

BOARD OF APPEALS

October 16, 2003

The meeting was called to order at New Berlin City Hall, at 7:00 PM.

On roll call, Messrs. Galke, Klappa, Loohaus, McGrath, Rath and Wallner. Also present was Inspection Services Manager Robert Sigrist.

Mr. McGrath reviewed the procedures for taking testimony for the pending petitions with the persons assembled for the meeting, noting, that if your case was approved, a building permit is required and it can be picked up at the Building Inspection Department. Mr. McGrath also noted that it takes 4 affirmative votes to approve any variance request.

The first petition called was that of Charles Bedwell, Case No. 2464. Mr. McGrath read the petition. It was noted that thirty-five people were notified by mail and that publication had been made on two occasions. Charles Bedwell of 13690 W. Forest Knoll Dr. came forward to speak in favor of the petition. Mr. Bedwell stated that the driveway is the original driveway from 1967. He has tried to maintain it over the years but it has deteriorated. The culvert at the end of the driveway is pushed up at least 6 inches and needs to be taken down. Mr. Bedwell would like to replace the driveway and widen it by 18 inches but the City will not allow him to widen the driveway because it will not meet the required 5 foot side yard setback. The lot is a quarter acre lot with a ranch house on it, and there is not enough space to stay within the 5 foot requirement.

Mr. McGrath asked the Petitioner why does the driveway need to be wider then it currently is? Mr. Bedwell currently has 4 vehicles with another one being added shortly, and a trailer. The current driveway is 16 feet, 6 inches wide and when two cars are parked next to each other you cannot open a car door on the inside and on the outside, in the winter, you are in the snow bank. He would like to widen the driveway to make it easier to get in and out of the car and to improve the property by putting in a cement driveway. Mr. McGrath asked if the requested 4 foot variance is needed for the entire length of the driveway? Mr. Bedwell stated it is only needed for part of the length (he does not know the exact measurement), and not the whole thing. The Petitioner stated he has spoken to the neighbor on the east whose lot line would be 1 foot from the proposed driveway, and they have no problem with it. He has also spoken to the neighbors on the west side, across the street, and behind him and none of them object to the request for the variance.

At this point there was discussion on limiting the length of portion of the driveway requiring a variance. It was noted that a length of 20 - 25 foot would probably meet the needs of the Petitioner.

There was no one further to speak in favor of the petition, and there was no one to speak in opposition to the petition. Case No. 2464 was declared closed.

At this point Mr. McGrath declared the evidentiary portion of the meeting completed, and the Board made the following decisions.

The first petition considered by the Board was that of Charles Bedwell, Case No. 2464. Mr.

Wallner made a motion to grant a variance to within 1 foot of the side yard lot line from a distance starting at the front of the garage and going 25 feet to the south, and, Mr. Klappa seconded the motion. All members voted in favor of granting the petition as stated in the motion.

There being no further matters to be discussed in front of the Board of Appeals, the said meeting was adjourned at 7:30 PM.

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CITY OF NEW BERLIN

Brian McGrath, Chairman