

NOTICE

The City of **Merrill Zoning Board of Appeals** will meet on **Tuesday, September 3, 2013 at 6:00P.M.** in the City Hall Basement Conference Room on the following:

Voting members: Pete Lokemoen, Chairperson, Bill Schneider, James Koebe, Mark Peterson, Dean Haas and Ron Burrow

AGENDA

- 1.) Call to order
- 2.) Roll call
- 3.) Approval of the minutes August 6, 2013.
- 4.) Dennis Robinson, 816 N. State Street, Merrill, WI requesting a variance for property located at 816 N. State Street. Per Merrill Municipal Code Section 113-38(e)(2), requires a minimum 30' front yard setback in a Residential (R-2) District. Merrill Municipal Code Section 113-38(g), a minimum 8' side yard setback in a Residential (R-2) District. Legally described as 34.0050.001.283.01.00; Lawrence Addition South 82' of East 1/2 of Lot 2, block 1.
- 5.) Mark Gartmann, 1304 Mathews Street, Merrill, WI requesting a variance for a property located at 402 N Prospect Street. Per Merrill Municipal Code Section 113-38(g) requires a minimum 8' side yard setback in a Residential (R-3) District. Legally described as 34.0102.003.056.00.00; J.M. Smith & Co. Addition Lots 11 & 12 Block 6.
- 6.) Next meeting date
- 7.) Public Comment
- 8.) Adjournment

Darin Pagel
Zoning Administrator

The Merrill City Hall is accessible to the physically disadvantaged. If specific accommodations are needed, please contact the Merrill City Hall at 536-4880.

ZONING BOARD OF APPEALS MINUTES
August 6, 2013, 7:00 p.m.

PRESENT: Chairman Pete Lokemoen, Dean Haas, Ron Burrow, Bill Schneider, Mark Peterson, Zoning Administrator Pagel.

Absent: Jim Koebe,

Chairman Lokemoen called the meeting to order at 7:00 pm.

Motion to approve the May 7, 2013 minutes Mr. Schneider ; seconded by Mr. Haas, and carried.

Chairman Lokemoen explained the process for the hearing. Zoning Administrator Pagel explained the request for variance for 819 N. State Street.

Steve Robinson, Attorney for Mr. Malone spoke in favor of the variance and handed out an estimate for repair of the foundation and timeframe for correcting other issues. Mr. Malone spoke in favor saying the previous tenant damaged the property and he would like to clean it up, fix it, and make it attractive for the neighborhood.

Dennis Robinson, 816 N State, spoke in opposition stating several problems with the property and would like to see it removed.

Robert Klimek, 821 N State, reiterated some of the problems with the property and would like to see it removed.

Chairman Lokemoen read a petition which included the above neighbors along with the owners at 812 and 813 N State St. wanting to see the property removed.

Motion to close the hearing Mr. Haas, second Mr. Peterson, and carried.

The Board then discussed along with the Building Inspector and the Owner the items that needed to be corrected (foundation, windows, siding, roof) along with timeframes for completing the work. Mr. Malone said he would like to have a year to complete the entire remodel job but could complete the things on his list by the end of September. The Board deliberated the proposal further. After a long discussion,

Motion to deny the variance with a November 1, 2013 date for complete removal of the house and accessory building by Mr. Schneider, seconded Mr. Haas, and carried unanimously.

With no other business, Motion to adjourn Mr. Haas, second Mr. Schneider, and carried.

Meeting Adjourned 7:45 pm. Darin Pagel, Recording Secretary.

CITY OF MERRILL

1004 EAST FIRST STREET
MERRILL, WI 54452

NOTICE OF PUBLIC HEARINGS AMENDED 8-16-13

All persons interested will be given an opportunity to be heard at a public hearing to be held by and before the Zoning Board of Appeals of the City of Merrill, Wisconsin, commencing at **6:00 p.m., on Tuesday, September 3, 2013**, in the City Hall Basement Conference Room, 1004 East First Street, Merrill, Wisconsin, on the following proposed matter, to wit;

1. Dennis Robinson, 816 N. State Street, Merrill, WI requesting a variance for property located at 816 N. State Street. Per Merrill Municipal Code Section 113-38(e)(2), requires a minimum 30' front yard setback in a Residential (R-2) District. Merrill Municipal Code Section 113-38(g), a minimum 8' side yard setback in a Residential (R-2) District. Legally described as 34.0050.001.283.01.00; Lawrence Addition South 82' of East 1/2 of Lot 2, block 1.
2. Mark Gartmann, 1304 Mathews Street, Merrill, WI requesting a variance for a property located at 402 N Prospect Street. Per Merrill Municipal Code Section 113-38(g) requires a minimum 8' side yard setback in a Residential (R-3) District. Legally described as 34.0102.003.056.00.00; J.M. Smith & Co. Addition Lots 11 & 12 Block 6.

Anyone having any questions regarding the hearing should contact Zoning Administrator, Darin Pagel at 536-4880.

Dated: August 16, 2013

CITY OF MERRILL, WISCONSIN

By: 

William N. Heideman
City Clerk

August 5, 2013

City of Merrill
Inspection Department
Mr. Darin Pagel

I am requesting a variance for a front deck/stair located at 816 North State Street. The old deck and stair was neither safe nor large enough to accommodate entrance with the use of crutches or wheel chair. I did replace the old deck 2 years past without the knowledge of needing a permit.

I did complete a permit application and attached a check for \$175.00 but was notified that the new deck also required a variance.

Attached are several views of the newer deck and stair.

Thank you,

A handwritten signature in black ink, appearing to read "Dennis Robinson". The signature is written in a cursive, flowing style.

Dennis Robinson
owner

We do not object to a variance that would allow current deck and stairway at 816 North State Street to remain as is.

Print Name Signature

Jeanette Schmitt Jeanette Schmitt

Mable Fromfel Mable Fromfeldt

VAN GEISLER Chuck

Robert Klimck Robert Klimck

Marlene Henrichs Marlene Henrichs

Print Name Signature

Linda Gantner Linda Gantner

Heath Gantner Heath Gantner

Tim Malzahn Tim Malzahn

Karyl Malzahn Karyl Malzahn

Tina Bittler Tina Bittler



Dorothy Seidel Dorothy Seidel

Ronald Turner Ronald Turner

Matthew Semling Matthew Semling

Nadine Weber Nadine Weber

Jennifer Tauman Jennifer Tauman

Sharon Fritcher Sharon Fritcher

BARBARA KASTEN Barbara Kasten

KENT KASTEN Kent Kasten

August 15, 2013

FROM: Mark Gartmann
1304 Mathews Street
Merrill, WI 54452
(715) 722-0218

ATTN: Darin Pagel
Building Inspector Zoning Administrator
1004 East 1st Street
Merrill, WI 54452

Darin,

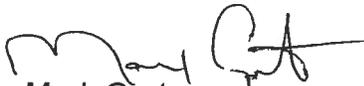
My name is Mark Gartmann, my wife and I purchased the property located at 402 N. Prospects Street.

We are requesting a variance for the side yard setback for newly constructed attached garage on the north side of the residence. We are requesting that we be allowed to build 4' from the north property line.

I have included a detailed drawing of the property lines and the position of the garage.

If you have any questions, please feel free to call me.

Thank You,



Mark Gartmann

Cell: (715) 218-2268

Email: mgartmann@co.lincoln.wi.us

Mark and Jan Gartmann

1304 Mathews Street
Merrill, WI 54452

LOCATION: 402 N. Prospect Street
Merrill, WI

FLOOR PLAN: Main house with
new garage



Door Style

