

**DRAFT**

Racine County  
Zoning Board of Adjustment Meeting  
Tuesday, July 5, 2023 - 9:00 a.m.

Ives Grove Office Complex Auditorium

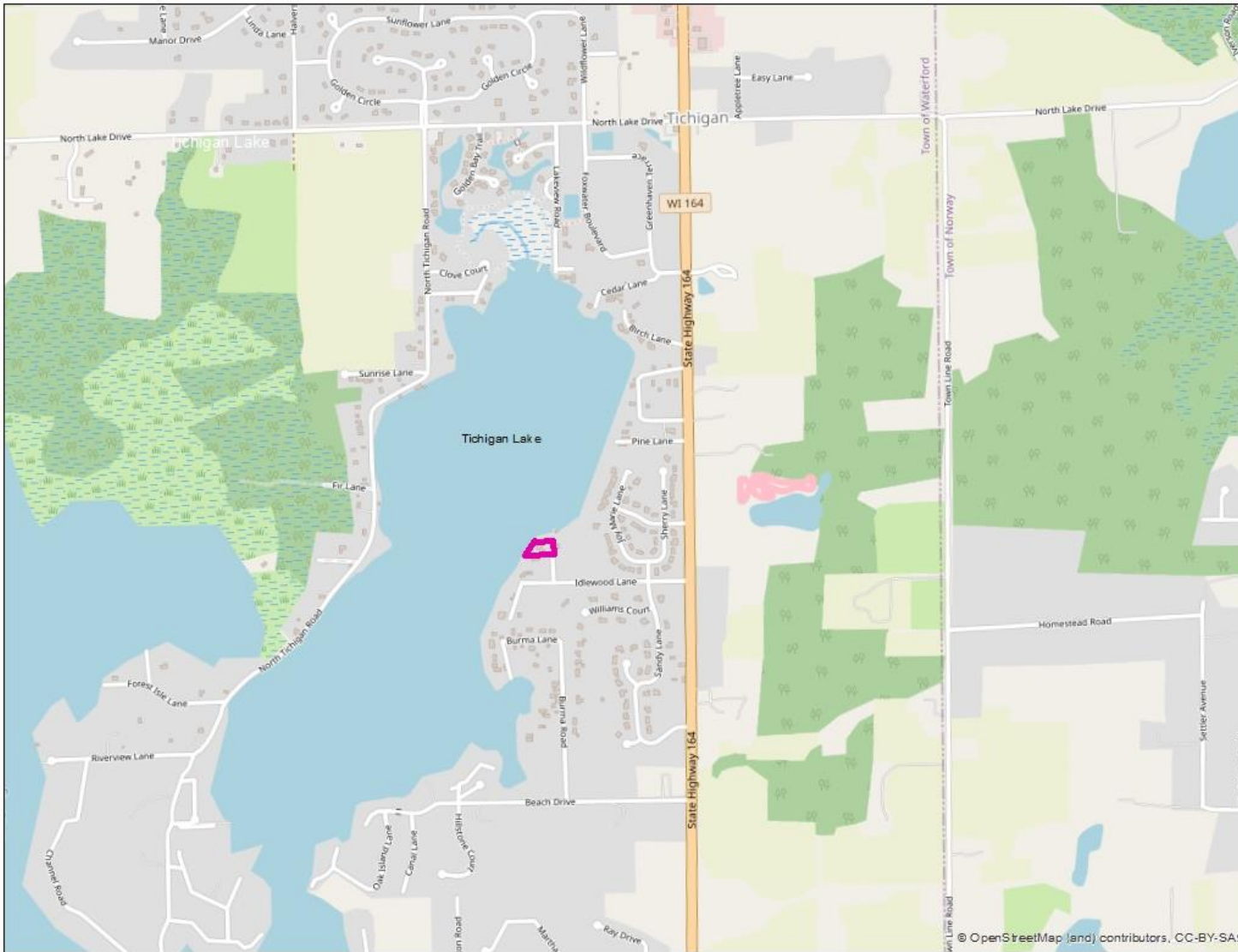
**DRAFT**



**Mark & Linda Lutz, Owners**  
**Site Address: 7124 Peterson Court**

**Location Map**

**Request a R-3A Variance to allow a paver patio, fire pit, stone wall, and paver walk to remain in nonconforming locations.**



**SEC 12 – T4N – R19E**

**Town of Waterford**



Mark & Linda Lutz, Owners  
Site Address: 7124 Peterson Court

Zoning Map

Request a R-3A Variance to allow a paver patio, fire pit, stone wall, and paver walk to remain in nonconforming locations.



SEC 12 – T4N – R19E

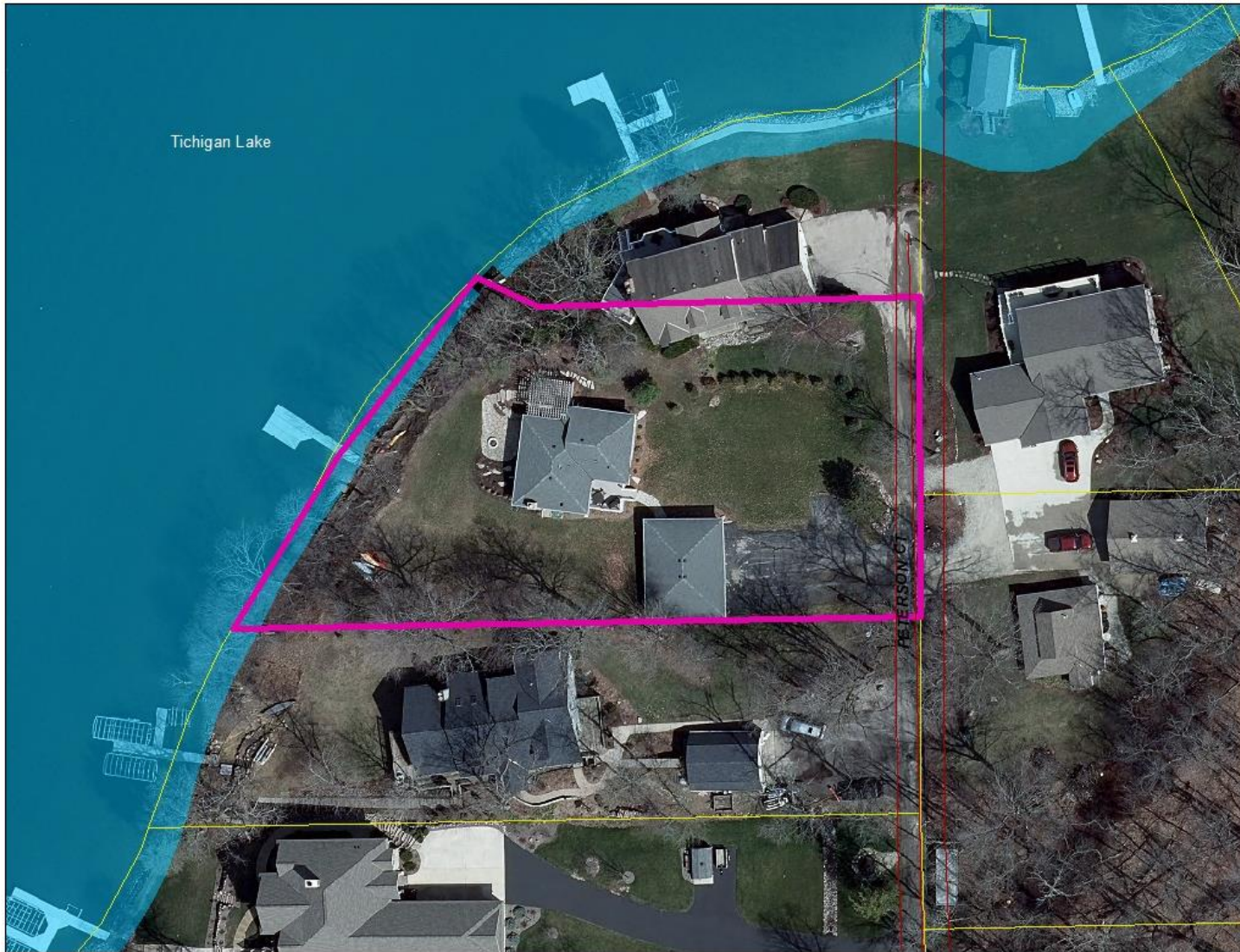
Town of Waterford



Mark & Linda Lutz, Owners  
Site Address: 7124 Peterson Court

Request a R-3A Variance to allow a paver patio, fire pit, stone wall, and paver walk to remain in nonconforming locations.

**2022 Aerial Photo  
Floodplain**



SEC 12 – T4N – R19E

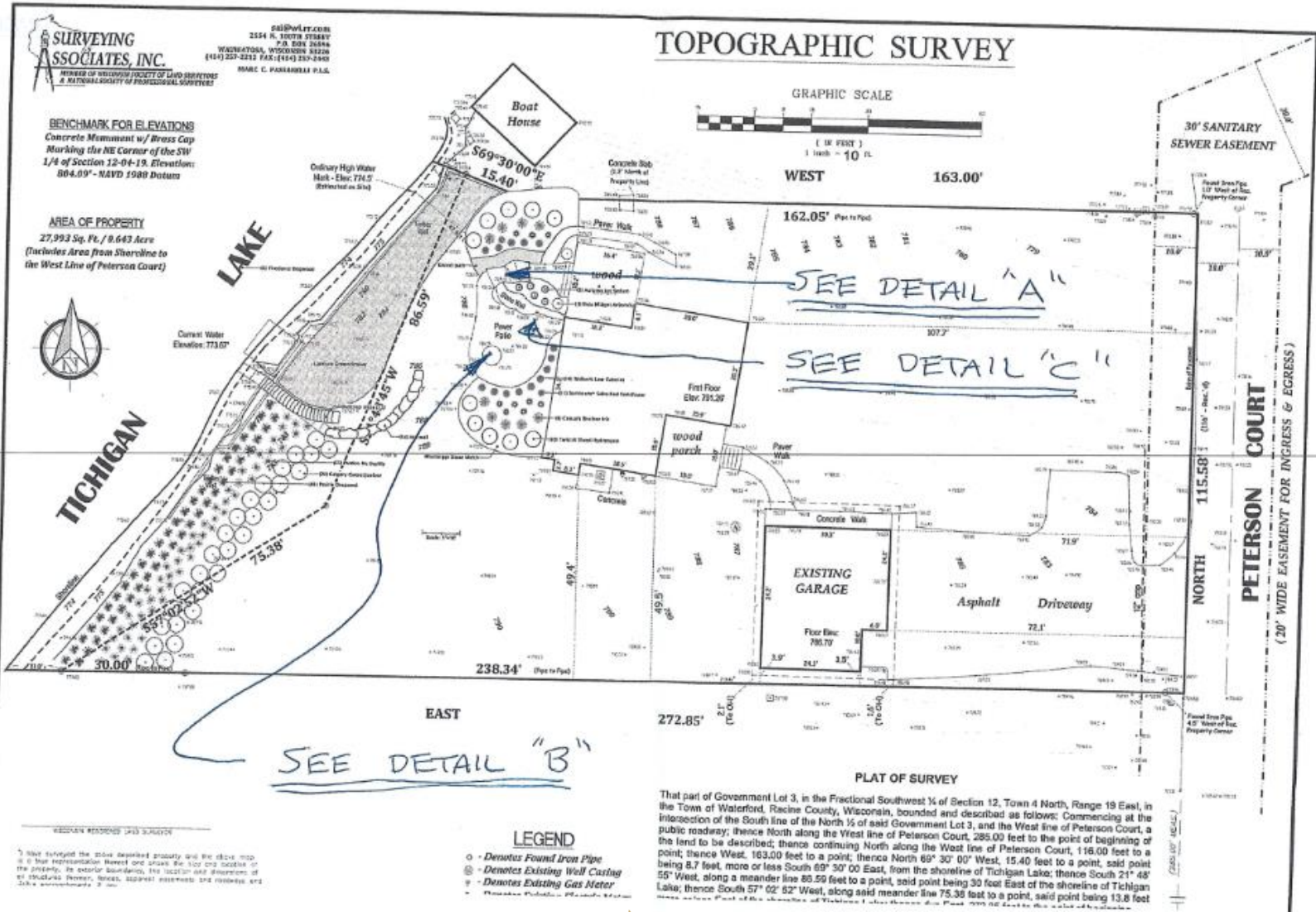
Town of Waterford



Mark & Linda Lutz, Owners  
 Site Address: 7124 Peterson Court

Existing

Request a R-3A Variance to allow a paver patio, fire pit, stone wall, and paver walk to remain in nonconforming locations.



SEC 12 – T4N – R19E

Town of Waterford



Mark & Linda Lutz, Owners  
Site Address: 7124 Peterson Court

Request a R-3A Variance to allow a paver patio, fire pit, stone wall, and paver walk to remain in nonconforming locations.

Details A, B  
Existing

Detail "A" Outcropping Stone Steps to Deck



Picture of Outcropping Stone Steps  
Overall, Height from the patio flagstone surface to the top of the steps is 33"

Detail "B" Flagstone Patio



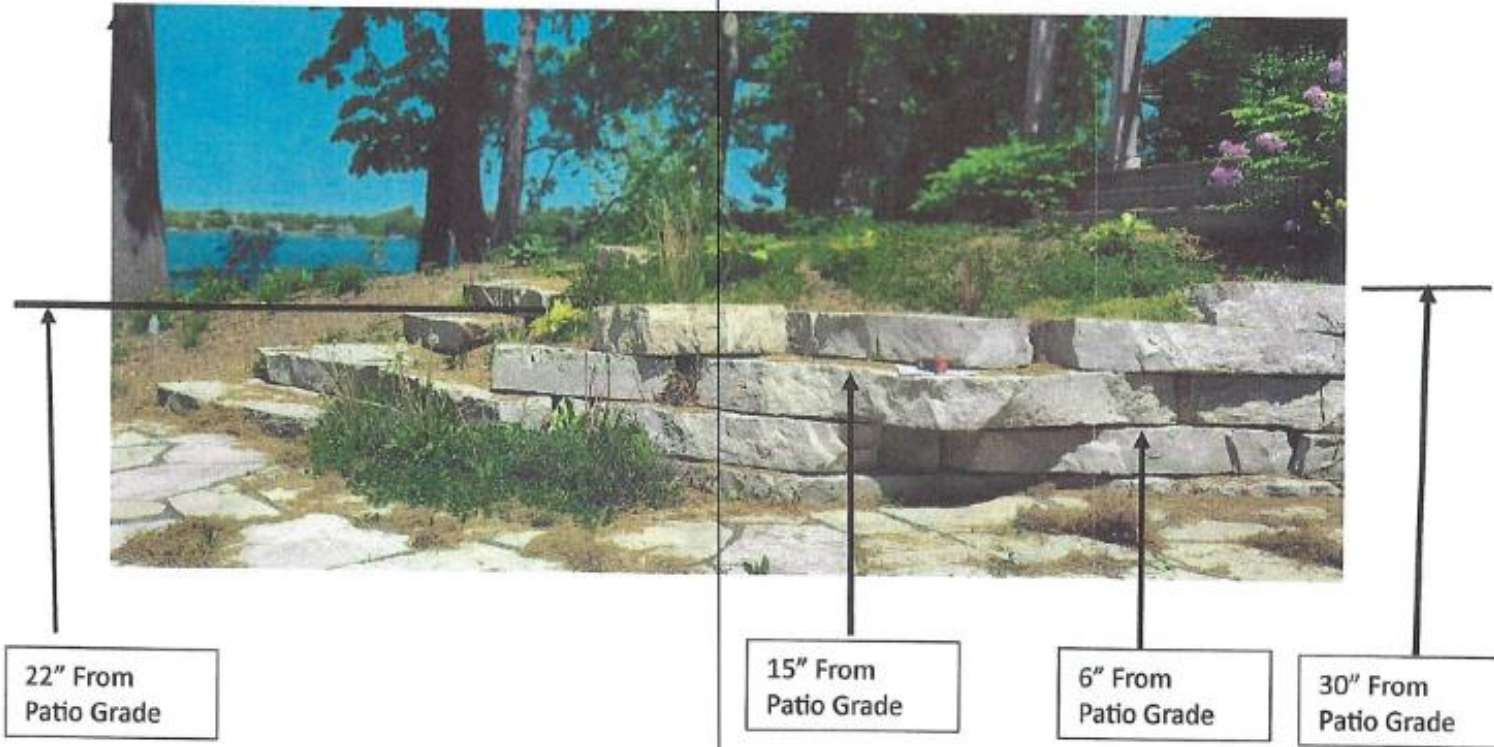
The Patio is constructed from flagstone with no grade change. Patio has the basic shape of a circle with a few transitional areas. The patio is not connected to the house and is free floating.

Mark & Linda Lutz, Owners  
Site Address: 7124 Peterson Court

Request a R-3A Variance to allow a paver patio, fire pit, stone wall, and paver walk to remain in nonconforming locations.

**Detail C  
Existing**

Detail "C" Outcropping Stone Wall



The Soil Retention wall is constructed from outcropping stone (approximately 7" thick) without any interlocking joints, glues and mortars. The overall Length is approximately 15 feet with a maximum height of 30 inches. Note the hill and grade was present prior to the wall.