

Administrator Buchholtz said Mr. Pagel is seeking a 5-foot variance from the side yard setback (0 feet from the western property line instead of 5-feet). He noted that this is an after-the-fact variance, as the concrete driveway has already been poured.

Administrator Buchholtz gave an overview of previous applications. He stated that the applicant received a variance in 2002 to extend the existing garage 20-feet toward the rear property line while maintaining the existing width of the garage. He stated that the application resulted in an 8 inch variance from the 10 foot side yard setback.

Administrator Buchholtz stated that staff is recommending approval of the variance. He said staff's analysis of the application shows that the driveway expansion will not alter the character of the neighborhood as there are other driveways in the vicinity of the property that are located within the side yard setback, including the neighbor to the north.

Administrator Buchholtz stated that if the Planning Commission wishes to recommend approval of the variance it would with the following conditions:

- Driveway modifications must be constructed pursuant to the standards set forth by the City of Spring Lake Park. Applicant must secure a zoning permit, after the fact, from the Code Enforcement Department for the expanded driveway.
- Drainage must be handled in such a way not to deposit storm water or snow onto a neighboring property.

Chair Hansen opened the public hearing at 7:06 PM.

Chair Hansen opened the public hearing at 7:07 PM.

Motion made by Commissioner Julien, seconded by Commissioner Weighous to recommend approval of the variance for a side yard setback for a driveway addition to the property of Gene Pagel, 725 82nd Avenue NE, subject to the following conditions:

- Driveway modifications must be constructed pursuant to the standards set forth by the City of Spring Lake Park. Applicant must secure a zoning permit, after the fact, from the Code Enforcement Department for the expanded driveway.
- Drainage must be handled in such a way not to deposit storm water or snow onto a neighboring property.

Voting Aye: Commissioner Weighous, Commissioner Julien, Commissioner Cobbs, Chair Hansen. Motion carried.

6. OTHER

Building Official Baker gave an update on the City Hall Renovation/Expansion project.

7. ADJOURN

Motion made by Commissioner Cobbs, seconded by Commissioner Julien to adjourn.

Voting Aye: Commissioner Weighous, Commissioner Julien, Commissioner Cobbs, Chair Hansen. Motion carried.

Meeting adjourned at 7:12 PM.