

6:00 pm Call to order- Board OF Adjustment Meeting

Present: Brooke Dahlquist, Leah Mast, Larry Formanek, Mike Coffman

Concerning: Builder Shawn Erger, who is building the duplex and triplex building on 13th Ave by the golf course. It is a non-conforming property that doesn't meet code, hence the need for a variance on lot size and setbacks.

Lots in question will not meet minimum lot size for single-family. This has been split into 5 lots, with width range of 38-47, smaller than the 75 ft allowance. Since there are common walls in the duplex/triplex, they are asking for a variance for the 9 ft setback between properties also.

After conversation, the committee has agreed to the variances, but also mentioned that this variance was not handled in the normal manner, and it was emphasized that the next time a variance may be needed, that they follow the proper chain of command to make sure they are following city code.

Larry Formanek moved that we approve setback on common walls and smaller lot sizes.

Mike Coffman seconds.

Unanimously passed.

Meeting adjourned 6:21 pm.