

FILE

## **MOWER COUNTY BOARD OF ADJUSTMENT**

### **Minutes of the Mower County Board of Adjustment**

Members Present: Joan Roe, Mary Kenyon, Harold Boverhuis

Alternate Present: Mary Kenyon

Members Absent: Gary Braaten

Others Present: Glen Jacobsen, Chad & Lori Kuehn, Daryl W. Franklin, Renea Quill

The regular meeting of the Mower County Board of Adjustment was called to order by Acting Chair, Joan Roe on Wednesday, June 30, 1999, at 1:45 p.m. at the Mower County Courthouse, Courtroom, Commissioners Room, 201 1<sup>st</sup> Ave NE, Austin, Minnesota.

Minutes of the May 26, 1999 meeting were approved as mailed on a motion by Mary Kenyon, seconded by Harold Boverhuis. The motion passed unanimously.

**Variance #396 – Chad & Lori Kuehn** (Eugene Kruger property)- Variance from Section 14-50(h) 1 of the Mower County Zoning Ordinance to locate a new feedlot for horses 50 feet from another residence instead of the 1000', PIN#16-008-0085 Section 8 of RedRock Township. Reference was made to the site visit by Board of Adjustment members Joan Roe & Mary Kenyon; also present Lori & Chad Kuehn, Roger Slinde & Gene Tapp of Red Rock Township. Mr. Kuehn discussed his proposal to purchase the property and construct a barn and have up to 10 horses on the property in question. Harold Boverhuis questioned as to why the variance was needed and felt the feedlot committee did not intend this type of action. It was explained that based on the interpretation and the new regulations, it would be a new feedlot. After some discussion, A motion was made by Harold Boverhuis, seconded by Mary Kenyon, to approve the variance because:

- 1 & 2.) The variance is in harmony with the spirit and intent of the Ordinance;  
The variance is consistent with the Comprehensive Plan because of the limited size, shape, usage, and current vegetation on the property in question. This relates to the County State Highway 2 which is on the east and north side of the property. The limited cultivated land on the south side of the property and the limited cultivated land on the north end.
- 3.) Practical difficulty were shown because of the unique shape of the property based upon the residence directly to the south, the right-of-way of Co. Road 2

on the east and north side and the current placement of the large wooded area that occupies 2/3 of the sight, small portion to the south and to the north.

To approve the variance with the following conditions:

1. A Zoning Permit must be issued for the new building by December 1, 2004 or the variance is void.
2. The variance is for horses only and the total number of horses cannot exceed 10 unless another variance is applied for and received by the appropriate Governmental Agency.
3. No feedlot building shall be allowed in the SE corner of the property described as 300' west of the centerline of County Road 2 and north/south 65', however the area can be used for pasture. (see attached drawing)

Motion passed unanimously.

There being no further business, the meeting adjourned at 2:50 p.m. on a motion by Mary Kenyon, seconded by Harold Boverhuis. The motion passed unanimously.

Respectfully submitted,  
Daryl W. Franklin

