

Environmental Services Department

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STEARNS COUNTY BOARD OF ADJUSTMENT MEETING AGENDA

Thursday, September 28, 2017, beginning at 6:30 p.m.
Conference Room 121 B/C/D, Stearns County Service Center West
3301 County Road 138, Waite Park, Minnesota

Pledge of Allegiance

Approval of August 24, 2017 minutes.

Regular Agenda Items:

1. To consider a request from Derryn J. Grey Revocable Trust & Angela J. Ziebol Revocable Trust, Maple Grove, MN from Sections 5.1.2 & 10.2.11A(2) of the Stearns County Land Use & Zoning Ordinance #439 to increase the height, full second story addition, on to a legal nonconforming structure located in the Shoreland Overlay District that is located ahead of the established building line. Said Ordinance does not allow for the expansion of a legal nonconforming structure unless the addition or alteration meets the minimum setback requirement for the applicable lake or river classification for structures located in the Shoreland Overlay District. Affected property: .62A of Lot 2, Section 2, T122N, R29W, Maine Prairie Township. Property address: 19203 East Shore Drive, Kimball, MN.
2. To consider a request from Robert Leyendecker, Paynesville, MN from Section 6.7.5D of the Stearns County Land Use & Zoning Ordinance #439 to construct a new total confinement barn 630 feet from a residential structure. Said Ordinance requires a 700 foot setback to a residence from an animal feedlot that is registered for 10 animal units or more. Affected property: Lot 1, Block 1 of A-J Acres, Section 7, T122N, R31W, Eden Lake Township. Property address: XXXX 253rd Avenue, Paynesville, MN.
3. To consider a request from Steven & Julie Middendorf, Sauk Centre, MN from Section 6.7.5D of the Stearns County Land Use & Zoning Ordinance #439 to construct a new total confinement barn 50 feet from a property line. Said Ordinance requires a 100 foot setback to a property line from an animal feedlot that is registered for 10 animal units or more. Affected property: 216.09A S2SW4 & N2SW4 & W2NE4, Sections 21 & 28, T125N, R34W, Getty Township. Property address: 40835 County Road 22, Sauk Centre, MN.
4. To consider a request from Jerome & Valorie Muggli, Cold Spring, MN from Section 6.2.1P Table M of the Stearns County Subsurface Sewage Treatment System Ordinance #422 to locate a holding tank for a residential dwelling 55 feet from the Ordinary High Water Level of Schneider Lake, classified a Recreational Development Lake. Said Ordinance requires a minimum setback of 75 feet from the OHWL of a Recreational Development Lake. Affected property: Lot 18 & N

34.25 feet of Lot 19 of Great Northern Addition, Section 29, T123N, R30W, Wakefield Township. Property address: 22112 Great Northern Drive, Cold Spring, MN.

5. To consider a request from Camp George, LLC, Edina, MN from Sections 5.1.2C(3) & 10.2.11A(1)(a) of the Stearns County Land Use & Zoning Ordinance #439 to construct an addition located 63 feet from the Ordinary High Water Level onto a nonconforming residential structure that is located partly in the Shore Impact Zone of Little Birch Lake, a Recreational Development Lake. Said Ordinance requires a structural setback of 100 feet from the OHWL of a Recreational Development Lake and does not allow for any additions to a nonconforming structure that is located wholly or partly in the Shore Impact Zone. Affected property: Lots 6-9 & Outlots 2-4 of First Addition to Ward Springs, Section 35, T127N, R33W, Melrose Township. Property address: 44876 County Road 13, Grey Eagle, MN.
6. To consider a request from Steven & Margaret White, Woodbury, MN from Section 10.2.11A(1)(a) of the Stearns County Land Use & Zoning Ordinance #439 to construct a 20 foot by 24 foot (480 sq ft) residential accessory structure 23 feet from the Ordinary High Water Level of Lake Koronis, classified as a General Development Lake. Said Ordinance requires a structural setback of 75 feet from a lake classified General Development. Affected property: Lot 3, Block 1 of WSF Addition, Section 31, T122N, R32W, Paynesville Township. Property address: 30595 Breezewood Road, Paynesville, MN.
7. To consider a request from Andrew & Kristi Hoffman, Cold Spring, MN from Section 9.9.9A(3) of the Stearns County Land Use & Zoning Ordinance #439 to construct a 10 foot by 20 foot (200 sq ft) covered front entry 34 feet from the centerline of Jennifer Drive and a 24 foot by 24 foot (576 sq ft) home addition 40 feet from the centerline of Jennifer Drive. Said Ordinance requires a 63 foot setback from the centerline of a township road. Affected property: .59A of Govt Lot 1, Big Fish Lake Subdivision, Section 21, T124N, R30W, Collegeville Township. Property address: 16993 Jennifer Drive, Cold Spring, MN.
8. To consider a request from D. H. Blattner & Sons, Inc., Avon, MN from Sections 9.10.10 & 10.2.11C of the Stearns County Land Use & Zoning Ordinance #439 to expand the impervious lot coverage on the property to 48.8% and to construct a new structure that is 45 feet in total height on a property located in the Shoreland Overlay District of Linneman Lake, which is classified as Natural Environment. Said Ordinance allows 25% impervious lot coverage and a maximum structure height of 30 feet in the Shoreland Overlay District. Affected property: 51.80A Govt Lot 2, Section 34, T125N, R30W, Avon Township. Property address: 16767 County Road 9, Avon, MN.

Schedule November/December 2017 Board of Adjustment meeting date (12/7 or 12/14).

Adjourn

Barrier Free Status: This meeting will be accessible to the handicapped. Attempts will be made to accommodate any other individual need for special services. Please contact this office early so arrangements can be made.