

**AGENDA**  
**REGULARLY SCHEDULED MEETING**  
**ABERDEEN CITY BOARD OF ZONING ADJUSTMENT**  
**Thursday April 14, 2011 - 8:00 A.M.**  
**Third Floor Courtroom - Municipal Building**

**I. Call to Order**

**II. Roll Call**

**III. Approval of Minutes**

- 1) March 10, 2011

**IV. Old Business**

**V. New Business**

- 1) SDWG Building, LLC and Jeff Lamont request permission, as per plans submitted, to install a 123.33 square foot free-standing sign rather than the permitted 100 square feet, which would be a 23.33 square foot free standing Sign Variance in a (C-3/R-4) Central Business District/Special Density Residential District, all on Lots 5-12, Block 40, Second Addition, NW¼ Sec. 24-T123N-R64W, a.k.a. 110 Sixth Avenue SE.
- 2) Tom Hinz requests permission, as per site plan submitted, to 1) permit the existing house to remain 47' from the north property line, rather than the required 100', which would be a 53' Setback Variance in order to 2) construct a 26' x 34' addition, a 22' x 26' attached garage, and a 13' x 24' covered porch, all of which would be 34' from the north property line, rather than the required 100', which would be a 66' Setback Variance, and 3) to construct a new 30' x 54' garage/shop 68' from the north property line, rather than the required 100', which would be a 32' Setback Variance, and 4) to construct a roof on an existing 24' x 120' calving shelter 24' from the north property line, rather than the required 100', which would be a 76' Setback Variance, all on property currently zone (A-1) Agricultural District on the North 208' of the East 2100', NE¼ Sec. 7-T122N-R63W, a.k.a. 38895 137<sup>th</sup> Street.
- 3) Homes Are Possible, Inc. requests permission to 1) plat two 50' wide lots rather than the required 60', which would be two 10' Lot Dimension Variances, and 2) to permit two 0' side setbacks for the shared lot line for the construction of twin homes, rather than the required 8' which would be two proposed 8' side Setback Variances in an (R-2) Medium Density Residential District on Lot 4, Block 1, Homes Are Possible 7<sup>th</sup> Subdivision, SW¼ Sec. 23-T123N-R64W, a.k.a. 1220 Thirteenth Avenue SW.

- 4) Homes Are Possible, Inc. requests permission to construct a twin home 0' from the east property line rather than the required 8' which would be a proposed 8' side Setback Variance in an (R-2) Medium Density Residential District on Lot 11, Block 1, Homes Are Possible 7<sup>th</sup> Subdivision, SW¼ Sec. 23-T123N-R64W, a.k.a. 1414 Thirteenth Avenue SW.
- 5) Homes Are Possible, Inc. requests permission to construct a twin home 0' from the west property line rather than the required 8' which would be a proposed 8' side Setback Variance in an (R-2) Medium Density Residential District on Lot 10, Block 1, Homes Are Possible 7<sup>th</sup> Subdivision, SW¼ Sec. 23-T123N-R64W, a.k.a. 1408 Thirteenth Avenue SW.
- 6) Tom & Danielle Aman request permission to permit two 40" x 129" (71.66 sf total) free-standing signs rather than the permitted single sign, which would be one free-standing Sign Variance in a (C-3/R-4) Central Business District/Special Density Residential District on Lot 1, Blackstone 2<sup>nd</sup> Subdivision, SW¼ Sec. 13-T123N-R64W, a.k.a. 1 Main Street N.
- 7) Ron Wagner and Cory Johnson request permission to operate a Pub/Laundromat, which would be an Appeal to the Board of Zoning Adjustments in a (C-1) Neighborhood Commercial District on Lots 20-22, Block 45, Hagerty & Lloyd Addition, NE¼ Sec. 13-T123N-R64W, a.k.a. 120 State Street N.

**VI. Other Business**

**VII. Adjournment**