

Culver Board of Zoning Appeals

Minutes: January 17, 2019

Dan Adams called the meeting to order and led in the Pledge of Allegiance to our Flag.

The Culver Board of Zoning Appeals met in session with the following in attendance; Dan Adams President, Pat Jensen, and Three new members, Leigh Marshall, Barry McManaway and Dan Osborn. Dan Adams, remaining as the President, Pat Jensen Vice President, Leigh Marshall Secretary. Building Commissioner Chuck Dewitt also present.

Mr. Adams requested a motion to approve the August 16th minutes. Jensen motioned to approve, special consideration to 2nd the motion due to the number of members at that meeting present.

2019-001B: A petition filed by Barbara Lambert for the property located at SR 10, Culver, Marshall County Parcel ID 502116000010000013, with Andrew S. Rossell, P.E. as the representative for the variance. Variance being from the required 85 feet from the center line of a state highway down to 40 feet setback, to allow for a parking lot to be constructed in the front yard setback of the above listed parcel. Due to the lot size, after building construction, the set back space is needed for the parking requirements and safety for a Retail business. Although not currently required, a side walk was discussed for pedestrian traffic needed for better safety. Water drainage was also a concern by board members and a letter addressed to the Board from resident owner Larry Boetsma. Mr. Rossell assured all drainage procedures would be used as required to insure proper water runoff.

The motion to approve the above variance passed unanimously, five to zero.

Old Business: On going disputes with property owners, Scotty Van Hawk and George Hoople were discussed with new court dates and possible solutions to bring the properties into Culver's codes and standards.

New Business: Erick Larson inquired of possibly building a standalone pole barn on a lot on Redwood Road zoned S-1. Requirements are that a single-family dwelling is constructed as well, problem being the lot is non-buildable due to inability to except a septic system. Larson does not own the lot, but would consider ownership if the variance of a pole barn would pass. Buying the lot with a contingent of the variance passing before the transfer of ownership was discussed as a possible solution to move forward with this venture.

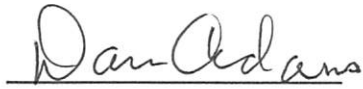
Jeff Johnston representing Bill and Barb Lambert of 234 so. Shore Dr. discovered problems with the construction and the variance of the new elevator to be built on the west side of the dwelling. A

variance of a four-foot setback, down from ten-foot, was granted for the new elevator. The problem being the setback needs to be much less. The board informed Mr. Johnston that the variance would have to be reissued with the correct setback needed before going forward.


Building Commissioner Report: With the exception of the projects discussed in New Business Mr. Dewitt informed the board of no other projects at this time.

Meeting adjourned 8:00 P.M.

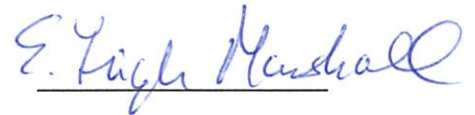
Submitted by Patrick Jensen



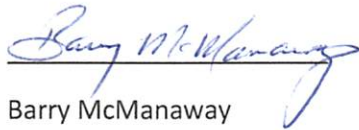
Dan Adams



Patrick Jensen



Leigh Marshall



Barry McManaway



Dan Osborn