

**Hearing Officer Meeting Minutes  
March 24, 2016**

A meeting of the City of Yuma's Hearing Officer was held on Thursday, March 24, 2016, at City Hall Room 190, One City Plaza, Yuma, AZ.

**HEARING OFFICER** in attendance was Pamela Walsma.

**CITY OF YUMA STAFF MEMBERS** present included Rodney Short, Assistant City Attorney; Robert Blevins, Principal Planner; Richard Munguia, Assistant Planner; and Amelia Griffin, Administrative Assistant.

**Walsma** called the meeting to order at 9:30 a.m.

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**CONSENT CALENDAR**

**Walsma** approved the minutes of October 22, 2015.

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**PUBLIC HEARINGS**

**VAR-13082-2016:** *This is a request by the H. Lawrence and Christine A. Herth Trust for a variance to reduce the side yard setback from 7' to 0' for an existing shed in the Low Density Residential (R-1-6) District. The property is located at 460 W. 18<sup>th</sup> Street, Yuma, AZ.*

**Richard Munguia, Assistant Planner**, summarized the staff report, recommending **APPROVAL**.

**QUESTIONS FOR STAFF**

**Walsma** asked how long the shed had been on the property. **Munguia** said a couple years. **Walsma** asked if the shed was built by the previous owner. **Munguia** said yes.

**Walsma** asked if there had been any other variance requests of a similar nature in the vicinity and zoning district. **Munguia** said yes.

**APPLICANT/APPLICANTS REPRESENTATIVE**

**Lawrence Herth, 914 W. Lakeside Circle, Yuma, Arizona**, was available for questions.

**Walsma** asked if he was in agreement of the conditions of approval. **Herth** said yes.

**OPEN PUBLIC COMMENT**

None

**DECISION:**

**Walsma** granted the requested variance, subject to the Conditions of Approval in Attachment A, finding that the four criteria have been met.

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**VAR-13138-2016:** *This is a request by Frank Rodriguez for a variance to reduce the side yard setback from 7' to 0' for a shed in the Low Density Residential (R-1-6) District. The property is located at 3871 W 37<sup>th</sup> Place, Yuma, AZ.*

**Richard Munguia, Assistant Planner**, summarized the staff report, recommending **APPROVAL**.

**QUESTIONS FOR STAFF**

**Walsma** asked if there were any issues regarding the safety of the shed. **Munguia** said no.

**APPLICANT/APPLICANTS REPRESENTATIVE**

**Amber Rodriguez, 3871 W. 37<sup>th</sup> Place, Yuma, Arizona**, was available for questions.

**Walsma** asked the applicant if she was in agreement of the conditions of approval. **Rodriguez** said yes.

**OPEN PUBLIC COMMENT**

None

**DECISION:**

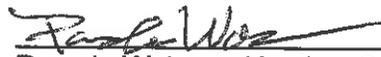
**Walsma** granted the requested variance, subject to the Conditions of Approval in Attachment A, finding that the four criteria have been met.

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**Walsma** adjourned the meeting at 9:42 a.m.

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Minutes approved and signed this 17<sup>th</sup> day of August, 2016.

  
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Pamela Walsma, Hearing Officer