

AGENDA
REGULARLY SCHEDULED MEETING
ABERDEEN CITY BOARD OF ZONING ADJUSTMENT
Thursday November 10, 2011 - 8:00 A.M.
Third Floor Courtroom - Municipal Building

I. Call to Order

II. Roll Call

III. Approval of Minutes

- 1) October 13, 2011

IV. Old Business

V. New Business

- 1) Michelle Erdmann requests permission, as per site plan submitted, to permit the operation of a daycare as a home occupation, which would be a Special Exception in a (R-3) High Density Residential Zoning District, all on Lot 11, Block 49, Second Addition, a.k.a. 108 Ninth Avenue SW.
- 2) Angela Shelnutt requests permission, as per site plan submitted, to permit the operation of a daycare as a home occupation, which would be a Special Exception in a (R-2) Medium Density Residential Zoning District, all on Lot 3 & the North 45' of Lot 4, Block 4, Sullivan & Easton Addition, a.k.a. 813 Washington Street N.
- 3) Thomas Foster requests permission, as per site plan submitted, for existing residence to remain 30' from the South property line rather than the required 35', which would be a 5' Building Variance in order to construct a 5'x6' deck on front of house that will meet all required setbacks, all on Lot 5, Block 8, Seventh Addition to Highland North Addition, a.k.a. 411 Nineteenth Avenue NE.
- 4) Mike Stucke requests permission, as per site plan submitted, for existing residence to remain 15' from the North property line rather than the required 20', which would be a 5' Building Variance in order to construct new front porch which will meet all required setbacks, all on The West ½ of Lots 10-12, Block 39, Hagerty & Lloyd Addition, a.k.a. 513 Second Avenue NE.
- 5) Rickey Scheuffele requests permission, as per site plan submitted, for 1) existing residence to remain 4' from the North property line rather than the required 5', which would be a 1' Building Variance and 2) 19.5' from the West property line rather than the required 25', which would be a 5.5' Building Variance in order to 3) construct a 6'9"x10' deck 12.84' from the West property line rather than the required 15', which would be a 2.16' Building Variance, all on Lot 11 & the South 3' of Lot 12, Block 3, Hagerty & Lloyd Addition, a.k.a. 706 State Street N.

- 6) Abbie Johnson requests permission, as per site plan submitted, to construct a town home 0' from the North property line rather than the required 8', which would be an 8' Building Variance, all on Lot 10, Prairie's Edge First Addition, a.k.a. 2210 Stone Gate Court.
- 7) Michael & Marcia Johnson request permission, as per site plan submitted, to construct a town home 0' from the South property line rather than the required 8', which would be an 8' Building Variance, all on Lot 9, Prairie's Edge First Addition, a.k.a. 2302 Stone Gate Court.
- 8) Prairie's Edge Development, LLC. requests permission, as per site plan submitted, to construct a town home 0' from the South property line rather than the required 8', which would be an 8' Building Variance, all on Lot 4, Prairie's Edge First Addition, a.k.a. 2301 Stone Gate Court.
- 9) Prairie's Edge Development, LLC. requests permission, as per site plan submitted, to construct a town home 0' from the North property line rather than the required 8', which would be an 8' Building Variance, all on Lot 3, Prairie's Edge First Addition, a.k.a. 2209 Stone Gate Court.
- 10) R&J Enterprises requests permission, as per site plan submitted, to 1) permit a 720sf off-premise sign rather than the permitted 400sf, which would be a 320sf Off-Premise Sign Size Variance and 2) to install a second freestanding sign, which would be an Appeal to the Board of Zoning Adjustment, and 3) to install a second freestanding sign that is 361.25sf in size rather than the permitted 300sf, which would be a 61.25sf freestanding sign variance, and 3) to permit a total freestanding sign area of 1081.25sf rather than the permitted 300sf, which would be a 781.25sf Freestanding Sign Variance, and 4) to permit 976.08sf of freestanding sign rather than the permitted 300sf, which would be a 676.08sf Freestanding Sign Variance (after 45% allowance for new sign façade), all on Outlot D, Schumacker Outlots, in the NW¼ of Sect. 22-T123N-R63W, a.k.a. 5350 Highway 12 East.
- 11) The Aberdeen Family YMCA requests permission, as per site plan submitted, to 1) Operate a daycare center, which would be an Appeal to the Board of Zoning Adjustment in an (I-2) Unrestricted Industrial Zoning District, and 2) to permit the installation of 52 parking stalls that are 9'x18' rather than the permitted 10'x20', which would be 52 - 1' Minimum Parking Stall Width Variances and 52 - 2' Minimum Parking Stall Depth Variances, all on Proposed Lot 1, Aberdeen YMCA Youth Development Center Subdivision, a.k.a. 510 Railroad Avenue SE.

VI. Other Business

VII. Adjournment