



A G E N D A
Otter Tail County Board of Adjustment

Thursday, August 9, 2018

5:45 p.m. – Building open to the public
6:30 p.m. – Meeting Starts

6:30 p.m. – Call to Order and Approve July 12, 2018 Minutes

Name	Township	Lake/River	Physical Address	Parcel No.
Michael and Lynn Bleichner	Rush Lake – Section 8	Marion (56-2432)	38860 County Highway 49- 56573	53-000-08-0046-003
Dennis Loeks	Otter Tail – Section 2	Buchanan (56-209)	44201 Buchanan Point Road – 56571	46-000-02-0004-002
Karie Trupka	Maine – Section 2	Dead (56-383)	32133 Brightwood Shore Drive – 56528	38-000-99-0628-000
Patrick M. Kearns	Maine – Section 12	Pickerel (56-475)	33568 N Pickerel Drive – 56576	38-000-99-0335-000 38-000-99-0529-000
Sirek Building LLLP	Amor – Section 28	Otter Tail (56-242)	36794 Augustana Loop – 56515	02-000-99-0435-000
Erik and Paula Olson	Pine Lake – Section 9	Big Pine (56-130)	44495 Nitche Lake Road – 56573	52-000-99-0285-000
Edward & Donna Arntson	Maine – Section 3	Dead (56-383)	31881 Brightwood Shore Drive – 56528	38-000-99-0583-000

7:30 p.m.

Arturo & Erika Escobar	Lida - Section 32	North & South Lida (56-747)	23644 State Highway 108 – 56572	37-000-32-0180-001
Jon M. & Susan J. Anderson	Edna – Section 1	Devils (56-245)	Next to 45936 Devils Lake Road – 56573	20-000-01-0002-085
Michael Estey	Aurdal – Section 1	Fish (56-684)	27840 Fish Lake Beach Road – 56537	03-000-01-0003-000
Wayne Preston ET AL	Elizabeth – Sec. 14	Jewett (56-877)	Adjacent to 30886 West Jewett Drive – 56537	22-000-14-0104-900
Tim and Char Greene	Girard – Sec. 32	West Battle (56-239)	41529 Ukkelberg Drive – 56524	29-000-99-0663-000 29-000-99-0664-000
Rick and Carol Frovarp	Dora – Sec. 31	West Silent (56-519)	40345 Silent Acres Drive – 56528	16-000-99-0566-000
Kevin Flagel	Scambler – Sec. 11	Pelican (56-786)	50836 County Highway 9 – 56572	55-000-11-0084-000

8:30 p.m.

Dan and Stacey Mckeever	Everts – Section 5	Otter Tail (56-242)	35841 County Highway 72 - 56515	25-000-99-0261-000
Gordon a. Jensen	Lida – Section 5	Rush/Lizzie (56-760A)	23439 Choke Cheery Lane - 56572	37-000-99-1051-000

Previously Tabled Item Scheduled for Hearing at the August 9, 2018 Meeting –

None				
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Notice of Hearing for Variance



Otter Tail County
Government Services Center
510 Fir Ave W
Fergus Falls, MN 56537

Phone - (218) 998-8030/998-8041
Email – wstein@co.ottertail.mn.us
Web Address - www.co.otter-tail.mn.us

Applicant and/or applicant's representative must be present at the scheduled hearing.

To Whom It May Concern:

Michael and Lynn Bleichner
38860 County Highway 49
Perham, MN 56573

has/have made application to the Otter Tail County Board of Adjustment for a variance as per requirements of the Otter Tail County Shoreland Management Ordinance, the Otter Tail County Set Back Ordinance and/or the Subdivision Controls Ordinance. The Otter Tail County Board of Adjustment will assemble for this hearing on

Thursday, August 9, 2018 at 6:30 p.m.

in the Commissioners' Room of the Otter Tail County Government Services Center, Fergus Falls, MN. (Please use the public entrance located on the northeasterly side of the Government Services Center. The second left off Fir Ave.) **Individuals requiring special accommodations should contact the County Auditor's office prior to the date of the public hearing.**

The property concerned in the application is legally described as

Part of Government Lot 1,

Property Address – 38860 County Highway 49 - 56573

**Section 8, Township 135, Range 39 - Township Name – Rush Lake
Lake No. 56-243, Lake Name – Marion, Class – GD**

The variance requested is the following:

Remove the Condition No. 3 (No docks/lifts) from 2002 Conditional Use Permit Approval. Requesting to place a dock and lift lakeside – Marion Lake – County Highway 49.

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Wayne Stein
Board of Adjustment Secretary

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To Whom It May Concern:

Dennis Loeks
6227 Annapolis Lane N
Maple Grove, MN 55311-4257

has/have made application to the Otter Tail County Board of Adjustment for a variance as per requirements of the Otter Tail County Shoreland Management Ordinance, the Otter Tail County Set Back Ordinance and/or the Subdivision Controls Ordinance. The Otter Tail County Board of Adjustment will assemble for this hearing on

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The property concerned in the application is legally described as

Part of the Northwest Quarter of the Northwest Quarter and Part of Government Lot 1,

Property Address – 44201 Buchanan Point Road - 56571

**Section 2, Township 134, Range 39 - Township Name – Otter Tail
Lake No. 56-209, Lake Name – Buchanan, Class – RD**

The variance requested is the following:

A variance of 5' 5" above the ordinance requirement of 20'. A mistake was made when filling out the permit, the number was taken from the top of wall to peak.

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Board of Adjustment Secretary

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To Whom It May Concern:

Karie Trupka
608 South 6th Street
Breckenridge, MN 56520

has/have made application to the Otter Tail County Board of Adjustment for a variance as per requirements of the Otter Tail County Shoreland Management Ordinance, the Otter Tail County Set Back Ordinance and/or the Subdivision Controls Ordinance. The Otter Tail County Board of Adjustment will assemble for this hearing on

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The property concerned in the application is legally described as

Lot 9 Second Addition Minn-Kota Beach,

Property Address – 32133 Brightwood Shore Drive - 56528

**Section 2, Township 134, Range 41 - Township Name – Maine
Lake No. 56-383, Lake Name – Dead, Class – NE**

The variance requested is the following:

- Construct a two (2) story attached garage.
- Add second story to existing structure.
- Raise existing dwelling by six (6) feet.
- Closet point to the lake is 80' of required 200'. A previous variance 1992 was approved for the original cabin at 80' form the lake.

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To Whom It May Concern:

Patrick M. Kearns
2522 West 41st St. #238
Sioux Falls, SD 57105

Jayson Storo
32337 Ironwood Drive
Richville, MN 56576

has/have made application to the Otter Tail County Board of Adjustment for a variance as per requirements of the Otter Tail County Shoreland Management Ordinance, the Otter Tail County Set Back Ordinance and/or the Subdivision Controls Ordinance. The Otter Tail County Board of Adjustment will assemble for this hearing on

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The property concerned in the application is legally described as

Lot 3 Block F, Haggstrom's Subdivision of Reserve Lot E and F and Lot 6, Haggstrom's Beach Reserve Lot G,

Property Address – 33568 N Pickerel Drive - 56576

**Section 12, Township 134, Range 41 - Township Name – Maine
Lake No. 56- 475, Lake Name – Pickerel, Class – RD**

The variance requested is the following:

Removed driveway per variance approval on November 12, 2015. Impervious surface is at 30%. Request increase of impervious surface of 6.44% for a total of 36.44% to create handicap access to dwelling with new concrete driveway (60' Long by 12' Wide). Hardship is recent disability.

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To Whom It May Concern:

Sirek Building LLLP
101 11th St.
Wahpeton, ND 58075

Jayson Storo
32337 Ironwood Drive.
Richville, MN 56576

has/have made application to the Otter Tail County Board of Adjustment for a variance as per requirements of the Otter Tail County Shoreland Management Ordinance, the Otter Tail County Set Back Ordinance and/or the Subdivision Controls Ordinance. The Otter Tail County Board of Adjustment will assemble for this hearing on

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The property concerned in the application is legally described as

West Half of Lot 17 and All of Lot 18 Jonelsa Beach,

Property Address – 36794 Augustana Loop

**Section 28, Township 134, Range 40 - Township Name – Amor
Lake No. 56-242, Lake Name – 134, Class – GD**

The variance requested is the following:

9' by 13' addition to square of lakeside corner of home addition to be no closer to lake than existing home.

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To Whom It May Concern:

Erik and Paula Olson
44495 Nitch Lake Road
Perham, MN 56573

has/have made application to the Otter Tail County Board of Adjustment for a variance as per requirements of the Otter Tail County Shoreland Management Ordinance, the Otter Tail County Set Back Ordinance and/or the Subdivision Controls Ordinance. The Otter Tail County Board of Adjustment will assemble for this hearing on

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The property concerned in the application is legally described as

Lots 10, 11 and 12 Elm Rest,

Property Address – 44495 Nitch Lake Road

**Section 9, Township 136, Range 38 - Township Name – Pine Lake
Lake No. 56-130, Lake Name – Big Pine, Class – GD**

The variance requested is the following:

Proposing to replace the existing pitch roof on the Boathouse with a flat roof. The height of the Boathouse with the new roof will not exceed 8.5' in height on the lakeside as this Boathouse is built into the ground. We will also be replacing the existing door and put new shake siding and brick stone on the structure. Also proposing to remove the 8' high by 7' deep by 5.5' wide portion of the structure attached to the Boathouse and add a Bilco Door for access. The proposed project will be no closer than the existing Boathouse which is within 20' from the lake. The structure does meet the 40' lot line setback which is required for a Water Oriented Accessory Structure. Existing impervious surface in the shore impact zone is 310 square feet/ Exceeding the impervious surface in the Shore Impact Zone by 50square feet. No change.

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To Whom It May Concern:

Edward and Donna Arntson
31881 Brightwood Shore Drive
Dent, Mn 56528

has/have made application to the Otter Tail County Board of Adjustment for a variance as per requirements of the Otter Tail County Shoreland Management Ordinance, the Otter Tail County Set Back Ordinance and/or the Subdivision Controls Ordinance. The Otter Tail County Board of Adjustment will assemble for this hearing on

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The property concerned in the application is legally described as

Lot 10 Minn-Kota Beach,

Property Address – 31881 Brightwood Shore Drive - 56528

**Section 3, Township 134, Range 41 - Township Name – Maine
Lake No. 56-383, Lake Name – Dead, Class – NE**

The variance requested is the following:

We are requesting a 50' variance from the 200' lake setback in order to build a deck (over existing patio) and screen porch with walkway. This would be the same distance from the lake as our neighbor's deck. Also requesting to place a mud/entry room within the 200' setback as indicated on the drawing.

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To Whom It May Concern:

Arturo and Erika Escobar
416 3rd St. N.
Sabin, MN 56580

has/have made application to the Otter Tail County Board of Adjustment for a variance as per requirements of the Otter Tail County Shoreland Management Ordinance, the Otter Tail County Set Back Ordinance and/or the Subdivision Controls Ordinance. The Otter Tail County Board of Adjustment will assemble for this hearing on

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The property concerned in the application is legally described as

Part of Government Lot 2,

Property Address – 23644 State Highway 108 - 56572

**Section 32, Township 136, Range 42 - Township Name – Lida
Lake No. 56-747, Lake Name – North and South Lida, Class – GD**

The variance requested is the following:

Requesting a variance of 5' from the 20' height standard for a 28' by 30' building for storm shelter, showers, lavatories and storage. Purposes with recreation and activities room above. The planned 2 story structure is an integral part of a recently approved Conditional Use Permit. The structure will be 25' in height.,

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To Whom It May Concern:

Jon M. and Susan J. Anderson
356 4th St E
Halstad, MN 56548

has/have made application to the Otter Tail County Board of Adjustment for a variance as per requirements of the Otter Tail County Shoreland Management Ordinance, the Otter Tail County Set Back Ordinance and/or the Subdivision Controls Ordinance. The Otter Tail County Board of Adjustment will assemble for this hearing on

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The property concerned in the application is legally described as

Lot 83 Nedberg-Nye Survey Lots of Government Lots 1, 2 and 3,

Property Address – Net to 45936 Devils Lake Road - 56573

**Section 1, Township 136, Range 40 - Township Name – Edna
Lake No. 56-245, Lake Name – Devils, Class – GD**

The variance requested is the following:

Since the meeting of July 12, we have had a change to meet with Bill Norris from Edna Township at our lake lot and were able to come up with an appropriate distance from the road to meet their standards for snow removal per their request, thus moving the dwelling closer to the lake, but still further back than our neighbors. We were also able to visit with our neighbors about the holding tank and trees, they did not realize the trees were dead. Upon much reviewing of the project, we made revisions to better accommodate the limited lot size. Due to the limited lot size we would like to make the following requests:

- 1.) Requesting a 48.55' variance for the proposed structure to be 26.45' from ordinary high-water level, required setback is 75'.
- 2.) Requesting a variance from the allowed 260 square feet impervious surface in the shore impact zone to be at 1,359 square feet for the construction of new dwelling and patio as shown on drawing.
- 3.) Requesting to have building to be 14.73' at closet point to the road right-of-way as shown on drawing.
- 4.) Requesting to place holding tank 5' from the lot line and 31.5' from the ordinary high-water level, required setback is 50'.

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To Whom It May Concern:

Michael Estey
27840 Fish Lake Beach Road
Fergus Falls, MN 56537

has/have made application to the Otter Tail County Board of Adjustment for a variance as per requirements of the Otter Tail County Shoreland Management Ordinance, the Otter Tail County Set Back Ordinance and/or the Subdivision Controls Ordinance. The Otter Tail County Board of Adjustment will assemble for this hearing on

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The property concerned in the application is legally described as

Sublot A of Government Lot 3,

Property Address – 27840 Fish Lake Beach Road – 56537

**Section 1, Township 133, Range 42 - Township Name – Aurdal
Lake No. 56-684, Lake Name – Fish, Class – NE**

The variance requested is the following:

Requesting to construct storage building 32' by 48' 140' from the ordinary high-water level (Required Setback is 200').

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Board of Adjustment Secretary

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Applicant and/or applicant's representative must be present at the scheduled hearing.

To Whom It May Concern:

Wayne E Preston Et AL
30675 County Highway 27
Fergus Falls, MN 56537-7343

has/have made application to the Otter Tail County Board of Adjustment for a variance as per requirements of the Otter Tail County Shoreland Management Ordinance, the Otter Tail County Set Back Ordinance and/or the Subdivision Controls Ordinance. The Otter Tail County Board of Adjustment will assemble for this hearing on

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The property concerned in the application is legally described as

Part of the Southwest Quarter of the Southwest Quarter and part of Government Lot 7,

Property Address – Adjacent to 30886 West Jewett Drive - 56537

**Section 14, Township 134, Range 43 - Township Name – Elizabeth
Lake No. 56-877, Lake Name – Jewett, Class – GD**

The variance requested is the following:

Requesting a variance to separate approximately 2.2 acres, to include approximately 266' of lake shore, via a "metes and bonds" from the main farm residence (30628 County Highway 27 – Fergus Falls MN. 22000140104900) which is currently approximately 38 acres. I have been granted a "Conditional Use Permit" to fill in wetlands for an access road via an easement across 22000140104002. Lakeshore on 22000140104900 is currently land locked from the North and South and water locked from the East and West.

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To Whom It May Concern:

Tim and Char Greene
PO Box 36
Eagle Bend, MN 56446

has/have made application to the Otter Tail County Board of Adjustment for a variance as per requirements of the Otter Tail County Shoreland Management Ordinance, the Otter Tail County Set Back Ordinance and/or the Subdivision Controls Ordinance. The Otter Tail County Board of Adjustment will assemble for this hearing on

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The property concerned in the application is legally described as

Lots 16 and 17 Fair Oaks,

Property Address – 41529 Ukkelberg Drive - 56524

**Section 32, Township 133, Range 39 - Township Name – Girard
Lake No. 56-239, Lake Name – West Battle, Class – GD**

The variance requested is the following:

1. The existing dwelling was built in 1969 and is 27' from the lake. We would like to add on but are unable to get back to the 75' setback requirement. Request to be 47' from lake.
2. Also, the existing impervious surface is greater than the allowable 25% and our proposed is slightly less impervious than the existing situation. Existing impervious surface is 27.64%. Proposed impervious surface is 27.61%.

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To Whom It May Concern:

Rick and Carol Frovarp
916 41st Ave S
Moorhead, MN 56560

has/have made application to the Otter Tail County Board of Adjustment for a variance as per requirements of the Otter Tail County Shoreland Management Ordinance, the Otter Tail County Set Back Ordinance and/or the Subdivision Controls Ordinance. The Otter Tail County Board of Adjustment will assemble for this hearing on

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Lot 16 Silent Point,

Property Address – 40345 Silent Acres Drive - 56528

**Section 31, Township 136, Range 41 - Township Name – Dora
Lake No. 56-519, Lake Name – Wet Silent, Class – RD**

The variance requested is the following:

We are requesting a 62' variance for setback of structure from the ordinary high-water mark. Required is 100'.

We are requesting a 15' variance for the road right-of-way.

We are requesting a 5' variance for the lot line setback.

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To Whom It May Concern:

Kevin W. Flagel
50836 County Highway 9
Pelican Rapids, MN 56572

has/have made application to the Otter Tail County Board of Adjustment for a variance as per requirements of the Otter Tail County Shoreland Management Ordinance, the Otter Tail County Set Back Ordinance and/or the Subdivision Controls Ordinance. The Otter Tail County Board of Adjustment will assemble for this hearing on

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The property concerned in the application is legally described as

Part of Government Lot 1,

Property Address – 50836 County Highway 9 - 56572

**Section 11, Township 137, Range 43 - Township Name – Scambler
Lake No. 56-786, Lake Name – Pelican, Class – GD**

The variance requested is the following:

Cabin to remain in existing location with existing footprint. Requesting to change flat roof to a pitched roof. The cabin currently sits 0 feet from the property line on the north side. We are requesting a variance of 10 feet from the lot line to replace existing roof. Foundation to be replaced lakeside in existing location. Shore impact zone impervious coverage is currently at 778 square feet. Proposing to decrease to 681 square feet and to change 342 square foot flat roof with 342 square foot pitched roof. From 50 – 75 feet from the ordinary high-water level, there is 1,370 square feet of roof to change from a flat roof to a pitched roof. Requesting a variance to be 39.3 feet from the ordinary high-water level to replace existing roof to a pitched roof. Will not be any closer to the water than existing roof. Within the 10' setback from the North lot line: - remove the flat roof over the garage and replace it with a pitched roof to match the main part of the house. The gable roof from the lakeside bedroom would terminate into the new garage roof. – change the grade of the last section of driveway to rise to the garage (it now has grade toward the garage). -raise the slab of the garage 4". Within the 75' setback from the ordinary high-water level: -replace the roof over the 3-season porch and middle section of the house in order to eliminate the flat roof over the porch. The pitch on the west side of the peak would remain the same, while the east side would run from the peak to exterior wall eliminating the change in pitch. -raise to peak ~12" to allow for energy efficient scissor trusses. – repair/replace foundation walls under screen porch and lakeside bedroom.

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Board of Adjustment Secretary

Notice of Hearing for Variance



Otter Tail County
Government Services Center
510 Fir Ave W
Fergus Falls, MN 56537

Phone - (218) 998-8030/998-8041
Email – wstein@co.ottertail.mn.us
Web Address - www.co.otter-tail.mn.us

Applicant and/or applicant's representative must be present at the scheduled hearing.

To Whom It May Concern:

Dan and Stacey McKeever
PO Box 518
Gwinner, ND 58040

has/have made application to the Otter Tail County Board of Adjustment for a variance as per requirements of the Otter Tail County Shoreland Management Ordinance, the Otter Tail County Set Back Ordinance and/or the Subdivision Controls Ordinance. The Otter Tail County Board of Adjustment will assemble for this hearing on

Thursday, August 9, 2018 at 8:30 p.m.

in the Commissioners' Room of the Otter Tail County Government Services Center, Fergus Falls, MN. (Please use the public entrance located on the northeasterly side of the Government Services Center. The second left off Fir Ave.)
Individuals requiring special accommodations should contact the County Auditor's office prior to the date of the public hearing.

The property concerned in the application is legally described as

Part of Lot 9 an All of Lot 10 Block 1 – Bonita Beach,

Property Address – 35841 County Highway 72 - 56515

**Section 5, Township 133, Range 40 - Township Name – Everts
Lake No. 56-242, Lake Name – Otter Tail, Class – GD**

The variance requested is the following:

Request a 5' variance from the 10' side-yard setback for new roof and existing building footprint. Request a 4' variance from the 20' road setback for new roof on existing building footprint. Roof replacement to be maximum 20' in height.

July 19, 2018

Wayne Stein
Board of Adjustment Secretary

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To Whom It May Concern:

Gordon A. Jensen
1051 East Inlet Drive
Marco Island, FL 34145

has/have made application to the Otter Tail County Board of Adjustment for a variance as per requirements of the Otter Tail County Shoreland Management Ordinance, the Otter Tail County Set Back Ordinance and/or the Subdivision Controls Ordinance. The Otter Tail County Board of Adjustment will assemble for this hearing on

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The property concerned in the application is legally described as

Tract N of Auditor's Subdivision No. 102,

Property Address – 23439 Choke Cherry Lane - 56572

**Section 5, Township 136, Range 42 - Township Name – Lida
Lake No. 56-760A, Lake Name – Rush/Lizzie, Class – NE**

The variance requested is the following:

We want to build a cabin on our lake Lot N of Auditor's Subdivision No. 102. The slope of the land is such that if we were to build at the 200' set-back line we would not be able to see the lake. We are asking for a variance of 69 and 70 feet from the 200' set-back across Lot N as shown on Anderson Land Surveying Certificate of Survey No. 8562. Please note, we will be abiding by the 30' set-back requirement from the top of the bluff. The land was platted in June 1979 and purchased by the Jensen family in October 1980. At the time of purchase Rush Lake was classified as recreational, with a set-back requirement of 100'. In 1981 the classification was changed to environmental with a set-back of 200'. Soil boring samples were taken at the proposed building site and the 200' set-back. The purposed site has 6" of top soil covering a sand and gravel mix. The soil composition at the 200' set-back is 6" of top soil covering heavy clay. Because of the soil composition and elevation changes the overall environmental impact is more favorable if the set-back variance is granted.

July 19, 2018

Wayne Stein
Board of Adjustment Secretary