

AGENDA
REGULARLY SCHEDULED MEETING
ABERDEEN CITY BOARD OF ZONING ADJUSTMENT
Thursday February 9, 2017 - 8:00 A.M.
First Floor Council Chambers - Municipal Building

I. Call to Order

II. Roll Call

III. Approval of Minutes

- 1) January 12, 2017

IV. Old Business

V. New Business

- 1) Toni & Mark Knight request permission, as per site plan submitted, to 1) construct an addition to attached garage 23' from the South property line rather than the required 25', which would be a 2' Building Variance and 2) 5' from the East property line rather than the required 8', which would be a 3' Building Variance, all on Lot 3, Block 7, Mehlhoff's First Addition to North Plains Subdivision, a.k.a. 1215 Eighteenth Avenue NE.
- 2) Don Miller requests permission, as per site plan submitted, for 1) existing residence to remain 4.8' from the South property line rather than the required 8', which would be a 3.2' Building Variance and 2) 6' from the North property line rather than the required 8', which would be a 2' Building Variance in order to bring an existing residence into compliance, all on Lot 2, Block 3, Huffman's First Addition to Aberdeen, a.k.a. 1428 Dakota Street S.
- 3) Rivett Family Trust requests permission, as per site plan submitted, to plat three lots with 0' of frontage on a Public ROW rather than the required 200', which would be three 200' Minimum Lot Frontage Variances, all on Proposed Lots 1-3, River Horse Second Subdivision, NE¼ Sect. 4-T123N-R63W, a.k.a. 4603, 4608 & 4640 River Horse Drive.
- 4) William Schaunaman requests permission, as per site plan submitted, for existing property to remain 40' in width rather than the required 50', which would be a 10' Minimum Lot Width Variance, all on Lot 1, Lawson's Second Replat of Block 11, Woolverton Addition, a.k.a. 1002 Dakota Street S.
- 5) Audrey Spitzer and Randy's Auto request permission, as per site plan submitted, to permit the open storage, parking and sale of vehicles, which would be a Special Exception in the (C-2) Highway Commercial Zoning District, all on Lot 1, Ragel's Addition, a.k.a. 621 Sixth Avenue SW.

- 6) The Aberdeen Housing Authority requests permission, as per site plan submitted, to permit the construction of a 24'x24' unattached Garage in front of the primary structure, which would be an Appeal to the Board of Zoning Adjustment, all on Lot 1, Central Villas First Addition, a.k.a. 1901 Merton Street S.
- 7) Five Brothers Property Management requests permission, as per site plan submitted, for 1) existing residence and covered porch to remain 0' from the West property line rather than the required 25', which would be a 25' Building Variance and 2) to construct a 3.5'x12' covered front landing and stairs 0' from the West property line rather than the required 25', which would be a 25' Building Variance, all on The South 92' of Lots 11&12, Block 35, Hagerty & Lloyd Addition, the North 55.5' of Lot 1, Block 1, North Aberdeen Addition, The 36.5' next North of North 55.5' of Lot 1 & Vacated Street, a.k.a. 324 Washington Street N.
- 8) Daniel Lipp & Don Lipp request permission, as per site plan submitted, to 1) construct an approach 145' from the next West approach rather than the required 500', which would be a 355' Minimum Approach Separation Variance and 2) 165' from the next East approach rather than the required 500', which would be a 335' Minimum Approach Separation Variance or 3) to construct an approach 180' from the next West approach rather than the required 500', which would be a 320' Minimum Approach Separation Variance and 4) 133' from the next East approach rather than the required 500', which would be a 367' Minimum Approach Separation Variance, all on Outlot 7, Chandler Outlots, SW¼ Sect. 3-T123N-R64W, a.k.a. 2616 Twenty-fourth Avenue NW.
- 9) Michael Forsting and Morris Forsting request permission, as per site plan submitted, for 1) existing residence to remain 15'8" from the East property line rather than the required 25', which would be a 6'4" Setback Variance and 2) 3'2" from the North property line rather than the required 5', which would be a 1'10" Setback Variance in order to construct an addition to the South side of residence, all on The South ½ of Lots 5 & 6, Block 23, Hagerty & Lloyd Addition, a.k.a. 415 Kline Street N.

VI. Other Business

VII. Adjournment