

DICKINSON COUNTY BOARD OF ADJUSTMENT
Monday, July 22, 2013
7:00 P.M.

The Dickinson County Board of Adjustment met Monday, July 22, 2013 at 7:00 p.m. in the community room, first floor of the Dickinson County Courthouse.

Members present were Don Oleson, Dennis Jackson, Jeff Ashland, Bob Duncan, and Mary Dannatt.

Don Oleson called the meeting to order at 7:00 p.m.

First on the agenda was roll call.

Second on the agenda was new business.

- 1st item of new business was Kenneth and Susan Doorenbos, variance in Village Park, Lots 31 and 32.

Oleson read the description of the variance. All members had viewed the site.

Jim Blum, representing the Doorenbos', introduced the applicants and explained their plan to raise the existing house 5' 5" and put a basement and storm shelter underneath. The footprint would remain the same. The plan includes better site drainage, directing the water away from the house. They have removed a willow tree near the highway that improves safety for backing out onto 250th Avenue.

Questions were taken from the board members.

There were no questions from the public present.

Oleson read correspondence received from adjoining property owners Rodd Holtkamp and Verlene Flick, both in favor of the project.

After discussion, the board agreed on a stipulation for approval of the variance as follows:

Approval is for planned work on the Doorenbos property only. Anything planned outside of the Doorenbos property is not part of this approval. It is recommended that the Doorenbos' get approval from the County Engineer prior to any work being done in the county right of way.

Jackson moved to vote with the stipulation as agreed. Dannatt seconded. All were in favor.

The vote was recorded as Ashland, Jackson, Dannatt, and Duncan – approve. Oleson – deny. Oleson read from the vote result form and the completion deadline for a zoning compliance permit.

- 2nd item of new business was Gregg Williams, conditional use in part of Willam's Replat and part of West Sioux Estates. Oleson read the description of the conditional use. All members had viewed the site.

Williams explained his plan to build a 30' x 120' recreational storage building on part of his property. There is an existing storage building there as well as outdoor storage of boats and trailers on a concrete pad.

Fred and Cheryl Krueger of 2216 193rd Ave., West Sioux Estates spoke with concerns.

There was discussion on planting shrubs and trees to help block the neighbor's view of the building.

Williams said he would rather not plant.

The board suggested adding stipulations of approval for the conditional use request as follows:

To plant one shrub row between building and property line. The shrub shall be 12 inches to 18 inches in height at time of planting with a mature height of 6 to 8 feet.

To continue that same row of shrubs north and west to the property pins and to add a second row of deciduous trees at a planting height of 6 to 8 feet. A total of two rows.

Reference the attached map for planting location.

All shrubs/trees to be planted by the end of next spring 2014. All shrubs and trees to be kept in a good growing, healthy condition. If any shrubs or trees die, they must be replaced.

Ashland moved to accept this stipulation. Dannatt seconded. All were in favor.

Dannatt moved to vote on the conditional use with the agreed stipulation. Duncan seconded. All were in favor.

The vote was recorded as all approve. Oleson read from the vote result form and the completion deadline for a zoning compliance permit.

Third on the agenda was approval of the minutes of April 22, 2013. Ashland moved to approve, Jackson seconded. All were in favor.

Fourth on the agenda was communications. There were none.

Fifth on the agenda was report of officers and committees. There were none.

Sixth on the agenda was old or unknown business. The members brought up some questions which were answered.

Seventh on the agenda was other. There was nothing.

Eighth on the agenda was adjournment. Jackson moved to adjourn. Duncan seconded. All were in favor. The meeting adjourned at 8:30 p.m.

(For further information, refer to the audio recording of this meeting.)