

## BOARD OF ADJUSTMENT

The February 19<sup>th</sup> meeting of the Board of Adjustment was held at 5:30 in the Clear Lake Council Chambers.

Chairman Fred Muth called the meeting to order. Board members Mike Grandon, James Eilders, Fred Muth, Cerise Sissel were present as well as Gail Robinson by conference call.

The Agenda and the Minutes of the January 8<sup>th</sup>, 2013 meeting were approved.

Chairman Muth read the Appeal. Jay Allen, 1204 Main Avenue requests permission to construct a 3-stall garage that will be 1080 square feet instead of the 750 square feet permitted by the code. Allen was introduced to describe his project. He stated that it will be a 3-stall garage and workshop. He has talked to a couple of neighbors and they have approved his plans.

Randy Spilman, 18 N 12<sup>th</sup> Street, who lives across the alley from the Allen property advised that he had not been contacted by Allen. John Marino, Building and Zoning Authority, interjected that it is not necessary to contact neighbors whose property does not abut the property in question but added that Spilmans' ideas and opinions are welcome and appreciated.

Board member Robinson asked about the height of the garage in relation to the house. Allen said that it is a single story with dormer and the dormers would not be higher than the peak of the garage. She then asked if anyone on the Board had a problem with the size of the garage being larger than the code allows. Board member Sissel said that after she had driven there and observed other garages in the neighborhood, she had no problem with the size. Muth added that there is a 3 1/2 stall garage north of Allens property, a 4 stall garage on the east side plus another 2 stall garage in the area.

Allen said that prior to building the new garage, he will tear down the single stall garage that is there. It will not be a pole building and will have asphalt shingles and siding to match the house. Sissel asked if he will cut down the two large trees. He replied no. Muth added that there is plenty of room to build the garage with 14 feet of side boundaries and John Marino repeated that this will be a one story garage with asphalt shingles and siding to match the house.

Chairman Muth then asked for a motion one way or the other. Mike Grandon moved to approve the variance. His motion was second by Cerise Sissel. The entire Board voted Aye. The meeting was adjourned.