

OFFICIAL MINUTES

Chairperson George Houtman called the Board of Adjustment meeting to order on Thursday, December 19, 2019 at 5:00 PM in the Community Room of the City & County Government Center. Members present were Nick Schmeichel, Dustin Edmison, Jeremy Scott and Houtman. Absent were Travis Bortnem and Doug Metcalf. Others present were City Planner Staci Bungard, Matt Lounsbery, and Andrew Klein.

Item #2 – (Schmeichel/Scott) Motion to approve the agenda. All present voted aye.

Item #3 – (Borns/Scheichel) Motion to approve the November 7, 2019 minutes. All present voted aye. **MOTION CARRIED.**

Item #4a – Matthew Lounsbery made a request on Lot 5, Block 3, Pheasant Nest Addition, also known as 816 Pamela Drive. The request is to retain a driveway that is 45 feet at the widest point, the driveway maximum width is 36 feet.

(Schmeichel/Edmison) Motion to retain the 45 foot driveway. All present voted aye. **MOTION CARRIED.**

Item #4b – Andrew Klein made a request on Lot 10, Block 3, Parkdale Home Addition, also known as 111 9th Street to establish a two-family dwelling on a lot that is 9,500 square feet in size with a 50 foot frontage. The ordinance requires 9,900 square feet with 65 feet of frontage for a two-family dwelling in the R-2 District.

(Scott/Borns) Motion to approve the variance request. All present voted no. **MOTION FAILED.**

Items #5a – Election of 2020 Officers.

(Schmeichel/Edmison) Motion that the 2019 Officers keep their seats for 2020, Chair – Houtman, Vice-Chairperson – Borns.

The meeting was adjourned at 5:35 p.m.

Staci Bungard
City Planner

George Houtman
Chairperson

OFFICIAL SUMMARY

Chairperson George Houtman called the Board of Adjustment meeting to order on Thursday, December 31, 2019 at 5:00 PM in the Community Room of the City & County Government Center. Members present were Nick Schmeichel, Dustin Edmison, Jeremy Scott and Houtman. Absent were Travis Bortnem and Doug Metcalf. Others present were City Planner Staci Bungard, Matt Lounsbery, and Andrew Klein.

Items #4a – Lounsbery explained that there was a misunderstanding between him and the Engineer's Officer, regarding his driveway and sidewalk, when he called in with questions. His intention was to install a sidewalk to his walk-in door. Houtman asked if they plan to use this area for parking? Lounsbery stated no. Houtman wondered how wide the area is that was installed? Lounsbery said that it is no more than 11 feet wide. Lounsbery also stated that he has other neighbors that have driveways this wide or wider.

Items #4b – Klein said that he purchased this house as a 6 bedroom house and he would like to convert it to a two-family house. The house next door is already a duplex and that lot size is the same size as his. And the drive-way is a shared driveway between these two properties. Schmeichel asked how many parking spots there currently are. Klein stated 5. Bungard said that 5 would be required. Klein stated that if the variance request is denied, this would be an underutilized house. It is currently a 6 bedroom and you can only have 3 unrelated tenants in a house. Based on the rental rules, this house cannot be utilized to its maximum. Schmeichel asked about the requirements that the City has for the rear yard parking. Bungard said it would need to be something that could be maintained.

The meeting was adjourned at 5:35 p.m.

Staci Bungard
City Planner

George Houtman
Chairperson