

**BOARD OF ADJUSTMENT MINUTES**  
**August 14, 2017**  
**City of Waverly, City Council Chambers,**  
**200 1<sup>st</sup> St. NE, Waverly, Iowa**

A. Call to Order: 7:05pm

1. Members Present: Linda Brandt; Al Charlson; Karla Shea, Vice-Chair

Members Absent: Pete Lampe, Chair; Vern Gidley

City Staff Present: Ben Kohout, Secretary; Tim Kangas, Council Liaison

2. Motion By: Charlson Seconded By: Brandt

Move that the agenda be approved as printed.

Yes: 3 No: 0 Absent: 2

B. Approval of Previous Minutes:

Motion By: Brandt Seconded By: Charlson

Move that the minutes of the July 10, 2017, Board of Adjustment meeting be approved.

Yes: 3 No: 0 Absent: 2

C. Communications:

None

D. Regular Business:

1. Case # 20170801, Variance governing the front yard setback requirements for a building addition at 502 Brown Lane in NE Waverly.

*a. The Applicant's Requested Zoning Variance:*

Brad and Monica Tellinghuisen, property owners at 502 Brown Lane, are requesting a variance to the Zoning Code Section governing front yard setbacks on recorded plats. The proposed addition would end up at 48 feet from the right of way of Round Horn Street, the same setback as the current residence.

*b. The Zoning Regulations State:*

The recorded subdivision front yard setback is set at 50 feet from the right of way. See Code of Ordinances Sections 100.4.11, Building Lines on Approved Plats.

*c. Interested Property Owners:*



G. Adjournment:

Motion By: Brandt Seconded By: Charlson

Move that the Board of Adjustment meeting be adjourned.

Yes: 3 No: 0 Absent: 2

Meeting adjourned at 7:15 pm.

Respectfully Submitted, Ben Kohout, Secretary