

November 2, 2020  
November 9, 2020  
Acct. 17035

City of Appleton

### **NOTICE OF HEARING FOR VARIANCE**

NOTICE IS HEREBY GIVEN that a meeting of the Board of Appeals, established under the provisions of Chapter 23 of the Ordinance, and known as the Zoning Ordinance, to be held on the 16th day of November 2020, at 7:00 P.M., in Committee Room "6A/B", 6th Floor, City Hall, 100 North Appleton Street, of the City of Appleton, Wisconsin, will be heard to consider the Appeal of:

from the ruling of the City Building Inspector in granting a permit for the construction, alteration, rebuilding, or occupancy of a nonconforming building on, or for the use of the property known and described as follows:

**811 WINONA WAY**

**Tax Key Number: 31-1-0979-00**

**The applicant proposes to construct a garage that is four (4) feet from the side lot line. Section 23-43(f)(1)(b) of the Zoning Ordinance requires a six (6) foot side yard setback.**

Notice is further given that the said meeting is open to the public and that the appellant and any other person interested may appear and be heard for or against the granting of aforesaid permit by this Board.

CITY OF APPLETON,  
Appleton, Wisconsin  
The Board of Appeals

**REASONABLE ACCOMMODATIONS FOR PERSONS WITH DISABILITIES  
WILL BE MADE UPON REQUEST AND IF FEASIBLE.**

Return to: Department of Public Works  
 Inspection Division  
 100 North Appleton Street  
 Appleton, Wisconsin 54911  
 (920) 832-6411

## City of Appleton Application for Variance

Application Deadline **October 26, 2020**

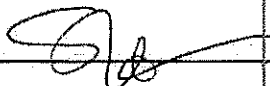
**November 16, 2020 7pm**

Please write legibly and also submit a complete reproducible site plan (maximum size 11" x 17"). A complete site plan includes, but is not limited to, all structures, lot lines and streets with distances to each. There is a non-refundable \$125.00 fee for each variance application. The nonrefundable fee is payable to the City of Appleton and due at the time the application is submitted.

Property Information	
Address of Property (Variance Requested) <b>811 WINONA WAY</b>	Parcel Number <b>31-1-0979-00</b>
Zoning District <b>R1B</b>	Use of Property <input checked="" type="checkbox"/> Residential <input type="checkbox"/> Commercial

Applicant Information	
Owner Name <b>SHERRIE KAMM</b>	Owner Address <b>811 WINONA WAY APPLETON, WI 54911</b>
Owner Phone Number <b>612-381-0493</b>	Owner E Mail address (optional) <b>GINGERKAMM@GMAIL.COM</b>
Agent Name	Agent Address
Agent Phone Number	Agent E Mail address (optional)

Variance Information	
Municipal Code Section(s) Project Does not Comply <b>Section 23-43(f)(1)(a) Section 23-43(f)(1)(b)</b>	
Brief Description of Proposed Project <b>Construct a garage that is five (5) feet from the principal building and four (4) feet from the side lot line.</b>  <b>Section 23-43(f)(1)(b) of the Zoning Ordinance requires a six (6) foot side yard setback.</b>	

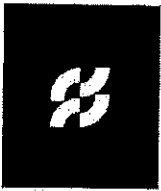
Owner's Signature (Required):  Date: 10/24/2020

Return to: Department of Public Works  
Inspection Division  
100 North Appleton Street  
Appleton, Wisconsin 54911  
(920) 832-6411

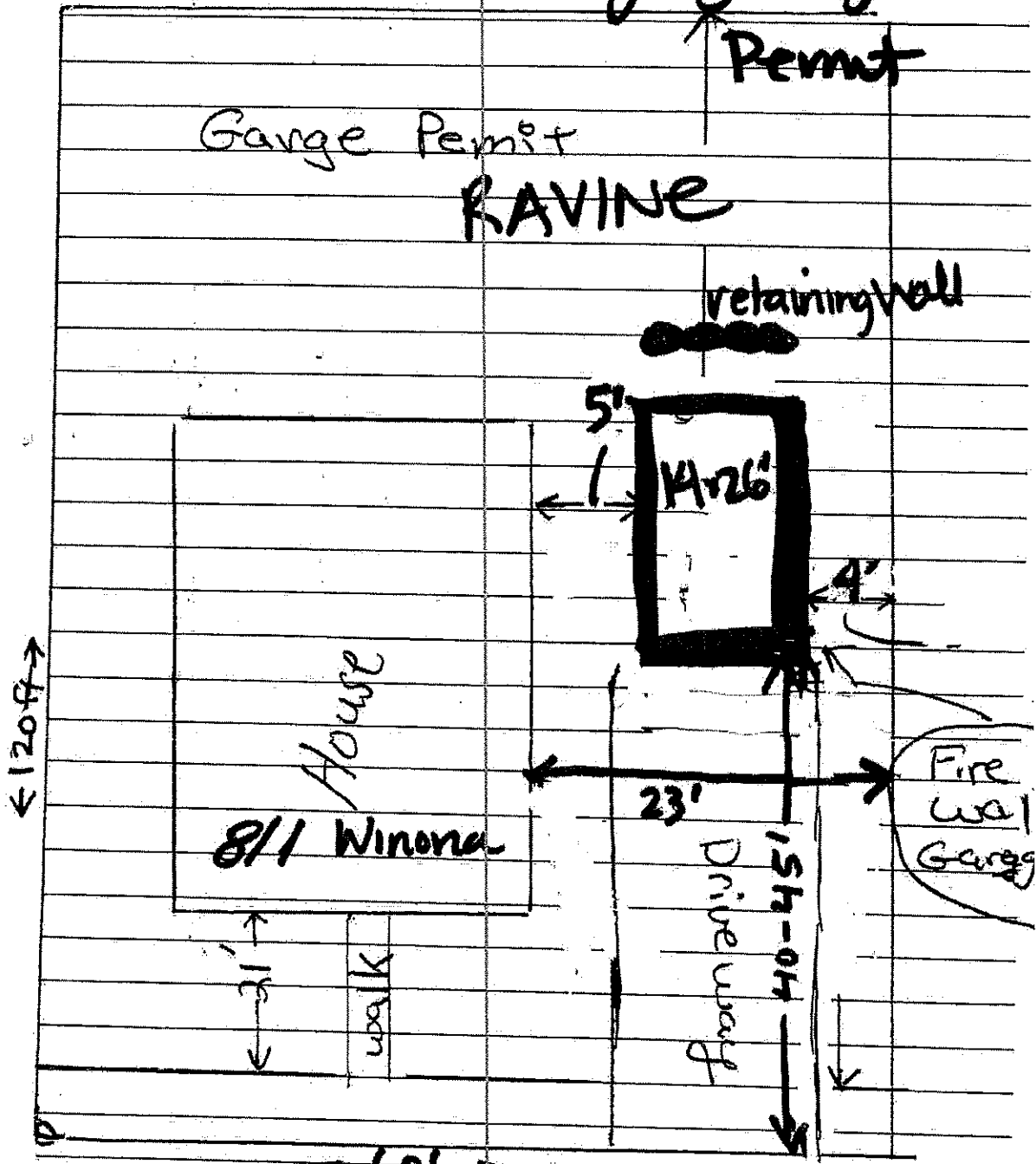
## Questionnaire

In order to be granted a variance each applicant must be able to prove that an unnecessary hardship would be created if the variance were not granted. The burden of proving an unnecessary hardship rests upon the applicant. The attached sheet provides information on what constitutes a hardship. (Attach additional sheets, if necessary, to provide the information requested. Additional information may be requested as needed.

1. Explain your proposed plans and why you are requesting a variance:  
Build an attractive, historically appropriate garage with cedar siding to match the house. This is necessary for storage of car & lawn equipment. Without it, my property will look unkempt. I am unable to meet the 60' setback because of the slope to the ravine.
2. Describe how the variance would not have an adverse impact on the surrounding properties:  
Because the garage will be attractive, it will enhance the curb appeal of the property. Additionally, since I cannot setback more than 40-45' due to the grade of property, this will mean less impact on my neighbor's backyard view.
3. Describe the special conditions that apply to your lot or structure that do not apply to surrounding lots or structures:  
I live on a ravine lot that slopes down significantly in back. It would not be possible to move the garage back further due to the slope & significant drop off beyond the retaining wall. I am happy to go back as far as possible, but the limit is 40-45'. I am building a narrow garage but will only have 4' to the property line.
4. Describe the hardship that would result if your variance were not granted:  
Due to the nature of my lot, a garage will be impossible w/o a variance. This will have a significant negative impact on appearance of yard and ability to secure my vehicle. I am making the garage as small as possible & am willing to set back as far as structurally sound, to minimize the impact of not being a full 6' from the lot line.



# 811 Winona Way - Garage Permit



← 60' → I can set back  
street to 40' for sure,  
maybe 45' but don't have

**FERGUSON**

2300 N Sandra Street  
Appleton, WI 54911  
(920) 830-8000

- Must be filled out by applicant -

**PLEASE COMPLETE THE FOLLOWING. MISSING ITEMS MAY CAUSE DELAY**

New    Addition    Remodel    Detached Garage    Detached Storage Shed    Other \_\_\_\_\_

Job Site Address 811 Winona Way Appleton Property ID# 31-1-097900

Property Owner Sherrie Kamm

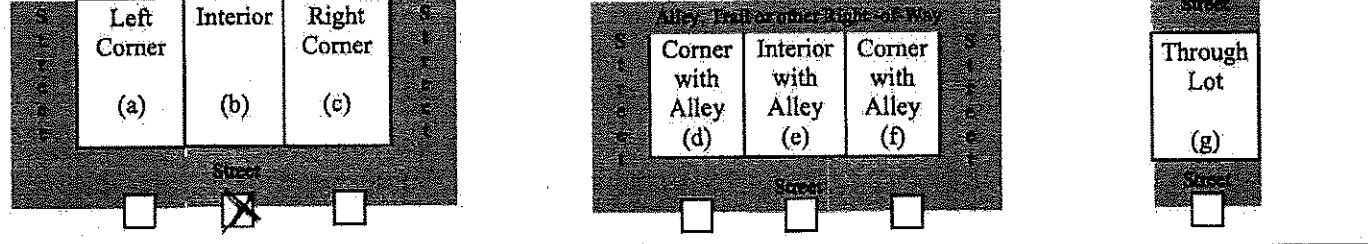
Genl. Contractor Joe Vanhandl State DC# \_\_\_\_\_ State DCQ# \_\_\_\_\_

Electrical Contractor \_\_\_\_\_  No Electrical Work Proposed

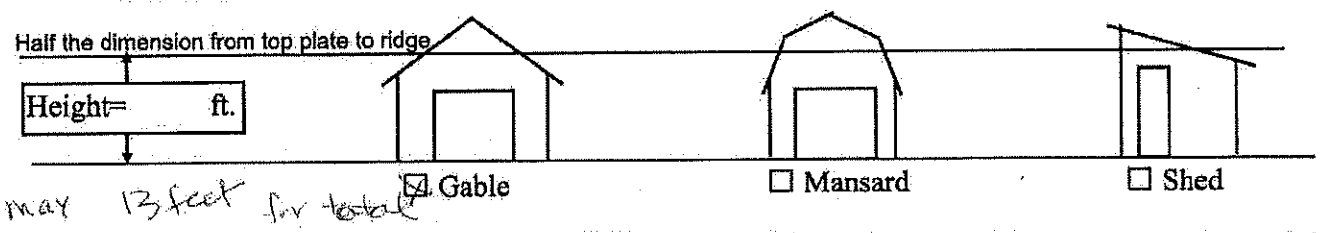
Applicant Sherrie Kamm Applicant's Address 811 Winona Way

City Appleton State WI Zip 54911 Day Ph. 612 781 0493 Cell same Fax \_\_\_\_\_

**CHECK LOT FRONTAGE CONDITION:**



**ENTER THE HEIGHT AND STYLE OF YOUR BUILDING**



**ANSWER THESE QUESTIONS:**

- 1.  Yes  No Will this building be used for any commercial or home occupation purpose?
- 2.  Yes  No Will you need a new or additional curb cut?
- 3.  Yes  No Will this building or addition have more than one story?
- 4.  Yes  No Will water or sanitary sewer be provided to this building?
- 5.  Yes  No Will this building be used for dwelling purposes?
- 6.  Yes  No Will an existing building be removed to make room for the proposed building?
- 7.  Yes  No Will the proposed building or addition be moved from another site?
- 8.  Yes  No Will the proposed building be constructed as a pole building?
- 9.  Yes  No Will the proposed building have a foundation other than a concrete slab?

**SIGN IF TRUE:**

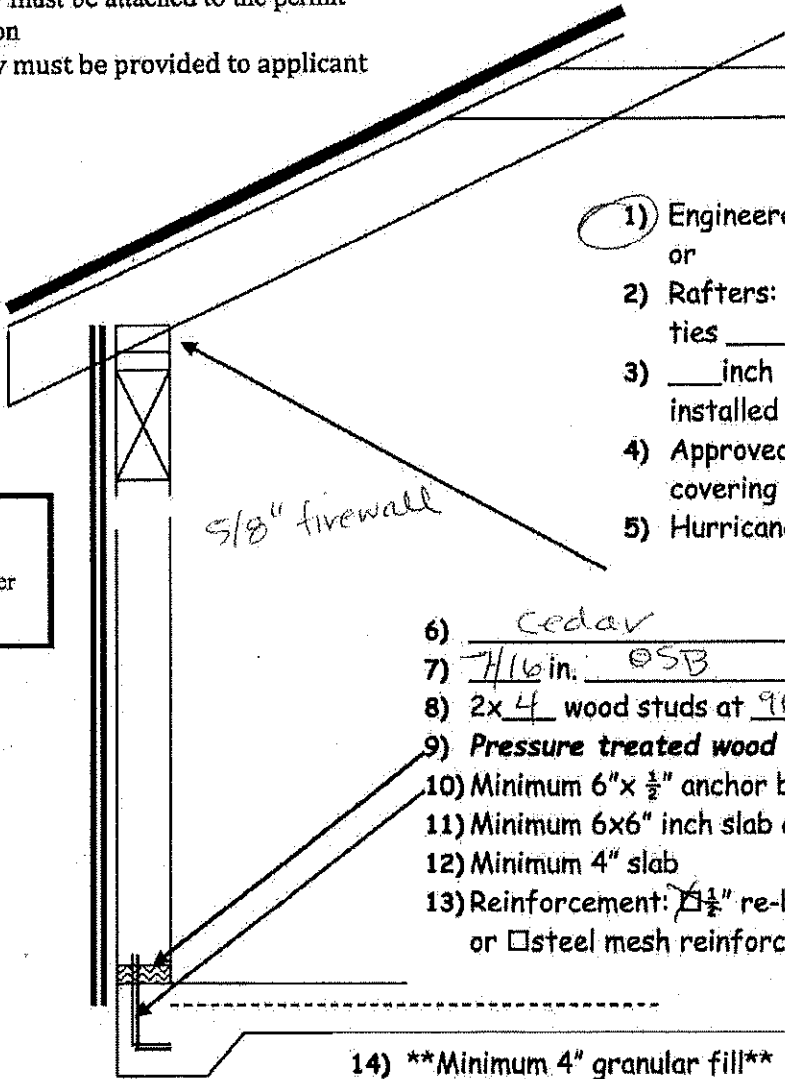
The information above is complete and accurate to the best of my knowledge. I am the owner of subject property or I am legally authorized to apply for a permit on the owner's behalf.

\* [Signature] 10/24/2020  
Signature of Applicant Date

**Checklist: Typical Wood Frame Garage**

- ◆ To be filled out and signed by applicant
- ◆ One copy must be attached to the permit application
- ◆ One copy must be provided to applicant

**Note:** Roof must be designed for 30# live load.

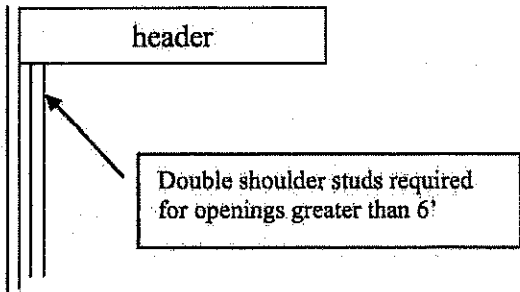


- 1) Engineered trusses: 2' o.c.  
or
- 2) Rafters: 2 X \_\_\_\_ with ceiling joists and collar ties \_\_\_\_ o.c.
- 3) \_\_\_\_ inch \_\_\_\_ (type) sheathing installed per manufacturer's specification.
- 4) Approved \_\_\_\_ (type) roof covering installed over 15# felt underlayment.
- 5) Hurricane clips or approved fasteners.

A wall brace plan from a lumber supplier is required.

- 6) Cedar (type) siding
- 7) 7/16 in. @ SB (type) wall sheathing
- 8) 2x4 wood studs at 96 inches o.c.
- 9) **Pressure treated wood plate**
- 10) Minimum 6"x 1/2" anchor bolts @ maximum 6'oc
- 11) Minimum 6x6" inch slab edge
- 12) Minimum 4" slab
- 13) Reinforcement:  1/2" re-bar @ 24"oc (both ways)  
or  steel mesh reinforcement.

14) **\*\*Minimum 4" granular fill\*\***



**Overhead Door Header**

15) Width of opening? 11 7/8 in ft.

16) Header carries roof load?  Yes  No

17) Describe header:  
continuous

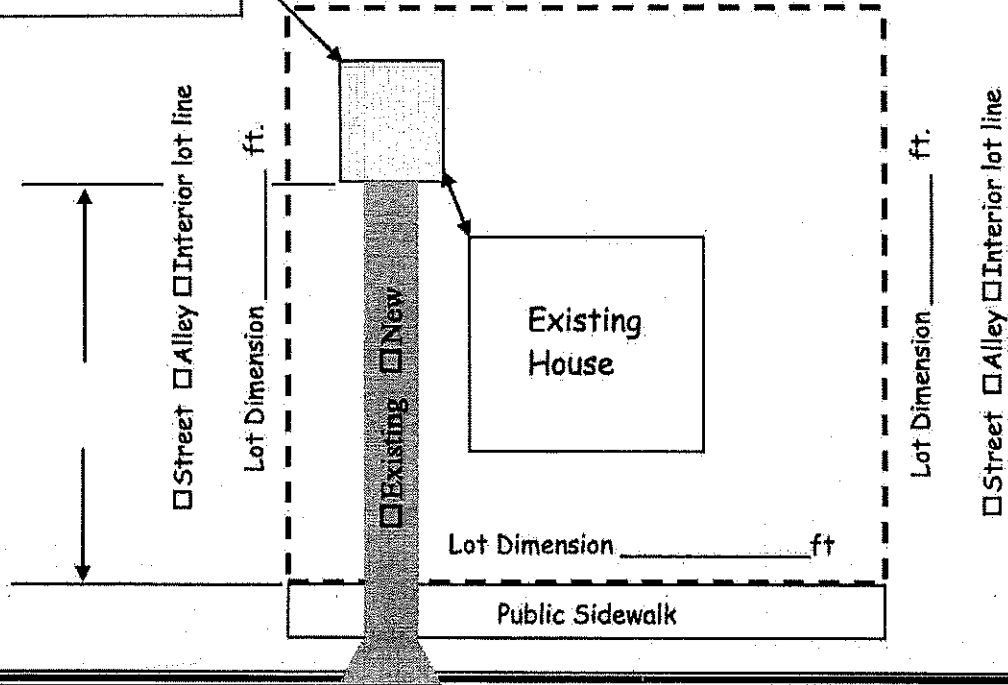
18) Shoulder Studs:  Single  Double

Submitter: [Signature] 10/24/2020  
Signature Date

Proposed Bldg:  
 \_\_\_\_\_  
 Ht. (grade to ridge)  
 \_\_\_\_\_ ft.

Street  Alley  Interior lot line

Lot Dimension \_\_\_\_\_ ft.



Street Name: \_\_\_\_\_

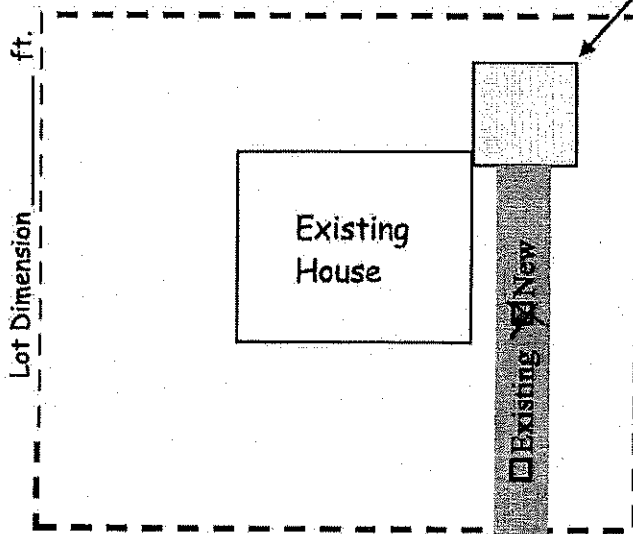
Street  Alley  Interior lot line

Lot Dimension 60 ft.

Proposed Bldg:  
garage  
 Ht. (grade to ridge)  
 \_\_\_\_\_ ft.

Street  Alley  Interior lot line

Lot Dimension \_\_\_\_\_ ft.



Lot Dimension 20 ft.

Street  Alley  Interior lot line

Street Name: Wimona Way