

Dickinson County Board of Adjustment
March 25, 2019
7:00 P.M.

The Dickinson County Board of Adjustment met Monday March 25, 2019 at 7:00 P.M. in the Community room of the Dickinson County Courthouse.

Members present were Alex Oponski, Tim Hemphill, Roxie Reekers, Jeff Ashland, and Delmer Lee.

Also in attendance was David Kohlhaase, Zoning Administrator

Jeff Ashland-Chairman, called the meeting to order at 7:00 p.m. The opening statement was read.

First on the agenda was Roll Call.

Second on the agenda was New Business. Randall & Jacqueline Kramer, Variance, Unit 2, Block 2, Lot 1, East Okoboji Beach, Dickinson County, Iowa. The request was read.

Randall and Jacqueline Kramer the owners of the property introduced themselves to the board. They purchased the property in 1991 and did a mass improvement in 2004. In 2010 the County did a street improvement. Prior to the street improvements the roads were gravel, and the County would use a maintainer and grade the streets, but due to the new streets and pavement the intake becomes plugged and the water runs into the cabin. The Kramer's would like to raise the cabin, do a small addition to the home, a staircase, and a small living area.

Pat Mohning, Mohning Land Surveying, stated it's a small lot typical of the area. What the Kramer's are proposing is to raise up the house, the house will not be any closer to either road, the variances on the north and west will be the same. With the proposed addition they will be an extra foot closer to the Southeast corner, the house to the south is even closer to the rear lot line, and it should not obstruct any of the neighbor's views.

Ashland asked how high up will the house be from where they are now.

Mohning was not sure what it is versus what it will be.

Kramer said it would be about a 3' foot raise.

Ashland asked if that would be enough for the drainage from the road entering the property.

Kramer said it would.

Hemphill asked about the flood plain.

Kohlhaase explained that the Kramer's will need a Flood Plain Certificate, and if the property owners choose, they can go through a letter of Map Amendment.

Mohning said that it will be a little bit over the 4' feet requirement.

Oponski asked if there is going to be terracing.

Kramer said that they haven't had any washing out of the bank.

Mohning said they will use soil quality restoration areas to help the runoff percolate into the soil, and they are planning to address the runoff from the entire structure, not just the improvements.

Lee asked if the addition will have a basement in it also.

Kramer said that is correct.

Ashland asked if it will that be a poured wall basement.

Kramer said yes.

Oponski asked if the basement would be 4' feet above flood level.

Mohning said yes.

Correspondence was read.

Ashland opened the meeting up to the public. There was none.

Ashland closed the public meeting.

Hemphill motioned to vote. Oponski seconded the motion. All were in favor.

Vote recorded as 5-0. Ashland, Lee, Oponski, Hemphill and Reekers approve.

Third on the agenda was Old Business. There was none.

Fourth item on the agenda is approval of the minutes from January 28, 2019. Reekers motioned to approve the minutes, Lee seconded the motion. All were in favor.

Fifth item on the agenda is Communications. Kohlhaase said there was none.

Sixth item on the agenda is report of officers and committees. There was none.

Seventh item on the agenda is Unknown Business. There was none.

Eighth item on the agenda was Adjournment. Oponski motioned to adjourn. Hemphill seconded the motion. All were in favor.

(For more information see BOA 03 25 19)