

Call to Order:

Board Attendance:

Jeff Nail – Board Chair -
Bill Robinson -
Jerry McLaughlin -

Kyle Foster -
Grenda Lewis -

Others Attending:

Approval of Minutes: 7-6-26

- **100.6 Residential Design Standards**

- A. Minimum Size 1. Width & Depth**

- Detached houses shall have a minimum exterior dimension of 22 feet on any side

- B. Roof 1. Pitch**

- The roof shall have a minimum 5:12 pitch (a vertical rise of at least 5 inches for every 12 inches of horizontal run).

- B. Roof 3. Eaves and Overhangs**

- The roof shall have a minimum eave projection and roof overhang of 12 inches on each of the exterior walls. Eave projections and roof overhangs shall be architecturally integrated into the design of the house. Gutters shall not be counted in calculating roof overhang.

1. **Variance Request of: Article 100.6 B. Roof 1. Pitch**

Applicant/Property Owner: Mandy Meierer

Location: North side of W 88th St, approximately .20 miles west of Vandiver Rd, Richmond (S4-T51-R28)

Request: 3/12 Roof Pitch – 2026 Modular Home with 12" eaves

2. **Variance Request of: Article 100.6 B. Roof 1. Pitch & B. 3. Eaves**

Applicant/Property Owner: Kyle & Whitney Marrant

Location: North side of E 192nd St, approximately .25 miles west of Hwy E, Richmond (S35&S36-T54-R27)

Request: 3/12 Roof Pitch with 10-inch eaves – 2026 Home

3. **Variance Request of: Article 100.6 A. 1. Width & Depth and 100.6 B. 3. Eaves**

Applicant/Property Owner: Michael & Brittanie DeAngelo

Location: South side of E 188th St, approximately .32 miles east of Dockery Rd, Richmond (S6-T53-R27)

Request: Attach a new 16' x 50 manufactured home to an existing 16' x 20' structure, all having 1-inch eaves. The structure will have 1120 sq ft livable space and a 5/12 roof pitch. They will install gutters with underground outlets to safely remove water away from the structure and outlet it in a stable location.