

CITY OF HERMANTOWN
BOARD OF APPEALS & ADJUSTMENTS
May 10, 2022 Meeting Summary
5:00 PM

1. ROLL CALL

Members Present: Joe Peterson; Cyndy Reno; Gerald Wallace; Michael Boese; James Neson; and Councilor Gloria Nelson

Members Absent:

Others Present: Eric Johnson, Community Development Director; Mr. and Mrs. Ross Peterson, 4021 Stebner Rd.; and Gary Gilbert, 3986 Lindahl Rd.

2. APPROVAL OF AGENDA

Motion made by Gerald Wallace to approve the May 10, 2022 agenda as presented. Seconded by Cyndy Reno. Motion carried.

3. APPROVAL OF MINUTES

Motion made by Michael Boese to approve the March 10, 2020 minutes as presented. Seconded by Gerald Wallace. Motion carried.

4. PUBLIC DISCUSSION

None.

5. PUBLIC HEARING

5A. An application by Ross Peterson of 535X Truman Drive for a front yard setback variance in order to construct a residential home on a R-3 Residential Zoned lot.

Eric Johnson, Community Development Director, presented the application of Ross Peterson who has purchased a lot within the Jackson Estates 4th Addition and is in the process of designing a home for the property.

This lot is approximately 0.51 acres in size and is pie shaped in configuration. However, the middle portion of the property is encumbered by an existing wetland which was delineated as part of the plat process. There are no additional wetland impacts allowed within this development as all of the impacts were permitted as part of the plat process

The configuration of this lot with its required setbacks and existence of the wetland create a small triangular shaped building pad. The maximum width of the building pad is 76 feet on the east side of the property and tapers to zero at the west side of the property. Traditionally, a pie shaped lot generally works for development and the associated setbacks. However, on this lot the presence of the wetland dictates a smaller, triangular shaped building pad than would typically be seen on a standard ½ acre lot.

The applicant and City staff looked at a number of scenarios in order to minimize the variance request, however in each instance, the potential variance became greater.

Gerald Wallace asked about who was notified regarding the application. Eric replied that it was property owners within 350 feet of the property and that no comments or questions had been received.

Motion made by Cyndy Reno to approve the application by of Ross Peterson who has purchased a lot within the Jackson Estates 4th Addition and is in the process of designing a home for the property. Seconded by James Nelson. Motion carried 5 to 0.

6. CONTINUING BUSINESS

None.

7. NEW BUSINESS

None.

8. COMMUNICATIONS

None.

9. COMMISSION MEMBER REPORTS

Joe Peterson – None

Cyndy Reno - None

Michael Boese – None

Gerald Wallace – None

James Nelson – None

Gloria Nelson – None

ADJOURN

Motion made by Gerald Wallace to adjourn the meeting. Seconded by James Nelson. Meeting adjourned at 5:13 pm.

Officiated by:

Transcribed by:

Joe Peterson, Chairman

Mary Melde, Administrative Assistant