

FINAL MINUTES
Zoning Board of Adjustment
Carnegie Town Hall
Monday, July 15, 2019
6:00 p.m.

MEMBERS PRESENT

Chairperson Michael Jones
Graham Oey
Aaron Norman
Jacqueline Cole
Craig Markhardt

MEMBERS ABSENT

Billy Pollema
Ryan Rients

STAFF PRESENT

Jason Bieber
Bryan Wilcox

Meeting was called to order at 6:00 p.m.

APPROVAL OF MINUTES OF JUNE 17, 2019, MEETING

A motion was made by Craig Markhardt, seconded by Jacqueline Cole to approve the minutes of June 17, 2019. Chairperson Michael Jones called for a voice vote. All members voted yes.
Motion passed.

UNFINISHED BUSINESS

Case BOA-010240-2019: Deferred to August 19, 2019

Case BOA-010381-2019: Variance in the required front yard setback from 25' to 0' for a 6' high fence.

Applicant: **Robert Galles**

Address: **3500 W. Teem Dr.**

A motion was made by Craig Markhardt and seconded by Aaron Norman to approve a variance in the required front yard setback from 25' to 0' for a 6' high chain-link fence. Vote to approve: Roll Call: Yeses, Craig Markhardt, Jacqueline Cole, Graham Oey, Michael Jones, 4. Noes. Aaron Norman, 1. **Motion passed.**
Variance approved.

NEW BUSINESS

Case BOA-010561-2019: Waiver of the Level B buffer yard requirements along the south property line.

Applicant: **Duane Spader**

Address: **5517 N. Cliff Ave.**

A motion was made by Aaron Norman and seconded by Graham Oey to approve a waiver of the Level B buffer yard requirements along the south property line. Vote to approve: Roll Call: Yeses, 0. Noes. Craig Markhardt, Jacqueline Cole, Aaron Norman, Graham Oey, Michael Jones 5. **Motion failed. Variance denied.**

Case BOA-010565-2019: Variance in the rear yard setback from 25' to 10' for a covered screened porch.

Applicant: **Sue & Wayne Mossefin**

Address: **4209 S. Birchwood Ave.**

A motion was made by Craig Markhardt and seconded by Jacqueline Cole to approve a variance in the required rear yard setback from 25' to 10' for a covered screened porch. An amendment to the main motion was made by Craig Markhardt and seconded by Aaron Norman to approve a variance in the required rear yard setback from 25' to 15'-6" for a covered screened porch due to applicant submitting a revised site plan with correct setback information. Vote to approve amendment: Roll Call: Yeses, Craig Markhardt, Jacqueline Cole, Aaron Norman, Graham Oey, Michael Jones, 5. Noes. 0. **Motion passed. Amendment approved.** Vote to approve amended main motion: Roll Call: Yeses, Craig Markhardt, Jacqueline Cole, Aaron Norman, Graham Oey, Michael Jones, 5. Noes. 0. **Motion passed. Variance approved.**

Case BOA-010569-2019: WITHDRAWN

Case BOA-010573-2019: Variance in (1) the required minimum lot area for proposed replat of Lot 18A Orchard Place Tracts from 1 acre to .61 acres and (2) in the minimum lot area for proposed replat of Lot 19A Orchard Place Tracts from 1 acre to .46 acres.

Applicant: **Allen Unruh**

Address: **2709, 2801 & 2809 S. Kinkade Ave.**

A motion was made by Craig Markhardt and seconded by Jacqueline Cole to approve a variance in (1) the required minimum lot area for proposed replat of Lot 18A Orchard Place Tracts from 1 acre to .61 acres and (2) in the minimum lot area for proposed replat of Lot 19A Orchard Place Tracts from 1 acre to .46 acres. Vote to approve: Roll Call: Yeses, Craig Markhardt, Jacqueline Cole, Aaron Norman, Michael Jones, 4. Noes, Graham Oey 1. **Motion passed. Variance approved.**

Case BOA-010576-2019 Variance in (1) to allow parking in the required front yard setback, (2) to allow parking in the required side yard setback & (3) exceeding more than 10% non-living ground cover in the required front yard setback.

Applicants: **Matt & Lindsey Keiper**

Address: **2101 S. Holly Ave.**

A motion was made by Aaron Norman and seconded by Jacqueline Cole to approve a variance in (1) to allow parking in the required front yard setback, (2) to allow parking in the required side yard setback & (3) exceeding more than 10% non-living ground cover in the required front yard setback. An amendment to the main motion was made by Michael Jones and seconded by Graham Oey to remove paving within the front yard to meet the 90% living ground cover. No votes were casted to this amendment. A revised amendment to the main motion was made by Craig Markhardt and seconded by Graham Oey to defer until August 19th meeting. Vote to approve amendment: Roll Call: Yeses, Craig Markhardt, Jacqueline Cole, Aaron Norman, Graham Oey, Michael Jones, 5. Noes. 0. **Motion passed. Amendment to defer approved.**

Case BOA-010575-2019 Variance in (1) to allow parking in the required front yard setback, (2) to allow parking in the required side yard setback & (3) exceeding more than 10% non-living ground cover in the required front yard setback.

Applicants: **Travis Oehlke**

Address: **2109 S. Holly Ave.**

A motion to defer until August 19th was made by Craig Markhardt and seconded by Jacqueline Cole. Vote to defer: Roll Call: Yeses, Craig Markhardt, Jacqueline Cole, Aaron Norman, Graham Oey, Michael Jones, 5. Noes. 0. **Motion passed. Variance Deferred.**

Case BOA-010574-2019 Variance in (1) to allow parking in the required front yard setback, (2) to allow parking in the required side yard setback & (3) exceeding more than 10% non-living ground cover in the required front yard setback.

Applicants: **Jizele & Todd Pottratz**

Address: **2105 S. Holly Ave.**

A motion to defer until August 19th was made by Craig Markhardt and seconded by Graham Oey. Vote to defer: Roll Call: Yeses, Craig Markhardt, Aaron Norman, Graham Oey, Michael Jones, 4. Noes. Jacqueline Cole, 1. **Motion passed. Variance Deferred.**

RECOGNITION OF SERVICE FOR BOARD MEMBER AARON NORMAN

PUBLIC INPUT ON NON-AGENDA ITEMS

There was none.

ADJOURNMENT

A motion was made by Craig Markhardt and seconded by Jacqueline Cole to adjourn the meeting at 9:00 pm. Chairperson Jones called for a voice vote. All members voted yes.
Motion Passed.