

# Board of Adjustment Agenda Memo

**From:** Ryan Miller, City Planner  
**Meeting:** June 6, 2023  
**Subject:** Variance – 217 Hickory Street – Driveway Width  
**Person(s) Responsible:** Ryan Miller, City Planner

## **Summary:**

Tyler and Sarah Janssen have applied for a variance to exceed the maximum allowed driveway width for a single family home. The maximum width of a driveway is 24-feet but can be widened to 36-feet if aligned with an equally wide garage.

## **Item Details:**

The existing driveway at 217 Hickory Street is 36-feet wide. The dwelling includes an attached three-stall garage. The applicant would like to widen the driveway by adding a 14-foot wide addition connecting to a parking pad to the east side of the home.

The home is located in the River Run addition. River Run is outside of the city limits and includes numerous examples of driveways exceeding the maximum allowable width of 36-feet. Several examples can be found along Hickory Street, though none exceed 46-feet.

## **Options and Recommendation:**

The Board of Adjustment has the following options:

1. Approve as presented
2. Amend
3. Deny
4. Table until a future meeting

Staff recommends approval with the following conditions:

- The maximum width of the driveway within the front yard shall be 46-feet.
- The side parking pad must be screened with a six-foot privacy fence on the south and east sides.

## **Supporting Documentation:**

1. Hearing Notice
2. Location Map
3. Application
4. Site Plan