

**AGENDA**  
**REGULARLY SCHEDULED MEETING**  
**ABERDEEN CITY BOARD OF ZONING ADJUSTMENT**  
**Thursday April 9, 2009 - 8:00 A.M.**  
**Third Floor Courtroom - Municipal Building**

**I. Call to Order**

**II. Roll Call**

**III. Approval of Minutes**

- 1) March 12, 2009

**IV. Old Business**

**V. New Business**

- 1) Holly J. Volek 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 8, Block 14, Eighth Addition to Highlands North Subdivision, a.k.a. 622 Seventeenth Avenue NE.
- 2) Ray & Corey Sauerwein request permission, as per site plan submitted, to construct a group project on a property that is 1.112 acres in size rather than the required 2 acres, which would be a .888 acre Minimum Lot Size Variance, on Lot 9, Sauerwein First Subdivision, a.k.a. 902 High Street
- 3) Peter & Tina Andrew request permission, as per site plan submitted, for existing residence to remain 2' from the West property line rather than the required 5', which would be a 3' Building Variance and 15' from the South property line rather than the required 25', which would be a 10' Building Variance in order to replace foundation walls, all on Lot 11, Block 51, Second Addition to Aberdeen, a.k.a. 17 Ninth Avenue SE.
- 4) Francis Barnett, Angela Hase and Ron Wagner request permission, as per site plan submitted, for existing 10'x12' freestanding sign to remain 4' from the South and West property lines rather than the required 10', which would be two 6' Sign Setback Variances, all on Lots 6&7, Moccasin Plaza Addition, Except H-1, a.k.a. 515 Moccasin Drive.
- 5) Eldon Swingler requests permission, as per site plan submitted, for 1) existing residence to remain 7' from the North property line rather than the required 8', which would be a 1' Building Variance in order to 2) replace attached garage 5' from the South property line rather than the required 8', which would be a 3' Building Variance, all on Lot 2, Block 1, Huffman's Fifth Addition to Aberdeen, a.k.a. 1706 Royal Road.
- 6) Stan Hundstad requests permission, as per site plan submitted, to construct a 1116sf detached garage 17' from South property line rather than the required 25', which would be an 8' Building Variance all on Lot 10, Block 5, Draeger & Yeager's Addition to Aberdeen, a.k.a. 1403 Fourth Avenue SE.

- 7) Jason Palmer 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, which would be a Special Exception in an (I-2) Unrestricted Industrial Zoning District, all on Lot 8, D&S Business Park First Addition, a.k.a. 4201 Schipke Lane.
- 8) Ethan Ragels & John Kokales request permission, as per site plan submitted, to 1) develop a three unit residence on a lot that is 7100sf in area rather than the permitted 12,500sf, which would be a 5400sf Minimum Lot Size Variance, and 2) to allow a maximum density of 3 units rather than the permitted 1.85, which would be a 1.15 unit Maximum Density Variance, all on Lot 1, Van Scoy First Addition, a.k.a. 805 Eighth Avenue NE.
- 9) Tina Andrew requests permission, as per site plan submitted, to provide 0 off street parking stalls rather than the required 2 stalls, which would be a 2 Off Street Parking Stall Variance, all on Lots 3-4, BB Ward's First Subdivision of Lots 1-3, Block 6, Original Plat, a.k.a. 18 Second Avenue SE.
- 10) Gross Trust & Joe Gross request permission as per site plan submitted, to plat a lot in a (M-Ag) Mini-Agricultural Zoning District with 127.68' of frontage rather than the required 200', which would be a 72.32' Minimum Lot Frontage Variance, all on Proposed Lot 2, J. Gross Addition in the NW¼ 34-T124N-R64W, a.k.a. 12941 385<sup>th</sup> Avenue.

**VI. Other Business**

- 1) Review and discussion of draft telecommunication facility ordinance revisions.

**VII. Adjournment**