



**Variance Board Regular Meeting  
City Council Chambers, 2660 Civic Center Drive  
Minutes – Wednesday, May 6, 2020 – 5:30 p.m.**

**1. Call to Order**

Chair Sparby called to order the regular meeting of the Variance Board meeting at approximately 5:30 p.m. and reviewed the role and purpose of the Variance Board.

**2. Roll Call & Introductions**

At the request of Chair Sparby, City Planner Thomas Paschke called the Roll.

**Members Present:** Chair Peter Sparby; Vice Chair Michelle Pribyl; and Member Michelle Kruzel.

**Members Absent:** None

**Staff Present:** City Planner Thomas Paschke, Community Development Director Janice Gundlach, Senior Planner Bryan Lloyd and Community Development Department Assistant Staci Johnson.

**3. Approval of Agenda**

**Member Pribyl moved, seconded by Member Kruzel to approve the May 6, 2020 agenda.**

**Ayes: 3**

**Nays: 0**

**Motion carried.**

**4. Review of Minutes: October 2, 2019**

**MOTION**

**Member Kruzel moved, seconded by Member Pribyl to approve the October 2, 2019 meeting minutes.**

**Ayes: 3**

**Nays: 0**

**Motion carried.**

**5. Public Hearing**

Chair Sparby reviewed protocol for Public Hearings and public comment and opened the Public Hearing at approximately 5:42 p.m.

**a. PLANNING FILE 20-004**

**Request by KK Design for a variance from City Code Section §1005.4**

**“Neighborhood Business District”, to allow a storage area addition that would encroach into the required side yard setback.**

Senior Planner Lloyd reviewed the variance request for this property, as detailed in the staff report dated May 6, 2020.

Chair Sparby wondered how this is going to fit in with the locality there. He asked if this altered anything or does it fit in with the neighboring properties.

Mr. Lloyd thought it would be largely invisible. He reviewed the aerial with the Board and indicated the area is totally screened from the north and west and will not be seen by anyone passing on the street.

Chair Sparby invited the applicant to make a presentation and answer questions.

Mr. John Kosmas addressed the Variance Board. He indicated he was available for questions.

The Board did not have any questions.

Chair Sparby opened up the hearing to the public for comments or questions.

No one wished to address the Board.

Chair Sparby closed the public hearing at 5:55 p.m.

Member Pribyl thought this seemed to be a reasonable variance request and is hidden from other properties both on the north and west side and is fairly invisible from the street. She thought the request was reasonable.

Member Kruzel agreed that it was hidden well and looks to be aligned with other storage areas in the area of the property.

Chair Sparby agreed and felt the variance made sense.

#### **MOTION**

**Member Pribyl moved, seconded by Member Kruzel, adoption of Variance Board Resolution No. 144 (Attachment D), entitled “A Resolution Approving Variances to Roseville City Code §1005.4.C, Neighborhood Business Setbacks, at 1925 Lexington Avenue.”**

**Ayes: 3**

**Nays: 0**

**Motion carried.**

#### **6. Adjourn**

#### **MOTION**

**Member Kruzel, seconded by Member Pribyl, to adjourn the meeting at 6:00 p.m.**

**Ayes: 3**  
**Nays: 0**  
**Motion carried.**