

**In attendance:**

R. Welcenbach, T. Matt, J. Tredwell and K. Marlin.

**Also Present:**

Attorney Luke Martell, City Planner & Community Development Director N. Fuchs and Clerk/Treasurer K. Tarczewski.

1. Call to Order and Pledge of Allegiance – Ms. Marlin called the meeting to order at 6:00 p.m.
2. Discussion and Possible Action to Approve the Zoning Board of Appeals Meeting Minutes Dated May 1, 2019

Ms. Marlin stated the meeting minutes were not available. No action was taken.

3. **PUBLIC HEARING** and Possible Action Regarding the Petition of Nicolas and Emily Romeo for the Property Located at W273 N2573 Prospect Avenue (PWC 0936-991-002) for the following:
  - 3.1 **Section 17.0411a and Section 17.0432f** to allow for a rear yard setback of 14.64 feet from the west property line as opposed to the Rs-7 District minimum rear yard setback of 20-feet (with allowed setback averaging) and the P-1 Park District minimum setback of 40-feet

Nicolas & Emily Romeo were present for this item. Mr. Fuchs stated this was a request to encroach on the rear yard setback. The setback is proposed at 14.64 feet to allow for the construction of a new home approximately 2,079 square feet. He said the biggest part of this request is that a private road encroaches in the front yard, which in turn pushes the home further back. He said staff was recommending at least a 20-foot setback from the private road for safety as well as allow for parking in the front of the home. Mr. Fuchs stated staff is recommending approval in this case.

Mrs. Romeo stated they have signatures from the neighbors supporting their request, but realize now that should not be a determining factor of the Board.

Mr. Tredwell stated their submittal was well done. He said the biggest issue is the private drive taking over their property. He did not see any issues granting the request.

**A motion was made and seconded, (J. Tredwell, R. Welcenbach) to approve the variance from Section 17.0411a and Section 17.0432f to allow for a rear yard setback of 14.64 feet from the west property line as opposed to the Rs-7 District minimum rear yard setback of 20-feet and the P-1 Park District minimum setback of 40-feet to allow for the construction of a 2,079 square foot home pursuant to the findings as presented by the applicant.**

Motion Passed: 3-For, 1-Against (J. Matt) stating the structure is too large for the property.

4. **PUBLIC HEARING** and possible Action Regarding the Petition of RFR Milwaukee, LLC for the Property Located at N16 W23120 Stone Ridge Drive (PWC 0956-999-015) for the following:
  - 4.1 **Section 17.0426f** related to the current side yard setback of the existing building. The building located on the subject parcel is setback approximately 25-feet from the north property line, as opposed to the required 45-foot side yard setback of the M-4 District

Mr. Fuchs stated the petitioner withdrew their application this morning. No action was taken.

5. Adjournment

**A motion was made and seconded, (K. Marlin, T. Matt) to adjourn the meeting at 6:07 p.m.**

Motion Passed: 4-For, 0-Agaisnt.

Respectfully Submitted,

Kelly Tarczewski  
Clerk/Treasurer