

**CITY OF EDGERTON
ZONING BOARD OF APPEALS MINUTES**

September 24, 2018

A regular meeting of the Zoning Board of Appeals (“ZBA”) was called to order at 6:00 p.m. at the Edgerton City Hall, 12 Albion Street, Edgerton, Rock County, Wisconsin on September 24, 2018.

Present and responding to the roll call were Chairperson David Maynard, James Kapellen, Jim Long, Corey Steen and Russell Jorstad.

Absent was Paul Davis.

Also present were City Administrator Ramona Flanigan, City Attorney William E. Morgan, Tom Hartzell and Alder Dave Esau.

Chairperson Maynard opened the meeting with a greeting and a statement of purpose. The first order of business was confirmation of appropriate meeting notice. City Administrator Ramona Flanigan confirmed that the meeting notice was posted in the appropriate places as required under the Wisconsin Statutes.

The ZBA went into public hearing on the variance application of Stacey and Janna Hurda for a variance to section 22.711(3)(b)(8) to allow a reduced pavement set back from 3 feet to 0.5 feet for the property located at 608 West Rollin Street, Edgerton, Wisconsin.

A motion to open the Public Hearing was made by ZBA Member Jorstad, seconded by ZBA Member Long, and passed by unanimous voice vote at 6:05 p.m. Applicant Stacey Hurda presented on the need for the variance. Administrator Flanigan noted that a second variance was also necessary that was not originally included to reduce the amount of green space required under the Code. Applicant Hurda noted that property was accessed by an existing easement allowing a shared use of driveway; however, the easement was conditioned upon approval of the neighboring landowner. The Applicant was in the process of selling the home and was informed by the neighbor that they would not approve the continued use of the easement area for a successor owner, thus necessitating the construction of a paved drive on the other side of the house to allow access to the existing garage structure. There were no other presenters regarding the application from the Applicant. Administrator Flanigan presented the staff report which recommended that the variance be granted with conditions to address storm water runoff and snow removal, and requiring the construction of a driveway sloped so as not to drain water onto an adjacent neighbor’s property, placement of downspouts on the house and garage positioned to drain on to grassy areas as opposed to pavement, and a prohibition against depositing of snow upon neighbor’s property.

After presentation of the staff report, ZBA Member Kapellen made a motion to close the public hearing at 6:14 p.m., seconded by ZBA Member Long. Upon a unanimous voice vote,

the public hearing was closed at 6:15 p.m. After a brief discussion, ZBA Member Kapellen moved to approve the requested variances with the conditions as outlined in the staff report. ZBA Member Jorstad seconded the motion. Upon a roll call vote, the motion was granted unanimously.

The next order of business was to consider approval of the minutes of the February 28, 2018 Zoning Board meeting. Upon a motion from ZBA Member Long, seconded by ZBA Member Steen, the minutes were approved. The vote was 5-0 in favor of approving the minutes.

There being no further business of the Board, a motion was made by ZBA Member Steen, seconded by ZBA Member Long, to adjourn. Motion carried 5-0. The meeting was adjourned at 6:20 p.m.

Dated this 2nd day of October, 2018

Respectfully submitted,

CITY OF EDGERTON

A handwritten signature in black ink, appearing to read 'William E. Morgan', written over a horizontal line.

By: William E. Morgan, City Attorney