

**West Washington Park Neighborhood Association**  
**Special Zoning Committee Meeting minutes**  
**Tuesday, August 1, 2006, 6:00 pm**  
Washington Street Community Center, 805 S Washington St

**Committee members present:** Charlotte Winzenburg, chair; David Callaghan, Jim Jones, Fred Hammer, Gertie Grant

**Committee members absent:** Terri Ficke; Anne Davis; Mike MacPhail; John Gollub; Geoff Gerring

**Guests:** Barry Sarver (WWPNA Board); Christine McWherter, 419 S Corona St; Nancy and Leon Fabick 425 S Corona St; Bonnie and Pat Dolan 469 S Corona St.

**New business:**

**Case No 133-06: 419 S Corona St; Hearing date August 22, 2006, 11:10 AM,** 201 W Colfax Ave Rm 2.H.14. Appellant Dennis McWherter.

Appeal of a denial of a permit to erect a second story addition approximately 2 feet into the 5 foot north side setback and 1 foot through the north bulk plane in an R-2 zone.

Possible remedies: variance

25 flyers were distributed to nearby neighbors. 4 neighbors (2 addresses) came to the meeting. No other response was received from neighbors.

Christine McWherter explained that the house currently sits 2 feet into the north side setback. The proposed addition would add 3 bedrooms and 2 bathrooms on the second floor built on the existing footprint of the house and because of the existing layout of the first floor, the best place for the stairway is where a closet now exists on the north side of the house which means their north side eave will break the bulk plane. They have no children now but want to raise a family there. They have lived there 18 months. The house currently has 2 bedrooms on the first floor.

Neighbors were concerned about the design of the addition (stucco: brick is too expensive), the boxy look of the addition; the fact that it sits on a hill means the addition would loom over the other houses which are still single story on that side of the block; and questioned the need for the addition when they had raised kids in their houses which are the same size as the house is now.

After the applicant left a **motion** passes 4-0-1 to recommend that the WWPNA Board take no position because: although the incursion into the bulk plane is very minimal and the addition does not enlarge the footprint of the building, and the hardship of the house being located off-center on the lot is not of the applicant's making, the applicants have not shown any support from neighbors and the only contact from neighbors are those in opposition to the addition at the meeting.

Respectfully submitted, Gertie Grant, Secretary