



Staff Report

To: Board of Adjustment
From: City of Dickinson Development Team
Date: {7/14/2025}
Re: Variance to exceed maximum square footage of detached structures

Owner/APPLICANT

Applicant
 John Schneider
 275 Palm Beach Rd
 Dickinson, ND 58601

Public Hearings: {7/14/2025} Board of Adjustment

REQUEST

- A. Request:** For a variance to exceed the maximum square footage of detached structures on a RR zoned lot by 208 sq ft.
- B. Project Address/Legal Description/Area:** 275 Palm Beach Rd -Stable Estates Subdivision L4 B1 8-139-96 – 2.83 Acres
- C. Project Description:** Building a Detached Patio with Roof in Front of Home for personal use.

STAFF REVIEW AND RECOMMENDATIONS

- A. Compatibility with Local Uses: Adopted Ordinances Not Yet Codified – Ordinance No. 1809 Note 7:** All allowable accessory buildings to a residence shall be limited to a maximum of one thousand eight hundred feet (1,800) and for a maximum of three (3) detached structures for the first one acre or less. The total area of all accessory buildings may be increased by 70 square feet for each additional one-tenth (1/10) acre of land area above one acre. Accessory buildings shall include the following: barns, stable, storage buildings, and detached personal vehicle garages.
- B. Compliance with Zoning and Subdivision Regulations:** Structure will require proper permitting to meet Code Requirements.
- C. Public Input:** None at this time.
- D. Staff Comments:** No additional detached structures be allowed with the approval of the current request.

Table I: Current Zoning and Use

ZONING	RR
FUTURE LAND USE MAP DESIGNATION	RR
GROSS SITE ACREAGE	2.83 Acres

Table II: Current Adjacent Land Use/Zoning

Direction	Zoning	Land Use
North	RR	Residential
East	Ag	Residential
South	RR	Residential
West	R1	Residential

Attachments:

- Provided in packet

MOTIONS:

*****Approval*****

*"I move the City of Dickinson Board of Adjustment recommend Approval of (**Variance to exceed maximum square footage of detached structures**), subject to the conditions above, as meeting all the requirements of the Dickinson Municipal Code and also being in the interest of the public health, safety and welfare "*

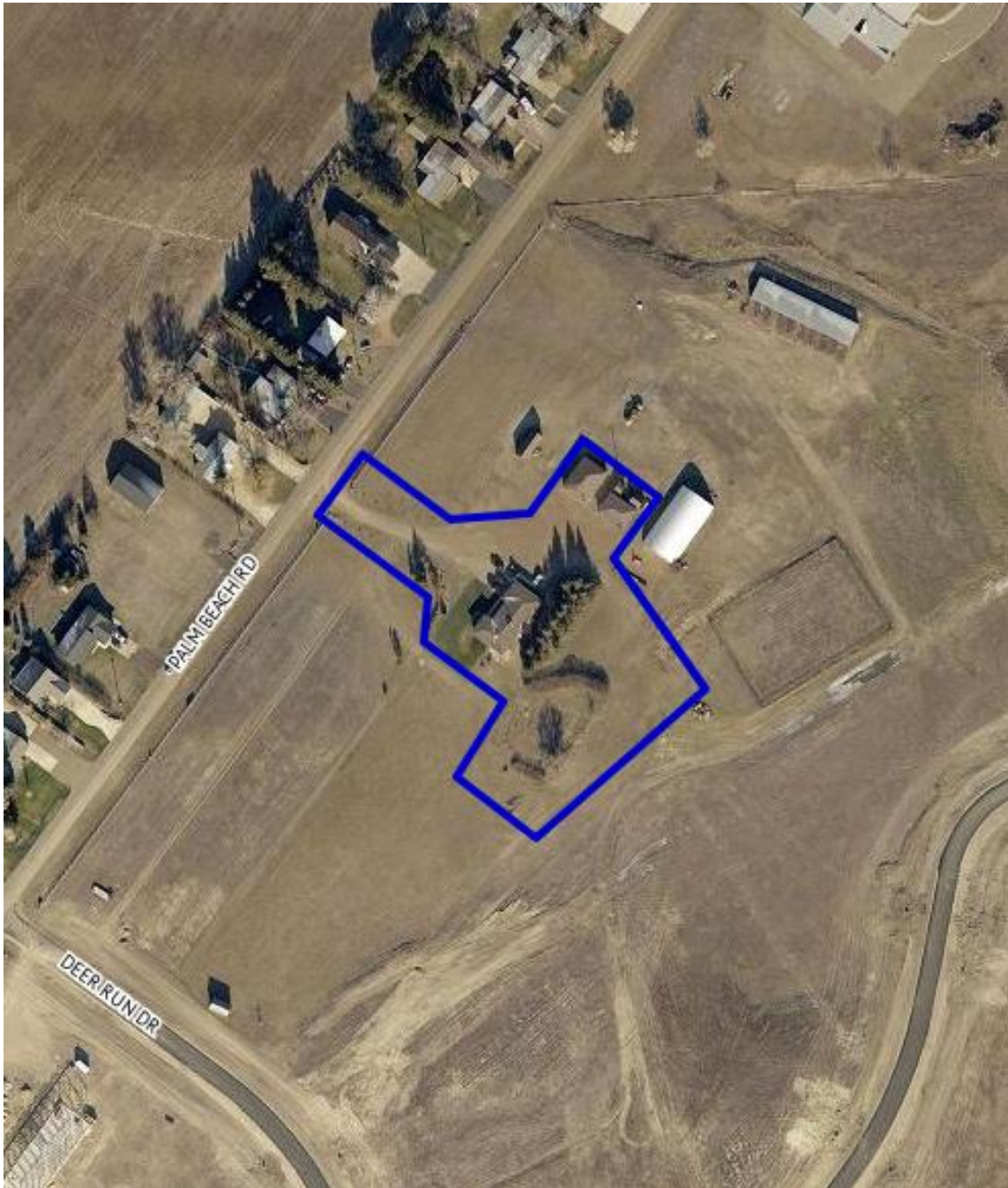
*(AND) the following additional requirements (**IF THE BOARD OF ADJUSTMENT RECOMMENDS ANY ADDITIONS AND/OR DELETIONS TO THE PROPOSED MOTION LANGUAGE**):*

1. _____;
2. _____.

*****Denial*****

*"I move the Dickinson Board of Adjustment recommend Denial of (**Variance to exceed maximum square footage of detached structures**) petition as NOT meeting all the requirements of the Dickinson Municipal Code and as being contrary to interest of the public health, safety and welfare."*

ATTACHMENTS





Design #: 331358216269
Estimate #: 32890
Store: DICKINSON



Post Frame Building Estimate
Date: May 19, 2025, 2:00:25 PM

Elevation Views



For other design systems search "Design & Buy" on Menards.com