

**AGENDA**  
**REGULARLY SCHEDULED MEETING**  
**ABERDEEN CITY BOARD OF ZONING ADJUSTMENT**  
**Thursday September 9, 2010 - 8:00 A.M.**  
**Third Floor Courtroom - Municipal Building**

**I. Call to Order**

**II. Roll Call**

**III. Approval of Minutes**

- 1) August 12, 2010

**IV. Old Business**

**V. New Business**

- 1) Nichole Braun requests permission, as per site plan submitted, to operate a daycare as a home occupation, which would be a Special Exception in a (R-3) High Density Residential Zoning District, all on The East 8.33' of Lot 17 and all of Lot 18, Block 39, West Aberdeen Addition, a.k.a. 816 Fourth Avenue SW.
- 2) Edward Korbel requests permission, as per site plan submitted, for existing residence to remain 24' from the West property line rather than the permitted 25', which would be a 1' Building Variance and 5.5' from the North property line rather than the required 15', which would be a 9.5' Building Variance in order to replace foundation, all on Lot 8, Searle & Hedger's Replat of Block 4, Sullivan & Easton's Addition to Aberdeen, a.k.a. 824 Lincoln Street N.
- 3) Sandy Nelson and Tom Burgard request permission, as per site plan submitted, to construct a duplex, which would be a Special Exception in a (R-1) Low Density Residential Zoning District, all on Lot 1, Nelson's First Consolidation Addition, a.k.a. 1837 Eisenhower Circle.
- 4) Eric Krumm requests permission, as per site plan submitted, for existing residence to remain 39' from the South property line rather than the permitted 45', which would be a 6' Building Variance, all on Lot 1, Block 2, Gross Third Subdivision, NW¼ Sect. 34-T124N-R64W, a.k.a. 12908 385<sup>th</sup> Avenue.
- 5) Doug & Karelyn Farrand request permission, as per site plan submitted, for 1) existing residence to remain 83' from West property line rather than the required 100', which would be a 17' Building Variance in order to 2) construct an addition 72' from the West property line rather than the permitted 100', which would be a 28' Building Variance, all on Beckler-Engel First Addition, SW¼ Sect. 27-T123N-R63W, a.k.a. 2315 391<sup>st</sup> Avenue.
- 6) Todd Ochsner requests permission, as per site plan submitted, to permit the open storage, parking, or sale of vehicles, raw materials, building materials, supplies, wholesaling, warehousing, manufactured goods, contractor's equipment, and concrete, asphalt and ready-mix manufacturing operations and sales, all on Mead's Outlot D, E½ Sect. 20-T123N-R64W, a.k.a. 38390 Highway 12 W.

- 7) Gary & Molly Dahme request permission, as per site plan submitted, for existing residence to remain 6' from the South property line rather than the required 10', which would be a 4' Building Variance in order to replace back deck, all on Lot 18, Block 7, Seventeenth Addition to Highland North Addition, a.k.a. 2206 Jay Street N.
- 8) Rubloff Tri-State Lakewood Portfolio, LLC requests permission, as per site plan submitted, to install a second freestanding sign in addition to the one permitted freestanding sign, which would be an Additional Freestanding Sign Variance, all on Lot 2A, Dial Third Addition, SE¼ Sect. 17-T123N-R63W, a.k.a. 3315 Sixth Avenue SE.
- 9) Daniel Brenner requests permission, as per site plan submitted, for existing apartment building to remain 11' from the East property line rather than the required 25', which would be a 14' Building Variance and for existing front porch to remain 7' from the East property line rather than the permitted 15', which would be an 8' Building Variance in order to replace foundation, all on Lot 4, Block 52, Thomas Addition and Vacated Alley, a.k.a. 1208 Second Street S.
- 10) Target Corporation and Stein Sign Display request permission, as per site plan submitted, to install a 5'x5' Addition to existing off-premise sign 1) 3.5' from the North property line rather than the required 50', which would be a 46.5' Sign Setback Variance, 8' from the East property line rather than the required 50', which would be a 42' Sign Setback Variance, 26.5' from the South property line rather than the required 50', which would be a 23.5' Sign Setback Variance and 8' from the West property line rather than the required 50', which would be a 42' Sign Setback Variance, and 4' North of second freestanding sign rather than the required 300', which would be a 296' Sign Setback Variance, and 2) to install addition to off-premise sign 7'10" above grade rather than the required 12', which would be a 4'2" Sign Variance, all on Lot 4, First Replat of Lamont's First Addition, NE¼ Sect. 20-T123N-R63W, a.k.a. 3308 Sixth Avenue SE.
- 11) Tammy Phipps requests permission, as per site plan submitted, for existing residence to remain 18.5' from the West property line rather than the required 25', which would be a 6.5' Building Variance in order to replace front deck, all on Lot 10, Replat of Lots 9&10, Block 5, Woolverton Addition, a.k.a. 723 Penn Street S.
- 12) Ivan & Jane Guthmiller request permission, as per site plan submitted, to 1) construct a new residence 3.5' from the North property line rather than the permitted 5', which would be a 1.5' Building Variance and 2) 3.5' from the South property line rather than the required 5', which would be a 1.5' Building Variance, all on Lot 540, Morning Heights Subdivision, NE¼ Sect. 19-T123N-R63W, a.k.a. 820 Wells Street S.

## **V. Other Business**

- 1) Discussion concerning the time limit expiration of a previously granted Appeal.

## **VII. Adjournment**