

POLK COUNTY BOARD OF ADJUSTMENT
DES MOINES, IOWA

The Polk County Board of Adjustment held a meeting on Tuesday, January 21, 2020, 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) Roll Call - Members Present: Bonnie Thorn, Mike McCoy, Ron Fisher, Paul Kruse, and David Kinsley. Absent: None. Present from the Polk County Public Works Department: Seana Perkins, Land Use Planning Coordinator and Ashley Davidson, Recording Secretary. Present from the Polk County Attorney's office, Dominic Anania.
- B) Election of 2020 Officers
- a. It was moved by Kruse and seconded by Thorn to elect McCoy as Chairperson.
Vote: Yea: Thorn, McCoy, Fisher, Kruse, and Kinsley. Nay: None. Absent: None.
- b. It was moved by Kruse and seconded by McCoy to elect Kinsley as Vice Chairperson.
Vote: Yea: Thorn, McCoy, Fisher, Kruse, and Kinsley. Nay: None. Absent: None.
- C) Acceptance of the Minutes of the Monday, November 18, 2019 meeting.
It was moved by Thorn and seconded by Kinsley, to **APPROVE** the minutes as presented.
Vote: Yea: Thorn, McCoy, Fisher, Kruse, and Kinsley. Nay: None. Absent: None.
- D) Opening Statement
- E) Unfinished Business – None
- F) Consent Public Hearing Item – New Business

Item 1 19/8591 Variance Appeal Application

Request by Polk County Conservation (Property Owner), represented by Adam Fendrick, Park Planner with Polk County Conservation for a Variance to allow the construction of a bridal cottage approximately 25 feet at its closest point from the existing Jester Park Lodge, in lieu of the minimum building separation distance of 30 feet. The subject property is located at 11121 NW Jester Park Drive, Section 33 of Jefferson Township.

Item 2 19/8624 Variance Appeal Application

Request by McRoberts Properties, LLC (Property Owner) represented by Adam McRoberts, being represented by Seth Sunderman with Bishop Engineering, for a setback variance for a proposed commercial accessory building to be located at a front yard setback of approximately 32.79 feet, in lieu of the minimum required 50 feet. The subject property is located at 5571 NW 2nd Street, Des Moines, Section 11 of Saylor Township.

A motion was made by Kinsley and seconded by Kruse to **APPROVE** the Consent Agenda items in accordance with staff's recommendations.

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

G) Discussion Public Hearing Items – New Business

Item 1 19/8673 Variance Appeal Application

Request to Defer to a Future Meeting

Request by McKee Auto Center, Inc., represented by Theodore W. Craig, with Dickinson Law Firm, requesting a Variance to allow a reduction to the Open Space Ratio (OSR) decreasing the required open space from 35 percent to 10 percent. The subject property is located at 5095 NE 14th Street, Des Moines, Section 13 of Saylor Township.

A motion was made by McCoy and seconded by Kinsley to **APPROVE** the Variance Appeal application deferral request.

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

H) Communications/Discussion Items – None

I) Adjournment

A motion was made by Kruse and seconded by Kinsley to adjourn until the next regularly scheduled Board of Adjustment Meeting on Tuesday, February 18, 2020.

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