

BOARD OF ZONING ADJUSTMENT
March 14, 2019

The Board of Zoning Adjustment Meeting was held on Thursday, March 14, 2019 in the Aberdeen City Hall, First Floor Council Chambers, Aberdeen, South Dakota with Babcock presiding as Chairman. Chairman Babcock called the meeting to order. Members present at roll call were Weigel, VanDeRostyne, Babcock, Grebner, and Schumacher. Also present were Brett Bill, Planning & Zoning Director, Ken Hubbart, City Planner, Eric Miller, City Planner, Chad Nilson, Building Inspector, Barry Dunlavy, Building Inspector, George Jones, GIS Technician, David Dosch, Code Enforcement Officer, Stuart Nelson, Assistant City Engineer, and Paula Nelson, Board of Zoning Adjustment Secretary.

Grebner moved and VanDeRostyne seconded to approve the Board of Zoning Adjustment minutes of February 14, 2019, all members voting aye, the motion carried.

OPEN FORUM - No one was present.

- 1) Julie Dvorak and Vicki Anderson requested permission, as per site plan submitted, to operate a daycare as a home occupation, which would be a Special Exception in the (R-3) High Density Residential Zoning District, all on Lot 1, Schachte's Subdivision of Lots 7-8, Block 36, Bennett & Thomas Addition, a.k.a. 114 Third Avenue NW. Brett Bill represented the property. Following discussion Grebner moved and Schumacher seconded to approve with the following stipulations: 1) Any provided yard/play area must be maintained as a fenced in area. Fence must be installed by June 30, 2019, 2) No more than one individual other than the owner, may work at the daycare at one time, 3) A floor plan must be submitted for review showing the location used for childcare, 4) Age range of children, the number of children and hours of operation must be submitted, 5) This special exception is for the owner, as long as she/he is the owner/operator of the proposed use, 6) Announced and unannounced inspections must be permitted by operator, 7) The operator must schedule a home inspection with the Building Inspection Department and/or the Fire Marshal in order to verify that Building and Fire Code requirements are met, and any required changes or modifications must be made, and 8) Owner/operator and any employees must be licensed with the City of Aberdeen. Upon roll call, all members voting aye, the motion carried. **SPECIAL EXCEPTION APPROVED .**

- 2) Ka-Boomer's, Inc. requested permission, as per site plan submitted, to permit the operation of a temporary fireworks stand within the Zoning Jurisdiction of the City of **Aberdeen, which would be a Special Exception, all on Judy Outlot 1, NW¼ Sect. 22-T123N-R63W, a.k.a. 5050 Highway 12 E.** Bret Bill represented the property. Following discussion Grebner moved and Schumacher seconded to approve with the following stipulations: 1) Must comply with all Fire Marshal recommendations, and 2) Must obtain sign permits prior to installation of any signs. Upon roll call, all members voting aye, the motion carried. **SPECIAL EXCEPTION APPROVED .**

- 3) Aberdeen School District 6-1 requested permission, as per site plan submitted, to install a 56sf wall sign in addition to the existing 103.8sf, for a total of 159.8sf of total signage rather than the permitted 36sf, which would be a 123.8sf Sign Variance, all on Lot 1, Simmon's School Subdivision, a.k.a. 1400 Third Street S. Ben Schnell was present to represent the property. Following discussion Grebner moved and Schumacher seconded to approve with the stipulation that a sign permit is obtained prior to installation. Upon roll call, all members voting aye, the motion carried. **SIGN VARIANCE APPROVED.**

VanDeRostyne moved and Weigel seconded to adjourn the meeting.

Paula Nelson
Board of Zoning Adjustment Secretary
March 14, 2019