

Board of Adjustment
August 6, 2015

Pleasant Hill Board of Adjustment meeting was called to order at 5:30 pm on Thursday August 6, 2015 by Acting-Chair LeAnne Krell.

Oath of Office

Carla Rivas was administered the Oath of Office prior to the meeting by Dena Spooner, City Clerk. The term will expire 06-30-2020.

Roll Call

CALL TO ORDER/ROLL CALL: LeAnne Krell, Stan Pollpeter, Carla Rivas, Marc Swanson. Absent: Ted Dyer.

Brad Skinner was present as the Attorney of record for the City.

Also present: Ben Champ, Assistant City Manager, Michael Pardekooper, Building Official, Madeline Sturms, Senior Planner, Len Murray, Councilman.

Agenda

POLLPETER/SWANSON moved approval of the agenda. Ayes: Unanimous. Absent: Dyer. Motion Carried.

Minutes

POLLPETER/SWANSON moved approval of the May 14, 2015 minutes. Ayes: Unanimous. Pass: Rivas. Absent: Dyer. Motion Carried.

Election of Board Chairperson

SWANSON/POLLPETER moved to elect LeAnne Krell as the Chairperson and retain Ted Dyer as the Vice-Chair. Ayes: Unanimous. Absent: Dyer. Motion Carried.

Special Exception Requests

A request for two Special Exceptions has been filed by Brett Piatt to allow for a new accessory structure that would result in two additional structures than allowed in the R-2 District, and a Special Exception of an additional four hundred eighty-eight square feet than the allowed cumulative area of accessory structures located on his property.

The property identified in the petition is legally identified as:

PARCEL C BK 12366 PG 120 & -EX BEG 20.6F SW OF SE COR THN SE 154.45F N
186.82F E 130F SE 151.33F TO POB- E 170.1F MEAS ON N LN LOT 30 ORP SEC
5-78-23

And locally known as:

4380 E. Oakwood Dr.

Brett Piatt, 4380 E Oakwood Drive was present to request Special Exceptions to build a 1,000 square foot accessory building. Piatt stated his request has not changed since he came before the Board of Adjustment on May 14, 2015, at which time he elected to withdraw his requests.

Michael Pardekooper, Building Official stated that none of the Commissioners concerns have been addressed since the last meeting; the property is in non-compliance of City Ordinances with inoperable vehicles, vehicles parked on grass, high weeds and electrical safety violations, also the fabric quonset-style structure has not been removed.

Piatt stated all vehicles are titled and licensed, only 2 vehicles are inoperable, he plans to disperse of his snow removal equipment and has already purchased a building for storage to remedy violations.

For the Record

No written comments were received.

Motion

SWANSON/POLLPETER moved to deny the Special Exception Requests received from Brett Piatt, to erect a 1,000 square foot accessory building at 4380 E Oakwood Drive. Ayes: Unanimous. Absent: Dyer. Motion Carried.

Adjournment

SWANSON/RIVAS moved to adjourn. Ayes: Unanimous. Absent: Dyer. Meeting was adjourned at 5:50 pm.

Ruth E Mattix
Recording Secretary