

**City of Pine Island  
Planning and Zoning Commission  
Agenda**

**Tuesday – June 9<sup>th</sup>, 2015**

**7:00 PM**

Second Floor – City Hall  
250 South Main Street

- I. Roll Call
- II. Pledge of Allegiance
- III. Minutes of May 12<sup>th</sup>, 2015
- IV. Public Hearing on Judy Krause garage setback variance
- V. Action related to setback variance
- VI. Adjourn

City of Pine Island  
Planning and Zoning Commission  
Minutes  
Tuesday, May 12, 2015  
7:00 P.M. – City Hall

Meeting called to order at 7:02 P.M. by Chairman Ken Hames

Present: Ken Hames, Harlan Pahl, Brad Rehling, TJ Schutz, Grant Friese

Absent: Jason Johnson

Also Present: Jon Eickhoff, Rod Steele, Vernetta Pahl, Bill Taylor

Pledge of Allegiance was recited.

Motion by TJ Schutz and second by Brad Rehling to accept the minutes of the January 13, 2015 meeting.

Public Hearing on Land O'Lakes variance request was opened by Chairman Hames. Bill Taylor from Land O'Lakes explained their expansion project and the need to come within 27 feet of the property line. The expansion is a \$3.9M improvement to their boiler and steam generation system. They cannot go to the north any further than drawn on the plans due to the required fire setbacks from their outdoor propane tank. As proposed, the expansion is still further from the roadway than the current propane storage tank. Staff and commission members asked various questions. Rod Steele asked if this would increase their flow to the City waste water treatment facility. Mr. Taylor stated it would not, and commented that the project included rerouting piping so they can better process waste at their own pretreatment.

Motion by Grant Friese and second by Brad Rehling to close the public hearing. Approved 5-0-0.

Motion by Grant Friese and second by TJ Schutz to recommend City Council grant the setback variance. Approved 5-0-0.

Chris Wagner from Island Market was not present. Discussion took place regarding options for his proposed expansion. The commission directed staff to have Mr. Wagner clarify his plans and try to come to a solution to present to the commission.

Motion by Grant Friese and second by TJ Schultz to adjourn at 7:26 P.M. Approved 5-0-0.

Respectively Submitted,

Jon Eickhoff

PETITION FOR VARIANCE

Date 5/21/15

Person(s) applying for variance Judy Krause  
Steve Krause

Address 404 1st Ave SE, Pine Island, MN 55963

Telephone # 507-251-8824 (Steve)

Legal description of property: Lot: 6 Block: 39

Plat/Parcel # 100-2120 Addition. \_\_\_\_\_

Reason for variance. Addition New Garage

- Old garage is in poor condition, new garage will increase value of property, Also new garage will be moved

Names and addresses of the property owners abutting directly on the property described in this application

Doug Andrist

~~Terry~~ Terry Rosagen

off of alley to a further distance  
off. New garage will  
have Drive through so  
further off alley will improve  
view from alley.

1. Are there exceptional or extraordinary circumstances to the properties which do not apply generally to other properties in the same zone or vicinity and result from lot size or shape, topography or other circumstances over which you, as owner, have had no control Yes X No \_\_\_\_\_

Comment To old Lot sizes Not enough space for garage

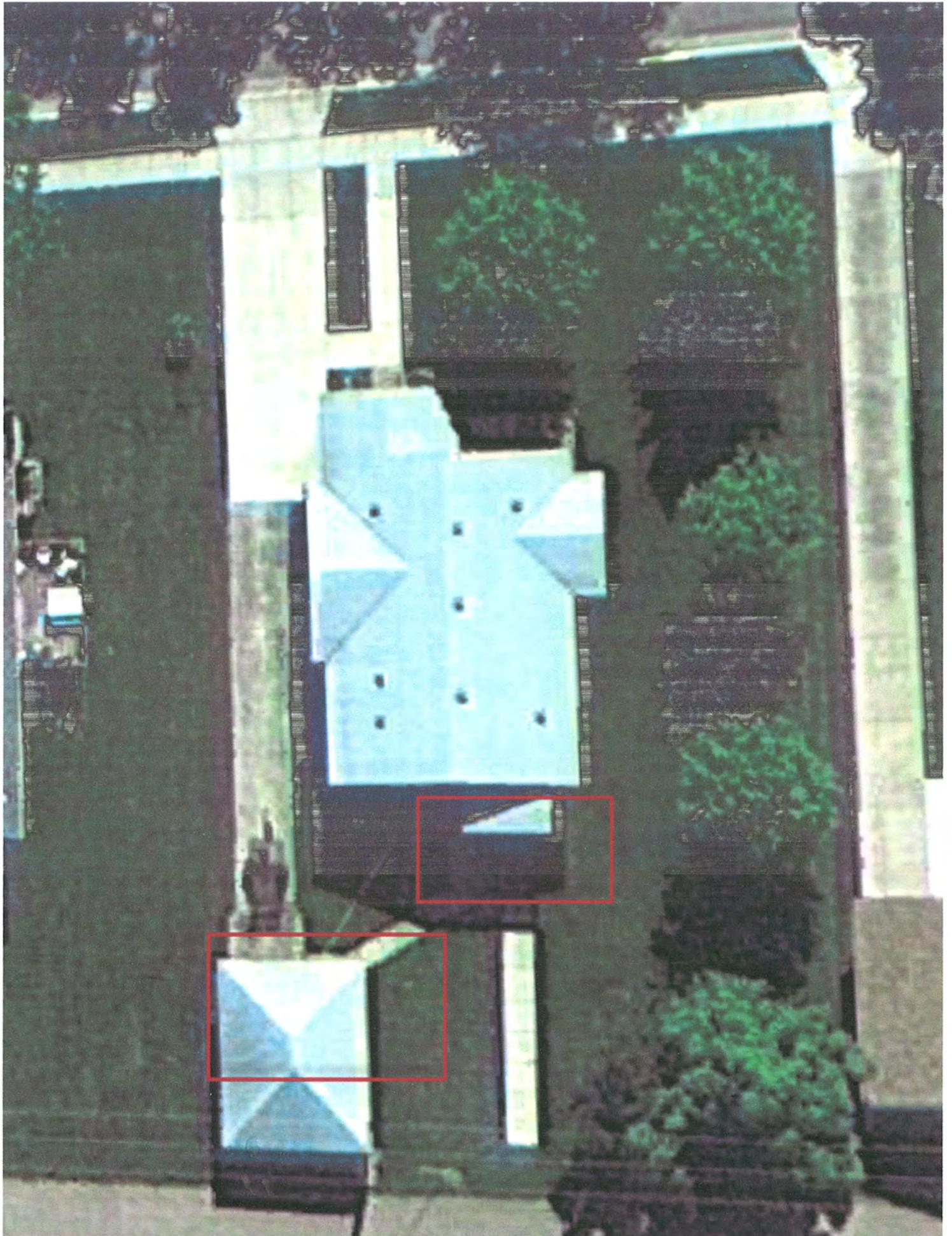
2. Do you declare the special conditions or circumstances have not resulted from your actions Yes X No \_\_\_\_\_

Comment \_\_\_\_\_

3. Is the variance requested the minimum variance which would alleviate the hardship? Economic conditions alone are not considered a hardship. Yes X No \_\_\_\_\_

Comment Build a larger garage starting at current North garage wall 5' off of North Property Line







**CITY OF PINE ISLAND**  
**Planning & Zoning Commission**  
**NOTICE OF PUBLIC HEARING**  
**Tuesday, June 9, 2015**  
**7:00 PM**  
**Second Floor Pine Island City Hall**

Notice is hereby given that the Planning Commission of the City of Pine Island, MN will hold a public hearing on the above date and time to consider a Variance Application for a garage setback for Judy Krause proposed at 404 First Ave SE on Lot 6, Block 39 of the 'Original Plat' of the City of Pine Island. The application was submitted by Judy Krause and Steve Krause.



Any person wishing to comment upon this request may do so by submitting written comments to the Zoning Administrator, PO Box 1000, Pine Island, Minnesota 55963, or in person at the time and place of the hearing.

Jon Eickhoff  
Zoning Administrator

Publish May 27, 2015



CITY OF PINE ISLAND  
PO BOX 1000  
PINE ISLAND, MN 55963

DALE & ANDREA PHILLIPSON  
PO BOX 265  
PINE ISLAND, MN 55963

MICHELLE BUSH  
413 FIRST AVE SE  
PINE ISLAND, MN 55963

PAUL COWDEN  
PO BOX 114  
PINE ISLAND, MN 55963

RONALD & JANET TITUS  
7228 RIVERHEIGHTS CT NW  
ORONOCO, MN 55960

BRADLEY & KRISTINE MEINTS  
500 S MAIN ST  
PINE ISLAND, MN 55963

CHARLES & CANDACE SCHMIDT  
401 FIRST AVE SE  
PINE ISLAND, MN 55963

JACQUELINE EDSTROM  
405 FIRST AVE SE  
PINE ISLAND, MN 55963

HARRIET MILLERING  
PO BOX 116  
PINE ISLAND, MN 55963

DONALD & BARBARA VANG  
402 SECOND AVE SE  
PINE ISLAND, MN 55963

JASON KRUKOW  
406 SECOND AVE SE  
PINE ISLAND, MN 55963

DENNIS & JANE BAILEY  
PO BOX 561  
PINE ISLAND, MN 55963

JESSICA MYER  
414 SECOND AVE SE  
PINE ISLAND, MN 55963

JAMES LOHMANN & AMANDA  
MARTENS  
401 MAIN ST S  
PINE ISLAND, MN 55963

JAY & JENNY STRANDE  
409 S MAIN ST  
PINE ISLAND, MN 55963

BRENDA SIMON  
413 S MAIN ST  
PINE ISLAND, MN 55963

MARIETA FREDERICK  
C/O BRYCE FREDERICK  
409 FORESTVIEW CURVE  
ZUMBROTA, MN 55992

TERRY & ELIZABETH ROSAAEN  
PO BOX 554  
PINE ISLAND, MN 55963

JUDITH KRAUSE  
409 SECOND ST SW  
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DOUGLAS & MARGARET ANDRIST  
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JEANNE BROWNBACK  
PO BOX 622  
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MARSHA SPRAGUE  
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BENJAMIN & JESSICA THORNTON  
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LYMAN & RACHELLE GRONSETH  
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PANTHER PROPERTIES, LLC  
PO BOX 96  
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KYLE WILLIAMSON  
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CARL J KRAUSE  
220 FIRST AVE NE  
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ORONOCO, MN 55960

TERRY JONES  
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SECURITY MANAGEMENT  
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ALVIN BURT SR & STELLA BURT  
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