

CITY OF FRANKLIN
BOARD OF ZONING AND BUILDING APPEALS
MINUTES
FEBRUARY 18, 2009

Approved
May 20, 2009

I. ROLL CALL

Chairman Norm Hintz called the Regular Meeting of the Board of Zoning and Building Appeals to order at 6:37 p.m. in the Lower Level Conference Room of Franklin City Hall, 9229 West Loomis Road, Franklin, Wisconsin.

Present were Chairman Hintz and Members Nickerson, Megna, Lasky, and Alternate English. Excused was Member Knackert. Also present was Planner II Fuchs.

II. APPROVAL OF MINUTES

A. Minutes of Regular Meeting held January 21, 2009

Member English moved and Member Nickerson seconded approval of the minutes of the regular meeting held January 21, 2009 as corrected. Upon voice vote, all voted 'aye'. Motion carried.

III. HEARINGS (6:30 p.m. OR SOON THEREAFTER)

- | | |
|--|---|
| A. CASE NO. 2009-01 (Continued)
8655 South 116 Street | Rick and Karen Furmack
4505 West 8 Mile Road
Franklin, WI 53132 |
|--|---|

After certification of Notice, the public hearing was opened at 6:39 p.m. Rick Furmack, 4505 West 8 Mile Road, was sworn in and gave testimony. Patrick Flanagan, 8635 S. 116 Street, was sworn in and gave testimony. Colleen Guzman, 8526 S. 116 Street, was sworn in and gave testimony. Kevin Haley, 8945 S. 116 Street, was sworn in and gave testimony. Dennis Kust, 8514 S. 116 Street, was sworn in and gave testimony.

No one else came forward in favor or opposition to the appeal. The hearing closed at 7:03 pm.

- | | |
|---|--|
| B. CASE NO. 2009-04
7273 South Cambridge Drive | Jerry and Margaret David
7938 Stonewood Drive
Franklin, WI 53132 |
|---|--|

The hearing was opened at 7:04 p.m. Jerry David, 7938 Stonewood Drive was sworn in and gave testimony.

No one else came forward in favor or opposition to the appeal. The hearing closed at 7:18 p.m.

- IV. The Board may enter in CLOSED SESSION pursuant to Section 19.85(1)(a), WI Statutes for deliberations. *Member English moved and Member Nickerson seconded to move the Board into closed session at 7:18 p.m., pursuant to Section 19.85(1)(a), WI Statutes for deliberations and then to reconvene into open session at the same place thereafter. Upon roll call vote, motion carried. Upon roll call in closed session, all members present at the beginning of the meeting were present.*

V. RECONVENE INTO OPEN SESSION

Member Megna moved and Member Nickerson seconded to reconvene the Board into Open Session. Upon voice vote, all voted 'aye'. Motion carried. Upon roll call in open session, all members present at the beginning of the meeting were present. The meeting entered open session at 7:55 p.m.

VI. ACTION OF APPEALS

- | | |
|--|------------------------|
| A. CASE NO. 2009-01
8655 South 116 th Street | Rick and Karen Furmack |
|--|------------------------|

Member Nickerson moved and Member Megna seconded to approve a variance request for, property located at 8655 South 116th Street, for a variance from Section 15-3.0801-C(2) of the Unified Development Ordinance to allow for the construction of a 3,072 square foot detached accessory building, exceeding the 900 square foot maximum size limit by 2,172 square feet and a Variance from Table 15-3.0203 to allow an accessory structure to exceed the 15 foot maximum building height by five and a half feet for a total building height of 20 feet 6 inches, per staff report recommendations.

Upon voice vote, those voting to approve the variance request were Chairman Hintz, Members Nickerson, Megna, Lasky, and English. Therefore, with a vote of '5 to 0', the variance requests were granted.

B. CASE NO. 2009-04

Jerry and Margaret David

7273 South Cambridge Drive

Member Nickerson moved and Member English seconded to approve an Area Exception, for property located at 7273 South Cambridge Drive, to allow for the construction of a garage addition to an existing attached garage which would exceed the R-3E Suburban/Estate Single-Family Residence District maximum lot coverage standard of 15% by approximately 750 square feet, resulting in a lot coverage of approximately 18% per the plans date-stamped February 11, 2009, and subject to the applicant obtaining a field inspection of the rear lot line grades by the Engineering Department and correcting any lack of compliance with the master grading plan as determined by the Engineering Department, prior to issuance of a building permit.

Upon voice vote, those voting to approve the variance request were Chairman Hintz, Members Nickerson, Megna, Lasky, and English. Therefore, with a vote of '5 to 0', the variance request was granted.

VII. ANNOUNCEMENT: Next meeting March 18, 2009.

No action needed. None taken.

VIII. ADJOURNMENT

Member English moved and Member Megna seconded to adjourn the regular meeting of the Board of Zoning and Building Appeals at 7:59 p.m. Upon voice vote, all voted 'aye'. Motion carried.