



Legislation Details (With Text)

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Title: Aalderks Variance - Lot Area and Width - 714 11th Avenue

Sponsors:

Indexes:

Code sections:

Attachments: 1. Memo, 2. Hearing Notice, 3. Location Map, 4. Application, 5. Site Plan, 6. Site Photo

Date	Ver.	Action By	Action	Result
5/6/2024	1	Planning Commission		

Aalderks Variance - Lot Area and Width - 714 11th Avenue

Summary:

Debra Aalderks has made a request for variances on Lot 4 in Block 5 of Randi Peterson’s Addition, also known as 714 11th Avenue. The first request is for a reduced lot area. The minimum lot area for a two-family dwelling in the Residence R-3 Apartment District is 8,400 square feet. The second request is for a reduced lot width. The minimum lot width for a two-family dwelling in the Residence R -3 Apartment District is 65-feet.

Recommendation:

Staff recommends approval of the requests with the following conditions:

- The front yard shall be landscaped with the exception of a sidewalk.

Attachments:

- Memo
- Hearing Notice
- Location Map
- Application
- Site Plan
- Site Photo