



**CITY OF PELLA, IOWA
BOARD OF ADJUSTMENT MINUTES
September 27, 2016**

Tuesday, September 27, 2016 6:00 P.M. Public Works Conference Room 100 Truman Road

A. Call to order by the Chairperson and Roll Call.

Members Present: Corbett, Hastings, Nossaman, Reiter, Vander Wert

Absent: Rolffs, Smith, Vander Meiden, Van Wyk

Quorum present.

Visitors: Barry and Connie Kane, Derek Mulch

B. Chairperson's Comments.

Approval of tentative agenda

Reiter moved to approve, seconded by Nossaman. On roll call the vote was: YES: Reiter, Nossaman, Corbett, Hastings, Vander Wert. NO: None. Motion carried.

C. Approval of Minutes from August 9, 2016

Reiter moved to approve, seconded by Nossaman. On roll call the vote was: YES: Reiter, Nossaman, Corbett, Hastings, Vander Wert. NO: None. Motion carried.

D1a. Public Hearing: 1011 Liberty Street

The Board of Adjustment opened the Public Hearing on a Variance Application by Barry and Connie Kane. Staff provided an overview of the variance and reviewed the criteria the Board must adhere to in granting a variance. In summary, the variance request was being made in order to construct breezeway in order to connect the existing home to garage. This issue at hand is once the structures are connected via the breezeway the garage would be considered part of the principal structure, which means it must adhere to the setback requirements for the primary structure of five feet. Currently, the Kane's garage meets city code requirements by maintaining a two foot side yard setback. Therefore, the applicant is requesting a variance for a 2'-0" side yard setback for the principal structure. If this variance is approved, the side yard setback would be reduced by 3'-0".

No written comments were received. Derek Mulch, with Klinger and Associates, provided an overview of the variance request by Barry and Connie Kane. In addition, Derek also provided an additional sketch of the proposed breezeway. A motion to enter the document into record was made by Nossaman and seconded by Hastings. On roll call the vote was YES: Nossaman, Hastings, Corbett, Reiter, Vander Wert. NO: None. Motion carried.

As no other comments were received, Vander Wert moved to close the public hearing, seconded by Reiter. On roll call the vote was: YES: Vander Wert, Reiter, Corbett, Hastings, Nossaman, Reiter. NO: None. Motion carried.

D1b. Variance: 1011 Liberty Street

Dimensional variance requested by Barry and Connie Kane.

The Board discussed the request and at the conclusion of discussion a motion was made by Nossaman to approve the request, seconded Vander Wert. On roll call the vote was: YES: Nossaman, Vander Wert, Corbett, Hastings, Reiter. NO: None. Motion carried.

E. Other Business

F. Adjourn

Reiter moved to adjourn and was seconded by Vander Wert. Meeting adjourned at 6:30 p.m.