

Board of Zoning Appeals

May 9, 2018

7:00 PM

1111 21st St. S.

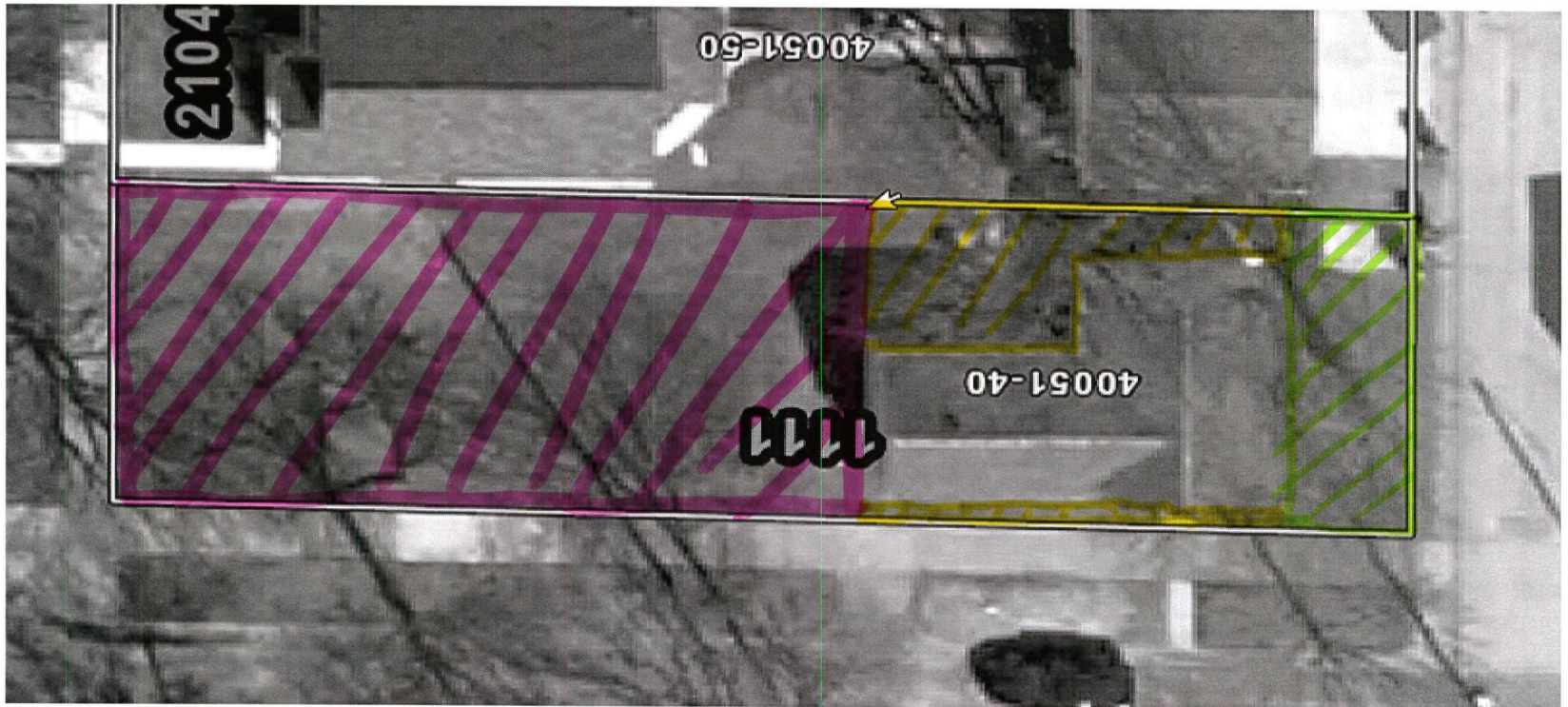
- The owner has applied for a permit to build a detached garage in the front yard.
- Municipal Code 115-390 (2)(c) states that in all residential zoning districts the aggregate building area of all detached accessory buildings shall not exceed 35% of the area of the rear yard, and it also states that detached residential accessory buildings may be placed in the rear, or side yard.
- The owner is proposing a 720 sq ft detached garage.

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- Two variances will be required for this project to proceed as proposed.
- One variance of 434 sq. ft. to the 286 sq. ft. allowable size of a detached accessory structure and a 2nd variance to allow a detached accessory structure in the front yard.

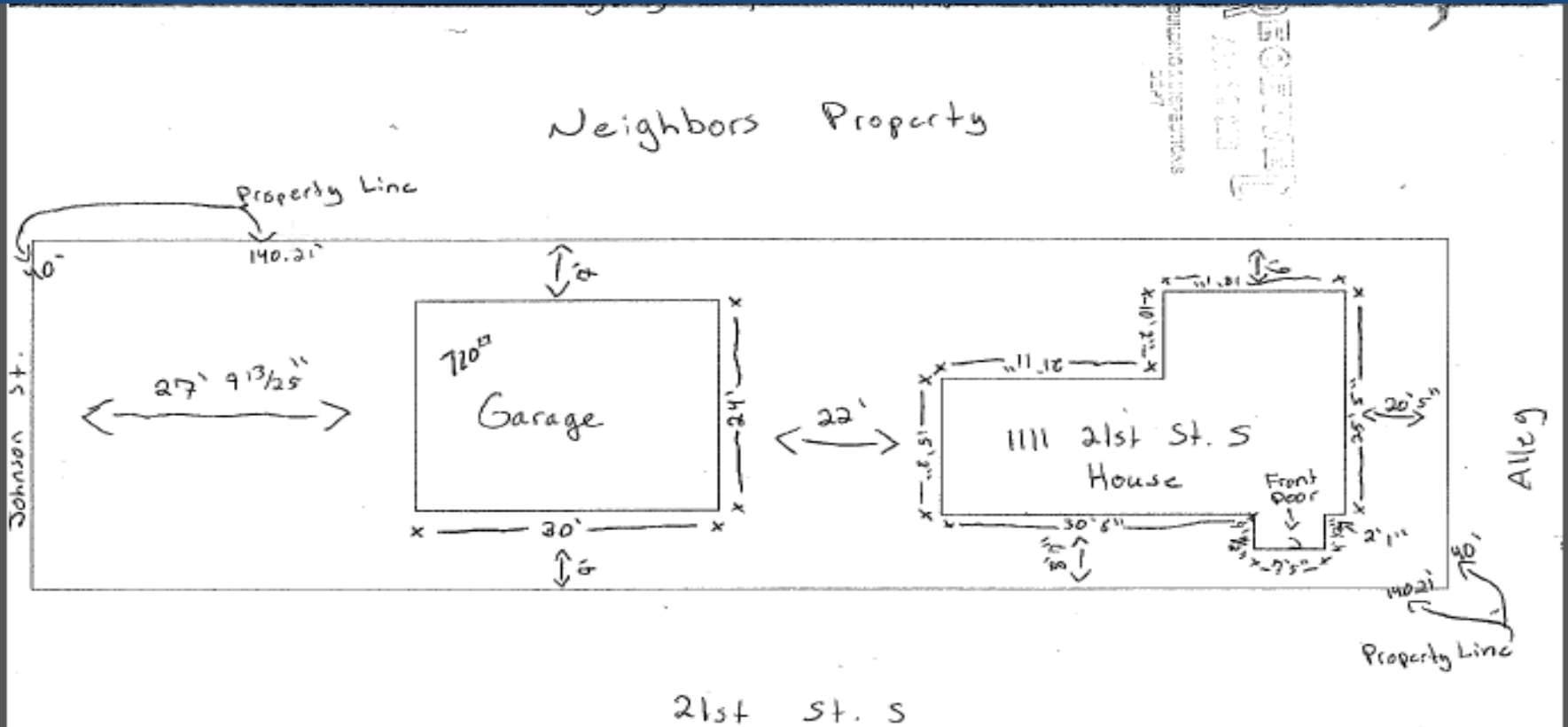
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 Front yard  side yard



 Rear yard

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Rear Yard 300' ²
35% 286

Garage: 720⁰

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