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BROOKINGS COUNTY DEVELOPMENT

APPLICATION FOR VARIANCE TO ZONING REGULATIONS

Date of Application: July 31. 2020

Variance Number: ~~2020 VAR~~ 2020var013

To: Brookings County Board of Adjustment
520 3rd St, Suite 200
Brookings, South Dakota 57006

A.) I/We, the undersigned property owner (s), do hereby petition the Board of Adjustment of Brookings County, South Dakota, to grant a Variance to the Brookings County Zoning Regulations for the purpose of:

Construction of a 24' x 27' garage and a 60' tile line.

B.) Section(s) of Zoning Regulations to be exempted:

Side yard setback of 8'.
Allowing a 4' setback.
Article IV District Reg.: Chapter 4.03 "LP" Lake-Park District: Section 4.03.03. Density, Area + Yard Reg. (Min. Side Yard).

C.) Special conditions and circumstances that exist which are peculiar to the land, structure, or buildings in the same district: that literal interpretation of the provisions of this regulation would deprive the applicant of rights commonly enjoyed by other properties in the same district under terms of this regulation: that the special conditions and circumstances do not result from the actions of the applicant, and that granting the variance requested will not confer on the applicant, and privilege that is denied by this regulation to other lands, structures, or buildings in the same district.

An existing shed is located 8' from the side yard property line. To allow the roof/eaves of the proposed garage to cover the valley created by attaching the shed's existing roof. The narrow width of the lot makes construction difficult between the 8' side yard set backs. A drain tile will be placed along the back wall and side to help the excessive run off from the steep hill.

D.) Legal Description of Property:

The property parcel ID is: 090751124722300
Property address is: 751 E. Lake Hendricks Dr. White, SD
Section / Township / Range Are: 22/112/47
Charles Cove Addition LOT 1 in SW 1/4 Sec. 22-112-47
60' X 250'

E.) Time and Date Set for Hearing before Brookings County Board of Adjustment.

Sept. 1, 2020
Date

8:00 pm
Time

Approved

Rejected

Date

Chairman of Brookings County Board of Adjustment

Loren Hacker
Person filing petition – print

[signature]
Person filing petition – sign

113 Lac Qui Park Ave. N.
Address

Canby, MN
City

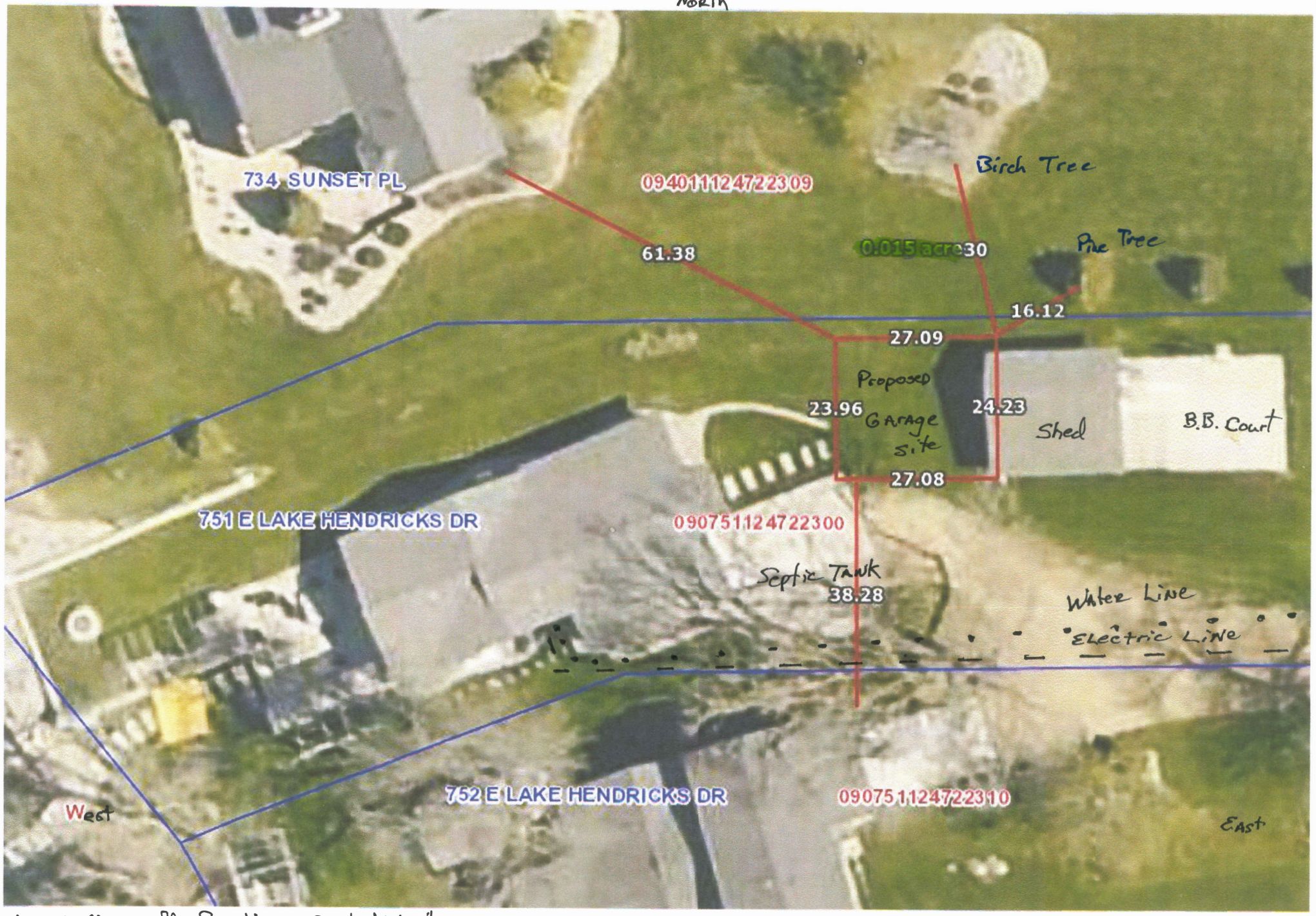
MN
State

56220
Zip Code

507-530-4751
Telephone

A variance that is granted and not used within three (3) years will be considered invalid.

North



Aerial Map off Brookings County Website
Red Lines ADDED to show estimated distances.

South