

Application # _____	Date Application Rec'd <u>3/14/24</u> (for office use only)	Fee Collected \$ <u>400⁰⁰</u>
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**CORINNA TOWNSHIP
VARIANCE APPLICATION**

Name of Applicant: James & Barbara Evenson
 Property Address: 7271 Ingram Ave NW
 City: Maple Lake State: MN Zip: 55358
 Mailing Address (if different): same
 City: _____ State: _____ Zip: _____

Phone (preferred): 763-553-1871 Phone (secondary): 651-592-0893
 E-mail: jbeverson@live.com

Applicant is: **Title Holder of Property (if other than applicant)**
 Legal Owner Name: same
 Contract Buyer Address: _____
 Option Holder City, State, Zip: _____
 Agent
 Other Please specify: _____

Property ID #: _____ Lake Name Cedar Lake
 (12 digit # on tax statement) 206-065-000-011 (if applicable)

Legal Description: _____
 (attach if necessary)

Signature of Legal Owner, authorizing application (required): James Evenson
 (By signing the owner is certifying that they have read and understood the instructions accompanying this application.)

Signature of Applicant (if different than owner): Barbara Evenson
 (By signing the applicant is certifying that they have read and understood the instructions accompanying this application.)

What type of variance are you requesting (check as many as apply)?

1 per 40 Division	<input checked="" type="checkbox"/> Road Setback	<input type="checkbox"/> Building/Impervious Coverage
Lot Line Adjustment	<input checked="" type="checkbox"/> Lake or River Setback	<input type="checkbox"/> Height of Structure
Undersized Lot	<input checked="" type="checkbox"/> Side or Rear Line Setback	<input type="checkbox"/> Septic System Setback
Appeal of Staff Interpretation	<input type="checkbox"/> Bluff Setback	Other _____

Please read the variance application in its entirety before submitting the application. See the attached schedule of public hearings for relevant application deadlines. The full land use ordinance is available at the Town Hall and online at www.hometownplanning.com/corinna-township.html.

NOTE: Incomplete applications, as determined by the Zoning Administrator, will not be accepted or scheduled for a hearing. It is recommended that you work with the Zoning Administrator well before the application deadline to ensure that you have all required information so as to avoid delays in the hearing of your application.

Please complete all of the following questions to the best of your ability – if you are unsure how to answer a question, you may leave it blank:

1. What are you proposing for the property? State nature of request in detail:

Remove existing structure to allow for new home.

2. Describe why you believe the granting of the variance request would be in harmony with the general purposes and intent of the Corinna Township Land Use and/or Subdivision Ordinance (available at www.hometownplanning.com/corinna-township.html).

Current house was hoped to be remodeled, but structure was compromised too much. We're building home of similar size &

3. Describe why you believe the granting of the variance would be consistent with the Corinna Township Comprehensive Plan (Plan available at www.hometownplanning.com/corinna-township.html).

along with building structurally sound home, we are improving septic system.

4. Describe why you feel that your proposal is a reasonable use of the property.

We are replacing outdated, structurally compromised building w/ & not suitable for long term occupancy with a new structurally sound building which will add value to our property & surrounding properties.

5. Describe what factors contributing to the need for a variance were not in your control. Address factors such as the lot size or shape, topography, location of existing buildings, sewer systems and wells, and any other factors you feel are relevant.

Because of lot size restraints, we weren't applicable to increase house size so we integrated a loft into portion of roof instead of building a full story. With the location & design of well & septic we are unable to move the home any further along from the lake.

6. Describe the character of the area and why your project will not substantially change the character of the neighborhood or be a detriment to nearby properties.

We're sliding the house back to attach to garage to get further from the lake & neighbors home. It will give our only neighbor (on North) a better view of lake.

7. Describe why it is not feasible for your project to meet the minimum requirements of the ordinance. What options did you explore that would minimize the variance necessary and why did you determine these were not feasible alternatives?

In order to stay within the required ordinances, we weren't able to expand the footprint as much as we would have liked so we are adding a small room upstairs. We are trying to minimize variances necessary by moving away from shoreline & neighbor's setback.

8. Discuss what impacts, if any, the requested variance may have on the environmental quality of the area. For any potential impacts, how do you intend to eliminate or minimize their effect?

We are putting in erosion control, & ground breaks surrounding the property so there will be no run off into the lake to minimize or eliminate any possible effects to the lake.

9. **Flood Insurance Notice:** If your variance request involves a request to construct a structure below the base flood level, you are hereby notified that this will result in an increased premium rate for flood insurance up to amounts as high as \$25 for \$100 of insurance coverage. Such construction below the base or regional flood level increases risks to life and property.

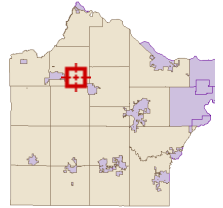
**If you are requesting to construct a structure below the base flood level, please initial here that you have read and understand the above notice:*

10. Please include any other comments pertinent to this request.

Because we are seniors, we would like to attach house to garage as a safety factor. Also, we tried to work within the small odd-shaped lot size to create a home keeping the size & configuration as minimal as possible.



Overview



Parcel ID	206065000011	Alternate ID	n/a	Owner Address	JAMES EVENSON &
Sec/Twp/Rng	27-121-027	Class	151 - 4C12 SEASONAL RESIDENTIAL RECREATION		BARBARA EVENSON
Property Address	7271 INGRAM AVE NW MAPLE LAKE	Acreage	0.41 Acres		7271 INGRAM AVE NW MAPLE LAKE, MN 55358

District (2204) TOWN OF CORINNA-0881









Brief Tax Description SECT-27 TWP-121 RANGE-027 RENO'S SUB DIV OF LT 1 PRT OF LTS A B&C OF RENO'S SUB-DIV OF LT1DES BEG AT A PT ON E LN OF SD LT C24FT SLY FR NE COR OF SD LT C TH N88D31"W ALG LN PAR TO N LN OF SD LT C92.3FT TH S49D14"W TO TH SHR OF CEDAR LK TH SELY ALG SHR TO PT OF INT/SEC/W LN DRWN AT R AGL TO E LN OF LTS A B&C DIS182FT S OF NE COR OF LT C TH E ALG SD R AGL LN TO E LN OF SD LT A TH N ALG E LN OF SD LT A B&C158FT TO POB

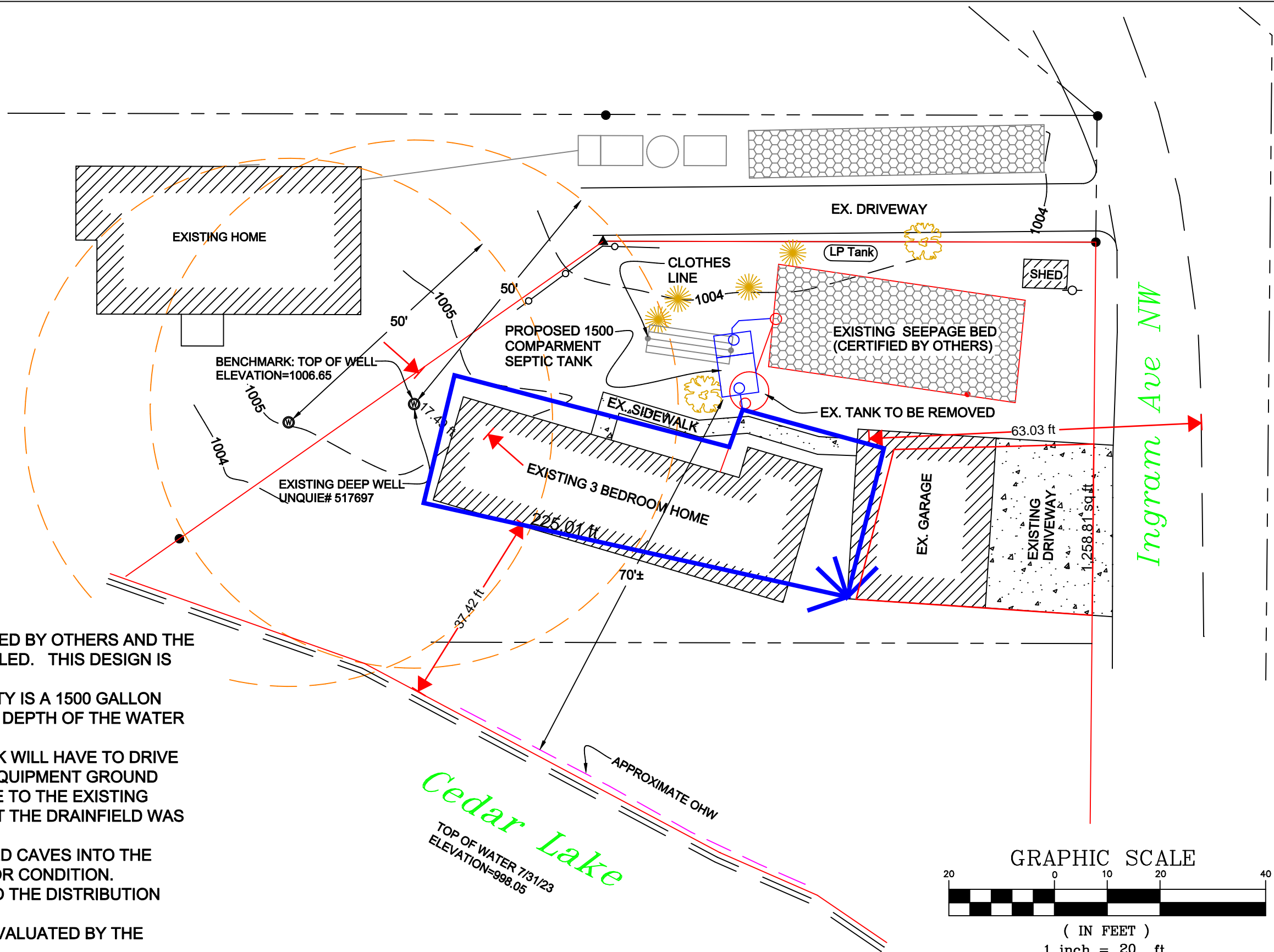
(Note: Not to be used on legal documents)

Date created: 3/19/2024
Last Data Uploaded: 3/19/2024 2:59:45 PM

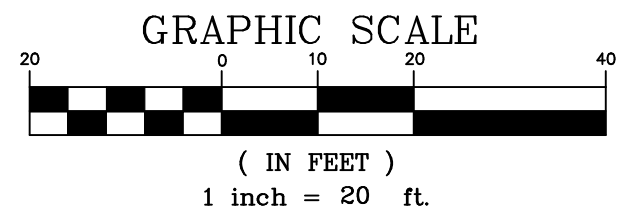
Developed by  **Schneider**
GEOSPATIAL

LEGEND

-  PROPOSED DEEP WELL LOCATION
-  EXISTING WELL LOCATION
-  SOIL BORING
-  TEST PIT
-  PERC TEST
- X-98.2  EXISTING ELEVATION
- (98.2)  PROPOSED ELEVATION
-  PROPOSED SURFACE DRAINAGE



- NOTES**
1. THE EXISTING SEPTIC SYSTEM WAS INSPECTED BY OTHERS AND THE DRAINFIELD WAS CERTIFIED AND THE TANK FAILED. THIS DESIGN IS FOR REPLACING THE TANK.
 2. THE MINIMUM SIZE TANK PER WRIGHT COUNTY IS A 1500 GALLON WITH MULTIPLE COMPARTMENTS. DUE TO THE DEPTH OF THE WATER TABLE A CONCRETE TANK IS RECOMMENDED.
 3. IT IS LIKELY THAT THE TANK DELIVERY TRUCK WILL HAVE TO DRIVE PARTIALLY OVER THE DRAINFIELD SO HEAVY EQUIPMENT GROUND MATS WILL BE REQUIRED TO PREVENT DAMAGE TO THE EXISTING DRAINFIELD. THE INSTALLER IS TO VERIFY THAT THE DRAINFIELD WAS NOT DAMAGED AFTER THE TANK IS INSTALLED.
 4. IF ANY PORTION OF THE EXISTING DRAINFIELD CAVES INTO THE TANK HOLE IT IS TO BE REPLACED TO THE PRIOR CONDITION.
 5. THE LINE FROM THE TANK IS TO CONNECT TO THE DISTRIBUTION BOX.
 6. THE EXISTING DISTRIBUTION BOX IS TO BE EVALUATED BY THE INSTALLER AND REPLACED IF NEEDED.
 7. THE EXISTING TANK IS TO BE REMOVED AND PROPERLY ABANDONED.

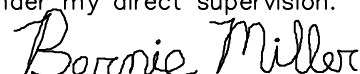


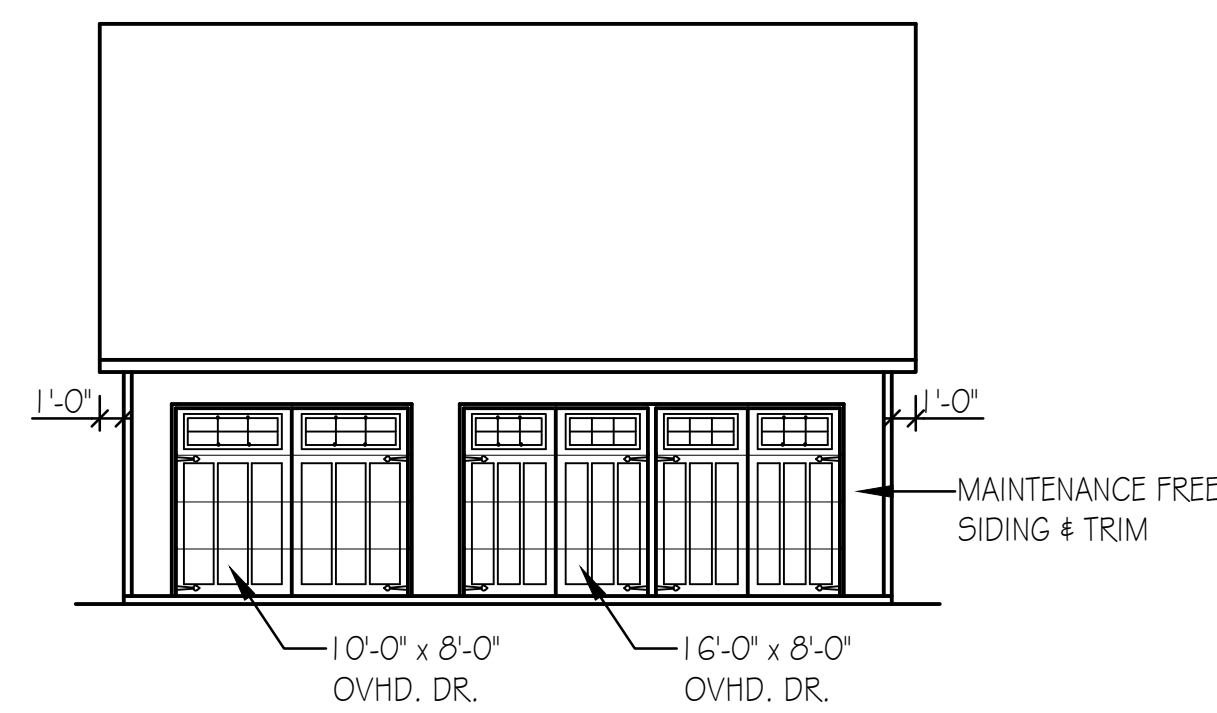
MILLER'S SEWAGE TREATMENT SOLUTIONS
 A division of WRM Services Inc.
 9075 155th Street, Kimball, MN 55353
 (320) 398-2705 cell (320) 980-1737

PROPERTY LOCATION
 Lots A, B and C, Reno's Subdivision, Wright
 County, Minnesota.
 PID#206-065-000011

Septic System Site Plan		
DATE	JOB NO.	SCALE
8/03/23	2019-199	1=20

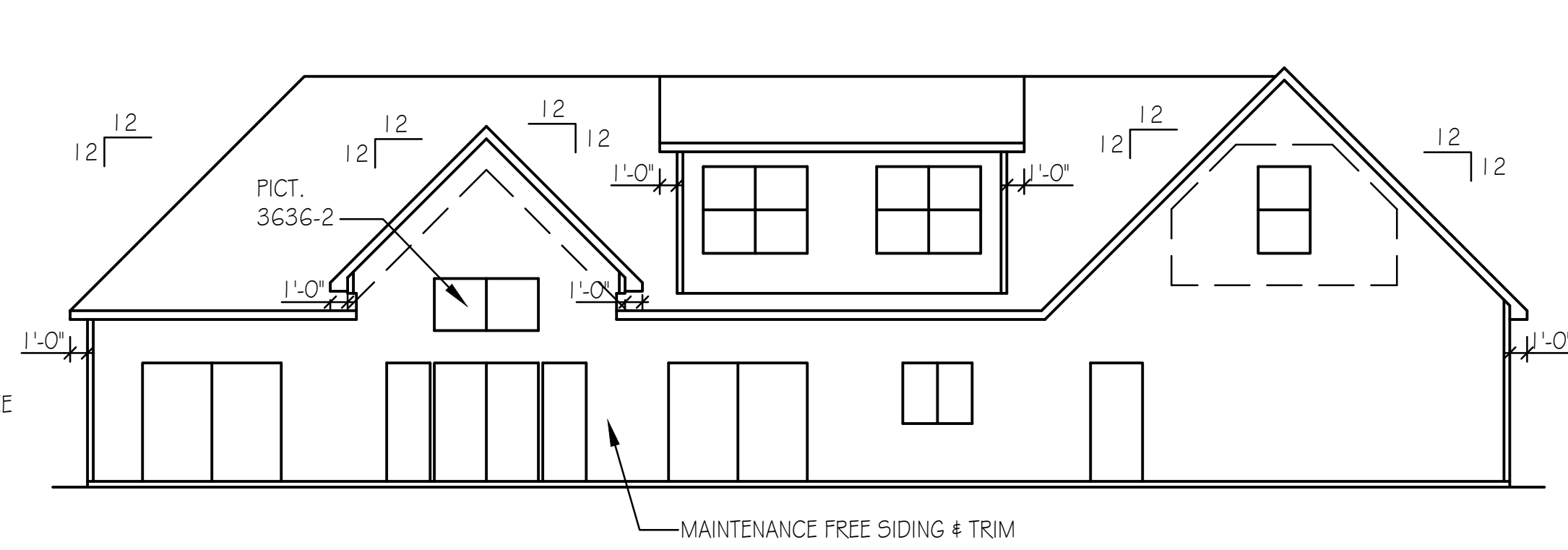
PREPARED FOR:
Jim and Donna Neutgens

I hereby certify that this site plan was prepared by me or under my direct supervision.

 Bernie Miller 8/03/23
 Bernie Miller Advanced Designer Lic. # 1921



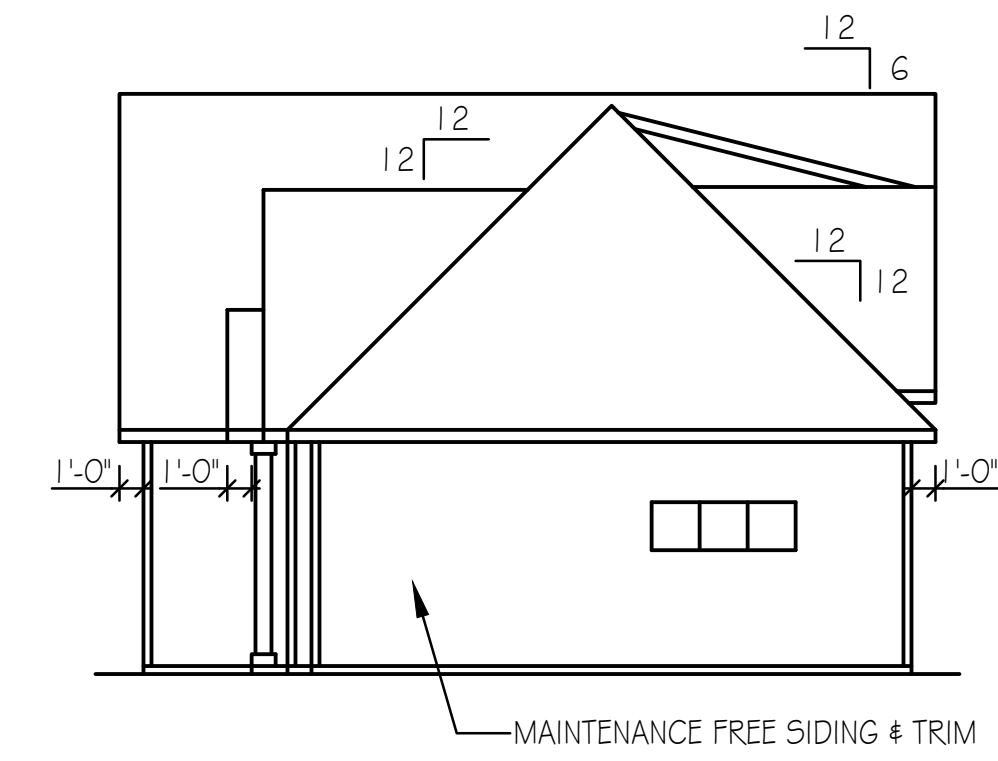
LEFT ELEVATION

1/8" = 1'-0"



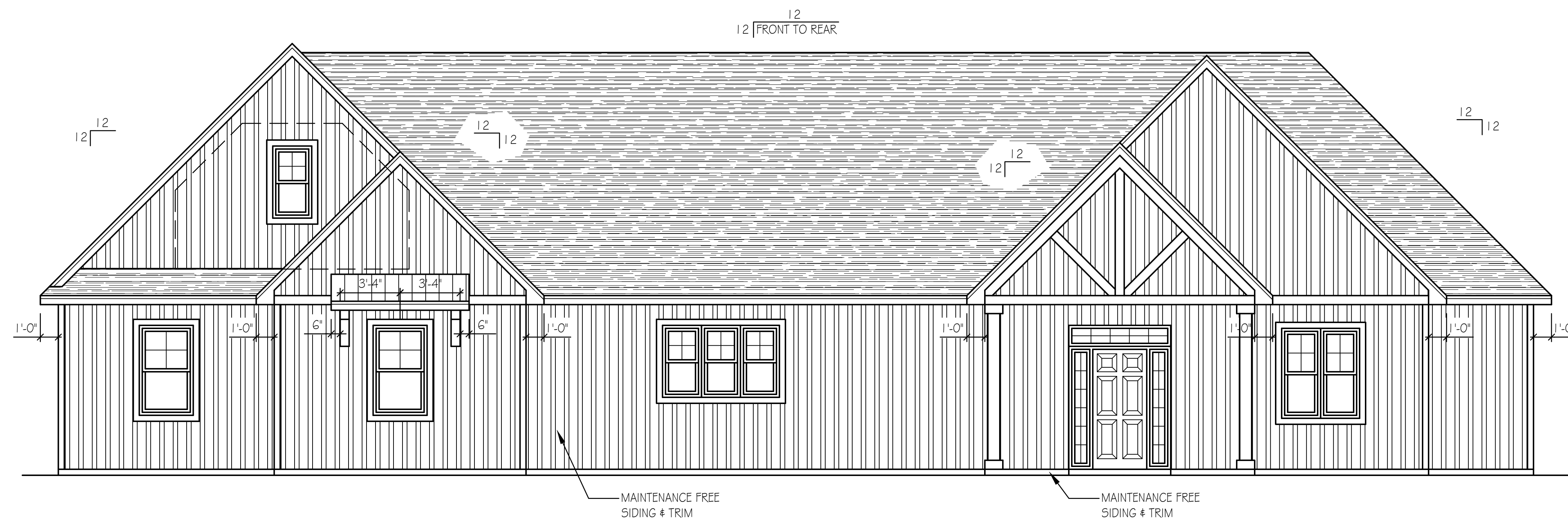
REAR ELEVATION

1/8" = 1'-0"



RIGHT ELEVATION

1/8" = 1'-0"



FRONT ELEVATION

1/4" = 1'-0"

DISCLAIMER
 IN PREPARATION OF THIS PLAN EVERY ATTEMPT HAS BEEN MADE TO AVOID MISTAKES. DESIGNER CANNOT GUARANTEE AGAINST HUMAN ERROR. CONTRACTOR TO VERIFY ALL DIMENSIONS AND CONDITIONS AND BE RESPONSIBLE FOR THE SAME. THESE DESIGNS, CONCEPTS AND SPECIFICATIONS ARE INSTRUMENTS OF SERVICE AND AS SUCH REMAIN THE EXCLUSIVE PROPERTY OF COUNTRY LUMBER AND ARE NOT TO BE COPIED WITHOUT THE WRITTEN CONSENT OF COUNTRY LUMBER.





April 03, 2024



April 03, 2024



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