



Feedlot Variance Application Checklist

The following information is **required** before the application will be accepted and considered complete:

For more information on required application materials, refer to section 152.215 of the Carver County Code online at www.carvercountymn.gov.

Search "County Code of Ordinances", Select the American Legal Publishing Link, "Title XV: Land Usage", "Chapter 152: Zoning Code"

Applicant Check-In

Staff Check-In

- | | | |
|--------------------------|---|--------------------------|
| <input type="checkbox"/> | Complete land use permit application, signed and dated by applicant and landowner | <input type="checkbox"/> |
| <input type="checkbox"/> | Application fee: \$500.00 | <input type="checkbox"/> |
| <input type="checkbox"/> | Township meeting scheduled (<i>Township recommendation required prior to Board of Adjustment meeting - contact the respective Town Clerk for Town Board meeting schedule</i>) | <input type="checkbox"/> |
| <input type="checkbox"/> | Complete legal description and parcel address for all subject parcels | <input type="checkbox"/> |
| <input type="checkbox"/> | One (1) copy of all application materials | <input type="checkbox"/> |
| <input type="checkbox"/> | One (1) reproducible 8.5"x11" copy of application materials and related plans | <input type="checkbox"/> |
| <input type="checkbox"/> | Written explanation of proposal and how it complies with criteria for granting variance (<i>as defined in the Zoning Ord., section 152.15 see page 2</i>) | <input type="checkbox"/> |
| <input type="checkbox"/> | Certificate of survey or detailed site/plot plan (<i>no larger than 11"x17"</i>) | <input type="checkbox"/> |
| <input type="checkbox"/> | Architectural elevations and floor plans of proposed buildings (<i>if necessary</i>) | <input type="checkbox"/> |
| <input type="checkbox"/> | Other application materials as required by staff: _____ | <input type="checkbox"/> |

Meeting Location:

The Board of Adjustment meets on the first Wednesday of the month in the County Board Room of the Human Services Building (602) located on the 2nd floor of the Carver County Government Center unless otherwise noted on the public hearing notices or county website. If you have questions, please contact Matt Steele:

Carver County Feedlot Officer
600 East 4th Street, Chaska, MN 55318
Phone: (952) 361-1808
msteele@co.carver.mn.us

Criteria for Granting Variances

A variance from the provisions of the Zoning Ordinance may be issued to provide relief to the landowner in those zones where the Ordinance imposes practical difficulties to the property owner in the reasonable use of this land. No use variances may be issued.

A Variance shall only be permitted when the following can be found as fact:

1. The variance is in harmony with the general purpose and intent of the official control.
2. The variance is consistent with the intent of the comprehensive plan.
3. The property owner proposes to use the property in a reasonable manner not permitted by an official control.
4. The plight of the landowner is due to circumstances unique to the property, not created by the landowner.
5. The variance will not alter the essential character of the locality.
6. The practical difficulty includes more than economic considerations alone.