

**MINUTES**  
**Blue Earth County Board of Adjustment**  
**Regular Meeting**  
**Wednesday, February 6, 2013**  
**7:00 p.m.**

**1. CALL TO ORDER**

The meeting was called to order at 7:00 P.M. by Chairman Lyle Femrite. Board of Adjustment members present were Lyle Femrite, Bill Anderson and Chuck Grams. Planning & Zoning staff members Mark Manderfeld and George Leary were also present.

**2. APPROVAL OF MINUTES**

Mr. Grams made a motion to approve the minutes from the January 2, 2013 meeting of the Board of Adjustment. Mr. Anderson seconded the motion which carried unanimously.

**3. APPROVAL OF AGENDA**

Mr. Leary indicated there was no change to the agenda.

**4. NEW BUSINESS**

**Eldo and Marilyn Proehl** - Request for a variance to reduce the setback requirement to the center line of State Hwy 30 from 130 feet to 102 feet for the purpose of constructing a grain bin. The property is located in the Agricultural Zoned District in the West Half of the Southeast Quarter of Section 13, Danville Township.

Mr. Manderfeld presented the staff report.

The applicant was present.

There was no public comment.

Mr. Femrite asked about the existing access path that extends into MN DOT ROW.

Mr. Proehl stated he originally did not think the access path was in the ROW. He now realizes that it is four to five feet into the ROW and will move it.

Mr. Femrite indicated that today's large farm equipment requires a larger area to move around in.

Mr. Anderson stated he had no issue with the request and agreed with the content of the report provided by staff. He continued with a motion to bypass the review of the findings of fact checklist and to approve the variance request as presented by staff.

Mr. Grams seconded the motion and the motion passed unanimously.

**BOA 03-13**

**David and Pamela Hollerich** - Request for a variance to adjust the property lines of two existing parcels. The property is zoned conservation and is located in the Southeast Quarter of the Northwest Quarter of Section 6, Lyra Township. The variance includes the following components:

Parcel One

- To reduce the property line setback for an existing open lot cattle feedlot from 50 feet to 28.1 feet.

Parcel Two

- To reduce the property line setback of an existing total confinement swine operation with three barns from 50 feet to 28.7 feet.
- To reduce the feedlot to dwelling setback of 1,000 feet from two existing total confinement swine barns to 150 feet and 240 feet.
- To Reduce the feedlot to dwelling setback of 1,500 feet of an existing total confinement swine barn from 1,500 feet to 370 feet.

Mr. Leary presented the staff report.

The applicants were present and had nothing to add.

There was no public comment.

Mr. Femrite stated he understood the estate planning concept of the proposal. He also commented that the proposal will create a number of non-conforming setbacks.

Mr. Anderson stated that he was familiar with the site. The barns and the home have all been there a number of years. He added that he had no issue with the request.

Mr. Anderson made a motion to bypass the review of the variance findings of fact checklist and made a motion to approve the requested variance.

Mr. Grams asked the applicant who lives in the home.

Mr. Hollerich indicated that his son Trent lives in the home and that he is also part of the farming operation.

Mr. Grams seconded the motion and the motion carried unanimously.

## **5. ADJORNMENT**

There was no further business. Mr. Grams made a motion to adjourn the meeting which was seconded by Bill Anderson. The motion carried and the meeting was adjourned at 7:30 P.M.

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Board of Adjustment Chair

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Board of Adjustment Secretary