

Board of Adjustment

Agenda

JARED LANGKILDE, CHAIR	GREG LAMBRIGHT
ROXANNE PIERSON, VICE CHAIR	DAVID SHUFF
DIANNE von BORSTEL	MIKE CLEMENT
CARIE ALLEN	

April 12, 2005
City Council Chambers, Lower Level
57 East First Street

4:30 p.m. STUDY SESSION

- A. Discussion of cases listed on Public Hearing Agenda.

5:30 p.m. PUBLIC HEARING

- A. CONSIDER MINUTES FROM THE MARCH 8, 2005 MEETING
- B. CONSENT AGENDA: All items listed with an asterisk (*) will be considered as a group by the Board of Adjustment and will be enacted with one motion. There will be no separate discussion of these items unless a Board member or a citizen so requests. If a request is made, the item will be removed from the Consent Agenda and considered as a separate item following adoption of the Consent Agenda.
- C. CONSIDER THE FOLLOWING CASES (PUBLIC HEARING):
- *1. BA05-010 6806 E. Brown Road (Council District 5) – Requesting a Special Use Permit for a Comprehensive Sign Plan for a convenience store with a fueling canopy and car wash building, in the C-2 district.
 - *2. BA05-011 1957 N. Country Club Drive (Council District 1) – Requesting a Special Use Permit for a Comprehensive Sign Plan for a convenience store with a fueling canopy and car wash building, in the C-2 district.
 - *3. BA05-012 2357 E. Calypso Avenue (Council District 2) – Requesting: 1) a Special Use Permit for an accessory living quarters; and 2) a variance to allow the accessory living quarters to encroach into the required rear yard in the R1-7 district.
 4. BA05-013 1006 E. 9th Avenue (Council District 4) – Requesting a variance to allow a garage addition to encroach into the required side yard in the R1-6 district.
 5. BA05-014 2840 S. El Dorado (Council District 3) – Requesting a variance to allow a garage addition to encroach into the required side yard in the R1-6 district.

6. BA05-015 450 S. Sossaman Road (Council District 6) – Requesting a Special Use Permit to allow a Wireless Communication Tower to exceed the maximum height permitted in the C-2 district.
7. BA05-016 9202 E. Main Street (Council District 5) – Requesting a variance to allow an existing, non-conforming, detached sign to remain in conjunction with the issuance of a sign permit for new attached signs for an existing automobile service station in the C-2 district.
8. BA05-017 605 E. McKellips Road (Council District 1) – Requesting: 1) a Substantial Conformance Improvement Permit (SCIP); 2) a variance to allow vehicles to enter a public street in a backward motion; and 3) to permit development on a lot without frontage on a fully dedicated public street, all in conjunction with the conversion of an existing residential building into a beauty salon in the C-2 district.

D. ITEMS FROM CITIZENS PRESENT

JOHN S. GENDRON