

AGENDA
REGULARLY SCHEDULED MEETING
ABERDEEN CITY BOARD OF ZONING ADJUSTMENT
Thursday October 14, 2010 - 8:00 A.M.
Third Floor Courtroom - Municipal Building

I. Call to Order

II. Roll Call

III. Approval of Minutes

- 1) September 9, 2010

IV. Old Business

V. New Business

- 1) Samantha Wolmarans 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 District, all on Lot 19, Block 15, Twelfth Addition to Highland North, Sec. 27-T123N-R64W, a.k.a. 725 Seventeenth Avenue NE.
- 2) Brent & Klarissa Neys request permission, as per site plan submitted, to operate a daycare as a home occupation, which would be a Special Exception in a (M-Ag) Mini-Agricultural District, all on Lot 4B, Block C, Droog's Fist Subdivision in the S½ Sec. 22-T123N-R64W, a.k.a. 1745 Droog Court.
- 3) Robert McGarry requests permission, as per site plan submitted, for existing residence to remain 4' from the West property line rather than the permitted 5', which would be a 1' Building Variance in order to replace the East foundation wall, all on the East 30' of Lot 4, Block 20, Thomas Addition, Sec. 24-T123N-R64W, a.k.a. 310 Eighth Avenue SE.
- 4) Jim & George Schriver request permission, as per site plan submitted, to construct a 36' x 52' addition with 16' high sidewalls to an existing accessory structure, which would be a Special Exception in a (C-2) Highway Commercial District and a 6' sidewall height Building Variance over the permitted 10' sidewall height, all on Lot 1, Schriver's Third Addition, Sec. 13-T123N-R64W, a.k.a. 414 Fifth Avenue NW.
- 5) Keith Richter requests permission, as per site plan submitted, for existing residence to remain 6.5' from the West property line rather than the permitted 15', which would be an 8.5' Building Variance and 12' from the South property line rather than the permitted 20', which would be an 8' Building Variance in order to construct a 7' x 20' deck which meets all required setbacks, all on Lot 1, Pomplum's First Subdivision, Sec. 18-T123N-R63W, a.k.a. 1602 Third Avenue SE.
- 6) Bob Baker requests permission, as per site plan submitted, to construct a 27' x 28.5' addition to the front of the existing attached garage 82' from the North property line rather than the required 100', which would be an 18' Building Variance, all on Outlot 14 of Jobee Acres in the NE¼ Sec. 27-T123N-R63W, a.k.a. 6102 134th Street.

- 7) General Dynamic Wireless Services requests permission, as per plans submitted, to make changes to antenna configuration and structure modifications to an existing communications tower, which would be a Special Exception in a (C-2) Highway Commercial District, all on the South 708' of the West 708' of the SW Corner of the SW¼ Sec. 11-T123N-R64W, a.k.a. 1822 Eighth Avenue NW.
- 8) Dean Rogers and New Cingular Wireless PCS, LLC dba AT&T requests permission, as per plans submitted, to construct a new 80' telecommunications tower and associated 11.5' x 20' equipment shelter, which would be a Special Exception in an (I-2) Unrestricted Industrial District, all on Lot C Replat of Portion of Block 51, Thomas Addition, Sec. 24-T123N-R64W, a.k.a. 1112 Second Street S.
- 9) 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 Sec. 27-T123N-R63W, a.k.a. 2315 391st Avenue.
- 10) Boyd Poppen requests permission, as per site plan submitted, to 1) construct a 12' x 12' shed 8' from the South property line, rather than the required 15', which would be a 7' Building Variance and 2) 31' from the West property line, rather than the required 35', which would be a 4' Building Variance, all on Outlot 8, Derian's Outlots 1-10, NW¼ Sec. 27-T123N-R64W, a.k.a. 1814 Derian Drive.
- 11) Molded Fiber Glass South Dakota, requests permission, as per site plan submitted, to install a 37 meter (121.5') long wind turbine blade as a 780 square foot business sign rather than the permitted 27 square feet (deducting the existing 537 square foot sign from the permitted signage total of 564 square feet), would be a Sign Variance of 753 square feet, all on Brown County Addition, Excluding the North 33' in the SE¼ Sec. 8-T123N-R63W, a.k.a. 1401 Brown County 19 North.
- 12) James Valley Wireless, requests permission, as per site plan submitted, to construct a 12' x 18' building to house equipment for an existing transmitter tower, which would be a Special Exception in a (C-2) Highway Commercial District, all on Lot 3, NVC West Addition, Sec. 4 T123N R64W, a.k.a. 704 Fourth Street N.
- 13) Lonnie Anderson, requests permission, as per site plan submitted, to temporarily place a 14' x 20' shed on a lot without a primary structure, which would be an Appeal to the Zoning Board of Adjustment, all on Block 2, Fairview First Subdivision, SE¼ Sec. 1-T123N-R64W, a.k.a. 2505 Penn Street N.
- 14) Dennis Hales, requests permission, as per site plan submitted, to plat a lot 30' x 50' rather than the minimum 75' x 142' lot size requirement in a (C-2) Highway Commercial District, which would be a minimum Lot Size Variance, all on the South 623' Excluding Lot D & Lot Y, SW Corner of SW¼ Sec. 26-T123N-R64W, a.k.a. 1726 135th Street.

VI. Other Business

VII. Adjournment