



**Town of Alpine**  
**Board of Adjustment / Planning & Zoning Commission**  
**AGENDAS**

DATE: **January 11, 2005**  
TIME: 7:00 p.m.

PLACE: Riverview Meadows Town Meeting Room  
TYPE: Regular

***Happy New Year!***

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**Board of Adjustment**  
**AGENDA**

- 1 - CALL TO ORDER
- 2 - ROLL CALL & ESTABLISH QUORUM
- 3 - TONIGHT'S APPOINTMENTS/ NEW BUSINESS: 2<sup>ND</sup> MEETINGS FOR VARIANCES V-08-04 & V-09-04

- **Variance Request.- V-08-04-** Peter Karns is requesting a variance on two issues: overhang and slope pitch. He is building a business next door to Town office building. Neighboring property owner, Jeff Dupont is also requesting same variance. Town Council was responsible for letting P&Z know what they wanted. Town of Alpine is part of the property owner's association and has made its comments regarding these two variances. (*Council's letter mailed prior to meeting to members*) Mayor has now issued an Addendum to that letter stating several Council members now are not in favor of the flat roof and that the building should conform to existing structure and Town Codes. Mayor wanted P&Z to have CC&R's to read prior to meeting. (*CC&R's mailed prior to meeting to members*) ***Need Motion.***
- **Variance Request.- V-09-04-** Jeff Dupont is requesting a variance on two issues: overhang and slope pitch. He is building a business next door to Town office building. Neighboring property owner, Peter Karns is also requesting same variance. Town Council was responsible for letting P&Z know what they wanted. Town of Alpine is part of the property owner's association and has made its comments regarding these two variances. (*Council's letter mailed prior to meeting to members*) Mayor has now issued an Addendum to that letter stating several Council members now are not in favor of the flat roof and that the building should conform to existing structure and Town Codes. Mayor wanted P&Z to have CC&R's to read prior to meeting. (*CC&R's mailed prior to meeting to members*) ***Need Motion.***

- 4- ADJOURN MEETING- ***Need Motion.***

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**Planning & Zoning**  
**AGENDA**

- 1 - CALL TO ORDER
- 2 - ROLL CALL & ESTABLISH QUORUM
- 3 - P&Z MINUTES December 14<sup>th</sup>, 2004 ***Need Motions.***
- 4 - COUNCIL MINUTES: January 4<sup>th</sup>, 2005 (mailed prior to meeting) ***Need Motions.***

- 5 - TONIGHT'S APPOINTMENTS/ NEW BUSINESS:

- **Mayor to address Commission**
- **Draft on IBC Ordinance w/ Fire Marshall's info** - A draft was to be completed to turn over to Council for Public Hearings for an ordinance.

*continued...*

6 - UNFINISHED/ONGOING BUSINESS:

- **P&Z ATTENDING COUNCIL MEETINGS:**  
1) February 1 - 2) February 15 -

7 - ADJOURN MEETING- *Need Motion.*

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**AFTER MEETING REVIEWS-**

**ENFORCEMENT-**

- *Discussion on building inspector issues*
- *Jim Blittersdorf permit # RE-01-03 Deck Enclosure on side-* Final inspection was done, no Certificate of Occupancy was given at that time as Lyal had several notes. Top floor is not finished. *A letter was to be created advising Mr. Blittersdorf that a C.O. was not given due to notes from Lyal.*
- *Jim Blittersdorf permit # RE-03-04 Roof Structure-* No electrical issue. Fire Marshall's electrical review still waiting for a copy of this approval. Letter sent to Jim Blittersdorf. *Jim responded to letter with options on how to handle issue. Please advise how you would like Mr. Blittersdorf to proceed.*

*(Please see original plans in packets at end of table.)*

- *Marc Elkins (prior owner), Steve Dicenso (present owner) residential built inside storage units without permit/approval-* A letter was to be sent to advise Mr. Dicenso on how P&Z would like him to proceed. *Please advise clerk or create letter to be sent.*

*(Please see original plans Phase I & II to storage units. Packets and plans are at end of table.)*

***Items given to P&Z during tonight's meeting:***

***Items mailed to P&Z prior to tonight's meeting:***

- December 14<sup>th</sup> P&Z minutes
- January 4<sup>th</sup>, 2005 minutes