



BOARD OF ADJUSTMENT

March 28, 2019

City Annex Building, Council Chambers  
680 Park Avenue

**Member Present:** Allen Alden, Alex Creek, Wendy Nobles, Gene Hicks, Nathan Kennedy, Kristi Brower, Ron Johnson

**Staff Present:** Kerry Beutler, Assistant Director; Brian Stevens, Current Planner; Naysha Foster, Recorder; and Travis Barnes, Temporary Planner

**Also Present:** Ronnie Campbell, Parks and Recreation; Lyn, Parks and Recreation, and Loren Walker

**Call to Order:** The meeting was called to order at 12:15 p.m. by Alex Creek.

**Procedure:**

**Minutes:** Gene made a motion to approve minutes from December 14, 2017 and June 28, 2018 as written. Nathan seconded the motion. The motion carried unanimously.

**Election of Temporary**

**Chair:** Chairman James Wyatt was not in attendance so the Board elected Alex Creek to chair the meeting.

**Conditional Use**

**Permit:** Brian explained that the Conditional Use Permit (CUP) is required because the location of the structure is within 75 feet of the flood channel. He indicated on the map the location of the restrooms to be funded by the Parks Department. The restroom will be connected to City sewer as are the other city bathrooms along the greenbelt. Loren Walker stated that it is a good location. He went on to say that the foot traffic has picked up in the summers and pedestrians will no longer have to use the hotel's bathrooms. **Gene Hicks made a motion to approve the Conditional Use Permit. Ron Johnson seconded the motion. The motion to approve carried unanimously.** Gene went over the reasoned statement with the Board. Nathan read it into the record. Nathan made a motion to adopt the reasoned statement as written. Kristi seconded the motion. The motion carried unanimously.

**Training:**

Kerry Beutler went over a memo that was sent to the Board regarding a change in the zoning ordinance. The Board of Adjustment (BOA) will now hear all Conditional Use Permits instead of the Planning Commission. Kerry explained the requirements for a CUP. He indicated that a CUP is an allowed use in the zone that it is in, however it conditions should be applied so that the use does not impact neighboring properties or developments. Brian added that he would be the point of contact for the Board and explained what documents to expect in their packets.

**Election of Officers:**

Nathan nominated James Wyatt as the Chairman. Allen seconded the nomination. Voting was unanimous.  
Gene nominated Ron as the Vice-Chairman. Alex seconded the nomination. Voting was unanimous.

**Adjourn:**

Alex adjourned the meeting at 12:54 p.m.

Respectfully Submitted,

Naysha Foster, Recording Secretary