



Planning Commission Staff Report

Agenda Item	Community Development Department	Date: 6/24/2025
Statement of Issue:	Conduct a Public Hearing to consider a variance petition submitted by Peter and Cynthia Lyman (PID 91-648-0170).	
Background:	The background for this item will be presented in the attached PowerPoint document.	
Considerations:	When reviewing a request for a variance, the Planning Commission must make findings based on the attached list of considerations.	
Recommendation:	<p>Staff recommends that the Planning Commissioners visit the site and look at the situation.</p> <p>Prior to making a motion to approve or deny the request, the Planning Commission should make specific findings to support its recommendation and reference those specific findings in their motion to either approve or deny the variance(s).</p>	
Required Action:	<p>Approve a motion to either: approve, approve with additional conditions, or deny the petitioned variance.</p> <p><u>Example Motion:</u></p> <p style="padding-left: 40px;">Motion by _____, second by _____ that, based on the findings of fact presented here today, and in the public's best interest, the Planning Commission does hereby (grant)(deny) the following variance to Peter and Cynthia Lyman for the property legally described within the presentation.</p> <ul style="list-style-type: none"> • a variance from the requirements of 30-563(a)2(b) which limits the combined area of accessory buildings to a maximum of 1,500 sq. ft. on R-1 zoned lots that have an area equal to or more than 15,000 sq. ft. If granted the variance requested, would permit the addition of a 11'x16' (176 sq. ft.) detached accessory structure, bringing the total accessory space permitted on the subject property to a maximum of 1,704 sq. ft. <p style="padding-left: 40px;"><i>(If the Planning Commission wishes to place conditions upon their approval, the following should be added to the motion:)</i></p> <p>and that the following condition(s) shall apply: None</p>	

Attachments:	<ul style="list-style-type: none">• Site Map• Copy of the variance petition and associated documentation• List of the Planning Commissions Variance Considerations
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