

**Minutes
Board of Adjustment
Carnegie Town Hall
Tuesday, December 21, 2010
7:00 p.m.**

Members Present

**Chairman Tim Johnson
Roger Mack
Robert Kummer
Lee VanDeWalle
John Kolander**

Members Absent

**Chris Schlitz
Eric Helland**

NEW BUSINESS

Case: 10-93: Variance in the required rear yard setback from 30' to 19.5'.

Applicant: **Doug Lehrer**

Address: **1601 S. Silver Creek Circle**

A motion was made by Mack, seconded by Kummer to approve a variance in the required rear yard setback from 30' to 19.5'.

Vote to approve: Roll Call: Yesses, Mack, 1. Noes, Kolander, VanDeWalle, Kummer, Johnson, 4. **Motion Failed, Variance Denied**

Case: 10-94: Variance in (1) the required front yard setback from 25' to 6.49'; (2) the required side yard setback from 7' to 4'; and (3) to allow accessory structures to exceed in area, extent or purpose to the principal building or use.

Applicant: **Richard Munce**

Address: **101 W. Rose Street**

A motion was made by Kummer, seconded by Mack to approve a variance in (1) the required front yard setback from 25' to 6.49'; (2) the required side yard setback from 7' to 4'; and (3) to allow accessory structures to exceed in area, extent or purpose to the principal building or use.

Vote to approve. Roll Call: Yesses, VanDeWalle, Kummer, Mack, Johnson, 4. Noes, Kolander. **Motion Passed, Variance Approved.**

Case: 10-95: Variance in the (1) equired lowest floor elevation (including basement) from 1,424.0 to 1,423.0 MSL; (2) Relief from Sections

45-20 (a) (b) (c); and (3) the required number of parking spaces from 142 to 141.

Applicant: **RSA Architects**

Address: **1605 W. Burnside St.**

A motion was made by Mack, seconded by VanDeWalle to approve a variance in (1) required lowest floor elevation (including basement) from 1,424.0 to 1,423.0 MSL; (2) Relief from Sections 45-20 (a) (b) (c); and (3) the required number of parking spaces from 142 to 141.

Vote to approve. Roll Call: Yesses, VanDeWalle, Kummer, Mack, Kolander, Johnson, 5. Noes, 0. **Motion Passed. Variance Approved.**

Case: 10-96: Variance in (1) the minimum distance for a sign face in the C-2 district from 10' to 5.6'; (2) the minimum setback for the sign structure from 22' to 15.1'; and (3) the minimum distance between off-premise signs from 600' to 147'.

Applicant: **City of Sioux Falls – Real Estate Office**

Address: **1120 E. 10th St.**

A motion was made by Kolander, seconded by Kummer to approve a variance in (1) the minimum distance for a sign face in the C-2 district from 10' to 5.6'; (2) the minimum setback for the sign structure from 22' to 15.1'; and (3) the minimum distance between off-premise signs from 600' to 147'.

Vote to approve. Roll Call: Yesses, VanDeWalle, Kummer, Mack, Kolander, 4. Noes, Johnson, 1. **Motion Passed. Variance Approved.**

Case: 10-97: Variance in the required number of parking space from 38 to 0.

Applicant: **Life Church**

Address: **1117 W. 11th St.**

Withdrawn.

Case: 10-98: Variance in (1) the required lowest floor elevation (including basement) from 1422.2 to 1415.15; and (2) Relief from Sections 45-19 (4) through (7), and 45-20 (2).

Applicant: **Galloway & Company, Inc.**

Address: **3201 S. Louise Avenue**

A motion was made by VanDeWalle, seconded by Kolander to approve a variance in (1) the required lowest floor elevation (including basement) from 1422.2 to 1415.15; and (2) Relief from Sections 45-19 (4) through (7), and 45-20 (2).

Vote to approve. Roll Call: Yesses, VanDeWalle, Kummer, Mack, Kolander, Johnson, 5. Noes, 0. **Motion Passed. Variance Approved.**

Case: 10-99: Variance in (1) the required front yard setback from 25' to 13'; and (2) the required street side front yard setback from 20' to 8'.

Applicant: **Ann Hutchinsen**

Address: **201 E. 29th St.**

A motion was made by Kummer, seconded by Kolander to approve a variance in (1) the required front yard setback from 25' to 13'; and (2) the required street side front yard setback from 20' to 8'.

Vote to approve. Roll Call: Yesses, 0. Noes, VanDeWalle, Kummer, Mack, Kolander, Johnson, 5. **Motion Failed. Variance Denied.**

Case: 10-100: Variance in (1) to allow parking in the required front yard setback; and (2) to allow more than 10% nonliving ground cover in the front yard setback.

Applicant: **Bruce Allen**

Address: **3505 S. Cathy Ave.**

Deferred to the January 19th meeting.

Case: 10-101 Variance in the required front yard setback from 30' to 28.7'.

Applicant: **Erik Christensen**

Address: **7608 W. President St.**

A motion was made by Kolander, seconded by VanDeWalle to approve a variance in the required front yard setback from 30' to 28.7'.

Vote to approve. Roll Call: Yesses, VanDeWalle, Kummer, Mack, Kolander, Johnson, 5. Noes, 0. **Motion Passed. Variance Approved.**

Adjournment

A motion was made by Mack, seconded by Kummer to adjourn the meeting at 8:45p.m. Vote to adjourn: Roll call: Yeses, Kolander, Mack, VanDeWalle, Kummer, Johnson, 5. Noes, 0. **Motion Passed.**