



Board of Appeals MEETING MINUTES

February 1, 2024 - 6:00 PM
Council Chambers
3805 S. Casper Dr.

Please note: Minutes are unofficial until approved at the next regular scheduled meeting.

MINUTES

1. CALL TO ORDER, PLEDGE OF ALLEGIANCE

Commissioner Goetter called the meeting to order at 6:01PM

2. ROLL CALL; DECLARATION OF QUORUM; PUBLIC NOTICE

Joelle Erickson took the roll call as follows:

Present: Board Member Oldham, Board Member Klappa, Commissioner Goetter, Board Member Schulpus,

Alternate #1 Board Member Willoughby

Excused: Board Member Paul Langer

Staff Present: Dan Hogan - Code Compliance Specialist, Steve Krentz - Lead Inspector

3. APPROVAL OF MINUTES

A. November 2, 2023 Meeting Minutes

MOTION: Motion to Approve November 2, 2023 Minutes

VOTE: Motion by: Board Member Oldham
Second by: Board Member Schulpus
Motion Passes 5-0

4. NEW BUSINESS

- A. Petitioner Dan Igielski, 18830 W. Cleveland Avenue, requests to construct a 1,280 square foot accessory building. The property is 1.7 acres which allows for a maximum accessory square foot allowance of 840 square feet. An accessory foot variance of 440 is required in order to obtain a building permit. Petitioner #1 (Dan Igielski) states that he needs the accessory building as his current garage has 6' doors so it limits him working on a truck. Also, he has snowmobiles, collector cars, motorcycle, tractor, etc. He is looking for enough space for storage of everything. The proposed building meets all the setback requirements just need the size variance.
- Board Member Goetter: Can you please explain your written appeal in more detail?
- Petitioner #1: No matter what building I put up, I cannot attach it to the house or put it in any other location. It wouldn't meet the setback requirements even with a 840 square foot building. The location is pretty much where it has to be. According to the survey from 1966, there was a building on the property, that is now removed, but if it remained – it wouldn't have met setback requirements either.
- Board Member Klappa: Was that existing garage added-on being that is on a basement level?
- Petitioner #1: I'm not certain but I don't believe so. It shares a wall with the basement. It is a flat roof.
- Board Member Goetter: Right now you move your items into storage?
- Petitioner #1: Yes, right now I am playing a musical chairs game with some of the vehicles I own.
- Board Member Goetter: How many vehicles do you own all together?
- Petitioner #1: 2 collector cars, a pickup truck, a back-up car, a couple of snowmobiles, a motorcycle, and lawn equipment.
- Board Member Schulpus: What do you keep in the current garage? What fits in there?
- Petitioner #1: Right now, one of my collector cars, the snowmobiles and the tractor. The intention is to put

a lift in the new garage.

Board Member Goetter: Is there any intention of doing a business out of your garage?

Petitioner #1: No. I'm looking to retire in a couple of years so I'm not looking to run a business.

Board Member Oldham: Any reason you couldn't do it with a 840 square foot building?

Petitioner #1: I intend this to be my hobby shop, so if I can build it a little bigger than the bare minimum that would be in my favor. The intent is to have it bigger so I can work on things. 840 square feet is a little tight.

Board Member Goetter: Is anyone else here to speak in favor of the petition?

Deanna Dejanovich, 18950 W. Cleveland Avenue. Our property abuts the Igielski property completely on the West end of the property and as well as the North end. We have no issues with a garage going up in that area. There wouldn't be an obstruction of any kind.

Board Member Willoughby: The actual location- is it closer to the circular driveway piece? On the South end? I'm trying to gauge where it is in relation to the driveway.

Petitioner #1: You cannot put it closer to the house because I have the driveway going down to the basement level existing garage. It has to be far enough away from the drive as well as the property line.

Board Member Goetter: No one is present to speak in opposition.

MOTION: Motion to Approve 18830 W. Cleveland Avenue Variance

VOTE: Motion by: Board Member Oldham
Second by: Board Member Klappa
Motion Passes 4-1

5. ADJOURN

MOTION: Motion to Adjourn at 6:28PM

VOTE: Motion by: Board Member Schulpus
Second by: Board Member Oldham
Motion Passes 5-0

***Respectfully Submitted,
Joelle Erickson, Community Relations Specialist***