

**MINUTES OF THE LARIMER COUNTY BOARD OF ADJUSTMENT
(June 25, 2019)**

The regular meeting of the Larimer County Board of Adjustment was held in the County Board Hearing Room in the Larimer County Courthouse Offices, Fort Collins, Colorado at 6:00 p.m., June 25, 2019 at which time the following business was transacted.

Board Members Present: Carol Cochrane, Lee Taylor, Joseph Wise, Jim Pisula and Jeffrey Schneider

Staff Present: Rebecca Westerfield and Jenn Cram, County Planners, and Frank N. Haug, Assistant County Attorney

Minutes: Jim Pisula moved and seconded the Motion to approve the May 28, 2019 Minutes of the Larimer County Board of Adjustment as presented. Board members Carol Cochrane, Lee Taylor, Joseph Wise, Jim Pisula and Jeffrey Schneider voted in favor of the Motion. The Minutes were unanimously approved.

Findings and Resolutions: Jeffrey Schneider moved and Lee Taylor seconded the Motion to approve the following Findings and Resolutions: Harrison Time Extension (File #18-ZONE2374), Boy Setback Variance (File #19- ZONE2501), Aydelotte Setback Variance (File #19- ZONE2532), McDonald Setback Variance (File #19- ZONE2521), Vanderheiden Setback Variance (File #19- ZONE2505), Baggett Setback Variance (File #19- ZONE2531), And Kelly Setback Variance (File #19- ZONE2508). Board members Carol Cochrane, Lee Taylor, Joseph Wise, Jim Pisula and Jeffrey Schneider voted in favor of the Motion.

Consent Applications:

The following application was approved by consent:

File No: #19-ZONE2539 (Frick Setback Variance)
Owners/Applicants: David and Gail Frick

Request: The Application of David and Gail Frick, requesting a variance was presented to the Board. The Application requested a setback variance to allow construction of an addition located 19 feet from the rear property line, rather than the required minimum of 25 feet in the R-Residential zone.

Action: There were no requests from the public, the Board, or Staff to have a full hearing on this request and therefore it remained on the Consent Agenda. Lee Taylor moved and Carol Cochrane seconded the Motion to approve the Application with the following conditions:

1. Failure to comply with any conditions of the variance approval may result in reconsideration of the use and possible revocation of the approval by the Board of Adjustment.

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2. All future additions or buildings that would be within setbacks as defined in the Land Use Code must go through the proper county review and planning process prior to construction.

3. This approval shall automatically expire one year from the date of this Resolution unless prior to expiration the applicant (a) takes affirmative action consistent with this approval, OR (b) submits a written request showing good cause to extend the one-year time limit.

4. The Larimer County Building Department must be provided with a written certification by a Colorado Licensed Land Surveyor that the structures are located where shown on the Larimer County approved Plot Plan for this development.

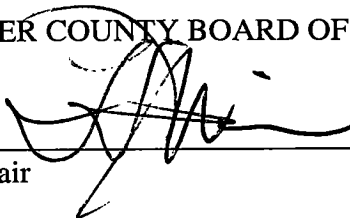
Board members Carol Cochrane, Lee Taylor, Joseph Wise, Jim Pisula and Jeffrey Schneider voted in favor of the Motion. The Application was approved with conditions.

(These proceedings were recorded by audio tape.)

LARIMER COUNTY BOARD OF ADJUSTMENT

By: _____

Chair



ATTEST:

Carol Cochrane