

Board of Adjustment  
Meeting Minutes  
October 8, 2013

**1.) Call the meeting to Order**

Chairperson Corbett called the meeting of the Board of Adjustment to order at 6:03 p.m.

**2.) Roll Call.**

Members Present: Jim Corbett, Kraig Downs, Larry Lautenbach, Merlan Rolffs, John Van Den Berg, Lyle Vander Meiden, Mike Vander Wert.

Members Absent: Vince Nossaman, Glen Van Wyk.

Others Present: Jerry Byers – Secretary to the Board, George Wesselhoft – Director of Planning and Zoning, Wesley Veenstra, Arlys Veenstra, Loren Vander Wilt.

**3.) Approval of Agenda**

The agenda was approved as submitted.

**4.) Approval of Minutes**

The minutes for the July 9, 2013 meeting were approved as submitted.

**5.) Public Hearing**

Public Hearing on a Variance Application by Wesley and Arlys Veenstra concerning a proposed accessory structure height limit at 317 Jackson Street.

Chairperson Corbett asked if there were any written comments.

Jerry Byers, Secretary to the Board, stated there were no written comments.

Chairperson Corbett opened the floor to oral comments.

Mr. Veenstra spoke to the Board about the heights of the retaining walls and the height of the building walls on the proposed accessory structure. He continued by saying the rear wall of the building would be at a height which would allow

people to climb on the roof of the accessory building. The Veenstras were concerned about the safety of the neighbors and their kids if they were to climb on the roof.

Mrs. Veenstra stated that they had talked to the neighbors and they were all ok with raising the roof height.

There was discussion about the retaining walls and where the rear wall of the building was going to go.

The public hearing was closed.

#### **6.) Variance Application**

Variance Application by Wesley and Arlys Veenstra concerning a proposed accessory structure height limit at 317 Jackson Street. The application is for an addition in height from fifteen feet (15') to nineteen feet (19') for an accessory structure.

Lyle Vander Meiden made a motion to approve the variance request stating that there appeared to be a safety issue with the possibility of individuals and children climbing on the roof of the structure due to the topography and that raising the height of the roof would not be a detriment to the surrounding neighborhood.

Larry Lautenbach seconded the motion.

Upon vote, motion passed 7 to 0.

#### **7.) Zoning Ordinance Draft**

Mr. Wesselhoft informed the Board that the Zoning Ordinance concerning side yard setbacks and cantilevered structures passed the second reading at City Council and had only one more reading on October 15, 2013.

#### **8.) Other Business.**

There was no other business.

#### **9.) Adjournment**

The meeting adjourned at 6:20 p.m.

Respectfully submitted,  
Jerry Byers  
Building Official