

BOARD OF ZONING APPEAL
August 27, 2024

The Board of Zoning Appeal met on the above date in the Council Chambers of City Hall. The following members were present: Brian Zirbes, Jim Freres, Steve Jones, Aari Roberts. Tom Johnson joined via Zoom. Also in attendance were Zack Goodrow of the Watertown Daily Times, Mike Martin, and Terry Polinsky.

1. Call to Order

Chairperson Jim Freres called the meeting to order.

2. Review and take action: Zoning Board of Appeals Minutes dated June 14, 2022

Discussion: None.

Decision: Motion was made and seconded to approve the June 14, 2022 minutes as submitted. Unanimously approved.

3. Conduct public hearing: 553 Milford Street-555 Milford Street – variance request for a 60.03 foot wide lot under Section §550-24F(2)(b)

The public hearing for Case #1-24 was called to order by Chairperson Jim Freres.

The following spoke during the public hearing:

Terry Polinsky: Was concerned about where the driveway may be.

There being no further comments, the public hearing was closed.

4. Review and take action: 553 Milford Street-555 Milford Street – variance request for a 60.03 foot wide lot under Section §550-24F(2)(b)

Mike Martin was present to describe the request. The proposal is to create two separate lots for the two existing homes at this location. Lot 1 will create a 60.03' wide lot, below the 75' lot width requirement, due to the existing placement of the homes. Lot 2 will create a lot that exceeds the 75' lot width requirement.

Discussion: The homes were originally part of the Bethesda Lutheran Homes Campus which built the homes in their current locations. The existing lot and homes were sold to a private entity with two homes on one lot. The owner of the property to the north is not interested in selling any of their property to allow for a 75' wide lot width for Lot 1. There is a driveway in the back that was partially relocated for the fire station project. The City has not yet provided an easement for the driveway to any of the properties.

Decision: Motion was made and seconded to approve the variance to create a non-conforming lot for Lot 1 with a width of 60.03'. Motion carried.

5. Adjournment

With no further items to discuss motion was made and seconded to adjourn the meeting. Unanimously approved.

Respectfully Submitted,
Brian Zirbes
Zoning Administrator