

AGENDA
REGULARLY SCHEDULED MEETING
ABERDEEN CITY BOARD OF ZONING ADJUSTMENT
Thursday August 8, 2013 - 8:00 A.M.
Third Floor Courtroom - Municipal Building

I. Call to Order

II. Roll Call

III. Approval of Minutes

- 1) July 11, 2013

IV. Old Business

V. New Business

- 1) Dana Stillman requests permission, as per site plan submitted, to operate a daycare as a home occupation, which would be a Special Exception in an (R-2) Medium Density Residential Zoning District, all on Lot 1, Roosevelt Estates Fourth Subdivision, a.k.a. 1028 McCoy Street S.
- 2) Gale Gunderson requests permission, as per site plan submitted, for existing residence to remain 23.5' from the East property line rather than the required 25', which would be a 1.5' Building Variance and 10' from the South property line rather than the required 15', which would be a 5' Building Variance and detached garage to remain 16' from the South property line rather than the required 25', which would be a 9' Building Variance in order to construct an uncovered front deck that will meet all setback requirements, all on Lots 11-12, Block 16, Hagerty & Lloyd Addition, a.k.a. 501 Penn Street N.
- 3) Sunset Memorial Gardens requests permission, as per site plan submitted, to 1) plat two lots with 40' and 47.12' of frontage rather than the required 200', which would be a 160' and a 152.88' Minimum Lot Width Variance, and 2) to plat two lots that are .06 acres and .94 acres in size rather than the minimum 2.5 acres, which would be a 1.9 acre and a 1.56 acre Minimum Lot Size Variance all on Proposed Lots 1&2, Sunset Memorial Irrigation Pond Addition, SE¼ Sect. 15-T123N-R63W, a.k.a. 404 & 410 392nd Avenue.
- 4) Charles Unser requests permission, as per site plan submitted, for existing residence to remain 21' from the West property line rather than the required 25', which would be a 4' Building Variance in order to construct a deck on the North side of residence that will meet all required setbacks, all on Lot 1, Unser First Improvement Subdivision, a.k.a. 803 Tenth Street S.

- 5) Charmaine McKee requests permission, as per site plan submitted, for 1) existing residence to remain 6' from the East property line rather than the required 15', which would be a 9' Building Variance and 13' from the South property line rather than the required 25', which would be a 12' Building Variance and for existing detached garage to remain 13.5' from the East property line rather than the required 25', which would be a 11.5' Building Variance in order to 2) construct an 8'x14' deck and steps 0' from the East property line rather than the required 5', which would be a 5' Building Variance, all on Lots 23-24, Block 21, Hagerty & Lloyd Addition, a.k.a. 501 Jay Street N.
- 6) Tori & Nathan Pueppke request permission, as per site plan submitted, to 1) plat a lot that is 40' wide rather than the required 50', which would be a 10' Minimum Lot Width Variance, and 2) to plat a lot that is 73.5' deep rather than the required 100', which would be a 26.5' Minimum Lot Depth Variance and 3) for existing residence to remain 20' from the West property line rather than the required 25', which would be a 5' Building Variance and 14' from the South property line rather than the required 15', which would be a 1' Building Variance in order to 3) construct a 22'x20' detached garage 15' from the South property line rather than the required 25', which would be a 10' Building Variance, all on the West 73.5' of Lot 10, Block 1, Garden Park Addition to Aberdeen, a.k.a. 629 Ninth Street S.
- 7) Primrose Retirement Communities requests permission, as per site plan submitted to provide 61 parking stalls rather than the required 163 parking stalls, which would be a 102 parking stall variance, all on Lot 2, Thares-Hedger Subdivision, a.k.a. 815 Second Street N.
- 8) Butler Machinery Co. requests permission, as per site plan submitted, to 1) install two freestanding signs, rather than the permitted one, which would be a one Freestanding Sign Variance, and 2) to install second freestanding sign (7.66'x18') 22' from the North property line rather than the required 25', which would be a 3' Setback Variance all on Lot 1, Butler Machinery Addition, a.k.a. 4950 Sixth Avenue SE.
- 9) Juanita Misslitz requests permission, as per site plan submitted, for existing residence to remain 3.5' from the South property line rather than the required 5', which would be a 1.5' Building Variance and 24.5' from the West property line rather than the required 25', which would be a .5' Building Variance in order to construct front deck, all on Lot 25, Block 22, Simmon's First Addition, a.k.a. 1515 Third Street S.
- 10) Lakeside Estates Mobile Home Court requests permission, as per site plan submitted, for existing mobile home to remain 18' from an adjacent mobile home rather than the required 20', which would be a 2' Setback Variance in order to construct a deck that will meet setbacks, all on BOLS 109 Second Curve, Lakeside Estates First Addition, a.k.a. 109 Second Curve.

- 11) Lakeside Estates Mobile Home Court requests permission, as per site plan submitted, for existing mobile home to remain 18' from an adjacent mobile home rather than the required 20', which would be a 2' Setback Variance in order to construct two decks that will meet setbacks, all on BOLS 208 Third Curve, Lakeside Estates First Addition a.k.a. 208 Third Curve.
- 12) Lakeside Estates Mobile Home Court requests permission, as per site plan submitted, for existing mobile home to remain 10' from an adjacent mobile home rather than the required 20', which would be a 10' Setback Variance in order to construct a deck that will meet setbacks, all on BOLS 114 First Curve, Lakeside Estates First Addition a.k.a. 114 First Curve.
- 13) Court Street Investments, LLC requests permission, as per site plan submitted, to 1) construct an off-premise sign, which would be an Appeal to the Board of Zoning Adjustment, and 2) to construct an off-premise sign 0' from the South property line rather than the required 25', which would be a 25' Sign Setback Variance, all on Lots 7-12, Block 62, Hagerty & Lloyd Addition and the Easterly 3' of Vacated Jay Street Adjacent to Lot 12, a.k.a. 311 Railroad Avenue SE.
- 14) John and Shelly Kolb requests permission, as per site plan submitted, to construct a new 26'x28' detached garage 2' from the South property line rather than the required 5', which would be a 3' Building Variance, all on Lot 3, Block 32, Bennett & Thomas Addition, a.k.a. 715 First Street N.

VI. Other Business

VII. Adjournment