

CITY OF ANTIGO
ZONING BOARD OF APPEALS
MINUTES OF MEETING HELD
JULY 09, 2019

Zoning Board of Appeals of the City of Antigo met in Regular Meeting on the above date at 5:30 PM in the Multi-Purpose Room, City Hall, Member John Warner presiding.

Attendee Name	Title	Status	Arrived
Toni Schneider	Member	Present	
Todd Langseth	Chairperson	Absent	
John Warner	Member	Present	
Helen Wanca	Member	Present	
Bruce Kommers	Member	Absent	

Others in attendance: Jeanne Volkman, Larry Cahak Sr, Sharon Meyer, Roger Musolff, Building Inspector/Zoning Administrator; and Jaime Horswill, Lead Office Assistant.

Public Hearings

1. Public Hearing for Variance Application at 432 Deeglise Street to Allow a Fence at the Property Line

Jeanne Volkman and Sharon Meyer were present with no objections and after complying with statutory procedures, John Warner closed the public hearing at 5:37 pm.

RESULT: PLACED ON FILE-NO VOTE
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2. Public Hearing for Variance Application at 641 Sunset Drive to Allow More Than One Accessory Structure

There was no one wishing to address the committee and after complying with statutory procedures, John Warner closed the public hearing at 5:38 pm.

RESULT: PLACED ON FILE-NO VOTE
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3. Public Hearing for Variance Application at 1207 Tenth Avenue to Allow More Than One Detached Accessory Building

Mr. Musolff noted that Mr. Markowski stopped in his office and advised that he does not think the shelter will be 10' x 18' as initially thought.

Larry Cahak noted that the property is kept nice and does not have any objections.

After complying with statutory procedures, John Warner closed the public hearing at 5:40 pm.

RESULT: PLACED ON FILE-NO VOTE
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Discussion and Action May Occur on Any of the Following Agenda Items:

1. Variance Application to Allow a Fence at the Property Line at 432 Deeglise Street (Parcel # 201-1539)

Franklin Bernhagen provided an Application for Variance to allow fence at property line at 432 Deeglise Street. They advised if a fence was constructed at least two feet off the property line it would be obstructed by two large hardwood trees. If the fence was not constructed up to the property line it would have to be moved to the other side of the trees and at least 1 foot off the side property line, drastically reducing the size of the fenced in area and making it difficult to secure.

The application further noted the location of the trees close to the property line and unique angular shape of the property line are natural features interfering with the construction of a new fence if placed at least two feet off the side property line. The red oak is quite large with about a three foot diameter and large root system. The black walnut is well-established at about one foot in diameter. To remove these trees would reduce the beauty of the property and be prohibitively expensive.

The application further advised the purpose of the fence is to secure the yard because the new neighbors have several small children and two dogs. They also have a dog and frequent guests with children and although no incidents have occurred, it is in the public interest that a fence be built to provide a layer of security and separation for their children and dogs so that they can play and exercise freely. The fence will be of mostly open construction (California-style chain link with cedar-colored wooden posts and rails) and approximately four feet tall, complementing the style of their house and that of their neighbors.

Mr. Musolff provided a memo advising that the owner will be out of town when the meeting is scheduled, however, he has discussed the fence location with the adjacent property owner. For this variance to be approved the lot line for the fence to be erected would be required to be surveyed if not able to establish accurate location in accordance with Municipal Ordinance Sec. 14-48(j).

James Flanagan (430 Deeglise Street) sent a memo acknowledging receipt of the Notice in regards to the variance applied for by Franklin Bernhagen. He waives his right to attend and noted he is fine with a fence being put up on the property line between their two properties.

Motion to approve a fence at the property line at 432 Deeglise Street as requested.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Toni Schneider, Member
SECONDER:	Helen Wanca, Member
AYES:	Toni Schneider, John Warner, Helen Wanca
ABSENT:	Todd Langseth, Bruce Kommers

2. Variance Application Request to Allow More Than One Accessory Structure to Build a She Shed at 641 Sunset Drive (Parcel # 201-2940.001)

Tim Young provided an Application for Variance to allow more than one accessory structure at 641 Sunset Drive. He would like to build a "she shed" for his wife.

Mr. Musolff provided a memo outlining Sec. 14-746 Accessory Uses or Structures. If a detached garage is erected, no other detached accessory building may be constructed or maintained on the parcel.

Mr. Musolff's memo indicated that there is a two car attached garage and one 700 square foot accessory structure. The new structure is proposed to be 12x16 (192 square foot). Both structures will be less than the allowed 1000 square feet. There would remain more than the required 33% green space.

Motion to approve the request to allow more than one accessory structure to build a "She Shed" at 641 Sunset Drive.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Toni Schneider, Member
SECONDER:	Helen Wanca, Member
AYES:	Toni Schneider, John Warner, Helen Wanca
ABSENT:	Todd Langseth, Bruce Kommers

3. Variance Application Request to Allow More Than One Detached Accessory Building to Build a 10' x 18' Shelter at 1207 Tenth Avenue (Parcel # 201-2975.002)

John Markowski provided an Application for Variance to allow for more than one detached accessory building at 1207 Tenth Avenue. He would like to build a 10x18 foot shelter.

Mr. Musolff provided a memo outlining Section 14-746 Accessory Uses or Structures. If a detached garage is erected, no other detached accessory building may be constructed or maintained on the parcel.

Mr. Musolff's memo indicated that there are two other structures on this lot. This structure would be an open sided structure. The structures will exceed the required 33% green space.

Motion to approve the request to allow more than one detached accessory building to build a 10' x 18' shelter at 1207 Tenth Avenue.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Toni Schneider, Member
SECONDER:	Helen Wanca, Member
AYES:	Toni Schneider, John Warner, Helen Wanca
ABSENT:	Todd Langseth, Bruce Kommers

Any Other Matters Authorized by Law to be Considered

NONE

Adjournment

1. **Motion to:** Adjourn at 5:43 pm

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Toni Schneider, Member
SECONDER:	Helen Wanca, Member
AYES:	Toni Schneider, John Warner, Helen Wanca
ABSENT:	Todd Langseth, Bruce Kommers

John Warner, Chairperson

Date