

## Minutes of the Board of Adjustment Meeting

July 17, 2023

The Dallas Center Board of Adjustment met in the Memorial Hall at 7 p.m. on July 17<sup>th</sup>, 2023 to review 3 variance applications and to conduct public hearings on those applications.

Board Chair Todd Lawton called the meeting to order at 7:00 p.m. Board members present were Todd Lawton, Eliza Johnson, Ben Chiochon and Dustin Thomas. Sandy Gannon was absent.

Eliza motioned to approve minutes from the meeting on November 28, 2022. Dustin seconded. 4 in favor, one absent.

Julie Becker addressed the board during the public comment portion of the meeting.

### **1404 Cherry Street**

Dennis Britson, Mark Peitzman, and Julie Becker addressed the Board during the public hearing.

After discussion from the board, Eliza made a motion to approve as stated below. Ben 2<sup>nd</sup>.

***It is the Decision of the Board of Adjustment of the City of Dallas Center, Iowa, that the appeal is granted and that the following variances are granted under the following terms and conditions:***

A variance of two feet is granted to allow the applicant to convert a concrete patio on the western side of his home into a wood composite deck that will be built over the existing concrete patio, and which would extend to within six feet of the side yard setback, rather than the required eight feet. Further, a variance to allow the minimum sum of both side yards to be 15 feet rather than 16 feet also is granted, a variance of one foot.

This variance is granted to the owner, Dennis N. Britson.

This Decision is made by the Board on the 17<sup>th</sup> day of July, 2023, by a recorded roll call vote of 4 in favor, 0 opposed, and 1 absent.

### **1107 Maple Street**

Barry Pottinger (on behalf of Jeff and Valerie Enlow) and Julie Becker addressed the Board during the public hearing.

After discussion from the board, Eliza made a motion to approve the as stated below. Ben 2<sup>nd</sup>.

***It is the Decision of the Board of Adjustment of the City of Dallas Center, Iowa, that the appeal is granted and that the following variance is granted under the following terms and conditions:***

A variance of nine feet is granted to allow the applicants to construct a porch/deck on the west side of their house whereby the proposed porch/deck would extend nine feet into the 30 foot front yard (corner lot) foot setback, thus reducing the setback along 13<sup>th</sup> Street to 21 feet.

This variance is granted to the owners, Jeff and Valerie Enlow.

This Decision is made by the Board on the 17<sup>th</sup> day of July, 2023, by a recorded roll call vote of 4 in favor, 0 opposed, and 1 absent.

**1604 Linden Street**

Hayley Wineland and Julie Becker addressed the Board during the public hearing.

After discussion among the board, Ben made a motion to approve as stated below. Dustin 2<sup>nd</sup>.

***It is the Decision of the Board of Adjustment of the City of Dallas Center, Iowa, that the appeal is granted and that the following variance is granted under the following terms and conditions:***

A variance of 19 feet is granted to allow the applicant to construct an 8x10 deck on the front of her home at 1604 Linden Street to replace a crumbling front step which would reduce the front yard setback to 11 feet.

This variance is granted to the owner, Hayley Wineland.

This Decision is made by the Board on the 17<sup>th</sup> day of July, 2023, by a recorded roll call vote of 4 in favor, 0 opposed, and 1 absent.

A motion to adjourn was made by Eliza, seconded by Ben. Meeting adjourned at 7:52 p.m.

These minutes are approved and subject to review at the next Board of Adjustment meeting.

-Dustin Thomas, Vice Chair