167: Thomas Manthey and Nancy Granner, 124 Vadnais Lane, Lot 14, Oak Hills Estates, Balsam Lake: Request for a side-yard setback exception, 300-6, Rural Development. The request for a variance is to allow an existing detached accessory structure to remain at a side-yard setback of approximately 5.5 feet where 10 feet is required.
17. Staff Report.
18. Close Public Hearing.
19. Deliberations.
20. Zoning Board of Appeals decision.
21. Adjourn.

"Site and building plans will be presented at the meeting and/or can be viewed at Village Hall. You are invited to attend and will have the opportunity to speak during each public hearing."

Amy Wilson, Village Clerk-Treasurer

"Notice is hereby given to the public and the news media pursuant to Wisconsin Statute that a Village Zoning Board of Appeals meeting of the Village of Balsam Lake, Polk County, Wisconsin, will be held as indicated above for the purpose of transacting such business as indicated on the above agenda. Discussion and possible action could be taken on the above agenda items."

"Anyone requiring special accommodations please call the Village Hall at 715-485-3424 prior to the meeting."

Posted at Municipal Building, www.balsamlakevillage.com and published, September 30, 2026