

**CITY OF CHESTERFIELD
BOARD OF ADJUSTMENT MEETING SUMMARY
Thursday, June 3, 2004**

The Board of Adjustment meeting was called to order at 7:00 p.m. by Mr. Leon Kravetz, Thursday, June 3, 2004.

I. Introduction of Board and City Staff

The following individuals were in attendance:

Ms. Laura Lueking
Ms. Dru Thomas (observing meeting process)
Mr. Leon Kravetz
Mr. Robert McAllister
Mr. Richard Morris
Mr. Robert Tucker
Ms. Aimee Nassif, Project Planner, City of Chesterfield, Department of Planning
Ms. Joyce Collins-Catling, Executive Secretary, City of Chesterfield, Department of Planning
Court Reporter, All-Type Reporting

II. Approval of March 4, 2004 Meeting Summary

Laura Leuking made a motion to approve the minutes.
Richard Morris seconded the motion.

The motion passed 5-0

III. Request for Affidavit of Publication

IV. Public Hearing Items:

- A. **B.A. 3-2004 Michael and Michelle Carroll**: a request for a variance to allow an existing residence at 15204 Lamella Court to maintain an eleven

(11)-foot rear yard setback in lieu of a fifteen (15)-foot rear yard setback in an R2 district. (18R420532).

Project Planner, Aimee Nassif, presented the project stating that the petitioner is asking for a variance to an existing home allowing a setback to accommodate rear stairs.

Petitioner Michael Carroll stated that he is requesting a variance to build a deck at the rear of his home. Because of the shape of the lot, the deck will be built on what is considered the rear instead of the side of the house. The deck will make access easier for a small child to go in/out of the back yard. During the construction of the home, no discussions were held between home owners and builders regarding the distance from rear door and back yard to allow for future construction of a deck.

Committee member Laura Leuking asked Project Planner Aimee Nassif to research and confirm if a letter from the Board to Nooning Tree developers regarding variances from established setbacks for that subdivision had been sent out.

There were no additional speakers present in favor of the petition.
There were no speakers in opposition.

**Robert Tucker made a motion to approve this request.
Robert McAllister seconded the motion.**

**The voice vote was as follows: Laura Leuking, no; Leon Kravetz, yes;
Robert McAllister, yes; Richard Morris, yes; Robert Tucker, yes.**

The motion passed 4-1

V. Adjournment

Meeting adjourned at 7:30 p.m.