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BOARD OF ADJUSTMENT MINUTES  
10:00 A.M. TUESDAY, SEPTEMBER 12, 2023

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The Board of Adjustment met in regular session at Nevada City Hall, Council Chambers, 1209 6<sup>th</sup> Street, Nevada, Iowa. The agenda was posted on the official bulletin board on September 8, 2023 in compliance with the open-meeting law.

Chair Adam Egeland presided and the meeting convened at 10:00 a.m. on Tuesday, September 12, 2023. The roll was called indicating that the following named board members were present and absent. Present: Dianna Haley, Sharon Johnson, Adam Egeland, Mark Pleis, Cary Martin. Absent: Fred Samuelson.

Others attending were as follows: Ryan Hutton, Erin Mousel, Jordan Hadaway, Bryan Barker, Sherryl Barker, and Al Braddish.

Motion by Dianna Haley, seconded by Sharon Johnson, to *approve the agenda* as posted. The roll being called the members voted as follows. Ayes: Haley, Johnson, Pleis, Egeland, Martin. Nays: None. Chair Egeland declared the motion carried.

Motion by Sharon Johnson, seconded by Dianna Haley, to *approve the minutes of the March 7, 2023* meeting as presented. The roll being called, the members voted as follows: Ayes: Johnson, Haley, Pleis, Egeland, Martin. Nays: None. Whereupon Chair Egeland declared the motion carried.

Bryan & Sherryl Barker, 934 G Ave, request for a variance to build an addition with less than 7.5 foot setback

After due consideration and discussion, Cary Martin introduced and moved the adoption of Resolution No. 01 (2023/2024): **A RESOLUTION APPROVING A VARIANCE TO THE ZONING CODE ALLOWING AN ADDITION WITH LESS THAN SEVEN AND ONE-HALF (7.5) FOOT SIDE YARD SETBACK, NEVADA, IOWA** which embodied the Board's decision.

Sharon Johnson seconded the motion. The roll being called, the members voted as follows. Ayes: Martin, Johnson, Pleis, Egeland, Haley. Nays: None. Chair Egeland declared the motion carried. He signed his approval to the resolution.

Jordan Hadaway, 507 G Avenue, request for variance to build a garage with less than 5 foot setback

After due consideration and discussion, Mark Pleis introduced and moved the adoption of Resolution No. 02 (2023/2024): **A RESOLUTION APPROVING A VARIANCE TO THE ZONING CODE ALLOWING A NEW GARAGE BUILD WITH LESS THAN FIVE (5) FOOT SETBACK,**

**NEVADA, IOWA with the addition of fire rated plywood on the neighboring two (2) sides of the structure (north & east)** which embodied the Board's decision.

Sharon Johnson seconded the motion. The roll being called, the members voted as follows. Ayes: Pleis, Johnson, Egeland, Martin, Haley. Nays: None. Chair Egeland declared the motion carried. He signed his approval to the resolution.

There being no further business to come before the meeting it was moved by Mark Pleis, seconded by Cary Martin to adjourn the meeting. The roll being called, the members voted as follows. Ayes: Pleis, Martin, Haley, Johnson, Egeland. Nays: None. At 10:14 a.m. Chair Egeland declared the motion carried and adjourned the meeting.

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Adam Egeland, Chair

ATTEST:

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Erin Mousel, Secretary