



Development Department

2101 O'Neil Avenue, Suite 202, Cheyenne WY 82001
 (Phone) 307-637-6282 (Fax) 307-637-6366

A COMMUNITY OF CHOICE

Board of Adjustment 2016 Annual Report

BACKGROUND:

The Board of Adjustment (BOA) consists of seven members. Meetings are held the third Thursday of every month in the Council Chambers at City Hall. The Board may also meet, as needed, in order to convene special meetings.

Members who served in 2016 are Stefanie Boster, Michael Hofmeister, John Knepper, Michael O'Donnell, Kevin Schwaiger, Jody Shields, and Chuck West (who was appointed to fill a vacancy in January 2016).

Attorney to the Board was Bill Hibbler from January through August 2016. Amanda Good served as interim attorney in September 2016; and Jeffrey Boldt was selected as the Board's attorney effective October 2016. Staff support was provided by Planner Katherine Malgieri and Assistant Director Lisa Pafford.

2016 YEAR IN REVIEW:

There were a total of twelve regularly scheduled BOA meetings during calendar year 2016. Of these, three were cancelled due to no hearing requests, one was cancelled due to lack of a quorum, and eight were held. Average attendance rate was 71%.

The Board heard a total of 35 requests in 2016:

Variances

Residential Setbacks	Residential Accessory Buildings	Residential Fences	Commercial Parking	Commercial Setbacks	Wireless Tower Location	TOTAL:	Approved: 13 w/Condition: 1 Denied: 2 Withdrawn: 3
3	4	2	2	7	1	19	

Conditional Use Requests

Expansion of Nonconforming Use	Multi-dwelling buildings	Office use: MR-1	Bar use: CB	Primary school use: MR-1	Outdoor sales/storage: CB, MUB, LI	Storage Park: CB	TOTAL:	Approved: 11 w/Condition: 3 Denied: 1
1	5	2	1	1	4	1	15	

Appeals

Administrative Decision regarding nonconforming residential use rights	Nuisance Violations*	TOTAL:	Dismissed: 1
1	0	1	

*In 2016, the hearing of appeals on nuisance violations was assigned to the Board of Adjustment, Ordinance 4153 as amended.