

Kimberly Burton

From: Becky Sovde
Sent: Monday, January 10, 2022 3:51 PM
To: Andrew Carlstrom; Henry England; Kevin E. Turnock; Kimberly Burton; Molly Oestreich; Shannon Wiebusch
Subject: Dennis & Sue Daniello

I sent the below information to Jim Ratz for interpretation. He said that since the deck and residence are out of the shore impact zone, and the deck is not an expansion to the residence, that Section 6.3 would apply and we can use the one-time 50% volume expansion. They are going to be applying for a permit fairly soon, I think.

Landowners have a residence built in 1952. It's anywhere from 80' to 115' from the OHW, depending on which aerial photo you use. They got a variance to add a 16' deck in 1989 (unusual!). They are looking at doing a 13 x 15 addition to a 13 x 67 foot existing residence. Usually if there has been a variance on the property, we would automatically require a variance for any expansion. However, on this one, the variance was not for an addition, but a deck. Section 6.3 is below for reference. The structure without the deck would qualify for a one-time 50% volume expansion. Actually, even if we included the deck for setbacks, they'd still be okay on the 50% volume expansion, because it is out of the SIZ. They could tear the deck off, get the expansion and then rebuild an approximate 14-15 foot deck. No onsite has been done to confirm distance from OHW. Guidance?

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