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**WEST ALLIS BOARD OF APPEALS MINUTES**  
**October 10, 2017**

**MEMBERS PRESENT:** Rachel Wagner – Vice Chair  
Michael Pranghofer – Member  
Allisa Olstad – Member  
Eric Euteneier – Alternate Member

**EXCUSED:** Paul Budiac – Chair  
Brian Keller – Member

**ALSO PRESENT:** Ed Lisinski, Director of Building Inspections & Neighborhood Services  
Sally Bukowski, Clerical Support

Ms. Wagner called the meeting to order at 5:30 p.m.

Ms. Wagner stated that the Notice of Appeals for the subject case was published on September 27, 2017 in the “My Community Now” newspaper. She stated that all property owners within a radius of 100 feet of the subject property had been notified by mail of the appeal request. She also noted that no communications were received regarding today’s petition.

**Mr. Euteneier made a motion to approve the minutes of the September 12, 2017 meeting. His motion was seconded by Mr. Pranghofer and unanimously approved.**

Ms. Wagner called for the first case to be heard.

Mr. Lisinski read from denial letter #2017-06.

September 18, 2017

Scott McGraw  
11225 W. Bluemound Rd.  
Wauwatosa, WI 53226

RE: Written Notice of Permit Refusal No. 2017-06  
Address: 8640 W. Maple St.  
Tax Key: 451-0475-000  
Zoning: RB-2 Residence District

Dear Property Owner:

On August 25, 2017, an application was made for a permit for a second story dormer on the above referenced property. The proposed dormer is one and eight hundredths (1.8) feet off of the west side lot line.

Your permit is denied because it is in violation of the following section of the West Allis Revised Municipal Code.

**12.36 RB-2 RESIDENCE DISTRICT**

The RB-2 Residence District is intended to provide areas in the City for single family, two (2) family and limited multi-family residential uses. It is specifically intended for areas of the City designated as Class "B" Residential under the preceding City Zoning Ordinance and represents a historical zoning pattern.

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**(8) Side Yard.**

**(a) Every lot shall have two (2) side yards, the east and south of which will be not less than seven (7) feet in width and the north and west of which will be not less than three(3) feet in width; provided, however, that any lot having a width of forth (40) feet or less, which was platted and recorded prior to the passage of this Subchapter, shall have no side yard less than three (3) feet ibn width.**

The proposed dormer is one and two hundredths (1.2) feet too close to the west side lot line, and therefore not allowed by code.

You may appeal this decision to the West Allis Board of Appeals. Information on filing an appeal can be obtained by contacting the Director of Building Inspections & Neighborhood Services at 414-302-8400.

Mr. Lisinski displayed pictures of the property and explained that the property owner wants to construct a second story dormer that is one and two hundredths (1.2) feet too close to the west side lot line. He noted that the dormer will not be any closer to the lot line than the house.

Mr. McGraw appeared on his own behalf.

**Mr. Euteneier made a motion to approve the variance as it is not contrary to public interest and public safety and welfare would not be affected. The motion was seconded by Mr. Pranghofer and unanimously approved.**

**Ms. Euteneier motioned to adjourn, seconded by Mr. Pranghofer and unanimously approved. The meeting was adjourned at 5:40 p.m.**

Respectively Submitted,



Rachel Wagner – Vice Chair  
West Allis Board of Appeals



Ed Lisinski, Director of Bldg. Inspection & Neighborhood Services  
Board of Appeals Secretary