

Morrison County Board of Adjustment Via Webex

Minutes

July 7, 2020

Vice-Chairperson Dave Stish called the meeting of the Morrison County Board of Adjustment to order at 7:00 p.m.

Members Present: BethyJo Murphy, Dave Stish, Russ Nygren, and Marvin Trettel.

Members Absent: None

Ex-Officio Members Present: Amy Kowalzek and Sharon Peterson

Ex-Officio Members Absent: None

1. Brian & Kristine Flanagan – 2052 Fish Trap Lake Dr; Cushing, MN 56443 – Application for a Variance to add onto a non-conforming structure; located on Lot 5 of Lake Shore Acres, Section 32, Township 132, Range 31, Scandia Valley Township.

Brian & Kristine Flanagan were present.

Amy Kowalzek stated this is a re-convene from the June meeting and entered into record Sections 301, 301.6A, 706.1, 706.1A and 706.3 of the Morrison County Land Use Control Ordinance, a plat map with the parcel location, variance application, background information questions, lot dimensions map, survey, four aerial photos, seven (7) site plans with descriptions and a letter from the Land Services Department, three aerial photos, staff report, impervious surface calculation, aerial photo showing contours and aerial photo showing building envelope. There were 80 notices were sent to neighboring property owners. No comments were received prior to the hearing. Amy entered the finding of fact and decision questions.

Brian Flanagan stated he is appreciative of the opportunity to meet again. At the last meeting I did not have a good understanding of what a practical difficulty was. We are now able to fully understand and show the board what our practical difficulty is. There is an elevation drop on the property, to place a structure here would require a lot of site work. To the south of the lot there is an area that holds water. If this area is filled it would change the course of runoff to go to the neighbors. The road is higher and drains through our lots. We would also have to move our septic system back if we wanted to build in this area. We have provided some modifications to further reduce the impervious surface. We will also be adding gutters. We would like to keep the well house, this is a 66 square foot land mark on our property from the original resort. We would like to update this with paint and roofing.

Russ Nygren stated he is the one that requested the well house be removed. Do like tonight's proposal much better.

Marvin Trettel stated he likes the plans to reduce the impervious surface and the new proposal.

7:21 – A motion was made by Russ Nygren to pause the meeting due to the webex timing out. The motion was seconded by Dave Stish

7:29 - The meeting was called back to order.

Dave Stish stated this is a non-conforming lot with a non-conforming structure. Just building at the setback of 75 feet does not always make an improvement. The house could be in the best place on the lot. Anytime they want to expand it will need a variance and must show a practical difficulty.

BethyJo Murphy stated there is a shared driveway and the septic is between the road and the cabin.

Audience Comment:

Katie Harms – stated she is in support of the request and they have been great neighbors.

The voting sheets were polled.

A motion was made by Russ Nygren to approve the Variance request including conditions. The motion was seconded by Marvin Trettel. The vote was all in favor.

With no further business at hand, the hearing was closed at 8:04 p.m.

8:12 – A motion was made by Russ Nygren to pause the meeting due to the webex timing out. The motion was seconded by Dave Stish

8:20 - The meeting was called back to order.

A motion was made by Russ Nygren to approve the June 2, 2020 minutes. The motion was seconded by Dave Stish. The vote was all in favor.

New business – A discussion was held on whether the at home meetings are working for everyone.

A discussion was had on whether we want to combine our Board of Adjustment and Planning Commission into one

A discussion was had on whether the board wanted to start view the properties.

Old business – This will be our last meeting using Webex.

A motion was made by Marvin Trettel to adjourn the meeting. The motion was seconded by Bethy Jo Murphy. The vote was all in favor.

With no further business at hand, the hearing was closed at 8:40 p.m.

Respectfully submitted,

Amy Kowalzek, Secretary

Morrison County Board of Adjustment

BethyJo Murphy, Chairperson
Morrison County Board of Adjustment

Dave Stish, Vice-Chairperson
Morrison County Board of Adjustment