

Agenda
Public Safety & Welfare Committee Meeting
625-52nd St, Rm 301
Monday, October 31, 2016
5pm

****PLEASE NOTE ROOM CHANGE****

Chairperson:	Rocco J. LaMacchia, Sr	Vice Chairperson:	Jack Rose
Aldersperson:	Jan Michalski	Aldersperson:	Eric Haugaard
Aldersperson:	Keith W. Rosenberg		

Call to Order
Roll Call
Citizens Comments

Approval of the Minutes of the Meeting Held October 10, 2016.

1. Aldermanic Request for the Restriction of Parking on the East Side of 7th Avenue south of 60th Street *(District 2) (Staff recommends 90-Day Trial)*
2. Aldermanic Request for the Restriction of Parking on the West Side of 28th Avenue North of Roosevelt Road *(District 8) (Staff recommends 90-Day Trial)*
3. Aldermanic Request for the Analysis of Parking Restrictions on 34th Avenue for Roosevelt School *(District 8) (Staff recommends 90-Day Trial)*
4. Previous Trial for 15-minute Parking Signs in front of St. Mathew's Episcopal Church, 5900 7th Ave. *(District 2) (Staff recommends approval)*
5. Previous Trial for an Eastbound Yield Sign at the Intersection of 49th Street & 5th Avenue. *(District 2) (Staff recommends approval)*
6. Previous Trial for Switching the Eastbound & Westbound Stop Signs to Northbound & Southbound Stop Signs at the Intersection of 8th Avenue & 45th Street. *(District 2) (Staff recommends approval)*
7. Request for Special Exception from the 840-square-foot Size Limitation to Construct a 960-square-foot Accessory Structure at 4603 47th Avenue *(Parcel #08-222-35-127-180). (Property Owners/ Petitioners: Christian and Marisa Solais; Zoning: RS-1/RS-2) (District 10) (Referred from Council on 10/17/16)*

ALDERPERSONS' COMMENTS

IF YOU ARE DISABLED AND NEED ASSISTANCE, PLEASE CALL 653-4050 BY NOON BEFORE THIS MEETING TO MAKE ARRANGEMENTS FOR REASONABLE ON-SITE ACCOMMODATIONS.

PUBLIC SAFETY & WELFARE COMMITTEE
Minutes of Meeting held Monday, October 10, 2016

A meeting of the Public Safety & Welfare Committee was held on Monday, October 11, 2016 in Room 204 of the Kenosha Municipal Building. The meeting was called to order at 5:28 pm by Chairman LaMacchia.

At roll call, the following members were present: Alderpersons Haugaard, Rose, Michalski and Rosenberg. Staff members in attendance were: Jeff Warnock, Superintendent of Parks and Deputy Police Chief Eric Larsen.

1 citizen spoke during Citizens Comments: Doug Wheaton (Southshore Realtors Association Representative)

It was moved by Alderperson Michalski, seconded by Alderperson Rosenberg, to approve the minutes from the meeting held on September 26, 2016. Motion carried unanimously.

1. Ordinance by Alderperson Jan Michalski; Co-Sponsors Alderperson Curt Wilson, Alderperson Patrick Juliana - To Create Section 13.05 (*of the Code of General Ordinances for the City of Kenosha*) Regarding Home Sharing. (*Also referred to Licensing/Permit*) (*Referred by Council on 9/7/16*) (*Deferred from the meetings on 9/12/16 & 9/26/16*) **PUBLIC HEARING**

A revised version was passed out before the meeting.

Public Hearing: None

It was moved by Alderperson Michalski, seconded by Alderperson Haugaard, to defer for up to forty-five (45) days. Motion carried unanimously.

2. Set date and time for 2017 Budget Review.
The 2017 Budget Review meeting is set for Monday, October 24, 2016 at 5pm in Room 301.

ALDERPERSONS' COMMENTS: Alderperson Michalski asked about a scheduled meeting regarding the Fire Stations for Wednesday, October 12. Chairperson LaMacchia answered that the meeting will be schedule after the November Election.

ADJOURNMENT - There being no further business to come before the Public Safety & Welfare Committee, it was moved, seconded and unanimously carried to adjourn at 5:37 pm



CATHY AUSTIN, PE
Deputy Director of Public Works/City Engineer

Date: October 28, 2016

To: Alderperson Rocco LaMacchia, Chairman
Public Safety and Welfare Committee

CC: Alderperson John Fox
District 2

From: Cathy Austin, P.E.
Deputy Director of Public Works / City Engineer

Subject: ***Aldermanic Request for the restriction of parking on the east side of 7th Avenue south of 60th Street (District 2) (Staff Recommends Approval of 90-Day Trial)***

BACKGROUND INFORMATION:

Alderperson Fox received a request to restrict parking to 2-hour parking on the east side of 7th Avenue south of 60th Street. Currently the business owner believes parking in front of their business is used by the apartment complex near by predominantly.

Public Works Engineering Staff inspected 7th Avenue for the installation of additional parking restrictions. Staff believes this sign is warranted and will not adversely affect parking in the area.

The sign would be placed on a new pole and the restriction of parking would begin at 60th Street and extend to the existing "No Parking Between Signs" that restricts parking at the property to the south.

RECOMMENDATION:

Public Works Engineering Staff recommends the restriction of parking along the east side of 7th Avenue south of 60th Street on a 90-day trial basis.



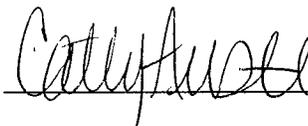


CATHY AUSTIN, PE
Deputy Director of Public Works/City Engineer

Date: October 28, 2016

To: Alderperson Rocco LaMacchia, Chairman
Public Safety and Welfare Committee

CC: Alderperson Kevin Mathewson
District 8

From: Cathy Austin, P.E.
Deputy Director of Public Works / City Engineer 

Subject: ***Aldermanic Request for the restriction of parking on the west side of 28th Avenue north of Roosevelt Road (District 8) (Staff Recommends Approval of 90-Day Trial)***

BACKGROUND INFORMATION:

Alderperson Mathewson received a request to restrict parking on the west side of 28th Avenue north of Roosevelt Road due to safety concerns at the intersection. Currently, Resolution 133-65 restricts parking to be 1-hour parking on the west side from Roosevelt Road to the northern property line shown in Attachment 1. Currently, signs exist restricting parking between signs as shown in Attachment 1 also, but no resolution for the restriction exists.

Public Works Engineering Staff inspected 28th Avenue for the installation of additional parking restrictions. Staff recognized that a car could not legally be parked between the southernmost "No Parking Between Signs" sign and the Stop sign due insufficient space. Staff recommends that the "1-Hour Parking" resolution be amended to "No Parking." Thus a "No Parking Here to Corner" sign would be installed to the north of the property with an additional "No Parking" sign placed to ensure no one parks in the area, as shown on Attachment 2. All signs would be placed on existing poles.

RECOMMENDATION:

Public Works Engineering Staff recommends the restriction of parking along the west side of 28th Avenue north of Roosevelt Road on a 90-day trial basis.

Attachment 1

 Limits of current one-hour parking resolution



Attachment 2





CATHY AUSTIN, PE
Deputy Director of Public Works/City Engineer

Date: October 28, 2016

To: Alderperson Rocco LaMacchia, Chairman
Public Safety and Welfare Committee

CC: Alderperson Kevin Mathewson
District 8

From: Cathy Austin, P.E.
Deputy Director of Public Works / City Engineer

Subject: ***Aldermanic Request for the analysis of parking restrictions on 34th Avenue for Roosevelt School (District 8) (Staff Recommends Approval of 90-Day Trial)***

BACKGROUND INFORMATION:

Alderperson Mathewson received a request that the Staff analyze the parking restrictions at Roosevelt School. Staff met with Alderman Mathewson and representatives from KUSD and the school to help improve their pick-up and drop-off area and improve safety for the children at the crossings.

Public Works Engineering Staff recommends that the pick-up and drop-off area be signed on both ends of the designated area. Staff also recommends "No Parking Standing or Stopping" signs be added on the same pole to direct that beyond the pick-up and drop-off area it is still a no parking per Wisconsin state statutes and City Ordinance. Staff also recommends "No Parking Here to Corner" signs be installed near the crosswalks on the west side of 34th Avenue to ensure no cars park too close to the crosswalk which can affect sight distance and safety of the crossings.

RECOMMENDATION:

Public Works Engineering Staff recommends the restriction of parking along the both sides as detailed above.

Attachment 1

- Move 
- Remove 
- Install 





CATHY AUSTIN, PE
Deputy Director of Public Works/City Engineer

Date: October 28, 2016

To: Alderperson Rocco LaMacchia, Chairman
Public Safety and Welfare Committee

CC: Alderperson John Fox
District 2

From: Cathy Austin, P.E.
Deputy Director of Public Works / City Engineer

Subject: ***Previous Trial for 15-Minute Parking Signs in front of St. Mathew's Episcopal Church, 5900 7th Ave (District 2) (Staff Recommends Approval)***

BACKGROUND INFORMATION:

This request has been on trial as indicated with no complaints or problems reported to Engineering Staff.

RECOMMENDATION:

Staff recommends approval of the restriction of parking on the west side of 7th Avenue a distance of 35 feet north of 59th Place to a distance 115 feet north of 59th Place. A new resolution will need to be created to restrict the parking. Previous Resolutions 217-86, 249-85 and 225- 74 should be stricken and replaced by Resolution XXX-16.

Resolution XXX-16

TO DESIGNATE as 15-min parking the west side of 7th Avenue a distance of 35 feet north of 59th Place to a distance 115 feet north of 59th Place

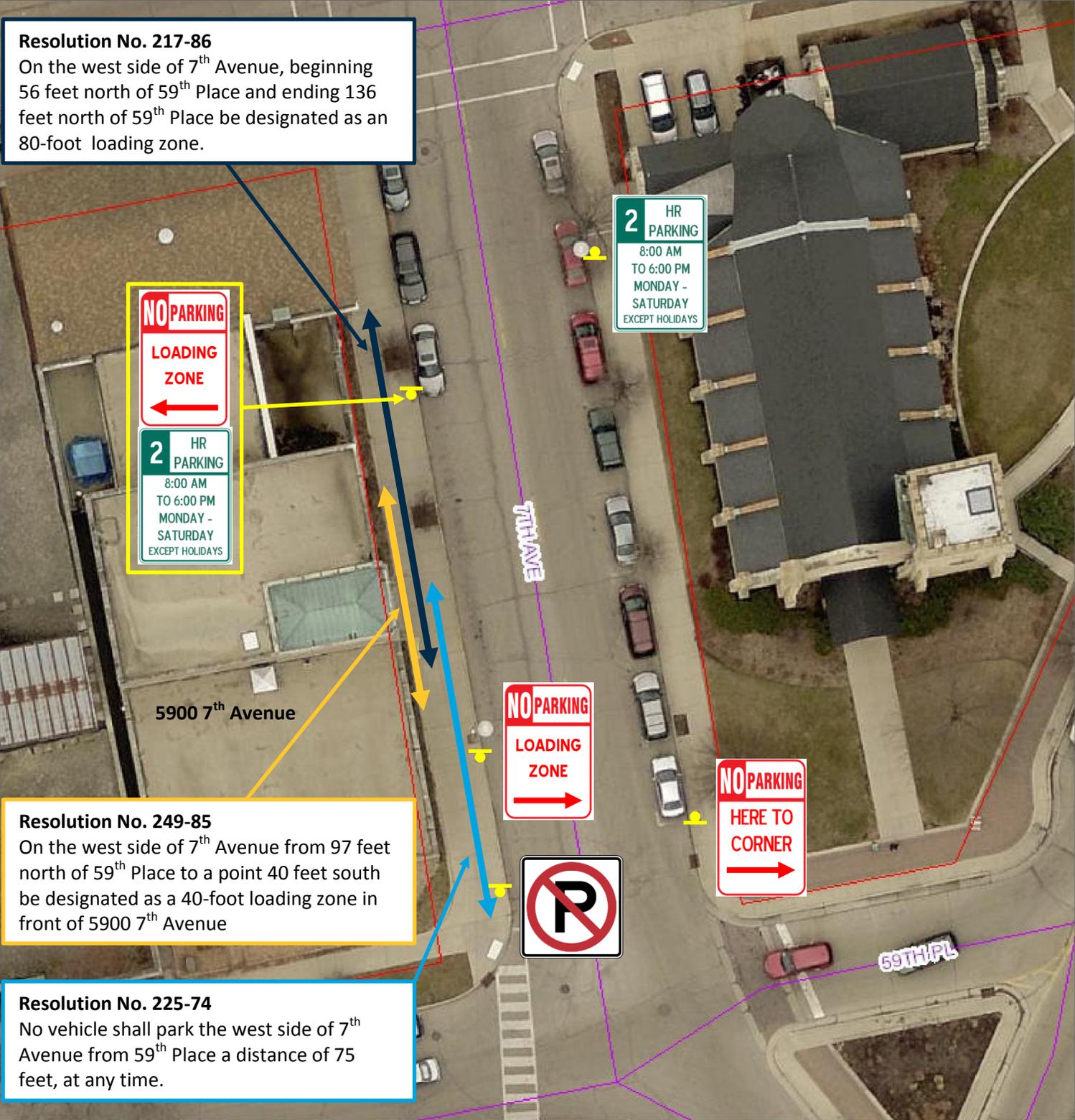


Existing Parking Restrictions 7th Avenue from 59th Street to 59th Place



1 inch = 30 feet
Date Printed: 12/9/2015

Resolution No. 217-86
On the west side of 7th Avenue, beginning 56 feet north of 59th Place and ending 136 feet north of 59th Place be designated as an 80-foot loading zone.



Resolution No. 249-85
On the west side of 7th Avenue from 97 feet north of 59th Place to a point 40 feet south be designated as a 40-foot loading zone in front of 5900 7th Avenue

Resolution No. 225-74
No vehicle shall park the west side of 7th Avenue from 59th Place a distance of 75 feet, at any time.

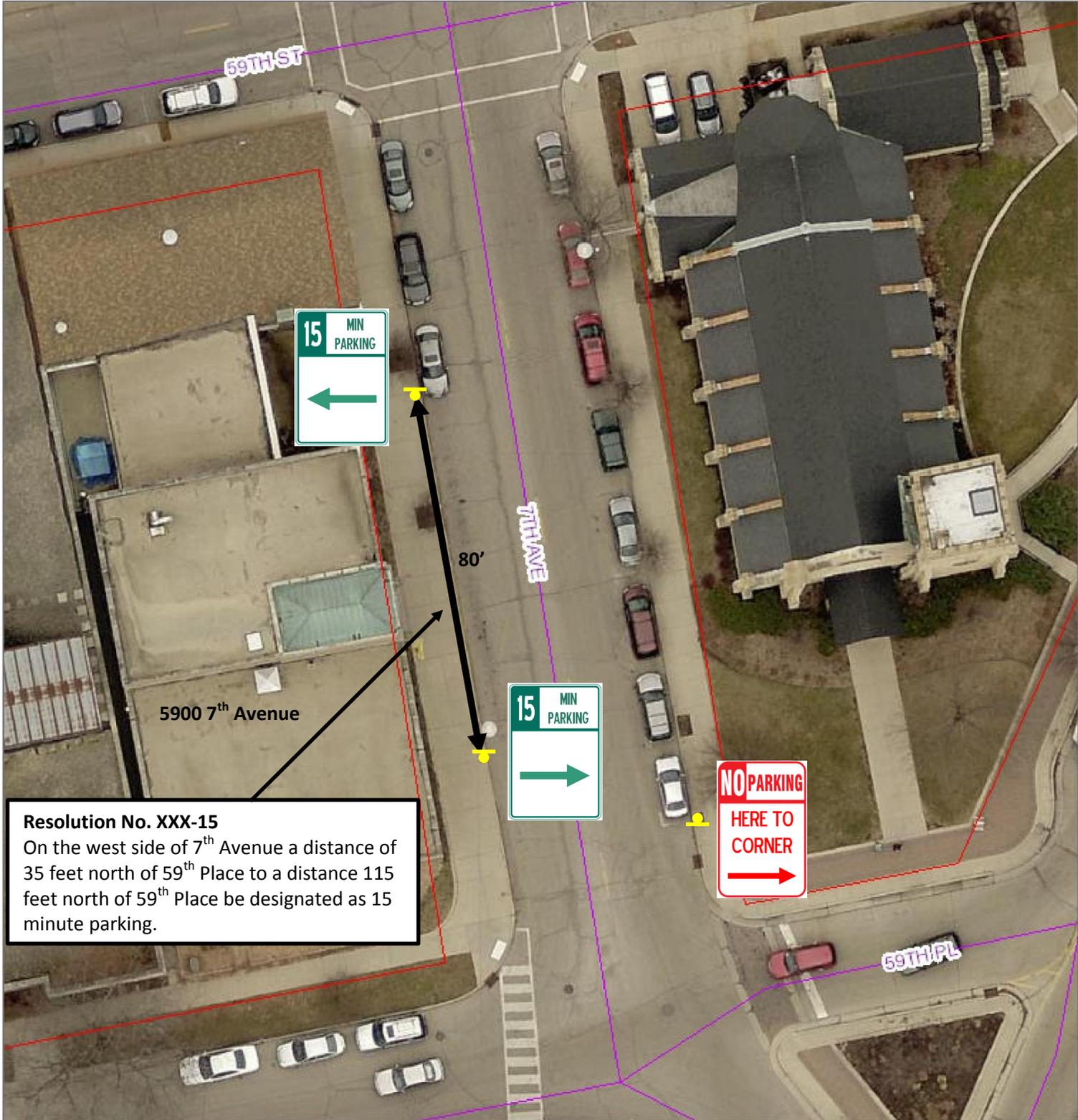
DISCLAIMER This map is neither a legally recorded map nor a survey and is not intended to be used as one. This drawing is a compilation of records, data and information located in various state, county and municipal offices and other sources affecting the area shown and is to be used for reference purposes only. Kenosha County is not responsible for any inaccuracies herein contained. If discrepancies are found, please contact Kenosha County.



Proposed Parking Restrictions 7th Avenue from 59th Street to 59th Place



1 inch = 30 feet
Date Printed: 12/9/2015



Resolution No. XXX-15
On the west side of 7th Avenue a distance of 35 feet north of 59th Place to a distance 115 feet north of 59th Place be designated as 15 minute parking.

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CATHY AUSTIN, PE
Deputy Director of Public Works/City Engineer

Date: October 28, 2016

To: Alderperson Rocco LaMacchia, Chairman
Public Safety and Welfare Committee

CC: Alderperson John Fox
District 2

From: Cathy Austin, P.E.
Deputy Director of Public Works / City Engineer



Subject: *Previous Trial for an Eastbound Yield Sign at the intersection of 49th Street & 5th Avenue (District 2) (Staff Recommends Approval)*

BACKGROUND INFORMATION:

This request has been on trial as indicated with no complaints or problems reported to Engineering Staff.

RECOMMENDATION:

Staff recommends approval to Install the Yield sign at the approved location.



Proposed Yield Sign At the intersection of 5th Avenue and 49th Street



1 inch = 40 feet
Date Printed: 5/25/2016



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CATHY AUSTIN, PE
Deputy Director of Public Works/City Engineer

Date: October 28, 2016

To: Alderperson Rocco LaMacchia, Chairman
Public Safety and Welfare Committee

CC: Alderperson John Fox
District 2

From: Cathy Austin, P.E.
Deputy Director of Public Works / City Engineer

Subject: ***Previous Trial for switching the Eastbound and Westbound Stop Signs to Northbound and Southbound Stop Signs at the intersection of 8th Avenue and 45th Street. (District 2) (Staff Recommends Approval)***

BACKGROUND INFORMATION:

This request has been on trial as indicated with no complaints or problems reported to Engineering Staff.

RECOMMENDATION:

Staff recommends approval of the change from Eastbound and Westbound Stop Signs to Northbound and Southbound Stop Signs at the intersection of 8th Avenue and 45th Street.

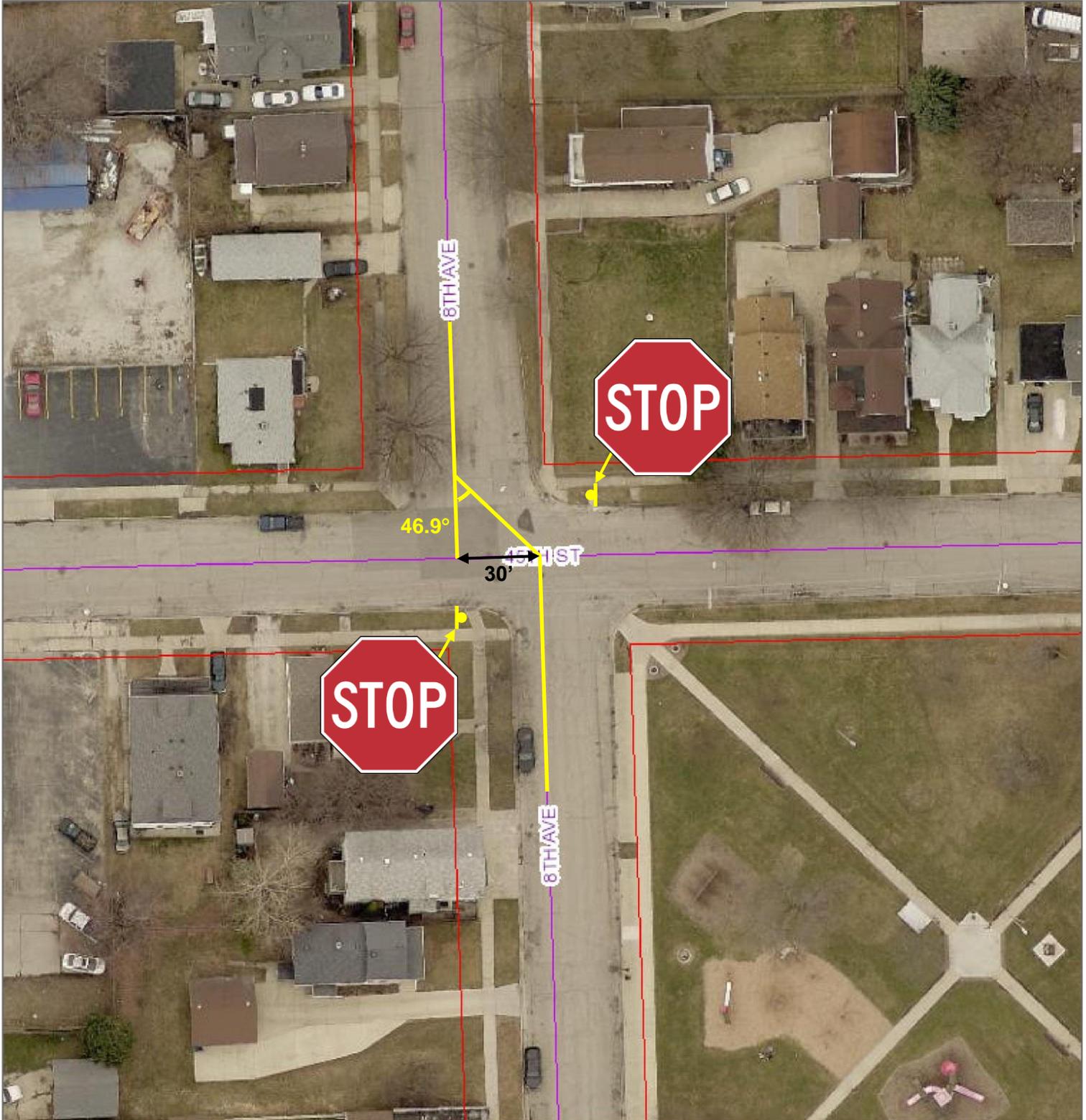


Lane Deflection

At the intersection of 8th Avenue and 45th Street



1 inch = 50 feet
Date Printed: 5/31/2016



DISCLAIMER This map is neither a legally recorded map nor a survey and is not intended to be used as one. This drawing is a compilation of records, data and information located in various state, county and municipal offices and other sources affecting the area shown and is to be used for reference purposes only. Kenosha County is not responsible for any inaccuracies herein contained. If discrepancies are found, please contact Kenosha County.



TO: Members of the City of Kenosha Public Safety and Welfare Committee
Members of the City of Kenosha Common Council

FROM: Brian R. Wilke, Development Coordinator *BRW*
Department of Community Development and Inspections

SUBJECT: Special Exception from the 840-square-foot Size Limitation in Order to Construct a 960-square-foot Accessory Structure at 4603 47th Avenue; Property Owner/Petitioner: Christian & Marisa Solais; Zoning Designation: RS-1/RS-2 (District #10)

DATE: October 26, 2016

The property owner is requesting a Special Exception to Section 3.03 D(4)d of the Zoning Ordinance which states that the total square-footage of all accessory buildings on one- and two-family residential properties cannot exceed 840 square feet or fifteen percent (15%) of the lot size (whichever is less). In this case, the 840 square feet is more restrictive. (15% of the 59,677 square-foot lot is 8,951 square feet.) The property owner is requesting to build a 960 square-foot detached garage. There are no other accessory buildings on the site.

Section 3.03 F of the Zoning Ordinance allows the property owner to request a Special Exception from the Common Council upon review and recommendation of the Public Safety and Welfare Committee (PSW). The Common Council may grant a Special Exception for an accessory building up to 1,000 square feet in size. The standards for the Special Exception are as follows:

- a. The architectural appearance of the proposed structure shall be harmonious with the existing structure. *The new garage will be sided in metal panels while the existing home is vinyl siding. Staff recommends that a condition of approval be that the accessory building be sided to match the existing house.*
- b. Relief cannot be contrary to covenants associated with the subject property. *There are no known covenant restrictions associated with the property.*
- c. A maximum of two (2) accessory buildings and/or structures are allowed. *The proposed garage will be the only accessory building on the site.*
- d. Accessory structures shall not exceed the height of the principal dwelling, or twenty-five feet (25') in height in residential districts. *The height of the proposed garage will be sixteen feet (16'), which complies with the Zoning Ordinance.*
- e. The accessory structure shall not exceed eighty percent (80%) of the building footprint of the principal structure. *The footprint of the proposed garage is 960 square feet. The ground floor of the house is approximately 1,700 square feet. The proposed accessory structure would be 56.4% of the principal building footprint.*

- f. The doors shall not exceed the maximum height of nine feet (9'). *The proposed doors do not exceed nine feet (9') in height.*
- g. The applicant will ensure that the drainage and/or stormwater runoff conforms with local and state standards.
- h. The owners of properties within 100' are to be notified of the application. *Notices were sent to the owners as required.*

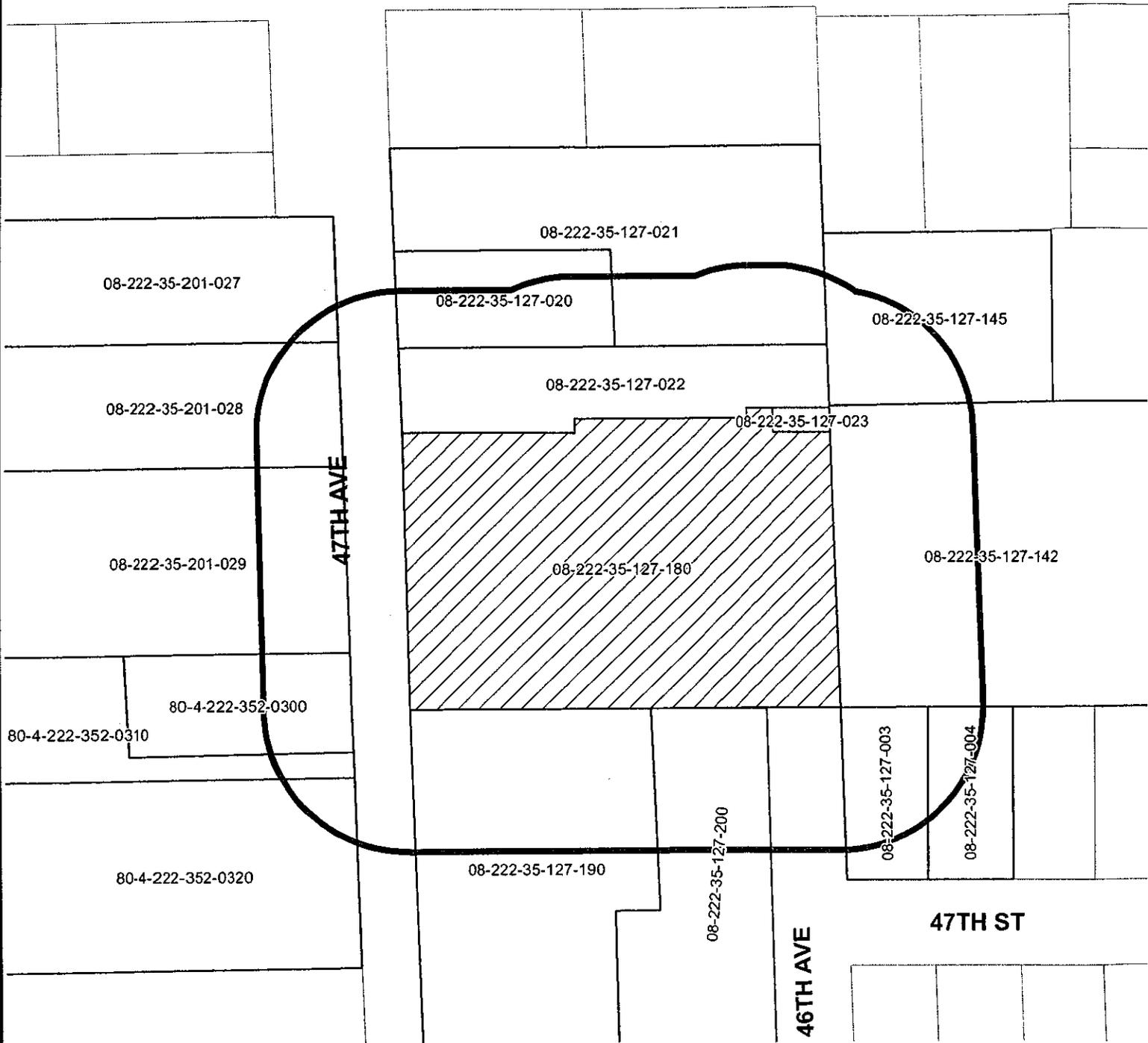
Recommendation:

Staff recommends approval of the Special Exception, with the condition that the siding material of the garage be revised to match the existing house.

BRW:saz
Attachments

Solais

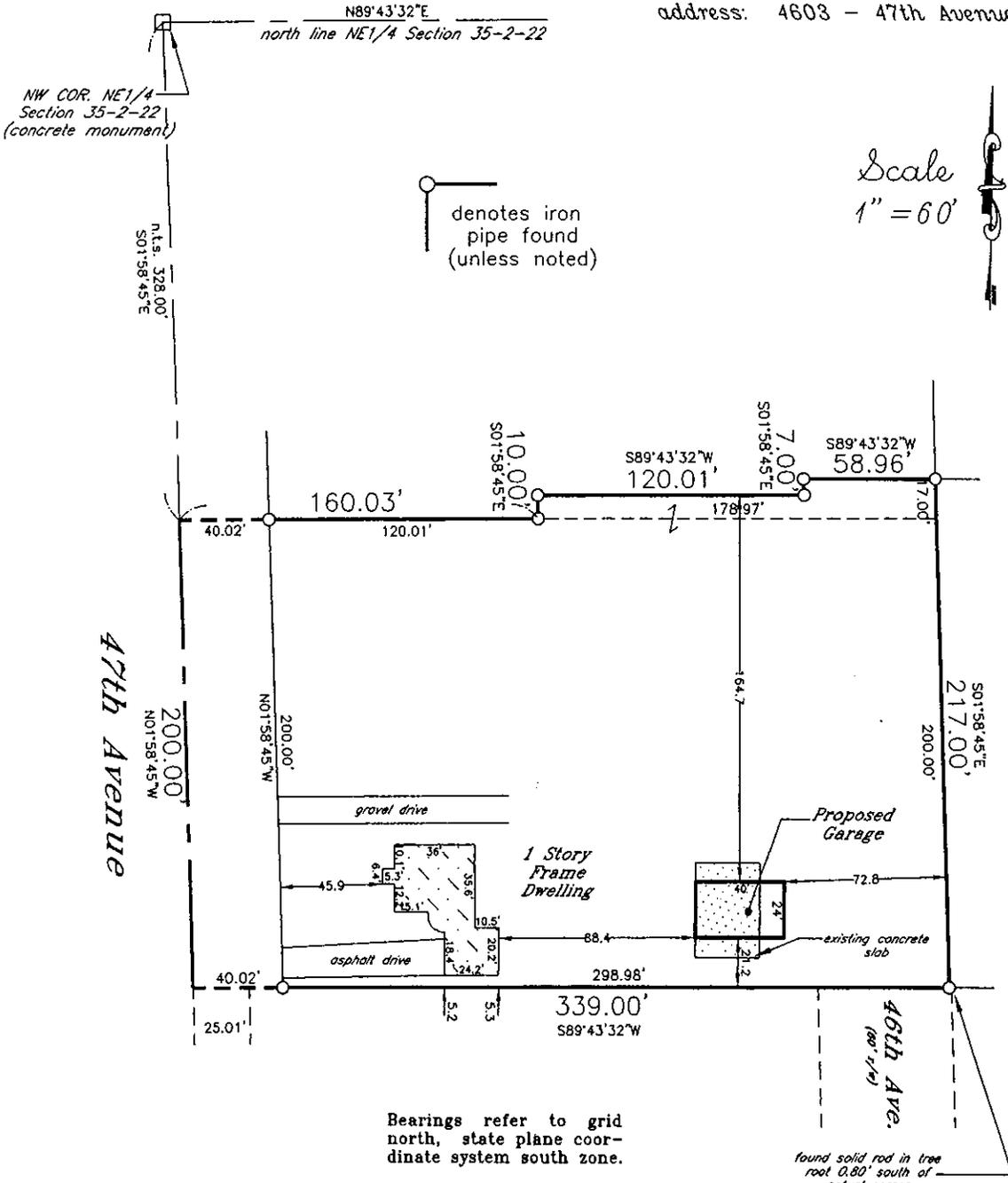
Special Exception to the Accessory Building Size Limit



-  Subject Property
-  100-foot Notification Boundary



address: 4603 - 47th Avenue



Bearings refer to grid north, state plane coordinate system south zone.

found solid rod in tree root 0.80' south of actual corner

Proposed building "not field staked". Contractor to verify all dimensions before building by same.

Refer to a current title report for easements or restrictions which may affect this site.

J.K.R. SURVEYING, INC.
8121 22ND AVENUE
KENOSHA, WI 53143

Plat of Survey of
PREMISES KNOWN AS TAX KEY NO.

08-222-35-127-180

in NE1/4 Section 35-2-22

CITY OF KENOSHA
KENOSHA COUNTY, WIS.

-for-
Marissa Solais

I hereby certify that this property was surveyed under my direction and this plat is a true representation thereof.

[Signature]
Reg. Land Surveyor
July 27, 2016
Revised 9/28/16



INSTRUCTIONS:

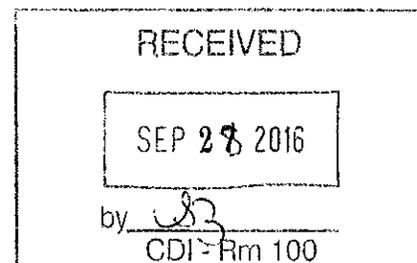
All applicants are required to complete an application form. Other documents and information may be required by the Development Coordinator based on the nature of the application. Your application will be scheduled for hearing when all of the following are submitted to the Department of Community Development and Inspections, Room 100.

SUBMITTAL CHECKLIST:

- Completed application form, including criteria checklist
- \$500.00 filing fee
- One (1) plat of survey prepared by a Professional Land Surveyor, licensed by the State of Wisconsin. The survey must show all existing buildings, proposed accessory building, setbacks from property lines, and distances from all accessory structures
- Accessory Building Permit Application
- One (1) additional set of plans, with survey in pdf format; forwarded to bwilke@kenosha.org
- A narrative which includes a description of your request and its compliance with relevant ordinance requirements.

Once a fully-completed application packet is received by the Development Coordinator, the request will be evaluated and a staff report with a recommendation prepared. The report will be forwarded to the appropriate review body (Public Safety & Welfare, Common Council) for the required public hearings. Property Owners within 100 feet of the project will be notified by mail of the public hearings.

If you have any questions pertaining to the application process or zoning requirements, please contact Brian Wilke at 262.653.4049 or bwilke@kenosha.org.





FOR OFFICE USE ONLY	
Date Filed	<u>9/28/16</u>
Received by	<u>83</u>
Receipt #:	<u>10574</u>

APPLICATION FOR SPECIAL EXCEPTION FOR RESIDENTIAL ACCESSORY STRUCTURE*
Form #CDI167 (rev. 02/16)

*for relief from the height restriction of sixteen feet (16') and/or the area restriction of 840 square feet

4603 47 Ave, Kenosha WI
 Location of Special Exception Request

APPLICANT Marisa Solais PHONE (262) 496-9747

MAILING ADDRESS 4603 47 Ave E-MAIL chrisgirdler14@aol.com

OWNER (if different from applicant) _____ PHONE _____

MAILING ADDRESS _____ E-MAIL _____

If the applicant is other than the property owner, a notarized signature of the property owner authorizing the applicant to act on his/her behalf is required.

I/We Marisa Solais hereby apply for a Special Exception pursuant to Section
 (Property Owner / Applicant)

Section 3.03 F of the City of Kenosha Zoning Ordinance for 4603 47 Ave, Kenosha, WI
 (Address / parcel # of subject property)

to allow (describe request) me to build a garage up to 1,000 sq. ft.

(A separate sheet of paper may be used if additional space is required.)

I hereby authorize City of Kenosha staff and elected officials to inspect the premises of the above-described property. I hereby affirm that all statements contained herein are true and correct to the best of my knowledge and belief.

Applicant's signature: Marisa Solais

**SPECIAL EXCEPTION FOR RESIDENTIAL ACCESSORY STRUCTURE
CRITERIA CHECKLIST**

Location of Special Exception Request 4603 47 Ave

Adherence to the following criteria shall be required to process the Special Exception request. Please place a check mark before each item to signify that your project complies with each criteria as indicated. If you cannot adhere to the following criteria, DO NOT PROCEED – please contact the Development Coordinator to discuss this issue.

- The special exception request will not conflict with or be contrary to covenants associated with subject property.
- The architectural appearance and functional design of the building or structure and site shall not be so dissimilar to the existing principal buildings and area so as to cause impairment of property values or a blighting influence. All sides of the principal and accessory buildings or structures are to have essentially the same, or coordinated, harmonious exterior-finish materials and treatment.
- No more than two accessory buildings, structures, or combination building and structure shall be constructed.
- No accessory building or structure shall exceed the height of the principal building, or exceed twenty-five feet (25') in height, whichever is less.
- The maximum square footage of all accessory buildings or structures cannot exceed one thousand square feet (1,000 sq. ft.).
- The total square footage of all detached covered accessory buildings and/or structures shall not have a footprint larger than 80% of the footprint of the principal building's first floor livable space.
- Doors shall not exceed nine feet (9') in height.
- No negative impacts on stormwater runoff shall be created. A grading plan may be required.

SUPPLEMENTAL CONDITIONS:

THE CITY MAY IMPOSE ADDITIONAL CONDITIONS, WHICH INCLUDE, BUT ARE NOT LIMITED TO THE FOLLOWING:

- > Require the use of trim, lighting or other additional architectural detail to soften the impact of the bulk and height of the proposed structure(s) or building(s).
- > Require the visibility of the accessory building(s) or structure(s) be minimized as viewed from adjacent lots and right-of-ways through the use of topography, increased setbacks, fencing, or existing or proposed vegetative landscaping.
- > Require garage door openings are placed so as to reduce their visibility from adjacent lots and right-of-ways.
- > Require the accessory building(s) or structure(s) be reasonably compatible with the architectural detail of the principal structure. The applicant holds the burden of proving the proposed building(s) or structure(s) are reasonably compatible with the architectural detail of the principal structure.
- > Require the use of the same or similar window and exterior door proportion and type, as the principal building, to soften the impact of the bulk and height of the proposed structure(s).
- > Require general compatibility with adjacent and other properties in the district.

Project Address 4603 47 Ave

The following items must be completed and submitted as a packet:

1. Accessory Building permit application
2. Electrical permit application (if applicable)
3. One (1) plat of survey prepared by a Professional Land Surveyor, licensed by the State of Wisconsin (see attachment). The survey must show all existing buildings, proposed accessory building, setbacks from property lines, distances from all accessory structures, proposed drainage patterns, and proposed changes to existing yard grade
4. For Residential Only: Cautionary Statement (required if the property owner is listed as the contractor); **OR**
State Licensing (required if a contractor is listed)
5. One (1) set of plans (size 8 1/2" x 11" or 11" x 17", drawn at 1/4" scale)
6. Will the grading of the property change as a result of constructing an accessory building?
Yes _____ No

If yes, please contact the Soil Erosion Specialist at 262.653.4247 prior to application submittal.

Note: Upon plan review or as a result of a field inspection, the Soil Erosion Specialist or Code Official may determine that an erosion control permit and/or installation of erosion control measures are required.

After Approval/Processing of this Permit Application:

If you do not intend to proceed with this project, please contact our office at 262.653.4263 to avoid paying the entire cost of the permit. Administrative and/or plan review fees will be charged. Any/all unpaid permit fees, along with an additional \$100.00 Administrative Fee, will be processed as a special charge against the real estate upon which the service was performed.



FOR OFFICE USE ONLY

Date _____

Permit # _____

Needs Approval _____

IP _____

Fee'd _____

APPLICATION FOR ACCESSORY STRUCTURE
Form #CDI101 (rev. 12/15)

Permit Fees:

New Construction: **\$180.00** (\$60.00 Building Permit Fee, \$60.00 Plan Review Fee, and \$60.00 Zoning Review Fee)
 Repair to Existing: **\$60.00** **NOTE: A 2X permit fee is charged if permit is issued after work has started.**

You will be notified when your permit is ready; please do not submit payment with permit application.

Project Address 4603 47 Ave, Kenosha, WI

Property Owner Christian Solais Contractor Idelia's Construction

Mailing Address _____

City Kenosha State WI Zip 53144 City _____ State _____ Zip _____

Phone (262) 496-9747 Phone (____) _____

Contractor e-mail _____

Estimated Cost \$30,000.00 Project Name (if commercial or multi-family property): _____

Owner Lot: Yes _____ No Square Footage of Accessory Building 960

Accessory Building Size ~~30.24~~ by ~~30.40~~ Height 12'6"

Setbacks in feet from property lines: Front 100+ Rear ~~30.4~~ Left ~~15.607~~ Right 21.2

HECK ONE: One-family Two-family _____ Multi-family _____ Commercial _____

Indicate type of accessory building: Garage Shed _____ Gazebo _____ Greenhouse _____ Pavilion _____

Other _____ Tent _____ - (Specify dates for tent: From _____ to _____)

Is an existing garage or shed being torn down? Yes _____ No (If garage or shed is 500 sq. ft. or greater, a raze permit application must be completed and submitted with this permit application)

This Box for Office Use Only: Zoning _____ Zoning Review/Approval _____

Any general contractor* that performs work on a one- or two-family dwelling must possess the following two licenses:

- 1) Dwelling Contractor Certification number _____
- 2) Dwelling Contractor Qualifier Certification number _____

Licenses are available through the Department of Safety and Professional Services (DSPS) at: <http://dsps.wi.gov>

I agree to comply with all applicable codes, statutes, and ordinances, and with the conditions of this permit; understand that the issuance of the permit creates no legal liability, express or implied, on the state or municipality; and, certify that all of the permit information herein is accurate. If I am the property owner applying for an erosion control or construction permit, I have read and signed the attached cautionary statement. I expressly grant the building inspector, or the inspector's authorized agent, permission to enter the premises for which this permit is sought at all reasonable hours and for any proper purpose to inspect the work which is being done.

Dwelling Contractor Qualifier Licensee Signature _____ Date _____
 Please Print Name _____

Note to Property Owners:
 If the owner of the property is listed as the general contractor, a license is not required; however, the attached "Cautionary Statement" must be signed by the property owner.

CITY OF KENOSHA
Department of Community Development and Inspections

CAUTIONARY STATEMENT TO OWNERS OBTAINING BUILDING PERMITS

01.65(lr) of the Wisconsin Statutes requires municipalities that enforce the Uniform Dwelling Code to provide an owner who applies for a building permit with a statement advising the owner that:

the owner hires a contractor to perform work under the building permit, and the contractor is not bonded or insured as required under S.101.654(2)(a), the following consequences might occur:

-) The owner may be held liable for any bodily injury to or death of others or for any damage to the property of others that arises out of the work performed under the building permit or that is caused by any negligence by the contractor that occurs in connection with the work performed under the building permit.
-) The owner may not be able to collect from the contractor damages for any loss sustained by the owner because of a violation by the contractor of the one- and two-family dwelling code or an ordinance enacted under Sub.(1) (a) because of any bodily injury to or death of others or damage to the property of others that arises out of the work performed under the building permit or because of any bodily injury to or death of others or damage to the property of others that is caused by any negligence by the contractor that occurs in connection with the work performed under the building permit.

**CAUTIONARY STATEMENT TO CONTRACTORS FOR
PROJECTS INVOLVING BUILDINGS BUILT BEFORE 1978**

if this project is in a dwelling or child-occupied facility, built before 1978, then the requirements of Ch. DHS 163 requiring Lead-Safe Renovation Training and Certification apply. For details of how to be in compliance, go to <http://dhs.wisconsin.gov/lead/renovationrules.htm>.

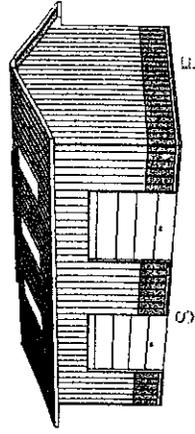
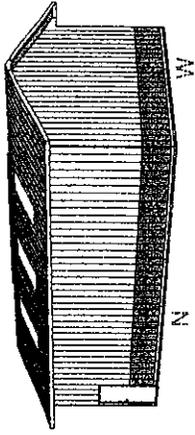
I hereby certify and vouch that I am or will be an owner-occupant of this dwelling for which I am applying for an erosion control or construction permit (of a single-family or two-family dwelling) without a Dwelling Contractor Certification and have read this Cautionary Statement regarding contractor responsibility. (Note: This form is not required for general contractors of multi-family or commercial buildings).

Project Address: 4603 47 Ave Kenosha, WI

Property Owner's Signature: Marisa Solais Date: _____

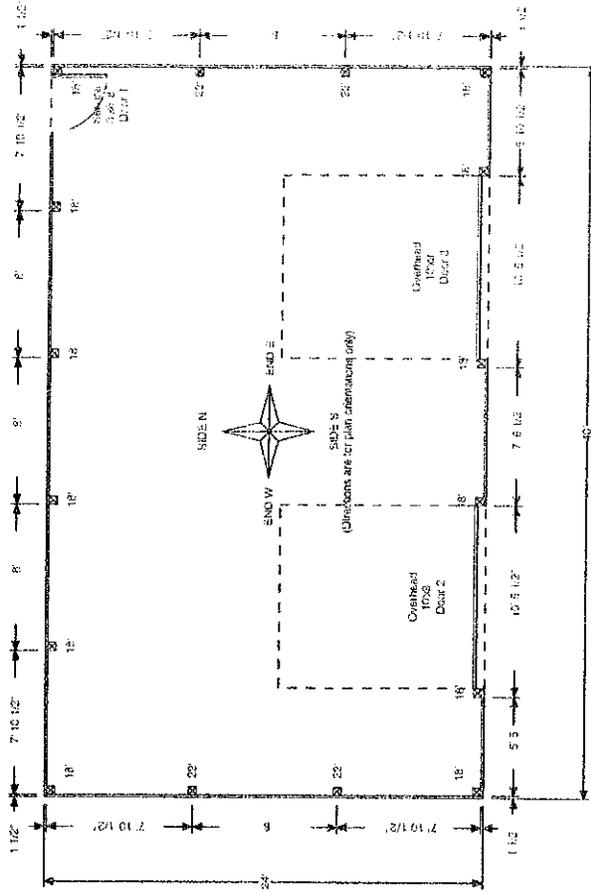
Please Print Name: Marisa Solais

CHRISTIAN SOLAIS KENOSHA, WI



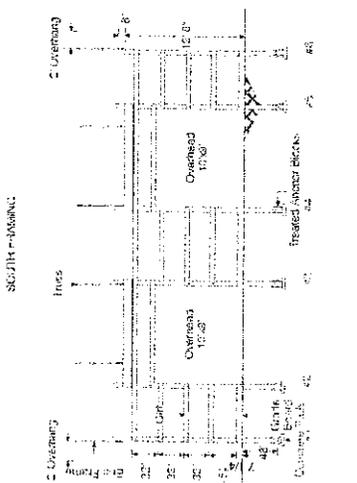
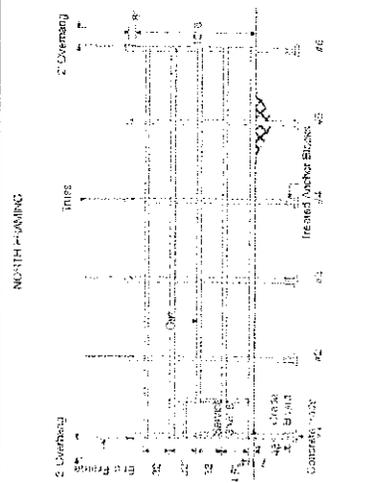
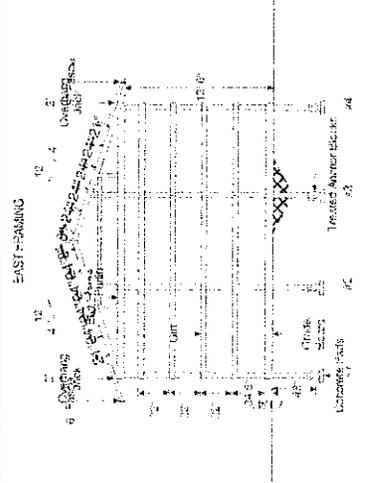
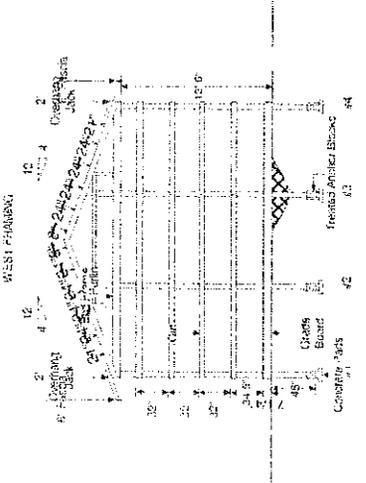
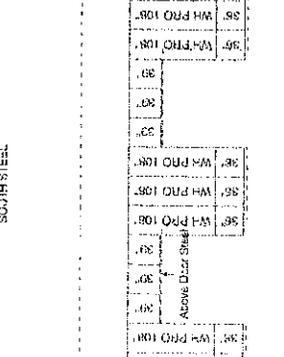
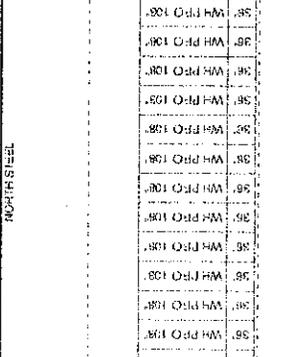
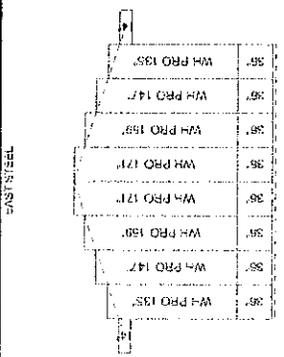
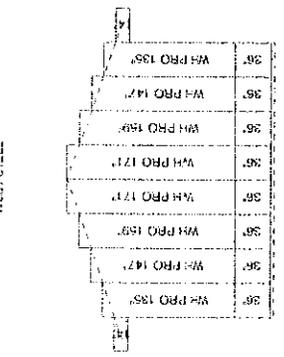
Service Doors and Windows Shown for Representation Only. Please Confirm Exact Location at Time of Construction.

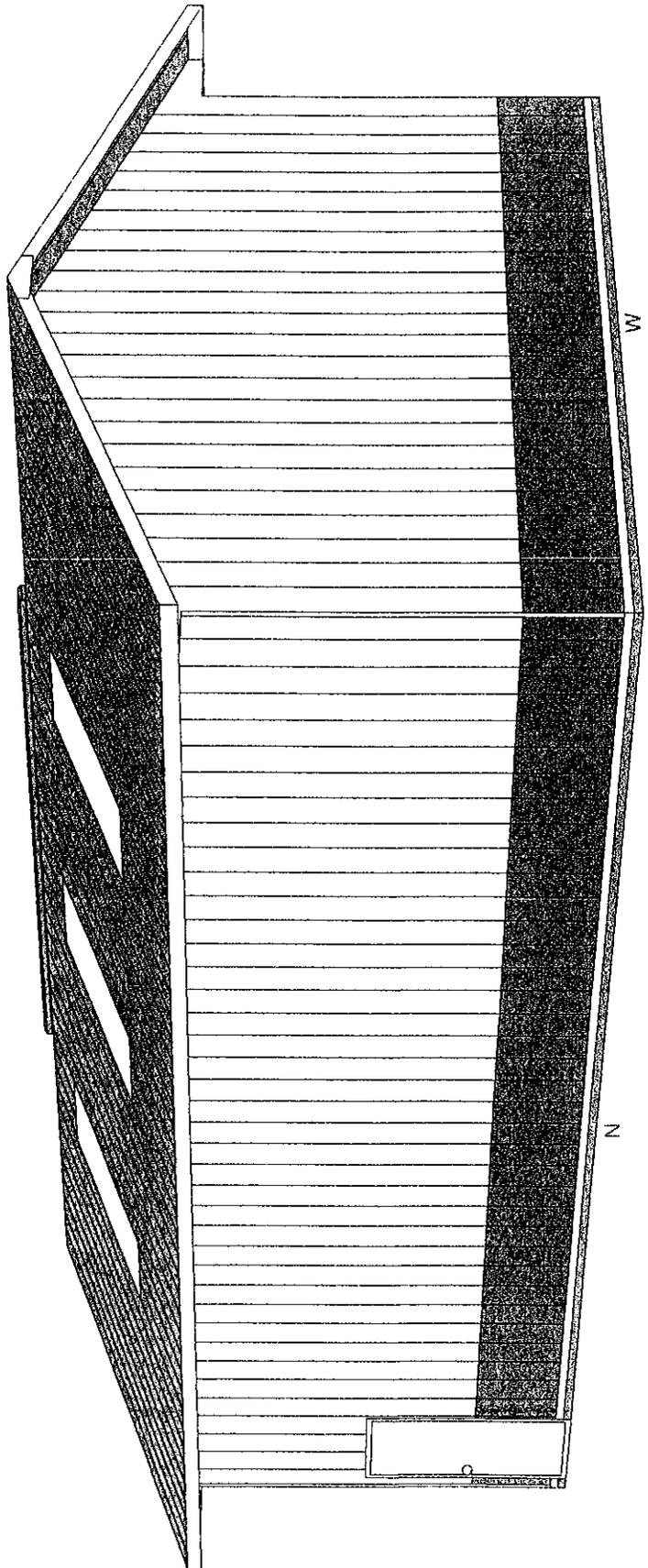
FLOOR PLAN

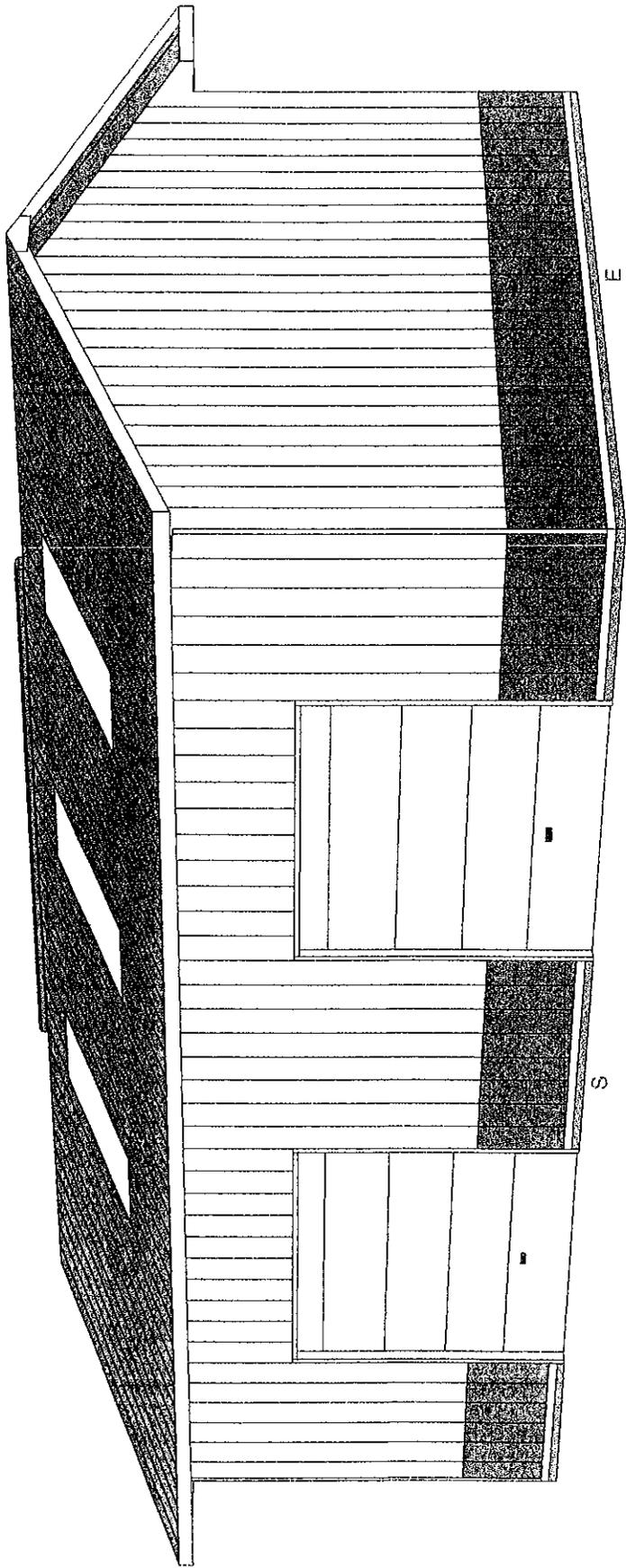


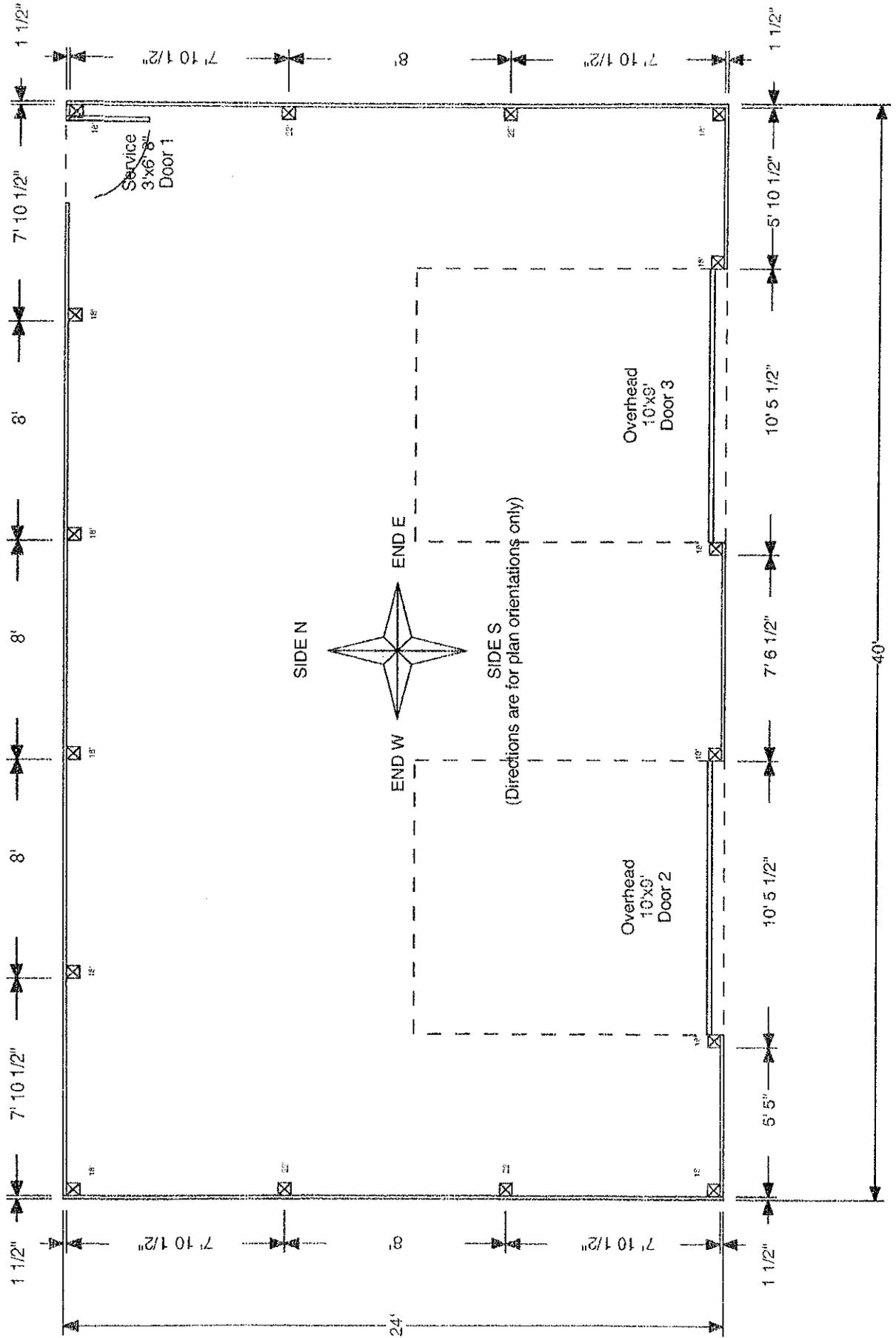
APPLICABLE TO THIS PROJECT ONLY
 This drawing is not to be used for any other project without the written consent of the architect.
 The architect shall not be responsible for any errors or omissions in this drawing.

DESIGN AND CONSTRUCTION
 M.D. SOLAIS ARCHITECTS
 1000 W. KENOSHA AVENUE
 KENOSHA, WI 53140
 TEL: 920.393.1234
 FAX: 920.393.1235
 WWW.MDSOLAIS.COM

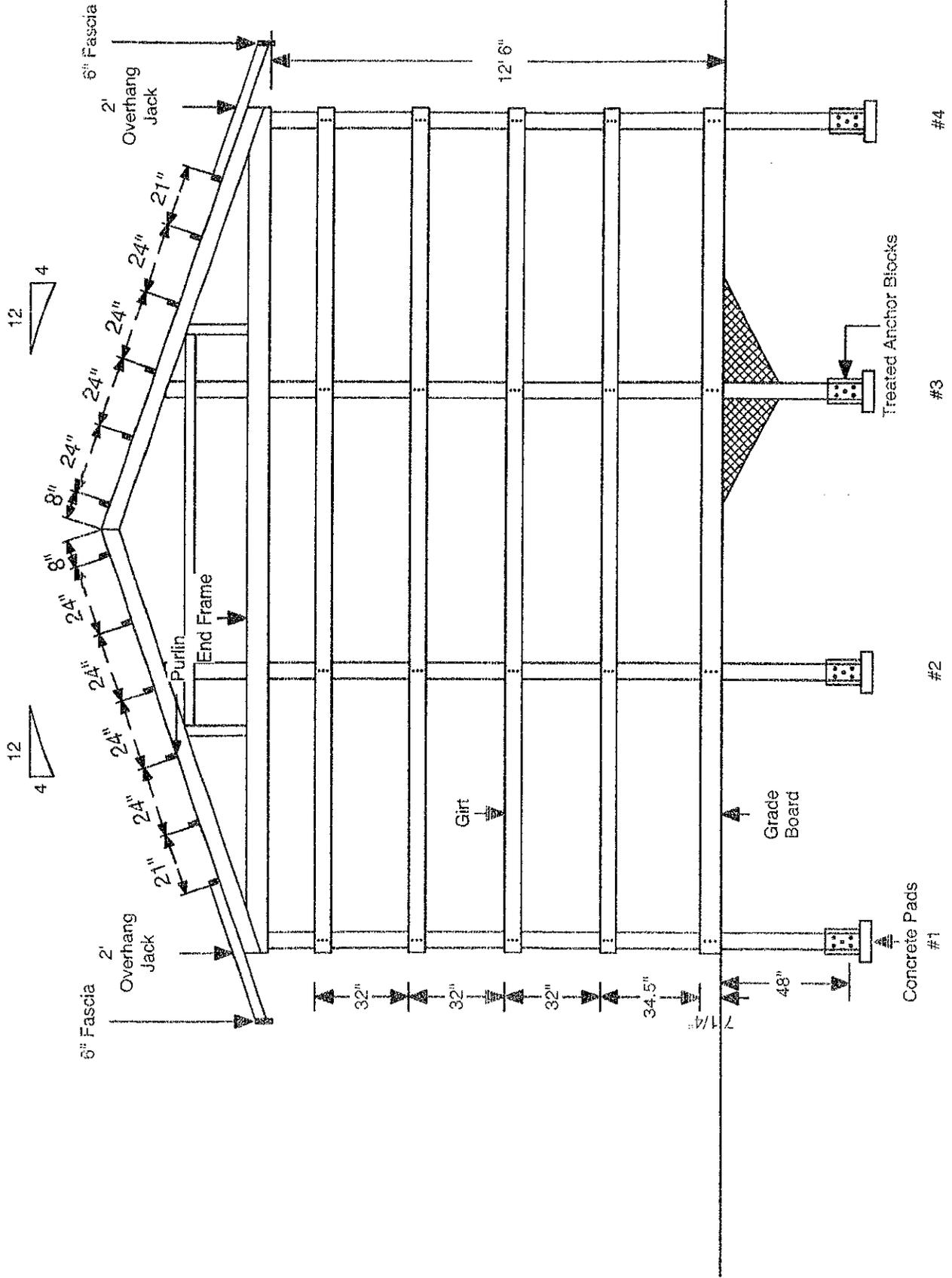




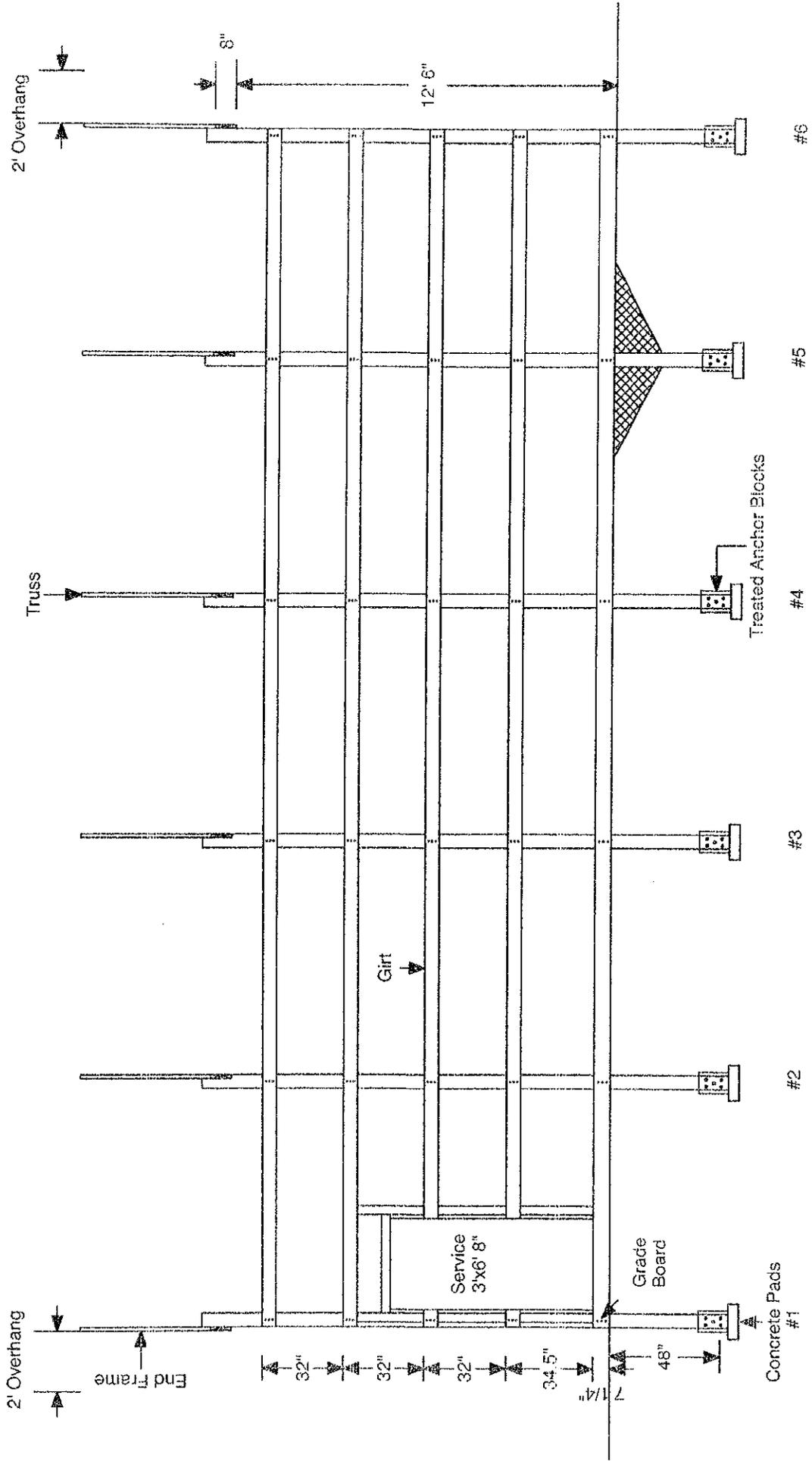




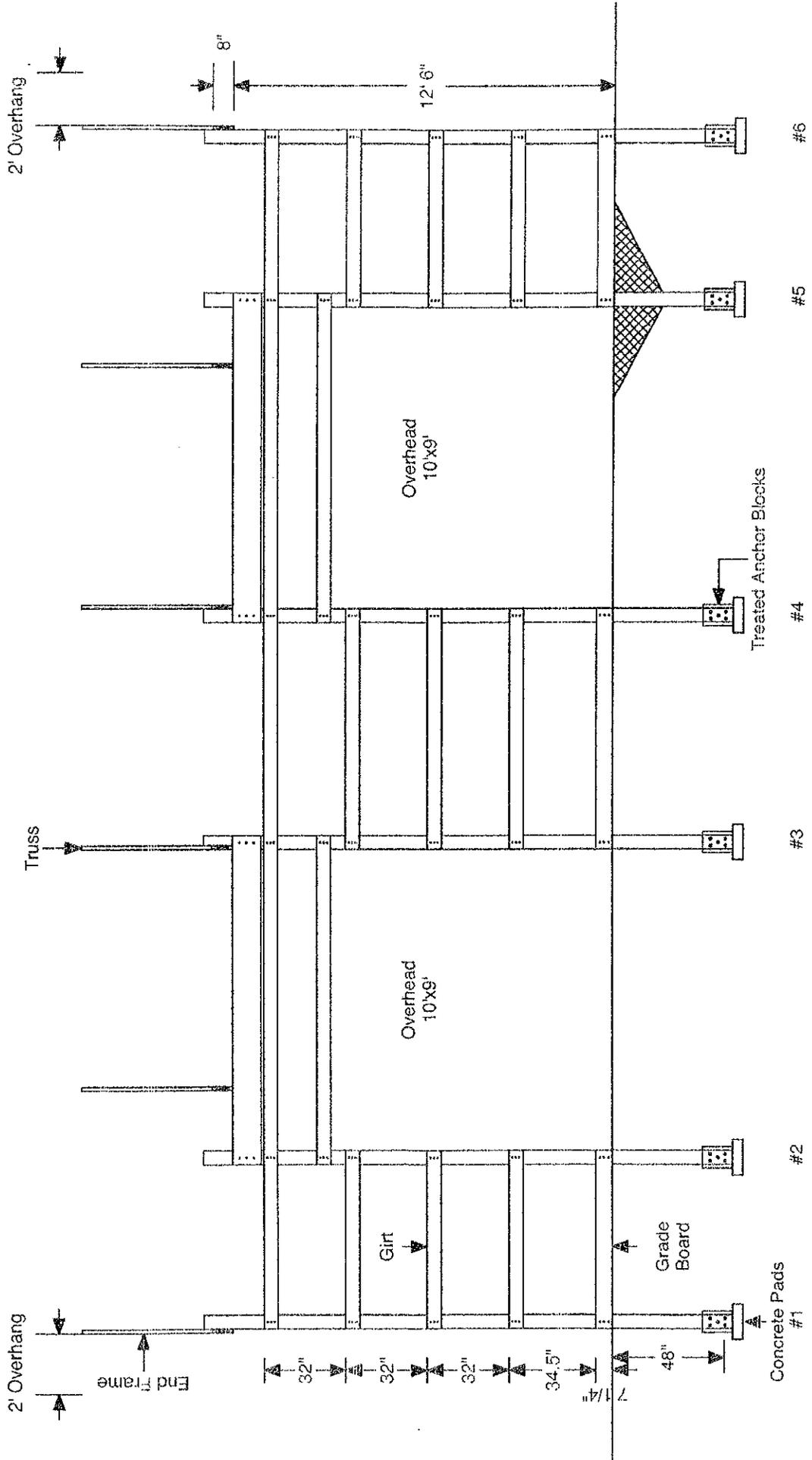
WEST FRAMING



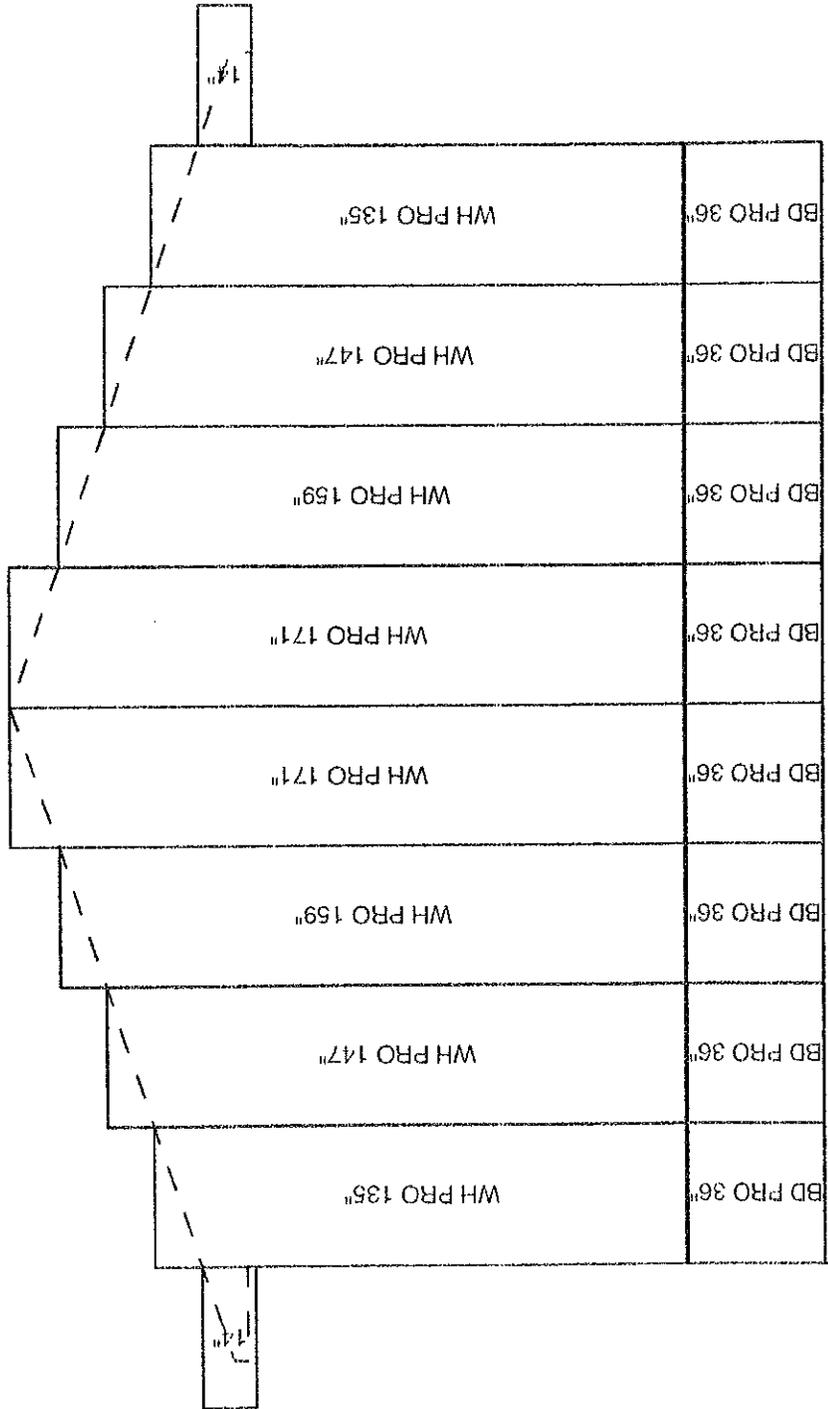
NORTH FRAMING



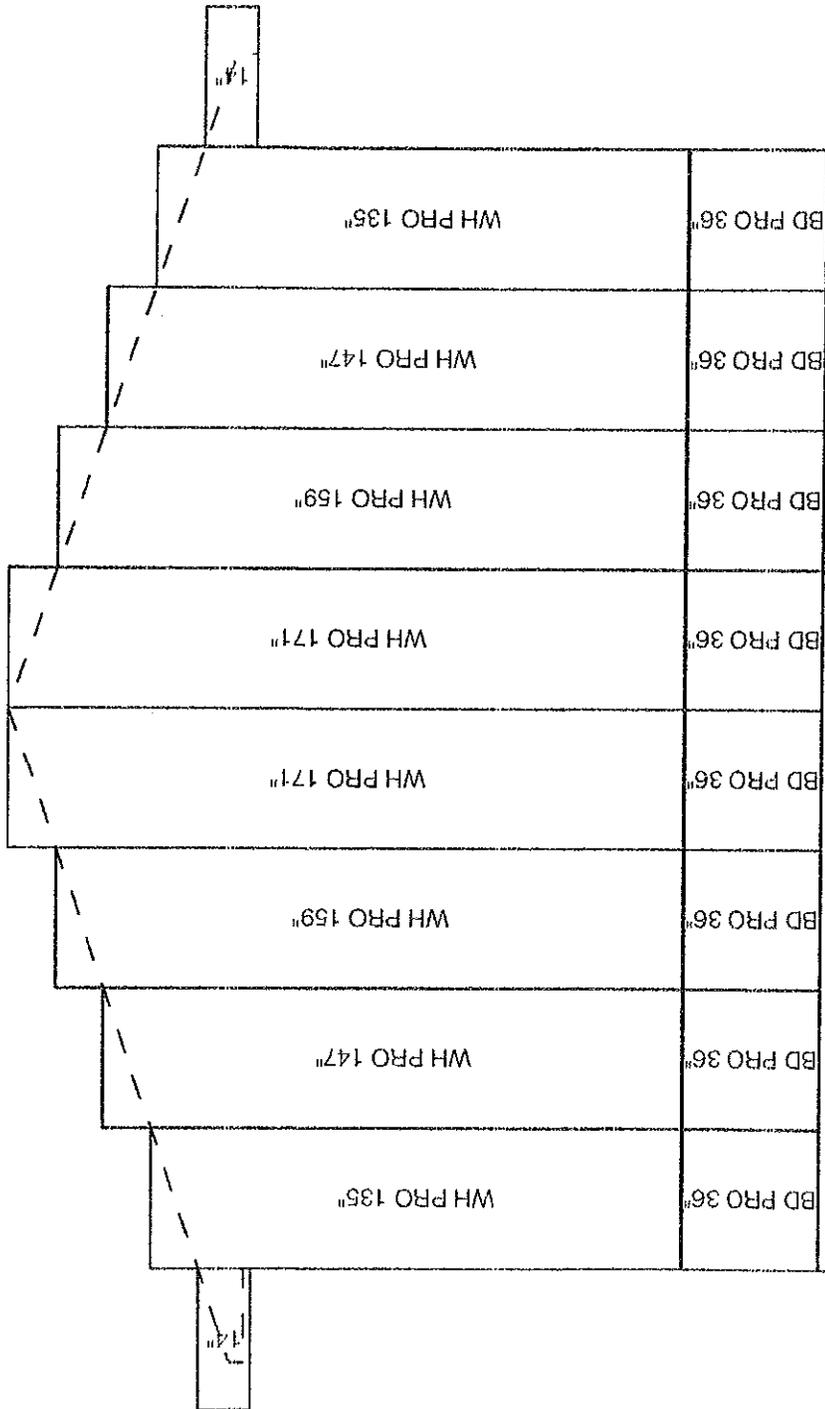
SOUTH FRAMING



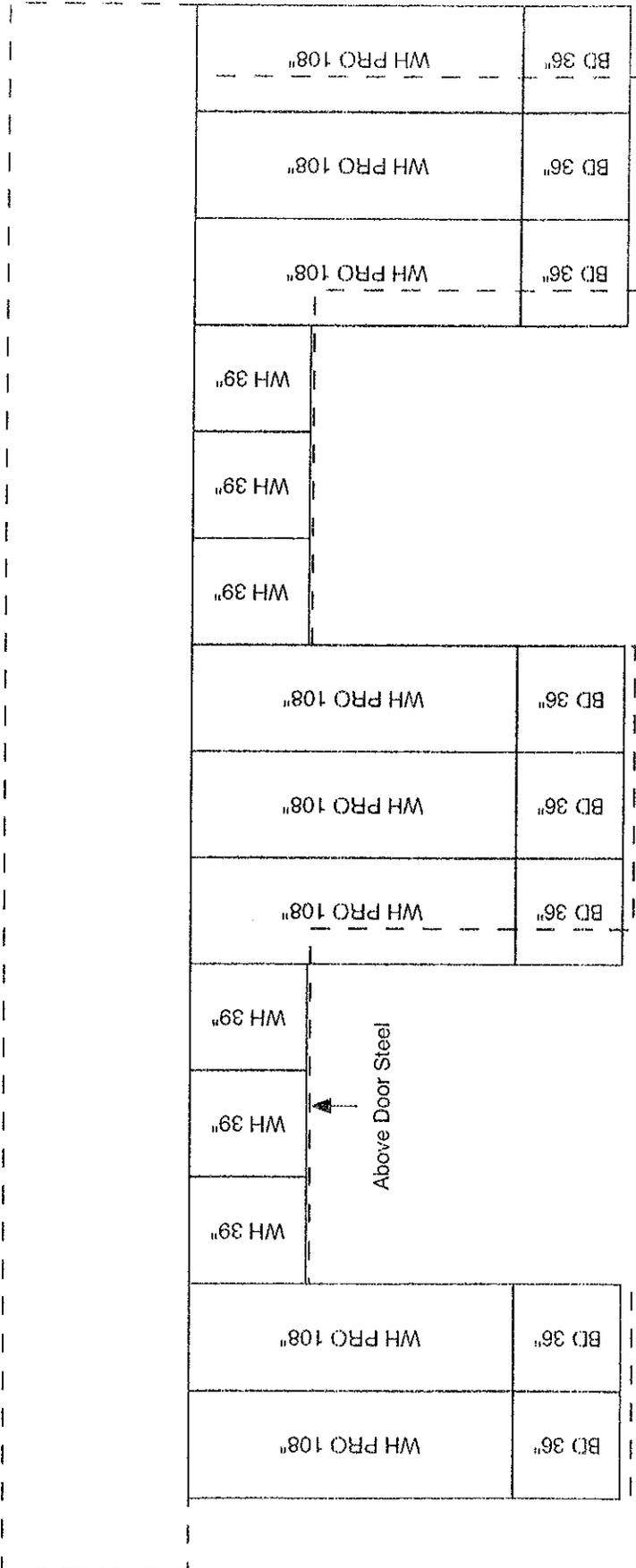
WEST STEEL

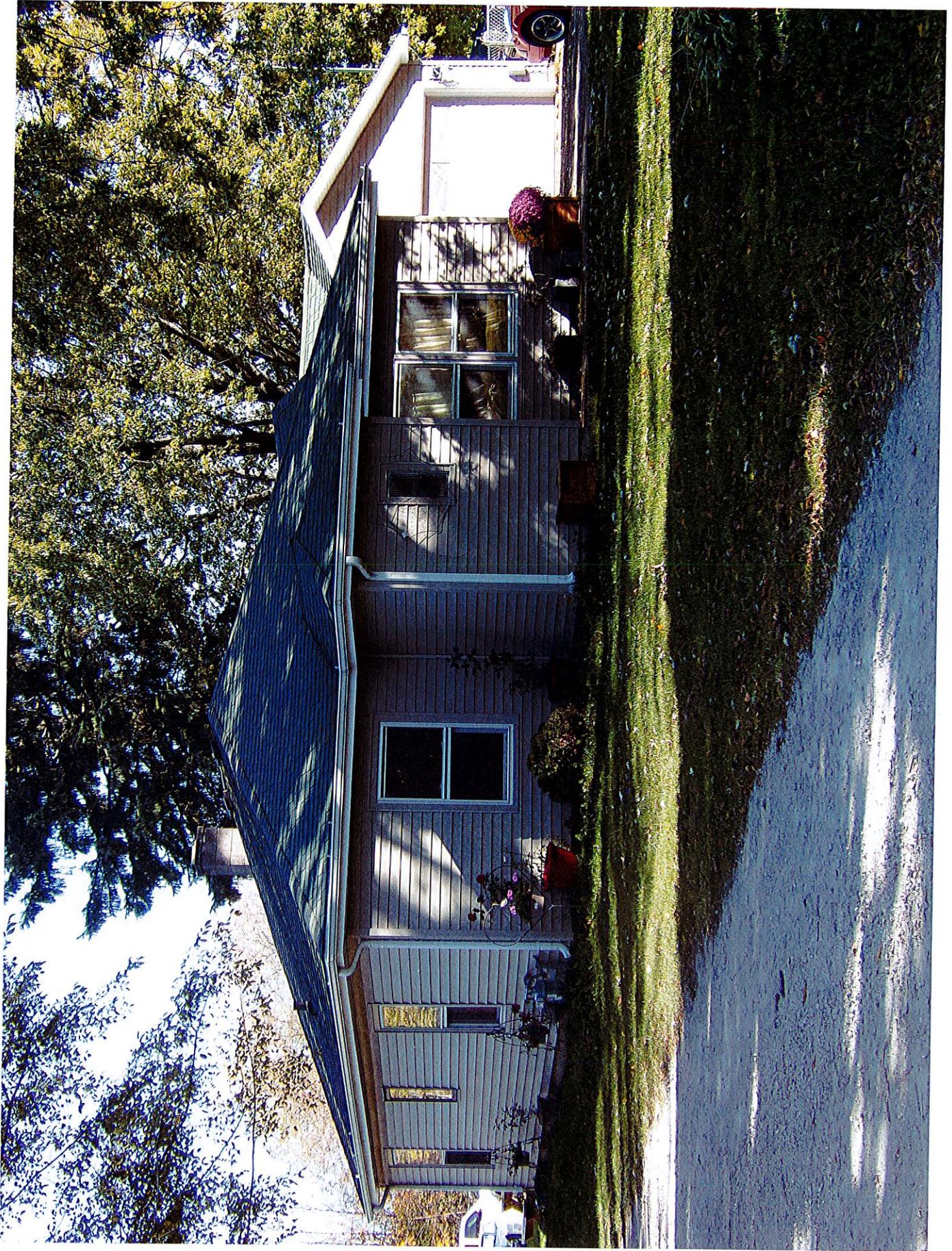


EAST STEEL

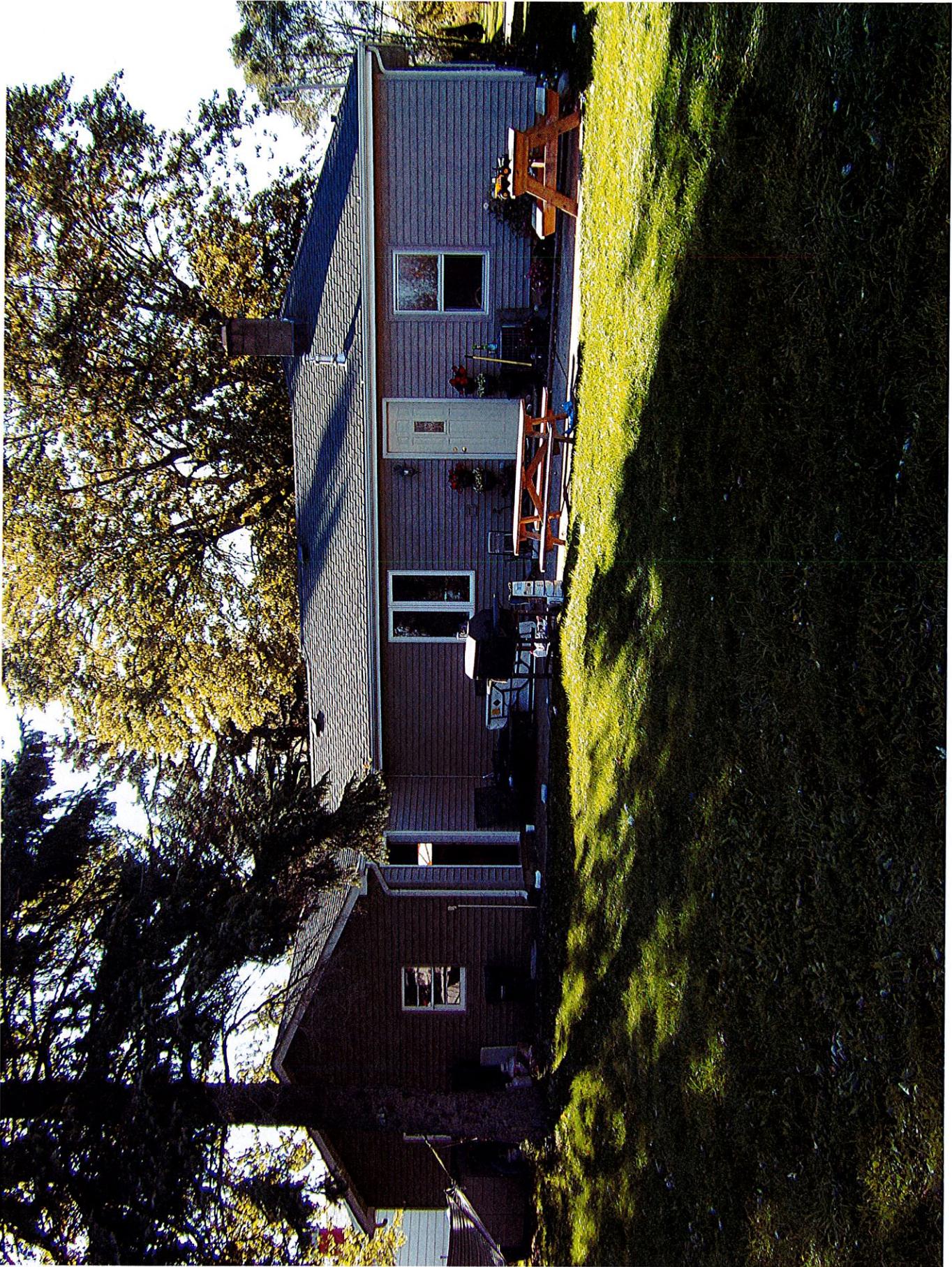


SOUTH STEEL





View of front of the house from 47th Avenue



View of rear of the house from back yard.



Area of rear yard where garage is proposed.



Area of rear yard where garage is proposed.



NOTIFICATION OF PUBLIC HEARING

Request for Special Exception from the 840-square-foot Size Limitation in Order to Construct a 960 square-foot Accessory Structure at 4603 47th Avenue; Property Owner/Petitioner: Christian Solais; Zoning Designation: RS-1/RS-2 (District 10).

A public hearing is scheduled before the Common Council to deliberate and render a decision on the above request.

When and where will the meeting be held?

Public Safety and Welfare:

Date: October 31, 2016

Location: Municipal Office Building, 625 52nd Street, Room 204

Time: 5:00 PM

Common Council:

Date: Monday, November 7, 2016

Location: Municipal Office Building, 625 52nd Street, Room 200

Time: 7:00 PM

What is a special exception?

An approval authorizing the construction or maintenance of a building or structure inconsistent with zoning ordinance standards. Approval of a special exception is an authority granted by the City of Kenosha Common Council. A special exception may be granted in cases whereby circumstances exist that justify approvals which are not detrimental to the public interest.

Why am I being notified?

The purpose of this notice is to inform you of the request. In accordance with the City of Kenosha Zoning Ordinance, all property owners located within 100' of the property are being notified.

Must I attend?

It is not necessary for you to attend unless the following conditions apply and you would like to advise the Common Council of your concerns.

- a) You will be negatively affected by an approval of the special exception;
- b) You have concerns related to the request that you would like to have taken into consideration by the Council.

If you cannot attend the meeting and would like to voice your concerns on this matter, you may call me at 262.653.4049. The information will be provided on your behalf at the meeting.

Brian R. Wilke
Development Coordinator