



**CITY OF HELENA**  
**Board of Adjustment**  
**July 2, 2024 - 5:30 PM**  
**Zoom Online Meeting; <https://zoom.us/j/95139091644>**

**Call to Order and Roll Call**

**Minutes**

A. April 2, 2024

**Regular Items**

**A. Public Hearing**

**Item 1:**

1. A variance from Section 11-4-2 to decrease the minimum side lot line setback from 8' to 5', for the side lot line setback on the eastern side of the existing dwelling for a property with a legal description of Lots 5 and 6 in Block 7 of the Chris Kenck Addition to the City of Helena, Lewis and Clark County, Montana.
2. A variance from Section 11-4-2 to decrease the minimum side lot line setback from 8' to 5', for the side lot line setback on the south side of the existing dwelling for a property with a legal description of Lots 5 and 6 in Block 7 of the Chris Kenck Addition to the City of Helena, Lewis and Clark County, Montana.
3. A variance from Section 11-4-2 to decrease the minimum side lot line setback from 8' to 5', for the side lot line setback on the north side of the existing garage for a property with a legal description of Lots 5 and 6 in Block 7 of the Chris Kenck Addition to the City of Helena, Lewis and Clark County, Montana.
4. A variance from Section 11-4-2 to decrease the minimum side lot line setback from 8' to 5', for the side lot line setback on the west side of the existing garage for a property with a legal description of Lots 5 and 6 in Block 7 of the Chris Kenck Addition to the City of Helena, Lewis and Clark County, Montana.

The reason for this variance is to reduce the side lot line setback between the existing structures and the proposed new lot line.

This property is located at 1105 State St.

**Public Comment**

**Member Communications / Proposals for next Agenda**

**Meetings of Interest / Announcements**

- **Next scheduled meeting is August 6, 2024.**

**Adjournment**