

AGENDA
REGULARLY SCHEDULED MEETING
ABERDEEN CITY BOARD OF ZONING ADJUSTMENT
Thursday August 13, 2009 - 8:00 A.M.
Third Floor Courtroom - Municipal Building

I. Call to Order

II. Roll Call

III. Approval of Minutes

- 1) July 9, 2009

IV. Old Business

V. New Business

- 1) Debra Woodworth requests permission, as per site plan submitted, to operate a daycare as a home occupation, which would be a Special Exception in an (R-3) High Density Residential Zoning District, all on The East 71' of Lots 11-12 & the East 71' of the South 10' of Lot 10, Block 24, Hagerty & Lloyd Addition, a.k.a. 423 Fourth Avenue NE.
- 2) Jodi Gardner requests permission, as per site plan submitted, to operate a daycare as a home occupation, which would be a Special Exception in an (R-3) High Density Residential Zoning District, all on Lot 5, Block 12, Garden Park Addition, a.k.a. 913 Ninth Street S.
- 3) Jill Helvig requests permission, as per site plan submitted, to operate a daycare as a home occupation, which would be a Special Exception in an (R-1) Low Density Residential Zoning District, all on Lot 15, Block 8, Seventh Addition to Highland North Addition, a.k.a. 1903 State Street N.
- 4) Amber Spitzer requests permission, as per site plan submitted, to operate a daycare as a home occupation, which would be a Special Exception in an (R-3) High Density Residential Zoning District, all on Lots 734-735, Morning Heights Addition, a.k.a. 825 Grand Street S.
- 5) Brian Baumgartner requests permission, as per site plan submitted, for existing residence to remain 17.5' from the South property line rather than the required 25', which would be a 7.5' Building Variance and 3' from the East property line rather than the required 15', which would be a 12' Building Variance in order to construct a deck on the back of residence, all on the South 92' of Lot 16, Block 14, Hagerty & Lloyd Addition, a.k.a. 829 Sixth Avenue NE.
- 6) Susan Fenske requests permission, as per site plan submitted, for existing residence to remain 5' from the North property line rather than the required 15', which would be a 10' Building Variance, and 20' from the East property line rather than the required 25', which would be a 5' Building Variance and 2.5' from the South property line rather than the required 5', which would be a 2.5' Building Variance in order to replace the front landing and steps, all on Lot 1, Block 6, Hagerty & Lloyd Addition, a.k.a. 723 Kline Street N.

- 7) Jacqueline Hubert requests permission, as per site plan submitted, for 1) existing residence to remain 16'3" from the East property line rather than the required 25', which would be a 8'9" Building Variance and 13'2" from the South property line rather than the required 15', which would be a 2'10" Building Variance and 3' from the North property line rather than the required 5', which would be a 2' Building Variance, in order to 2) construct a 5'x12' addition to residence 13'2" from the South property line rather than the required 15', which would be a 2'10" Building Variance, all on the East 78.5' of Lot 6, Block 23, Bennett & Thomas Addition, a.k.a. 703 Washington Street N.
- 8) Corbin Veal requests permission, as per site plan submitted, for existing residence to remain 6.4' from the South property line rather than the required 15', which would be a 8.6' Building Variance in order to construct a 3'x5' deck 2.5' from the North property line rather than the required 5', which would be a 2.5' Building Variance, all on Lot 2, Gordon Campbell's Replat of Lots 5-6, Block 22, First Addition to Highlands, a.k.a. 903 Lloyd Street N.
- 9) Todd & Jody Sahli request permission, as per site plan submitted, for existing residence to remain 8.1' from the East property line rather than the required 15', which would be a 6.9' Building Variance in order to construct front and back stairs on residence, all on Lot 16, Block 5, Woolverton Addition, a.k.a. 827 Eighth Avenue SE.
- 10) Pam Monson requests permission, as per site plan submitted, for existing residence to remain 3' from the North property line rather than the required 15', which would be a 12' Building Variance and 23.5' from the West property line rather than the required 25', which would be a 1.5' Building Variance, and for existing deck to remain 0' from the North property line rather than the required 5', which would be a 5' Building Variance in order to construct a 14'x40.3' addition to South side of residence, all on Lots 23&24, Block 27, Hagerty & Lloyd Addition, a.k.a. 424 Lloyd Street N.
- 11) Michael Schmitt requests permission, as per site plan submitted, to construct a new residence 16' from the East property line rather than the required 25', which would be a 9' Building Variance, all on Lot 1, Schmidt Addition, a.k.a. 415 Lloyd Street N.
- 12) William Shuck requests permission, as per site plan submitted, to construct an accessory structure without the required primary structure, which would be an Appeal to the Board of Zoning Adjustment, all on Lot 5, Edward's Third Subdivision, SE¼ Sect. 26-T124N-R64W, a.k.a. 12863 Nature Trail.
- 13) Spencer Opp requests permission, as per site plan submitted, for 1) existing residence to remain 17'4" from the West property line rather than the required 20', which would be a 2'8" Building Variance in order to construct a garage addition 12'4" from the West property line rather than the required 20', which would be a 7'8" Building Variance, all on Lot 8, Block 1, Wright & Sudlow's First Addition, a.k.a. 527 Weber Street N.
- 14) Andrew & Margaret Malsam request permission, as per site plan submitted, for existing residence to remain 4' from the North and South property lines rather than the required 5', which would be two 1' Building Variances in order to construct a wheelchair ramp on front of residence, all on Lot 12, Block 2, Kyburz & Hurlbert Addition, a.k.a. 1507 Dakota Street S.
- 15) Fairview Baptist Church requests permission, as per site plan submitted, to construct a freestanding sign which is 51.55sf in area rather than the permitted 16sf, which would be a 35.55sf Sign Variance, all on Lot 10, Gugel's First Subdivision, SW¼ Sect. 6-T123N-R63W, and portion of V/S, Except H-1&2, a.k.a. 901 Twenty-fourth Avenue NE.

- 16) Mark Knight & Dakota Sales request 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 1, Heritage Business Plaza Subdivision, a.k.a. 110 Jackson Street S.
- 17) Dok-B, LLP & Ben Victor request permission, as per site plan submitted, to construct an accessory structure without the required primary structure, which would be an Appeal to the Board of Zoning Adjustment, all on Lot 12, Dok-B Subdivision, SE¼ Sect. 22-T123N-R64W, a.k.a. 1720 Highway 281 South.
- 18) Patricia Volk requests permission, as per site plan submitted, for 1) existing residence to remain 17'1" from the East property line rather than the required 25', which would be a 7'11" Building Variance, and 2.48' from North property line rather than the required 5', which would be a 2.52' Building Variance to 2) construct stairs to second floor, 1'2" from North property line rather than the required 5', which would be a 3'10" Building Variance, all on Lots 11&12, Block 32, Hagerty & Lloyd Addition, a.k.a. 303 State Street N.
- 19) The Aberdeen School District requests permission, as per site plan submitted, to 1) construct a small wind generator tower at the Aberdeen Central High School campus, which would be an Appeal to the Board of Zoning Adjustment, and 2) to construct a small wind generator tower 51' in height rather than the permitted 45', which would be a 6' Maximum Height Variance, all on Lot 1, Aberdeen High School Second Subdivision, E½ NE¼ Sect. 30-T123N-R63W, a.k.a. 2200 Roosevelt Street S.
- 20) Tom Werlinger requests permission, as per site plan submitted, for existing residence to remain 15' from the North property line rather than the required 25', which would be a 10' Building Variance and 11' from the East property line rather than the required 15', which would be a 4' Building Variance, and 16' from the South property line rather than the required 20', which would be a 4' Building Variance, all on the East 47.5' of Lots 1-3, Block 94, Hagerty & Lloyd Addition, a.k.a. 424 Fourth Avenue SE.
- 21) Paramount Estates III, LLC and Ryan Rivett request permission, as per site plan submitted, to construct a 64sf freestanding sign rather than the permitted 32sf, which would be a 32sf Freestanding Sign Variance, all on Lot 1, McDowell Paramount Second Addition, a.k.a. 2802 Third Avenue SE.
- 22) Lamont Enterprises request permission, as per site plan submitted, to 1) to construct an off-premise sign, which would be a Special Exception in a (C-2) Highway Commercial Zoning District, and 2) to permit 4 sign faces on an off-premise sign rather than the required 2 faces, which would be a Two Sign Face Variance, and 3) to permit an off-premise sign with 0' Minimum Height rather than the required 12', which would be a 12' Minimum Height Variance and 4) to install an electronic message center, which would be an Appeal to the Board of Zoning Adjustment and 5) request permission to install an off-premise sign which contains, includes, or is illuminated by any flashing, intermittent, or moving light or lights, which would be an Appeal to the Board of Zoning Adjustment, all on Lot 1, Lamont Seventh Addition to Aberdeen, a.k.a. 3500 Sixth Avenue SE.

VI. Other Business

VII. Adjournment