



DECISIONS
CITY OF PRESCOTT
BOARD OF ADJUSTMENT
Thursday, October 19, 2006 - 9:00 AM
City Council Chambers

MEMBERS

E. Calvin Fuchs, Chairman
Mike Klein, Vice Chairman
Duane Famas
Johnnie Forquer

Tom Kayn
Ken Mabarak
Bill Warren -- absent

PLEDGE OF ALLEGIANCE AND MOMENT OF SILENCE

I. CALL TO ORDER

II. ATTENDANCE

III. REGULAR AGENDA

- 1. Approve the minutes** of the 09/21/06 public hearing.

Mr. Klein, **MOTION: to approve the minutes** of the September 21, 2006 meeting.
Ms. Forquer, 2nd. **Vote: 4-0-2** (abstentions due to absence: Famas, Fuchs).

- 2. V06-007, 516 Home Street.** APN: 113-08-041 and totaling ± 0.6 acre. Zoning is Multi-Family Medium (MF-M). Request a variance to encroach into the corner yard setback. LDC Section 3.9.3F. Owner is Margaret Rambikur. Applicant/Agent is Tim Riley. Community Planner is Mike Bacon (928) 777-1360.

Mr. Famas, **MOTION: to approve V06-007.** Mr. Mabarak, 2nd. **Vote: 6-0.**

- 3. CUP06-007, 520 W. Delano Avenue.** APN: 116-12-020 and totaling ± 0.95 acre. Zoning is Single-Family 9 (SF-9). Request conditional use permit for a place of worship. LDC Section 2.3. Owners are Barney M. & Cynthia Strauss. Applicant/Agent is G. I. Shaw. Assistant Community Development Director is George Worley (928) 777-1287.

Mr. Klein: **Motion to deny CUP06-007.** Mr. Famas, 2nd. **Vote: 6-0.**

- 4. V04-010, 306 S. Marina Street.** APN: 109-04-001. Variance to reduce side and

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rear setbacks for a combination garage/apartment.

BOA original approval 12-16-04

BOA approved extension 08-17-06 for a 24-month period, to expire on August 16, 2008, with one condition: that substantial plans are submitted to the Building Department within 60 days (i.e., on or before October 16, 2006).

Chairman Fuchs moved this item to the first item on the agenda.

Mr. Kayn, **MOTION: to deny V04-010**, time extension. Mr. Mabarak, 2nd. **Vote: 6-0.**

Variance V04-010 is null and void.

IV. REVIEW ITEMS

5. **V05-001 (revised), 327 S. Marina Street.** APN: 109-04-033. Request a variance to reduce side yard setbacks.
BOA Modified 04-21-05 with 3 conditions of approval: 1) eliminating the second floor of the proposed addition and permitting relocation of the building (i.e., a garage) to the rear of the lot as indicated on the site plan dated March 22, 2005;

2) the BOA is deleting the requirements that were previously approved for family use and not to be used as a rental; and eliminating the condition that the City of Prescott be allowed to inspect the structure on a yearly basis; and, 3) the modification of Variance V05-001 on 4-21-05 supersedes the original Variance V05-001 dated March 17, 2005.

Finale: September 29, 2005.

6. **CUP04-010, 1035 Whipple Street (822 Sunset Drive).** APN: 115-09-018. Request a conditional use permit for a 30' x 30' modular classroom.
BOA Approved 10-21-04 with 2 conditions of approval: 1) the development of the property shall be in substantial conformance with the site plan dated 10-21-04; and, 2) prior to issuance of a building permit for the classroom, a parking agreement between the property owner, the Church and the City of Prescott needs to be completed and signed. This agreement will stipulate, in part, that the Church will provide the required parking associated with the proposed classroom use, and any future use, of this building.

Finale: August 9, 2006.

V. SUMMARY OF CURRENT OR RECENT EVENTS

VI. ADJOURNMENT