

WINNEBAGO COUNTY BOARD OF ADJUSTMENT

Tuesday, November 16, 2010 - 5:30 p.m.

Lounge Room, Courthouse, Oshkosh, Wisconsin

PUBLIC HEARING

Present: Board Members: Arden Schroeder, Chairman; Mary Mathwig; Carla Koller; Tom Verstegen; and Dan Mingus. Also present: Eric Rasmussen, zoning department; and Karen Frederick, court reporter.

Meeting was called to order at 5:30 p.m. Committee members and staff introduced them-selves. Chairman Schroeder explained the hearing process and E. Rasmussen read the appeal process. It was announced that the Deliberative Session would be on Tuesday, December 2, 2010, at 7:30 a.m.

D. Mingus read the legal description and the requested variances:

1. Michael Ertl, Town of Wolf River – Parcel No. 032-0545-05

Applicant appeared and is requesting a variance to Section 17.04(3)(b)(1)&(4) "Yards," zoning ordinance, to be allowed to build a single-family dwelling with substandard street and shore yard setbacks.

Jim Redemann was sworn in as applicant and representative of the property owner. He explained that the property owners would like to build a new home on the property. A variance would be required due to the small size of the lot.

The committee discussed the exact setbacks requested, the proposed house size, and the wet boathouse.

Mr. Redemann explained that the property owner would like to keep the boat slip into the wet boathouse.

2. Michael Schumann, Town of Menasha – Parcel No. 008-0930

Applicant is requesting a variance to Section 17.30 (3)(b)(3)(d) "Yards", zoning ordinance, to be allowed to build an addition to a single-family dwelling with a substandard side yard setback and which will result in total side yard setbacks being less than 26% of the lot width.

Michael Schumann, applicant, appeared. He explained they would like to replace an existing garage with a second story addition above the attached garage. The current garage is only 9' wide and is very difficult to use as a garage. The addition would only require a variance to the side yard setback. The street and shore yard setbacks are allowed by setback averaging.

Staff reported that the neighbor to the east was granted a variance for 5' side yard setbacks.

George Dearborn appeared representing the Town of Menasha. The Town has not taken action on this item due to scheduling conflicts. The Town of Menasha staff has

recommended approval. They feel the current garage is not usable as a garage due to the small width. The town will forward their resolution to the county prior to the deliberative.

Zoning Officer read into record a letter from Richard Kline, 1629 Brighton Beach, in support of the variance.

There being no other business, this meeting was adjourned at 5:45 p.m.

Respectfully submitted,

Eric Rasmussen

Recording Secretary for the Board of Adjustment