



A G E N D A
CITY OF WAUPUN ZONING BOARD OF APPEALS
Waupun City Hall – 201 E. Main Street, Waupun WI
Monday, April 05, 2021 at 4:30 PM

VIDEO CONFERENCE AND TELECONFERENCE

The Waupun Zoning Board of Appeals will meet virtually at 4:30 pm on April 5, 2021, via Zoom. The public may access the conference meeting online or by phone. Instructions to join the meeting are provided below:

To Join Zoom Meeting:

<https://us02web.zoom.us/j/82892959783?pwd=OGFDK2QraFlsWnBZMU4rWDJUd1YrZz09>

Meeting ID: 828 9295 9783

Passcode: 455426

By Phone: +1 312 626 6799 US (Chicago)

CALL TO ORDER

ROLL CALL

PERSONS WISHING TO ADDRESS THE ZONING BOARD OF APPEAL--State name, address, and subject of comments. (2 Minutes)

No Public Participation after this point.

FUTURE MEETINGS AND GATHERING INVOLVING THE ZONING BOARD OF APPEAL

CONSIDERATION - ACTION

1. Approve Minutes of the January 4, 2021 meeting.
2. Variance Request – Kurt DeBoer at 824 Sunset Ave. to construct at 17 x 22 garage addition.

ADJOURNMENT

Upon reasonable notice, efforts will be made to accommodate disabled individuals through appropriate aids and services. For additional information, contact the City Clerk at 920-324-7915.



MINUTES
CITY OF WAUPUN ZONING BOARD OF APPEALS
Waupun City Hall – 201 E. Main Street, Waupun WI
Monday, January 4, 2021 at 4:30 PM

CALL TO ORDER

Kathy Schlieve, Administrator called the Virtual Zoning Board of Appeals meeting at 4:45 p.m. via Zoom.

ROLL CALL

Members present: Mark Nickel, Patricia Beyer, Pete Kaczmarski, and Derek Minnema

Absent: Chairman Frank Mesa and Dylan Weber

Also in attendance were Susan Leahy, Zoning Administrator, Kathy Schlieve, Administrator, and Kevin Winter

PERSONS WISHING TO ADDRESS THE ZONING BOARD OF APPEAL--*State name, address, and subject of comments. (2 Minutes)*

No persons appeared.

CONSIDERATION - ACTION

1. Motion by Nickel, second by Minnema to appoint Kaczmarski as acting chairman.
2. Approve minutes of the October 5, 2020 meeting. Motion by Nickel, second by Beyer to approve the October 5, 2020 Zoning Board of Appeals meeting minutes. Motion carried unanimously.
3. Public Hearing – Kaczmarski read request to Discuss/Approve Variance request of Kevin Winter at 608 Cochrane Street to move the existing garage to the rear of the property and construct a new 18x24 garage with 12” overhang. The wall will be 22” off the property line.
 - Winter stated he would like to move the existing garage to the rear of the property and construct an 18x24 detached garage with a 12” overhang. The new garage would be moved to 22” off the property line. He stated his wife has limited vision clearance and if the garage were at the 3-foot requirement, she may hit the house backing out of the garage.
 - Leahy addressed the board stating the property is a narrow lot only 43’ wide. The existing garage would be moved to the rear of the property following the 3’ setback requirements from the overhangs. A new garage, 18’x24’ would be constructed in line with the current driveway. She stated that if gutters and downspouts are included that the stormwater be directed away from adjacent property.
 - Nickel stated the existing garage is currently about 15” off the property line. The new garage would be moved over which would increase the current setback.
 - Winter stated that this is correct.
 - Minnema asked what the current overhang is now.
 - Winter stated 12”-14”.
 - Beyer stated that this would be an improvement
 - Leahy stated that if approved, she is requesting that the wall along the property line have 5/8” fire rock added.
 - Kaczmarski asked if there were any other questions.
 - Kaczmarski closed the hearing.
 - Nickel made a motion to approve the variance as written including the gutters and downspouts so stormwater is directed from adjacent property and the addition of 5/8” fire rock to the wall adjacent to the property line. Beyer seconded motion.
 - 4 Ayes, 0 Nays. Motion carried unanimously.

ADJOURNMENT

Motion by Beyer, seconded by Nickel to adjourn the meeting. Motion carried, meeting adjourned at 4:56 pm.

Upon reasonable notice, efforts will be made to accommodate disabled individuals through appropriate aids and services. For additional information, contact the City Clerk at 920-324-7915.

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN, that at a meeting of the Zoning Board of Appeals of the City of Waupun, will be held on Monday, April 5, 2021 at 4:30 pm to consider the application for a Variance Request of:

1. Kurt DeBoer at 824 Sunset Ave. to construct at 17 x 22 garage addition within the front yard with an 8' front yard setback. Municipal Code Section 16.03(a)(c)(ii) states "have a front yard setback of 25 feet, rear yard setback of 25 feet, and a side yard setback of 6 feet."

The meeting will be conducted via zoom.

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Dated this: March 12, 2021

Susan Leahy
Zoning Administrator
City of Waupun

(PUBLISH, **March 29, 2021**)

Fee: \$150.00 Paid: \$150.00 Date: March 8, 2021



CITY OF WAUPUN
201 E. Main Street
WAUPUN, WISCONSIN 53963

VARIANCE APPLICATION

From: KURT E DE BOER, Parcel No. 292-1315-0614-044
(business name or individual)

Property Description and address:
824 Sunset Avenue

Variance Requested:

Construct a 17x22 Garage addition within the Front yard with an 8' front yard setback

Zoning Ordinance Section Involved:

Section 16.03 (a) (c) (ii) Have a front yard setback of 25, feet, a rear yard setback of 25 feet, and a side yard setback of 6 feet

Date presented to Zoning Board of Appeals:

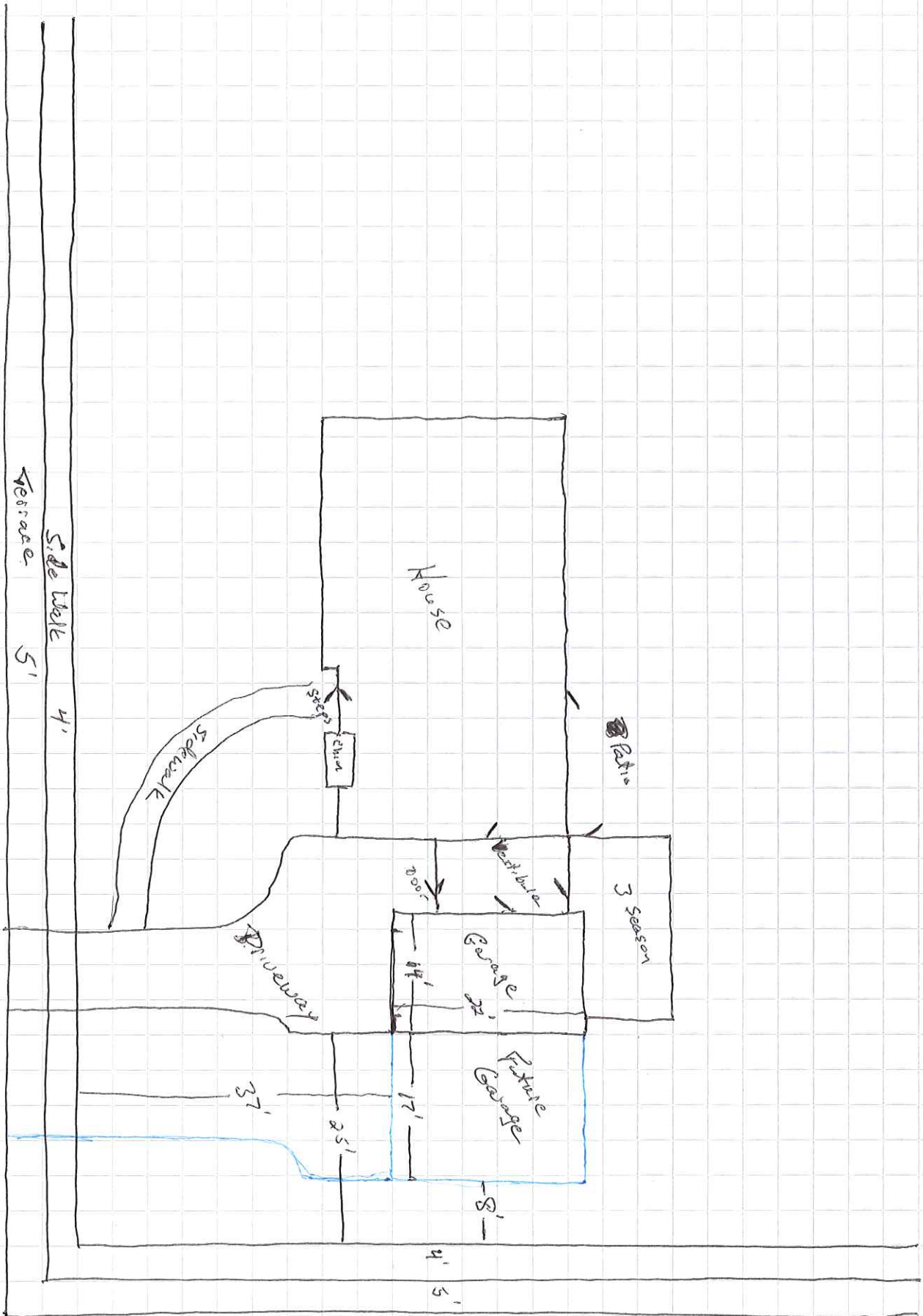
VARIANCE: ☐ Granted ☐ Denied

Comments:

Signature of Applicant (s): Kurt DeBoer

email: Kurt DeBoer@hotmail.com

Fig 5



Sunset Ave

Verona Side Walk 4' 5'



kurtdeboer@hotmail.com

From: Hailey Engle <haileyengle8278@gmail.com>
Sent: Sunday, March 7, 2021 9:29 AM
To: kurtdeboer@hotmail.com



