

NOTICE

The City of **Merrill Zoning Board of Appeals** will meet on **Monday, October 28, 2013 at 6:00P.M.** in the City Hall Council Chambers 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 September 3, 2013.
- 4.) Jason Mootz, 301 Park Street Merrill, WI requesting a variance to Merrill Municipal Code Section 113-38 (g) Side yard setback in a residential zone. Minimum side yard is 8 feet, requesting 3 foot side yard setback. Legally described as 34.0072.002.242.00.00, G L Parks Addition, Lot 12 & South 3' Lot 11, Block 8.
- 5.) Next meeting date
- 6.) Public Comment
- 7.) 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
September 3, 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 6:00 pm.

Motion to approve the August 6, 2013 minutes Mr. Haas; seconded by Mr. Schneider; and carried.

Motion to open the hearing for the first item Mr. Haas, second Mr. Schneider, and carried.

Chairman Lokemoen explained the process for the hearing. Zoning Administrator Pagel explained the request for variance for 816 N State Street. Dennis Robinson, owner, explained that he had built the decks to improve his property and was unaware of needing permits for either deck. He had submitted to the Board a list of neighbors in favor of the improvements he had made. He stated there was a deck there previously but it was smaller than the one he had built in the front. He also stated his daughter is impaired and he needed the deck size for maneuverability. With no one else to speak for or against.

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

Chairman Lokemoen explained to Mr. Robinson that the hearing was closed and he was only allowed to speak if asked a question from the Board. The Board deliberated the code requirements and asked Mr. Robinson about timeframes for correcting building code violations. Mr. Robinson stated he had not yet completed the deck and was planning to meet the building code requirements. He then reiterated his previous testimony in regards to being granted a variance. ZA Pagel explained the criteria for granting a variance in regard to unnecessary hardship versus self-imposed hardship. Chairman Lokemoen again asked Mr. Robinson to refrain from commenting unless asked. After a short discussion.

Motion to approve the variance with the condition that the front deck would need to be removed to a point even with the front setback of the existing house, also, the side deck could remain, by Mr. Peterson, seconded Mr. Haas, and carried with Mr. Schneider voting against.

Next item on the agenda was a variance request by Mark Gartmann for a property at 402 N. Prospect St. ZA Pagel explained the variance request for a 4' sideyard on an attached garage proposed to be built by Mr. Gartmann. ZA Pagel explained that Mr. Gartmann was out of Town but could be reached by telephone with any questions. With no one to speak for or against.

Motion to close the hearing Mr. Haas, second Mr. Burrow, and carried.
After a short discussion by the Board.

Motion to approve the variance Mr. Schneider, second Mr. Peterson, and carried unanimously.

Next meeting date will be set by ZA Pagel when needed. With no public comment.

Motion to adjourn Mr. Peterson, second Mr. Schneider, and carried.

Meeting Adjourned 6:35 pm.

Darin Pagel, Recording Secretary.

CITY OF MERRILL
1004 EAST FIRST STREET
MERRILL, WI 54452

NOTICE OF PUBLIC HEARINGS

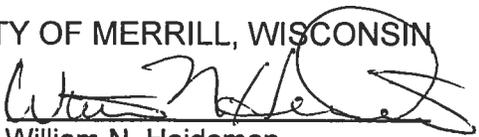
All persons interested will be given an opportunity to be heard at a public hearing to be held by and before the Zoning Board of Appeals of the City of Merrill, Wisconsin, commencing at **6:00 p.m., on Monday, October 28, 2013**, in the City Hall Council Chambers, 1004 East First Street, Merrill, Wisconsin, on the following proposed matter, to wit;

1. Jason Mootz, 301 Park Street Merrill, WI requesting a variance to Merrill Municipal Code Section 113-38 (g) Side yard setback in a residential zone. Minimum side yard is 8 feet, requesting 3 foot side yard setback. Legally described as 34.0072.002.242.00.00, G L Parks Addition, Lot 12 & South 3' Lot 11, Block 8.

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

Dated: October 8, 2013

CITY OF MERRILL, WISCONSIN

By: 

William N. Heideman
City Clerk

* 115-241-0753

APPLICATION FOR ZONING VARIANCE
CITY OF MERRILL

NAME: Jason Mootz STREET ADDRESS: 301 Park St.

PROPERTY ADDRESS: 301 Park St. TAX ROLL#: 34.0072.002.242.00.0

LEGAL DESCRIPTION: _____

EXISTING USE: _____ PROPOSED USE: _____

REASONS FOR REQUESTING A VARIANCE: side yard variance for new deck. Deck is even with existing house if built

ADDITIONAL REQUIREMENTS

1. Names and addresses of all abutting and opposite property owners within 100 feet of the property to be altered.
2. Evidence by the applicant of ownership or control of the property for which the variance is submitted.
3. Address and description of the property.
4. A site plan or survey plat, drawn to scale, showing an accurate depiction of the property, location of structures, and property lines within 100 feet of the parcel.
5. Other pertinent information that may be pertinent in considering the application.
6. FAILURE TO SUPPLY SUCH INFORMATION SHALL BE GROUNDS FOR DISMISSAL OF PETITION.
7. A fee of \$175.00 shall be paid to the Clerk-Treasurer at time of application.

All information submitted is accurate to the best of my knowledge.

Jason Mootz
Signature of Applicant

10/7/13
Date



COUNTY
MATERIALS CORPORATION

LOT Goes to Back Alley

www.countymaterials.com

Garage
Existing
Garage

J & Lee Const Co Inc

for Jason Mertz

Corner of 2nd St
+ Park St.

Existing House

2nd
ST

3'-0"

36'-0"

11'-0"

11'-7"

NEW
Deck

6'-0"

14'-0"

3'-0"

15'-0"

28'-0"

S
I
D
E
W
A
L
K

Side walk

301 PARK ST.