

**CITY OF WILLMAR
BOARD OF ZONING APPEALS MEETING
6:30 P.M. WEDNESDAY, SEPTEMBER 14, 2022
CONFERENCE ROOM #1
CITY OFFICE BUILDING**

Members: Christopher Frank, Dan Reigstad, Dylan Erickson-Thoemke, and Josh Monson

AGENDA

1. Call the meeting to order
2. Daniel Tempel Variance
3. Miscellany
4. Adjourn

BOARD OF ZONING APPEALS – September 14, 2022

STAFF COMMENTS

1. DANIEL TEMPEL VARIANCE FILE NO 22-02

- The applicant is Daniel Tempel and he is requesting a Variance on the property located at 223 Benson Ave SE.
- The property is zoned General Industry (I-2)
- Mr. Tempel is looking to demolish or move the existing building and build a new maintenance facility and repair shop
- There is a sewer easement running through the middle of the property that poses a unique predicament to the project.
- This 20 ft. easement bisects the lot's buildable area and greatly reduces potential building coverage.
- The Planning Commission on June 1 approved the Plan Review application of the property on the condition that the applicant obtain a Variance from the setback requirement.

RECOMMENDATION: Approve the Variance application with the condition that if the use or business changes, the property shall be reviewed by the Planning Commission.



