

CITY OF MARINETTE ZONING ORDINANCE BOARD OF APPEALS MEETING MINUTES FROM November 12th, 2025

1. [John Marx](#), City of Marinette Zoning Board of Appeals Chairperson, **called** the meeting **to order** at 04:00 PM in City of Marinette City Hall Conference Room # 214, 1905 Hall Avenue, Marinette Wis.
2. Upon a **call of the roll** it was determined a quorum of Board members were present and attendance was recorded as follows:

MEMBERS PRESENT: Jon Heraly, Joanne Vieth, John Marx, Dave Anderson, Wally Hitt & Bob Juul.

MEMBERS ABSENT: None

OTHERS PRESENT: Building Inspector Curt Demlow & Scott Rudolph

3. **APPROVAL OF PRIOR MARINETTE ZONING BOARD OF APPEALS MEETING MINUTES.**

Jon Heraly moved/ Bob Juul seconded and all concurred, to approve the City of Marinette Zoning Board of Appeals meeting minutes from 9/11/23 as submitted.

4. **DISCUSSION AND POSSIBLE ACTION REGARDING A VARIANCE APPLICATION FROM SCOTT RUDOLPH, FOR A VARIANCE TO REDUCE THE SIDE YARD AND REAR YARD ACCESSORY SETBACK FOR PARCEL # 251-06660.002, LOCATED AT 1507 COLFAX STREET, TO FACILITATE BUILDING A GARAGE.**

Scott Rudolph was present to answer any questions the Boards of Appeals may have, Rudolph also provided a letter in support of the request from a neighbor.

Pursuant to Marinette Municipal Code § 13.4102(J) Board members established the following three (3) findings regarding the City of Marinette zoning code variance application:

i. Jon Heraly moved/Joanne Vieth seconded and **all concurred** to find that an unnecessary hardship exists for Scott Rudolph, and the owner can make no feasible use of the property on 1501 Colfax St, parcel # 251-06660.002.

ii. Bob Juul moved/Jon Heraly seconded and **all concurred** to find that the property has unique property limitations.

iii. Dave Anderson moved/Wally Hitt seconded and **all concurred** to find that granting of the variance **does not** neither harm the public interest nor undermine the purposes of the ordinance. The public interest includes interests of the public at large, not just that of nearby property owners.

Decision

Joanne Vieth moved/Dave Anderson seconded and upon a call of the roll **motion passed** by a vote of 6 ayes to 0 nays to grant a variance to Scott Rudolph, 1507 Colfax Street, parcel # 251-06660.002 to facilitate building a garage to allow a building setback of 2'to the west (back yard) and 2' setback to the south (side yard), from the property line and authorize City Building, and Zoning Code Inspector Demlow to eventually issue a building permit.

5. **MEETING ADJOURNMENT.**

Jon Heraly moved/ Dave Anderson seconded and all concurred, to adjourn at 04:24 PM.

Lana Bero, City Clerk