

MOWER COUNTY

AUSTIN, MINNESOTA



January 27, 1983

MINUTES OF THE 60th MEETING OF THE MOWER COUNTY BOARD OF ADJUSTMENT

Members Present: Conrad Stemson, Ken Trom, M. E. Chesebrough

Members Absent: William Milbrath

Others Present: Julie Lewon, David L. Olson

The 60th meeting of the Mower County Board of Adjustment was called to order on Thursday, January 27, 1983 at 4:10 p.m. in Conference Room 1 of the Mower County Courthouse. Minutes of the January 13, 1983 meeting were approved as mailed on a motion by Mr. Stemson, seconded by Mr. Chesebrough. The motion passed unanimously.

Gary/DuWayne Louks - Variance For an Additional Non-Farm Dwelling in a Quarter-Quarter Section: This is a request from Gary and DuWayne Louks for a variance to allow more than one non-farm dwelling in a quarter-quarter section. The property is located in the Northeast corner, SE $\frac{1}{4}$, Section 10, Pleasant Valley Township. There is currently one non-farm dwelling in this quarter-quarter section (his parent's), and the petitioner's home would be the second. The petitioner is proposing to place a mobile home to the north of his parent's home. Mr. Chesebrough stated that the proposed location is a small parcel surrounded on all sides by shelter belts, and it would be impossible to combine it with more land for agricultural cultivation. He further stated that the parcel was too small to be used by farm equipment and too big for gardening. Chairman Trom stated that it would not be taking prime agricultural land out of production which agrees with the ordinance.

The Board of Adjustment then reviewed the criteria for granting a variance, and it was concluded as follows: 1) The requested variance would be in harmony with the ordinance intent and general purpose as no prime agricultural land would be taken out of production; 2) The variance is consistent with the Comprehensive Plan; 3) Hardship is shown as the parcel is surrounded on all sides by shelter belts and it would be impossible to combine it with more land for agricultural cultivation. It is too small to be used by farm equipment and too big for gardening. The highest and best use of the land would be residential. After further discussion, a motion was made by Mr. Stemson to approve the variance for an additional non-farm dwelling in the quarter-quarter section. The motion was seconded by Mr. Chesebrough and passed unanimously.

As there was no further business, a motion was made by Mr. Stemson to adjourn the meeting. The motion was seconded by Mr. Chesebrough and passed unanimously. The meeting adjourned at 4:30 p.m.

Respectfully submitted,

Julie Lewon, Secretary