

**TOWN OF DEWEY-HUMBOLDT  
BOARD OF ADJUSTMENTS  
REGULAR MEETING MINUTES  
OCTOBER 6, 2005**

**A REGULAR MEETING OF THE DEWEY-HUMBOLDT BOARD OF ADJUSTMENTS WAS HELD ON THURSDAY, OCTOBER 6, 2005, AT TOWN HALL AT 2735 S. HIGHWAY 69, DEWEY, ARIZONA at 5:30 P.M. COMISSIONERS LYDIA CHAPMAN, MIKE GENERALLI, CHRISTINE HOLTON, TERRY NOLAN, AND DOYLE WISTE WERE PRESENT.**

**CALL TO ORDER**

Mayor Hintze called the meeting to order.

**OATHS OF OFFICE**

Mayor Hintze gave the oath of office to the new Commission and appointed Terry Nolan as acting Chairman.

**ROLL CALL** Lydia Chapman, Mike Generalli, Christine Holton, Terry Nolan, Doyle Wiste

**PUBLIC HEARING**

**Variance V-05-01  
APN: 402-02-031A**

**Applicant: Tom Wischermann**

**Request:** The requested variance is for a front yard setback reduction from 50 feet to 25 feet side yard setback reduction from 25 feet to 10 feet on one side. The property is in a R1-70 (Residential, Single Family, 70,000 square foot minimum) zoning district. The property is located west of Highway 69 at 841 South Manzanita Boulevard in the Town of Dewey-Humboldt, S03 T13N R01E.

Planning & Zoning Manager, Larry Harmer gave an overview of the request.

Thomas and Laureen Wischermann, 841 South Manzanita Blvd, Dewey-Humboldt, spoke in favor of the variance.

Dennis and Ruth Hughes, neighbors, spoke in favor of the variance.

**Variance Request from Tom Wischermann**

Generalli moved to approve Variance Request V-05-01 and find that the request fulfills the necessary requirements to grant a variance contained in the Planning and Zoning Ordinance of the Town of Dewey-Humboldt and fin, further that requirements of State Statue have been met. The granting of this variance is subject to the following stipulations:

1. A building permit must be obtained and work commence within six months of this approval. If such work is not commenced for any reason, either an extension of the approval must be obtained from the Board of Adjustment or the approval becomes null and void.
2. All appropriate Town, County, State and Federal regulations, codes and requirements must be met and adhered to.

The motion was seconded and carried unanimously with a roll call vote.

## **PUBLIC HEARING**

**Variance V-05-02**  
**APN: 402-03-183A**

**Applicant: Jerry Piper**

**Request:** The requested variance is a side yard setback reduction from 25 feet to 15 feet on one side. The property is in a R1-70 (Residential, Single Family, 70,000 square foot minimum) zoning district. The property is approximately 3 miles west of the SR 69/169 intersection in the Blue Hills area in the Town of Dewey-Humboldt, S06 T13N R01E.

Planning & Zoning Manager, Larry Harmer gave an overview of the request.

Glenda Piper, 9520 Newtown Avenue, spoke in favor of the variance request.

### **Variance Request from Jerry Piper**

Holton moved to approve Variance Request V-05-02 and find that the request fulfills the necessary requirements to grant a variance contained in the Planning and Zoning Ordinance of the Town of Dewey-Humboldt and find, further that requirements of State Statute have been met. The granting of this variance is subject to the following stipulations:

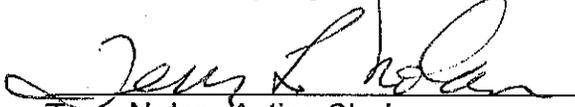
1. A building permit must be obtained and work commence within six months of this approval. If such work is not commenced for any reason, either an extension of the approval must be obtained from the Board of Adjustment or the approval becomes null and void.
2. All appropriate Town, County, State and Federal regulations, codes and requirements must be met and adhered to.

The motion was seconded and carried unanimously with a roll call vote.

## **ADJOURN**

The meeting was adjourned at 5:58 p.m.

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Terry Nolan, Acting Chairman

ATTEST:



Debbie Gifford, MMC Town Clerk