

**Final Minutes
Board of Adjustment
Carnegie Town Hall
Monday, December 16, 2013
6:00 p.m.**

NEW BUSINESS

Members Present:

**Chairman Erik Helland
Lee Van De Walle
Monty Miller
Chris Schlitz
Greg Neitzert
Kathryn Henning (alternate)
Aaron Norman (alternate)**

Staff Present

**Shawna Goldammer
Sue Osthus**

Case: 13-52: Variance in: (1) the required lot area from 4590 to 4243 square feet for 402 N Walts Avenue; and (2) in the required side yard setbacks from 2' to 0' for 402 & 404 N Walts Ave.

Applicant: **Chad Beesley**

Address: **402 and 404 N Walts Ave.**

A motion was made by Miller, seconded by Schlitz to approve variances in: (1) the required lot area from 4590 to 4243 square feet for 402 N Walts Avenue; and (2) in the required side yard setbacks from 2' to 0' for 402 & 404 N Walts Ave.

Vote to approve: Roll Call: Yeses, Schlitz, Miller, Neitzert, Van De Walle, Helland, 5. Noes, 0. **Motion passed. Variances approved.**

Case: 13-53: Variance in the required side yard setback from 5' to 2'.

Applicant: **James Jeffcoat**

Address: **2512 S Western Ave**

A motion was made by Van De Walle, seconded by Neitzert to approve a variance in the required side yard setback from 5' to 2'.

Vote to approve: Roll Call: Yeses, Schlitz, Miller, Neitzert,

Van De Walle, Helland, 5. Noes, 0. **Motion passed. Variance approved.**

Case: 13-54: Variance in the allowable fence height from 6' to 8'.

Applicant: **Wesley Josephson**

Address: **5204 W St James Dr**

A motion was made by Schlitz, seconded by Miller to approve a variance in the allowable fence height from 6' to 8'.

Vote to approve: Yeses, 0. Noes, Schlitz, Miller, Neitzert, Van De Walle, Helland, 5. **Motion failed. Variance denied.**

Case: 13-55: Variance in: (1) the required distance between off-premise signs from 600' to 225'; and (2) in the allowable height of off-premise sign from 40' to 47'.

Applicant: **Lamar Outdoor Advertising**

Address: **217 N Minnesota Ave.**

A motion was made by Miller, seconded by Van De Walle to amend the variances to read as follows: Variance in: (1) the required distance between off-premise signs from 600' to 225'; (2) the allowable height to be no higher than the existing off-premise sign to be verified by City Engineers office before existing sign is removed; and (3) off-premise sign structure to be changed to single pole structure.

Vote to approve: Yeses, Schlitz, Miller, Neitzert, Van De Walle, Helland, 5. Noes, 0. **Motion passed. Amended variances approved.**

Case: 13-56: Variance in the required number of parking spaces from 24 to 13.

Applicant: **City of Sioux Falls-Fire Department**

Address: **W Maple S.**

A motion was made by Neitzert, seconded by Van De Walle to approve variance in the required number of parking spaces from 24 to 13.

Vote to approve: Roll Call: Yeses, Schlitz, Miller, Neitzert, Van De Walle, Helland, 5. Noes, 0. **Motion passed. Variance approved.**

At this time Monty Miller and Chris Schlitz stepped down as they have a conflict of interest in the next variance case and Kathryn Henning and Aaron Norman (alternate Board meembers) replace them.

Case: 13-57: Waiver of parking lot screening.

Applicant: **Paul Korn**

Address: **Corner of W 28th St. and S Dakota Ave.**

A motion was made by Van De Walle, seconded by Norman to approve waiver of parking lot screening.

Vote to approve: Roll Call: Yeses, Neitzert, Van De Walle, Henning , Norman, Helland, 5. Noes, 0. **Motion passed. Variance approved.**

A motion was made by Van De Walle, seconded by Neitzert to adjourn the meeting at 8 p.m. Vote to adjourn: Roll Call: Yeses, Neitzert, Van De Walle, Henning, Norman, Helland, 5. Noes, 0. **Motion passed.**