



City of Burlington

Fire Department

165 W. Washington Avenue

Phone: (262) 342-1161 Fax: (262) 763-3474

www.burlington-wi.gov

AGENDA

Zoning Board of Appeals

Tuesday, June 30, 2009

5:30 p.m.

Amy Zott, Chairman
William Goulding, Secretary
Dan Snyder
David Wawrzyniakowski
Jeol Weis
Ron Patla, Alternate #1
Jon Schultz, Alternate #2

1. Call to Order.
2. Roll Call.
3. Approval of the minutes of October 21, 2008.
4. Citizen Comments.
5. Public Hearing:

A Public Hearing to consider evidence pertinent to a request made by John Davies for property located at 356 Conkey Street to consider a variance from Section 315-54C(1), Section 315-54C(4) and Section 315-54C(5) which state:

- Section 315-54C(1): Accessory uses and detached accessory structures are permitted in the rear yard only in all residential district and may be permitted by the Plan Commission to be placed in side yards, but shall not be allowed to be placed closer to a lot line than the minimum required side yard of the zoning district within which such accessory uses and detached accessory structures are placed. By definition the solar array is considered an accessory structure and needs to be placed in the "rear yard only". Applicant is requesting a variance to place the array in the street yard.
- Section 315-54C(4): Accessory uses and detached accessory structures shall not be allowed to be placed closer to a street right-of-way line than the minimum required building setback of the zoning district with a maximum height of fifteen feet. The height of the array is 19 feet, which exceeds the maximum height allowed of 15 feet.
- Section 315-54C(5): Accessory uses and detached accessory structures shall not occupy more than 20% of the existing rear yard area in all districts. The existing nonconforming garage is more than 20% of the rear yard. The addition of the array would make the accessory structures more nonconforming.

The owner is requesting to install an 11 foot wide and 19 foot tall pole mounted electric solar array in the street yard.

6. Old Business: None.
7. New Business:
 - A. To consider a variance request from John Davies for property located 356 Conkey Street to request a variance to install an 11 foot wide and 19 foot tall pole mounted electric solar array in the street yard. This property is located in the Rd-2, Two-Family Residence District.
8. Other Matters.
9. Adjournment.

Note: If you are disabled and have accessibility needs or need information interpreted for you, please call the City Clerk's Office at 262-342-1161 at least 24 hours prior to the meeting.