

**CITY OF DELAFIELD BOARD OF ZONING APPEALS MINUTES**

- 1. CALL MEETING TO ORDER

Chairperson H. Bills called the meeting to order at 7:31 p.m.

- 2. ROLL CALL

Present

Absent

Henry Bills  
Thomas Hoffmann  
Al Johnson  
Keith Strege  
Gerald MacDougall

Gerry Maier

- 3. APPROVE MINUTES OF NOVEMBER 10TH, 2005 MEETING.

**T. HOFFMANN MOTIONED TO APPROVE THE MINUTES OF THE NOVEMBER 10<sup>TH</sup>, 2005 MEETING AS APPROVED. K. STREGE SECONDED THE MOTION. THERE WAS NO FURTHER DISCUSSION. ALL WERE IN FAVOR. MOTION CARRIED.**

- 4. NEW BUSINESS

CASE 720 – APPEAL OF TODD RICHARDSON & KERRI KORTH (OWNERS) AND DENNY DIERMEIER (AGENT) FOR A PROPOSED REMODELING AND NEW PORCH CANOPY AT 1307 E. DEVONSHIRE RD (0797.974)

It was noted that the fee was paid, the proper neighbors were notified, and the notice was properly posted in the paper. A letter from building inspector dated November 29, 2005 to Todd Richardson was read. The building permit was denied due to the front street setback. A letter from Kettle Moraine Homes, LLC dated December 20, 2005 was read. The home was built prior to the new zoning regulations. A letter from neighbor Rick May of 1303 E. Devonshire Rd. was distributed at the meeting stating that he was in favor of the project.

D. Diermeier representing T. Richardson and K. Korth, was present at the meeting and described the project. The open canopy would protect the front entry and enhance the appearance of the home. H. Bills stated that the 6’x8’ front entryway was the main issue.

**A. JOHNSON MOVED TO GRANT THE VARIANCE AS STATED. T. HOFFMAN SECONDED THE MOTION. THERE WAS NO FURTHER DISCUSSION. ALL WERE IN FAVOR. MOTION CARRIED.**

CASE 721 – APPEAL OF ELY FARETTA (OWNER) AND DAVE FARETTA (AGENT) FOR A PROPOSED REMODELING AND NEW DECK AT 1505 THIRD ST. (0797.070)

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It was noted that the fee was paid, the proper neighbors were notified, and the notice was properly posted in the paper. The letter from the building inspector dated December 12, 2005 was read. The building permit was denied due to the front setback, side yard setback, and that the bay windows, re-roofing and new deck fell under expansion of a nonconforming structure.

The letter from Ely Faretta was read detailing structural problems of the home. No other letters were included in the packet. No neighbors were present.

Ely Faretta and Dave Faretta were present at the meeting. Bay windows are planned along with a 10x12 foot deck. The deck would not increase the nonconformity. They would like to change the pitch of the roof. The bay windows would be approximately 24"x58". The foundation of the property would not change. From the inside, the bay windows would make it look larger and would improve the appearance of the home from the outside.

**T. HOFFMANN MOTIONED TO GRANT THE REQUEST OF THE BAY WINDOWS OF APPROXIMATELY 24" X 58", THE NEW ROOFING AND THE NEW DECK TO THE EXISTING PROPERTY. G. MC DOUGALL SECONDED THE MOTION. IT WAS CLARIFIED THAT A VARIANCE WAS NOT NEEDED FOR THE PATIO DOOR. ALL WERE IN FAVOR. MOTION CARRIED.**

5. CORRESPONDENCE

None.

6. ADJOURN

**K. STREGE MOTIONED TO ADJOURN FROM THE MEETING. A. JOHNSON SECONDED THE MOTION. THERE WAS NO FURTHER DISCUSSION. ALL WERE IN FAVOR. MOTION CARRIED. THE MEETING ADJOURNED AT 8:11 P.M.**

Minutes Prepared By:

Accurate Business Communications LLC