

POLK COUNTY BOARD OF ADJUSTMENT

MEETING MINUTES

The Polk County Board of Adjustment held a meeting on Tuesday, September 19, 2023, at 7:00 P.M. in Conference Room A of the Polk County Public Works Department, Planning & Development Division, 5885 NE 14th Street, Des Moines, Iowa. A virtual attendance option was also provided per the instructions contained on the final meeting agenda.

A) Roll Call - Members Present: Mike McCoy, Kay Frye, Paul Kruse, and Kurt Bailey. Absent: Bindy Brown. Present from the Polk County Public Works Department: Bret VandeLune, Planning and Development Manager and Chris Meeks, Planner. Present from the County Attorney's office via telephone was Dominic Anania.

B) Acceptance of the Minutes of the Monday, August 21, 2023 Meeting.

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

Vote: Yea: Kruse, Frye, Bailey, and McCoy. Nay: None. Absent: Brown.

C) Opening Statement –Chairperson McCoy gave the opening statement.

D) Unfinished Business: None

E) Consent Public Hearing Items – New Business:

Item 1 23/13152 Variance Appeal Application

Request by Rachel Amrine (property owner), represented by Scott Todd of 1st Choice Builders, for a Variance to allow a residential accessory structure to be constructed with a front yard setback of 17.63-feet in lieu of the required 50-foot front yard setback. The subject property is located at 12001 SE Vandalia Drive, Runnells, within Section 36, Camp Township, and is zoned "RR" Rural Residential District.

Let the record show there was no one in the audience to speak in opposition of the consent public hearing item. A motion was made by Kruse and seconded by Frye to approve the Consent Agenda item in accordance with the staff report and recommendation for approval.

Vote: Yea: Kruse, Frye, Bailey, and McCoy. Nay: None. Absent: Brown.

F) Action Public Hearing Items – New Business:

Item 1 23/13149 Variance Appeal Application

Request by True Holdings, LLC (property owner), represented by Francisco Trujillo, and being represented by Seth Sunderman with Bishop Engineering, for a Variance to allow portions of a private driveway, including access point onto the adjacent public roadway, to be constructed with elevations less than the required one (1) foot above the 1% Annual Chance flood elevation or Base Flood Elevation. The subject property is located at 5501 NE Berwick Drive, Berwick, Section 8 of Delaware Township, and is zoned "ER" Estate Residential District.

Bret VandeLune gave the staff presentation and recommendation.

Let the record show that seven (7) notices were mailed, with no responses received in support or opposition of the request.

Let the record show that Matt Plants on behalf of True Holdings, LLC, 1618 NE Vicksburg Court, Ankeny, IA 50021, was present to represent the request.

Let the record show that no one was present in opposition to the item.

A motion was made by McCoy and seconded by Kruse to approve Docket #23/13149 in accordance with the staff report and recommendation, including staff's recommended conditions of approval.

Vote: Yea: McCoy, Kruse, Frye and Bailey. Nay: None. Absent: Brown.

G) Communications/Discussion Items: None.

H) Zoning Administrator Report: None.

I) Adjournment – A motion was made by McCoy to adjourn the meeting.

Vote: Yea: Kruse, Frye, Bailey, and McCoy. Nay: None. Absent: Brown.