

BOARD OF ADJUSTMENT – Harlan, Iowa – 07/13/2021

The Board of Adjustment of the City of Harlan met pursuant to law and the rules of said Board in special session in the Council Chambers in City Hall at Noon on the 13th day of July 2021. Chairman Christensen called the meeting to order, and the following members were:

Present: Mike Christensen, Doug Hammer, Ruthanne Grimsley, Jennifer Kelly

Absent: Al Ickes

Also Present: Zoning Administrator Gene Gettys, Board Secretary Julie Erickson, Building Inspector Roger Bissen, Ryan Brodersen and Renee Hansen

It was moved by Grimsley and seconded by Hammer that the agenda be approved. Motion carried unanimously.

Christensen asked that any conflicts of interest be stated.

Appointment of Chairman and Vice Chairman.

It was moved by Grimsley and seconded by Hammer to nominate Mike Christensen as chairman and Jennifer Kelly as vice-chairman for 2021-2022.

It was moved by Hammer and seconded by Grimsley to appoint Mike Christensen as chairman and Jennifer Kelly as vice-chairman for 2021-2022.

Roll Call vote was had which was as follows:

Ayes: Christensen, Hammer, Grimsley, Kelly

Nays: None

The motion carried.

Chairman Christensen presided over the remainder of the meeting.

It was moved by Grimsley and seconded by Kelly to approve the minutes from the 06/08/2021 meeting. The motion carried unanimously.

Chairperson Christensen announced that this was the date, time, and place for the public hearings regarding:

- a. **CASE BA2021-004** – an application by Ryan Brodersen, for property located at 1203 13th St., front yard fence height variance. R-1 zoning requires 4’ fence height in a front yard. Applicant is requesting a 6’ fence variance.

Motion to open meeting by Hammer and seconded by Grimsley.

Motion carried.

No objections were filed with City Hall.

Petitioner: Brodersen explained he intends to construct a black chain length fence. He requested the fence to be either 5 foot or 6 foot and it will be constructed inside the row of hedges that are currently on the property.

Gettys Zoning Admin:. explained that this property is located on a corner lot which has two front yards. Ordinance doesn’t allow for more than a 4’ fence to be placed in the front yard.

Hammer inquired about the hedges on the property and their height and location with regards to setbacks. The applicant explained that the hedges are placed well inside of the requirement and noted that the fence would be constructed inside the hedges.

Neighboring property owners: None present

It was moved by Grimsley and seconded by Kelly to close the public hearing. Motion carried.

It was moved by Kelly and was seconded by Grimsley to approve the application to construct up to a 6’ fence as requested by the applicant.

Roll Call vote was had which was as follows:
Ayes: Christensen, Hammer, Grimsley, Kelly
Nays: None
The motion carried.

The secretary presented an updated Application for Variance with some additional information to be answered by applicants and to further clarify the application.

Meeting adjourned.

There being no further business, the meeting on motion adjourned.

Julie Erickson, Secretary

Mike Christensen, Chairperson

These minutes are as recorded by the Secretary and are subject to Board approval at the next called meeting.