



BOARD OF ADJUSTMENTS

Tuesday, January 04, 2022 at 5:00 PM

Palmer Lake Elementary School Library, Upper Glenway

MINUTES

Call to Order. Kurt Ehrhardt called the meeting to order at 5:02 PM.

Roll Call. Present: Mike Richards, Charlie Ihlenfeld, Kurt Ehrhardt, Eddie Kinney, Kevin Dreher.

Excused: Bob Miner, Glant Havenar.

Approval of Minutes

1. Minutes from December 7, 2021. MOTION (Kinney, Richards) to approve the 12/7 minutes. Motion passed 5-0.

Public Hearing

2. Consider Variance Request for 200 Lake Ave. Mr. Ben Woody, representing the property owner, explained the modification to add steps to the poured pad that came into play during the construction phase. Addition of the steps require a variance for the rear setback. Discussion took place among Board members in review of the site plan and inquired whether the other setbacks were to the eaves or to the foundation. Mr. Woody was uncertain exactly what the measurements were. Staff spoke about the new language added to the land use application that may have been less clear with approval of prior new construction applications. Board members discussed options to review a current ILC of the existing structure to determine accurate setback measurements. MOTION (Richards, Ihlenfeld) to continue the hearing to a time an ILC is available and possibly amend the application as necessary for review. Motion passed 5-0. Details of the requested ILC were relayed to Mr. Woody and a special meeting was offered if the ILC is complete prior to the February meeting.

Staff further explained that protocols are being placed to clearly communicate the requirements up front, to inspect property at various phases of construction, and to require a final ILC prior to final finishing.

Other Business

Adjourn. MOTION (Kinney, Richards) to adjourn at 5:27 PM.

Dawn A. Collins, Town Clerk