

City of Reedsburg
Zoning Board of Appeals Minutes
August 17, 2021

Present: Nathan Johnson, Richard Braun, Pat Andera
Absent: Walter Luepke and Charlie Brumer
Others: Brian Duvalle, Faith Christian Church of Mauston (Paul Scherack) and Nick from Auto Medic

Brian Duvalle called the meeting to order at 12:00 PM.

Moved by Johnson, and seconded by Braun to approve the minutes from the June 29, 2021, meeting.
Motion approved 3-0.

Election of Chairperson. Motion by Johnson, seconded by Andera to nominate Richard Braun – Braun declined. Motion by Andera, seconded by Braun to nominate Nathan Johnson for Board Chairperson. Motion carried 3-0.

Election of Vice Chairperson. Motion by Andera, seconded by Johnson to nominate Richard Braun for Board Vice Chairperson. Motion carried 3-0.

Consider zoning variance per § 690-Attachment 2 and § 690-41 to determine if a tax parcel can be divided into two with the second parcel not having the required 25' front setback nor direct street frontage – 2033 E. Main St; Parcel #276-2200-11000 – Faith Christian Church of Mauston, Inc.

Faith Christian Church would like to buy the back building on the property from Steve Lange and divide the property accordingly. Nick, owner of the adjacent Auto Medic, has no objection to the variance but wanted to point out there is a verbal agreement between Lange and himself to allow for a drive way in front of the Auto Medic property for drivers eastbound to access Lange's property and the Church building. If either Lange or Auto Medic sell their property, the use of the Auto Medic property could be jeopardized or may need a formal agreement. It is legal to do a U-turn in front of the property for people driving east to get to the Lange driveway from Main Street.

Motion by Andera, seconded by Braun to approve the variance with condition of a driveway and parking easement and a report that there is code compliant fire separation between the Church and Lange buildings.
Motion carried 3-0.

Consider amending shed size at 487 Derby Row.

Motion by Andera, seconded by Braun to amend shed size at 487 Derby Row 22' X 28' to 24' X 28'. Motion carried 3-0.

Moved by Braun, seconded by Andera to adjourn the meeting at 12:37 PM. Motion carried 3-0.

Respectfully submitted,

Julie Strutz
Deputy Clerk-Treasurer