

The Board of Adjustments met on July 8, 2021 at 6:00 p.m. in the Beaver City Center located at 30 West 300 North with the following board members present: Chairperson Les Gale (Via Zoom), Board Members Owen Spencer pro temp, Merilee Eyre, Melonie Osborn and Bryan Harris. Also present were Administrator Jason Brown and Secretary Paula Fails. Public present Penny Frick, Norman Stoddard, Scott Langford and Milton Smith.

Approval of Minutes Member Spencer pro temp welcomed everyone to the meeting.

Member Eyre motioned and Board Member Harris seconded the motion to approve the minutes from May 4, 2021 as presented. All voted in favor of the motion. None opposed.

Declaration of conflict of interest

Les Gale declared a conflict of interest for the Beaver Valley Hospital variance, because he works for Beaver Valley Hospital. No other conflicts to the variances were declared for tonight meeting.

Request for Variance Alan & Penny Frick Variance to Setbacks

Alan & Penny Frick met with the board to ask for a variance to setbacks for a carport, which is already in place at 715 East 200 North. Penny would like the carport to stay for safety reasons, so she doesn't fall on the ice during the winter. The carport sits 5' from the fence and sits on the property line on the side, with a zero setback. Member Harris said that the board has to try and make sure the variance meets the five elements for the variance. Member Harris also asked if the building can be shortened. Administrator Brown said the carport is 13' out of compliance, for the setbacks. Member Harris said that as a board we try to be fair and treat everyone the same. Member Harris motioned to have Penny come back with measurements and a plan to possibly cut the building back to meet the setbacks member Eyre second the motion. All voted in favor of the motion. Member Osborn came at this time.

Request for Variance Beaver Valley Hospital Variance to Setbacks

Scott Langford representing Beaver Valley Hospital met with the board to ask for a variance to setbacks at 1190 North 100 West on 1175 North. The hospital will be doubling the size of the maintenance building, with the remodel of the new hospital. The mechanical yard will have oxygen tanks and generators on the north side of the building and they are asking for 0' setbacks on the North. Member Harris motioned to approve the variance and height on the fence with the condition that the Hospital apply to have the Hospital property changed to Commercial Zone. Member Eyre second the motion. All voted in favor of the motion.

Member Harris motioned to adjourn the meeting. Member Osborn seconded the motion. All voted in favor of the motion. None opposed. The meeting adjourned at 7:10 p.m.

APPROVED – Owen Spencer
Board of Adjustments – Pro Temp

ATTEST – Paula B. Fails
Secretary