

CITY OF DELAFIELD BOARD OF ZONING MINUTES

- 1. CALL MEETING TO ORDER

H. Bills called the meeting to order at 7:30 p.m.

- 2. ROLL CALL

Present

Absent

Henry Bills
Thomas Hoffmann
Al Johnson
Rick Lieblang
Gerry Maier
Gerald MacDougall

- 3. APPROVE MINUTES OF OCTOBER 26TH, 2006 MEETING.

R. LIEBLANG MOTIONED TO APPROVE THE MINUTES FROM THE OCTOBER 26, 2006 MEETING. A. JOHNSON SECONDED THE MOTION. THERE WAS NO FURTHER DISCUSSION. ALL WERE IN FAVOR. MOTION CARRIED.

- 4. NEW BUSINESS

CASE 731 – APPEAL OF CHESTER KUNKEL (OWNER) AND MARK BEITZINGER (AGENT) FOR A PROPOSED GARAGE ADDITION AT 144 HILLY OAK DR. (795.025) IN VIOLATION OF MINIMUM INTERIOR SIDE YARD REQUIREMENTS.

It was stated that the fees have been paid, the neighbors were notified and the notice was properly posted in the paper.

A letter from the Building Inspector, Tom Maney, dated November 9, 2006 was read. The building permit was denied because the minimum interior side yard required is 20 feet and the proposed garage was 16.3 feet.

A letter from Mark Beitzinger, Agent, to the Board of Zoning Appeals dated November 14, 2006 was read. It was stated that the proposed location at the side of the existing garage is the only possible location to add the garage and still have a safe entry to the house. A map was included showing the location. It was noted that only the corner that has a 16.3 feet interior side yard setback but by the back of the garage it would be at least 18 feet or more.

Mark Beitzinger, Agent – He explained that the lot drops off 20 feet by the back of the house and has a steep incline. The side area is the only area that they can add the garage on. They need a separate garage in order to accommodate the handicapped ramps inside the present garage. There is a safety issue and this is the best solution for the owners. He stated that the back of the garage would be close to 20 feet, but a little shy. One pine tree may have to be removed.

CITY OF DELAFIELD BOARD OF ZONING MINUTES

Jeff Rogala, 130-132 Hilly Oak – He asked to see the plans. He did not have any objection.

Michele Cler, 22 Johns Street – Also asked to see the plans. She did not have any objection.

Discussion took place as to whether the shed would remain. It was stated that the shed was not permanent and was not on a foundation. The entrance to the garage would be facing Hilly Oak.

R. LIEBLANG MOTIONED TO APPROVE THE VARIANCE, BUT THAT THE SHED CANNOT BE ANY CLOSER TO THE LOT LINE THAN WHAT IT PRESENTLY IS. G. MAIER SECONDED THE MOTION. THERE WAS NO FURTHER DISCUSSION. ALL WERE IN FAVOR. MOTION CARRIED.

5. CORRESPONDENCE

None.

6. ADJOURN

T. HOFFMANN MOTIONED TO ADJOURN FROM THE MEETING. G. MAC DOUGALL SECONDED THE MOTION. THERE WAS NO FURTHER DISCUSSION. ALL WERE IN FAVOR. MOTION CARRIED. THE MEETING ADJOURNED AT 7:42 P.M.

Minutes Prepared By:

Accurate Business Communications, LLC