

**MEETING OF THE KIMBERLY BOARD OF APPEALS
MINUTES
MARCH 25, 2020**

Chairman Karner called the meeting to order at 6:00 p.m. Members present for roll call appearing by teleconference were Mr. Driessen, Mr. Young and Ms. Vander Zanden. Mr. Metko was absent and excused. Also present were Administrator Block, Operations Director Dannhoff and petitioners Jeffrey and Mary Gorges.

Young moved, Vander Zanden seconded the motion to approve the minutes of May 13, 2020. Motion carried unanimously.

Chairman Karner cited for the record the request of Jeffrey & Mary Gorges for a variance to the R1-Residential District rear-yard setback standard, to permit construction of a screen porch with the construction of a new single-family dwelling with an attached garage at 280 Rivers Edge Drive. Chairman Karner invited the Gorges to present their request to the Board.

Mr. Gorges indicated they were long-term Kimberly residents who purchased Lot 9 to build their future residence. The lot is fairly narrow and has a 15-foot storm sewer easement on one side resulting in a tapering of the lot frontage to 89 feet. Consequently, standard building lot plans are not suitable for the lot. The Gorges are requesting to build a 13x16 screened porch with glass windows with a rear-yard setback of 16.5 feet rather than the zoning requirement of 25 feet. Director Danhoff noted that a 25-foot rear-yard setback is standard in most communities and is used to maintain open space and to not overly compact neighborhoods. Mr. Gorges stated that the lot is the second smallest lot in the subdivision and the house meets all other covenant conditions. In addition, the rear yard drops into the ravine and there will be no house constructed behind them. With the trail way along the other side of the house, the property will appear to have a lot of open space.

Director Dannhoff reminded the Gorges that any decks or patios that abut the rear of the house would also be subject to the 25-foot minimum setback. Mr. Gorges indicated that they intend to have a sidewalk and concrete slab leading to the side of the house, but that it would be within the 25-foot setback.

Vander Zanden moved, Young seconded the motion to approve the variance of a 16.5 foot rear-yard setback because the integrity of open space in the neighborhood would be maintained and the neighborhood would not be overly compressed. A rollcall vote was taken with 4 ayes and 0 nays and the motion carried unanimously.

There was no New Business.

Young moved, Vander Zanden seconded the motion to adjourn. The motion carried unanimously and the Board adjourned at 6:21 pm.

Respectfully submitted,



Danielle L. Block
Administrator/Clerk