

BOARD OF APPEALS

A Meeting of The Board of Appeals was called to order by Chair Kavanaugh at 4:00 P.M. on Wednesday, April 24, 2024.

Members present: Hennes, Kavanaugh, Nisler, and Vandeberg.

Absent & Excused: Brandt, Fallona and Werschem

Also Present: Planning/Eng. Tech. Holmes, Building Inspector Jensen, and applicants.

Motion by Vandeberg, seconded by Hennes to excuse the absent members.

All members present voted aye.

Motion carried.

Kenney read the official published ad relative to the appeal. Notice is hereby given that Akey Property Management LLC, 2485 Schultz Dr Neenah, Wisconsin has applied for a variance to the Zoning Board of Appeals for a decision of the City Building Inspector as follows:

ADDRESS OF AFFECTED PARCEL: 716 E 9th St, Kaukauna WI 54130

The applicant is requesting a variance to construct a single-family home. Section 17.16 (4) (a) 1. Single-family dwellings. c. Front yard setback: 25 feet minimum. The applicant wishes to construct a new home with a 11-foot front yard setback. Section 17.16 (4) (a) 1. Single-family dwellings. d. Side yard setback: 7 feet minimum. The applicant wishes to construct a home with a 5-foot setback.

Property owner Trisha with Akey Property Management LLC was sworn in. The affected parcel was noticed incorrectly as 719 and should have been 716.

Trisha gave background on the reasoning for the appeal request.

Planning/Eng. Tech. Holmes stated this property does have an unusual or unique characteristic which creates a hardship. The lot was platted below the required size in the current zoning code. The lot is also a corner lot having 2 front yards with greater setbacks than a typical lot with one side abutting a street. The hardship is not self-created. The applicant will not be able to construct the proposed home without granting of this variance. The variance that is being requested is a minimum amount needed to allow construction of the home. The granting of this variance will not have a negative effect on the neighboring properties. Most of the properties in the neighborhood have several encroachments into the required yards.

Motion by Hennes, seconded by Nisler to approve the variance to Akey Property Management LLC at 716 E. 9th Street, Kaukauna, WI 54130.

Upon roll call, Hennes – aye, Kavanaugh – aye, Nisler – aye, Vandeberg – aye.

Motion carried.

Motion by Vandeberg, seconded by Hennes to adjourn.

All members present voted aye.

Motion carried.

Meeting adjourned at 4:10 P.M.

Sally Kenney, Clerk