

**ACTIONS TAKEN
BOARD OF ADJUSTMENTS AND APPEALS
TOWN OF CAMP VERDE
TUESDAY, APRIL 13, 2010
COUNCIL CHAMBERS
3:00 PM**

4. **Consent Agenda** – All those items listed below may be enacted upon by one motion and approved as Consent Agenda Items. Any item may be removed from the Consent Agenda and considered as a separate item if a member of the Board so requests.
 - a. **Set Next Meeting, Date and Time**
As Needed
 - b. **Approval of Minutes**
March 09, 2010 Regular Session
On a motion by Bullard, Sr., seconded by Bonham, the Consent Agenda was unanimously approved as presented.
 5. **Call to the Public for items not on the Agenda**
There was no public input.
 6. **Public Hearing, Discussion and Possible approval or denial of BOA 2010-01:** An Application submitted by Michael Thomsen, owner of parcel 404-26-043B, for a variance from the required rear setback of 25 ft. as required in zoning district R1-10, to the existing rear setback of 12 ft. 6 inches and a variance from the side setback of 7 ft, as required in zoning district R1-10, to the existing side setback of 3 feet, to accommodate the proposed attachment of an existing accessory structure to the current residence to become a single residence. The total approximate acreage is .27 acres and is located at 562 S. 3rd St.
On a motion by Bullard, Jr., seconded by Bonham, the Board unanimously approved a Variance to allow for a rear yard setback of 12 feet 6 inches and a side yard setback of 3 feet for the existing accessory enclosed carport and laundry room to accommodate the conversion and attachment of said structure to become part of the main residence as a habitable space once all Building Code requirements for the Town of Camp Verde have been met; this Variance being for Parcel 404-26-043B.
- FINDINGS**
Because of the placement of the original structures on the property and the splitting off of the subject parcel from a parent parcel by previous owners, creating non-conforming structures, the current owner is limited in his ability to expand living spaces in a reasonable manner and enjoy the same rights as those within the same zoning district.
7. **Staff Report**
Owens urged everyone to invite anyone who might be interested in serving on the Board to contact her for an interest form; there is currently one vacant seat to be filled. Owens will plan to arrange for an update at the next meeting on the progress of the Code Rewrite. She will also notify the members of the next public meeting of the zoning rewrite committee.
 8. **Board Informational Reports:**
There were no informational reports.
 9. **Adjournment**
On a motion by Bullard, Sr., seconded by Bonham, the meeting was adjourned at 3:28 p.m.