

POLK COUNTY BOARD OF ADJUSTMENT
DES MOINES, IOWA

The Polk County Board of Adjustment held a meeting on Tuesday, February 19, 2019, at 7:00 P.M. in Conference Room A of the Polk County Public Works Department, Planning & Development Division, 5885 N.E. 14th Street, Des Moines, Iowa.

A) Roll Call - Members Present: Paul Kruse, Mike McCoy, Bonnie Thorn, David Kinsley and Ron Fisher. Absent: None. Present from the Polk County Public Works Department: Bret VandeLune, Planning and Development Manager, Seana Perkins, Land Use Planning Coordinator, Jennifer Ellison and Brian McDonough, Planners; Kelli Munoz, Recording Secretary and Jennifer Green, Public Works.

B) Acceptance of the Minutes of the Tuesday, January 22, 2019 meeting.

It was moved by Kruse and seconded by Fisher, to **APPROVE** the minutes as presented.

Vote: Yea: Kruse, Fisher, Kinsley, Thorn and McCoy. Nay: None. Absent: None.

C) Opening Statement

D) Unfinished Business – None

E) Consent Public Hearing Items - New Business

Item 1 19/7658 Variance Appeal Application

Seana Perkins provided an overview of the Consent agenda. Motion was made by Kruse and seconded by McCoy to approve the Consent Public Hearing Item – New Business.

Vote: Yea: Kruse, McCoy, Thorn, Fisher and Kinsley. Nay: None. Absent: None.

F) Discussion Public Hearing Items – New Business

Item 1 19/7646 Conditional Use Permit Application

Request by Chris Gorman (Property Owner) for a Conditional Use Permit to allow an Agri-Tourism use at the subject property of 5987 NE 88th Street, Altoona. The subject property is located within Section 9 of Beaver Township.

Let the record show that Chris Gorman, 5987 NE 88th Street, Altoona, IA, was present to represent the Conditional Use Permit Application.

Let the record show that no one from the public was present in favor or in opposition to the Conditional Use Permit Application.

Let the record show that ten (10) notices were mailed and two (2) were received in support and none in opposition to the Conditional Use Permit Application.

A motion was made by Thorn and seconded by Fisher to waive staff presentation and approve the Conditional Use Permit in accordance with staff's recommendation and conditions of approval.

Vote: Yea: Thorn, Fisher, McCoy, Kruse and Kinsley. Nay: None. Absent: None.

Item 2 19/7647 Variance Appeal Application

Request by Blake Nicolay and Mark Breon (Owner Representatives) of Northwest Respiratory Services LLC for a paving and curbing variance to allow an existing driveway consisting of a crushed rock base without curbing to be utilized for egress purposes to the rear of the property. The subject property is located at 2735 NE 46th Avenue, Des Moines, Section 19 of Delaware Township.

Let the record show that Mark Breon, 2735 NE 46th Ave, Des Moines, IA, was present to represent the Variance Appeal application.

Let the record show that no one from the public was present in favor or in opposition to the Variance Appeal application.

Let the record show that twenty-two (22) notices were mailed with none received in support and two (2) received in opposition to the Variance Appeal application.

A motion was made by McCoy and seconded by Kruse to approve the Variance Appeal application in accordance with the staff report recommendation and conditions.

Vote: Yea: McCoy, Kruse, Fisher, Thorn and Kinsley. Nay: None. Absent: None.

Item 3 19/7648 Variance Appeal Application

Request by Karl Anderson (Property Owner) for a front setback Variance to reduce the northern front setback from 50 feet to 38 feet to allow the construction of a single-family dwelling. The subject property is located at 6425 NE Rising Sun Drive, Pleasant Hill, Section 2 of Fourmile Township.

Let the record show that Karl Anderson, 6584 NE Rising Sun Drive, Pleasant Hill, IA was present to represent the Variance Appeal application.

Let the record show that no one from the public was present in favor or in opposition to the Variance Appeal application.

Fourteen (14) notices were mailed with one (1) response received in support and one (1) response in opposition to the Variance Appeal application.

A motion was made by Thorn and seconded by McCoy to waive the staff presentation and approve the Variance Appeal application.

Vote: Yea: Thorn, McCoy, Kruse, Kinsley and Fisher. Nay: None. Absent: None.

G) Communications/Discussion Items – None.

H) Zoning Administrator Report – Bret VandeLune provided a current planning update.

I) Adjournment

A motion was made by Thorn and seconded by McCoy to adjourn until the next regularly scheduled Board of Adjustment Meeting on March 18, 2019.

Vote: Yea: Thorn, McCoy, Kruse, Kinsley and Fisher. Nay: None. Absent: None.

Respectfully Submitted,

Kelli Munoz

Kelli Munoz, Recording Secretary