

CITY OF MANITOWOC
Meeting Minutes
Zoning Board of Appeals
Tuesday, October 20, 2020 – 5:15 PM

I. Call to Order

The Meeting was called to order by Chairman D. Orth at 5:15 PM.

II. Roll Call

The Roll Call was conducted.

Present: D. Orth, P. Steinbrecher, H. Zimmerman, J. Mrotek,
J. Wakefield, M. Howe

Excused: J. Vogel

Others Present: Carl Hlinak (Certified Builders), James and Marcia
Lindemann (Appellants)

III. Approval of Minutes of the September 17, 2019 Meeting

Motion by J. Mrotek, Second by H. Zimmerman, to approve the Minutes
and place on file. Motion carried (6-0)

IV. Discussion and Action Items

A. The appeal of Certified Builders, agent for, James and Marcia
Lindemann, 4202 Ellis Street (450-034-110), Manitowoc Wisconsin,
whereby requesting a variance to Municipal Ordinance Section
15.150(4)(b) and 15.390(14) to allow construction of an attached
carport in the required street side yard setback area, in an R-4,
zoning district.

Chairman D. Orth read the appeal for those in attendance and
opened the Meeting for discussion.

Meeting notices were sent to property owners within 100 feet of the
property subject to the appeal. Acting Secretary B. Nichols read an
email from the building inspector stating there was no objection to
granting the request by the City Planner, City Engineer or the
Manitowoc Public Utilities Electrical Division Manager. No additional
comments were received.

J. Wakefield inquired if fire retardant is required for the proposed
carport. B. Nichols explained the code requirements for such
structures and stated that the proposed carport would not require
fire separation but if an improvement was made in the future to
enclose the structure it would need to be brought into compliance
with the code requirements applicable at such time.

P. Steinbrecher introduced discussion of the three hardships the members must consider when granting the request. A discussion ensued by the members.

Chairman D. Orth asked if there was any other discussion. There being none, Motion by M. Howe, Second by P. Steinbrecher to grant the request to reduce the street side yard setback to 6.1 feet at the east lot line. Motion carried (6-0)

V. Adjournment

Motion by J. Mrotek, Second by H. Zimmerman to adjourn at 5:25 PM.
Motion carried (6-0)