

**BOARD OF ADJUSTMENTS
MINUTES**

ITEM 1: CALL TO ORDER/ROLL CALL

The November 30, 2010, meeting of the Newcastle Board of Adjustments was called to order at 6:10 p.m. by Chairman, Joe Covey.

Those in attendance were:		Present	Absent
Chairman	Joe Covey		X
Vice-Chairman	Gordon Harness	X	
Member	Jan Talkington	X	
Member	Buddy Eischen	X	
Member	Mark Reed		X

Others: Ian Crittenden, City Planner

ITEM 2: CONSIDER APPROVAL OF AGENDA

Buddy Eischen made the motion to approve the Agenda as presented. Jan Talkington seconded the motion.

Board Polled:

Joe Covey	Absent
Gordon Harness	Yes
Jan Talkington	Yes
Buddy Eischen	Yes
Mark Reed	Absent

Motion carried.

ITEM 3: CONSIDER APPROVAL OF MINUTES

Buddy Eischen made the motion to approve the Minutes of October 28, 2010. Gordon Harness seconded the motion.

Board Polled:

Joe Covey	Absent
Gordon Harness	Yes
Jan Talkington	Yes

Buddy Eischen Yes
Mark Reed Absent

Motion carried.

ITEM 4: CITIZENS COMMENTS

None.

ITEM 5: DISCUSSION AND POSSIBLE ACTION ON A REQUEST FROM DONALD R. HERRING AND JUDITH ANNE HERRING FOR A VARIANCE TO THE NEWCASTLE ZONING ORDINANCE, SECTION 154.025.5 DEVELOPMENT REGULATIONS. B. SIDE YARD SETBACK: (3) ACCESSORY BUILDING LESS THAN 14 FEET IN HEIGHT: 15 FEET. PROPERTY ADDRESS: 520 S. PORTLAND, NEWCASTLE, OKLAHOMA (BOA#2010-120

Board of Adjustment application number was incorrectly typed on Agenda. Application number should be BOA#2010-003.

Don Herring presented the application for Variance. Mr. Herring applied for a building permit to construct a 600 square ft. 2 car garage in the back. The building height is 12 ft. The building permit was denied. The .9 acre tract of land is a non-conforming Agricultural zoned tract. The side setback should be 15 ft.; however because of the size of the tract a 10 ft. side setback is needed. If the 15 ft. side setback is used, the building would overlap a large air conditioning unit. The Variance application would vary the side setback from 15 ft. to the 10 ft.

AAA Construction, owned by a Newcastle resident, has a contract with Mr. Herring to construct the garage.

Citizens Comments:

Keith Lamb, resident on 7th Street, has no objection, but was interested in the type of Variance the Herrings were applying for.

After further discussion, Gordon Harness made the motion to grant the Variance to Section 154.025.5 Development Regulations B. Side Yard Setback (3) Accessory Building Less than 14 feet in height: 15 ft. that would allow a side yard setback of 10 ft. Under the circumstances, this would be the best use of the property. Buddy Eischen seconded the motion.

BOA Meeting 11-30-10

Board Polled:

Joe Covey	Absent
Gordon Harness	Yes
Jan Talkington	Yes
Buddy Eischen	Yes
Mark Reed	Absent

Motion carried.

ITEM 6: ADJOURNMENT

Jan Talkington made the motion to adjourn the meeting at 6:30. Buddy Eischen seconded the motion.

Board Polled:

Joe Covey	Absent
Gordon Harness	Yes
Jan Talkington	Yes
Buddy Eischen	Yes
Mark Reed	Absent

Motion carried.