

**CITY OF WAUKESHA****Administration**

201 Delafield Street, Waukesha, WI 53188
Tel: 262.524.3701 fax: 262.524.3899
www.ci.waukesha.wi.us

Committee: Plan Commission	Date: 7/2/2018
Common Council Item Number: ID#18-0972	Date: 7/2/2018
Submitted By: Maria Pandazi, City Planner	City Administrator Approval: Kevin Lahner, City Administrator Click here to enter text.
Finance Department Review: Rich Abbott, Finance Director RA	City Attorney's Office Review: Brian Running, City Attorney Click here to enter text.
Subject: The APPEAL OF Tony Bodway for a dimensional variance from sections 22.35(7)a. and b. of the zoning code. If granted, the variance would allow for an addition of a porch with a street yard setback of 1 foot and a side yard setback of zero at 324 Williams Street, when a 25-foot setback is required in the street yard and a 10 foot setback is required in the side yard.	

Details:

The applicant would like to add a porch to the front of the building at 324 Williams Street. The building was constructed with a 10-foot set back from Williams Street, where the code now requires a 25-foot setback. A porch cannot be added without a variance. The applicant noted that there are buildings on the street constructed up to the lot line and other businesses which have patios up to the sidewalk for outdoor dining. The applicant is proposing a restaurant for this building and would like to provide outdoor dining on the proposed porch which would be at the elevation of the first floor of the building to address ADA needs.

Options & Alternatives:

[Click here to enter text.](#)

Financial Remarks:

[Click here to enter text.](#)

Staff Recommendation:

If the applicant proves a hardship exists, the Board may consider granting the variance request for a 1-foot street yard setback and a zero-foot side yard setback.

