

## **HEMBREE SHED EXCEPTION**

**1452 E 300 SOUTH**

**PLANNING COMMISSION**

**MAY 15, 2023 Special Meeting**

Summary: Gail Hembree is seeking an exception to the standard setback requirements for a shed. This request is to place the shed to the side of the house rather than in the rear yard. This will be located within a fenced yard.

Notes: This house is located on Lot 69 of the Elk Mountain Subdivision. Mrs. Hembree has stated that the approval has been given by the HOA and is contingent on City approval.

**17.28.040 (F) Yard Regulations:** All other accessory buildings (ie sheds, barns, etc.) shall be emplaced at least ten (10) feet to the rear of the main building and have minimum side and rear lot line setbacks of one (1) foot from the roof edge. Persons wishing to deviate from this standard may seek exception by presenting a design for review to the Planning Commission. The Planning Commission will consider structure design, landscaping, proximity to neighboring dwellings, and other pertinent data.