

**OFFICIAL MINUTES**

Acting Chairperson Jason Hoffelt called the Board of Adjustment meeting to order on Thursday, August 4, 2016, at 5:00 PM in the Chambers Room at the City & County Government Center. Voting members present were Jere Hieb, alternate George Houtman, alternate Eric Youmans, and Hoffelt. Absent were Lynn Mennis, Mary O'Neill and Shawn Storhaug. Others present were Community Development Director Mike Struck, Scott Dominicak, Tony Kuck, Marshal Leifheit, and others.

**Item #2** – (Houtman/ Youmans) Motion to approve the agenda. All present voted aye. **MOTION CARRIED.**

**Item #3** – (Youmans/Houtman) Motion to approve the July 21, 2016 minutes. All present voted aye. **MOTION CARRIED.**

**Item #4a** – Scory LLC has made a request for a variance on the East 5' of Lot 11 & all of Lot 12, Block 6, Skinner's First Addition, also known as 817 3<sup>rd</sup> Street. The request is to build eighteen feet six inches (18'6") from the front lot line. The required setback is twenty-five (25') for this residential lot.

(Houtman/Hieb) Motion to approve the variance request. All present voted aye. **MOTION CARRIED.**

**Item #4b** – Tony and Gina Kuck have made a request for a variance on Lot 45, Block 1 of Boulevard Park Addition, also known as 909 Yosemite Lane. The request is to build twenty-five (25') from the from lot line. The required setback is thirty feet (30') for this residential lot.

(Houtman/Youmans) Motion to approve the variance request. All present voted aye. **MOTION CARRIED.**

**Item #4c** – Three Eagles of Brookings, Inc. has made a request for a variance on Lot 6, Block 1, Insbrook park Addition, also known as 227 22<sup>nd</sup> Avenue. The request is to erect an outdoor menu board sign in a B-2A District. The B-2A District regulations prohibit outdoor menu board signs.

(Hieb/Houtman) Motion to approve the variance request. All present voted aye. **MOTION CARRIED.**

The meeting was adjourned.



Mike Struck,  
Community Development Director



Jason Hoffelt, Acting-Chairperson

**OFFICIAL SUMMARY**

Acting Chairperson Jason Hoffelt called the Board of Adjustment meeting to order on Thursday, August 4, 2016, at 5:00 PM in the Chambers Room at the City & County Government Center. Voting members present were Jere Hieb, alternate George Houtman, alternate Eric Youmans, and Hoffelt. Absent were Lynn Mennis, Mary O'Neill and Shawn Storhaug. Others present were Community Development Director Mike Struck, Scott Dominicak, Tony Kuck, Marchal Leifheit, and others.

**Item #4a** – Scott Dominiack, owner of the property, explained that they are replacing the front step and would like to add a 4ft X10ft deck/porch on to make the house look more historical and also more usable. This size of deck will encroach into the front yard setback, but the front picture window currently is in the front yard setback as well. Houtman feels that since the property is already out of compliance, that this request is acceptable.

**Item #4b** – Tony Kuck explained that their plan is to add onto the front step to make it look more like a porch which will improve the curb appeal of their property.

**Item #4c** – This request is for the installation of a menu board in a B-2A District. Signs are permitted in this district, however menu boards are not. Scooter's Coffee is proposing a business in this district and due to the nature of the business, and it being primarily a drive-up window type business, a menu board is a necessity. Houtman questioned if the sign would be lit? Leifheit stated "yes", but the sign would not be a flashing sign or a sign that would change screens.

The meeting was adjourned.



Mike Struck  
Community Development Director



Jason Hoffelt, Acting- Chairperson