

# AGENDA

## City of Winona Board of Adjustment

DATE: Wednesday, October 21, 2020  
TIME: 5:00 P.M.  
PLACE: Via Zoom

---

1. CALL TO ORDER

2. APPROVAL OF MINUTES

(October 7, 2020 Minutes Pending)

3. NEW BUSINESS

A. Applicant: Jonathan & Kimberly Pettit

Parcel Address: 139 Jay Bee Drive

**Nature of Request:**

- 1) City Code Section 43.02.34 which requires a front setback of 35' in the Rural-Residential zoning district.

Applicant wishes to build a detached garage approximately 18' from the front property line-which is in-line with an existing attached garage.

**City Code Section:** 43.02.34

3. OTHER BUSINESS

4. ADJOURNMENT

**Notice of Public Hearing  
By Electronic Means  
139 Jay Bee Drive**

**Notice is hereby given that on Wednesday, October 21, 2020 at 5:00 pm the Winona Board of Adjustment will hold a public hearing by electronic means concerning a variance request for the following application.**

Jonathan Jr & Kimberly Pettit, - City Code Section 43.02.34 which requires a front setback of 35' in the Rural-Residential zoning district. Applicant wishes to build a detached garage approximately 18' from the front property line – which is in-line with an existing attached garage.

Property is described as R-R zoning, Sect-32, Twp-107, Range-007, WHISPERING VALLEY SUBD, Lot-003, Block-002, OLD #19.070.0050 or at 139 Jay Bee Drive.

This informational meeting is being conducted electrically following Minnesota State Statute 13D.021 pursuant to Resolution 2020-17 Declaring a Special Emergency, as adopted by the Winona City Council on Monday, March 16, 2020.

All interested parties are invited to provide input via Zoom at which time you will be given the opportunity to express comments on the project. This meeting is open to the public via web or phone.

- To join the Zoom Meeting via web, go to: <https://zoom.us/j/96880614307> and enter meeting ID: 968 8061 4307 & **PASSCODE: 1088**
  
- To join via phone, dial either phone number:  
+1 312 626 6799 US (Priority)  
+1 646 558 8656 US (Backup)  
When prompted, enter the following Meeting ID: 968 8061 4307

Written testimony will also be accepted prior to the public hearing. Written comments must be sent via email to: Carlos Espinosa – [cespinosa@ci.winona.mn.us](mailto:cespinosa@ci.winona.mn.us) by **4:00 p.m. on Monday, October 19, 2020. Specific questions can be directed to the Community Development Office, 507.457.8250.**

**Notice is sent to the applicants and to the owners of the properties affected by the application.**

THIS NOTICE OF REGULAR MEETING BY TELEPHONE OR OTHER ELECTRONIC MEANS IS GIVEN PURSUANT TO MINN. STAT. § 13D.04.

Dated: October 9, 2020

Carlos Espinosa  
City Planner

Chris Sanchez  
Board of Adjustment  
Chairman

Greg Karow, Building Official  
Board of Adjustment Secretary

## Zoom Procedures for Board of Adjustment

All interested parties are invited to participate via electronic means. This meeting is open to the public via web or phone. This meeting begins at 5:00 pm; please log in prior to the start of the meeting. You may exit the meeting at any time.

### Board of Adjustment Commissioners and Staff:

- To join the Zoom Meeting via web, go to: <https://zoom.us/j/96880614307> and enter Meeting ID: **968 8061 4307 & PASSCODE: 1088**
- To join via phone, dial either phone number:
  - +1 312 626 6799 US (Priority)
  - +1 646 558 8656 US (Backup)

When prompted, enter the following Meeting ID#: **968 8061 4307 & PASSCODE: 1088**  
Then enter your participant ID# if you have one; if not, enter #

### For participants:

- Only use one audio source; audio from computer is preferred if available.
- Be aware of background noise from your location.
- If using phone, do not use the speaker function.
- If using a web cam, be aware of what is in your background.
- If you have headphones, please use them as that will limit background noise
- Please mute your audio until you wish to speak. Then unmute your audio, and ask the Chairman for permission to talk.
- If using web access, note the options for you to view the meeting (gallery shows all participants same size)

### Other notes:

- Staff will “host” the meeting on a city computer and will manage when participants’ audio is muted / unmuted.
- The public hearing notices included the Zoom meeting information, and also indicated that written comments could be submitted to staff by a set date prior to the Board of Adjustment meeting. These written comments will be provided to the Commissioners either in advance or at the public hearing.

Jonathan (J.J.) & Kimberly Pettit

139 Jay Bee Drive, Winona, MN 55987

We would like to build a 3-4 stall detached garage in our front yard in line with the existing attached garage. The current garage is approximately 18 feet from the front property line. City code requires 35' from the front property line. This is the only logical location due to the sloping nature of the property and utilizes the existing driveway for access to two of the garage doors. We see this is a way to increase the value and functionality of 139 Jay Bee Drive and look forward to investing in the community.

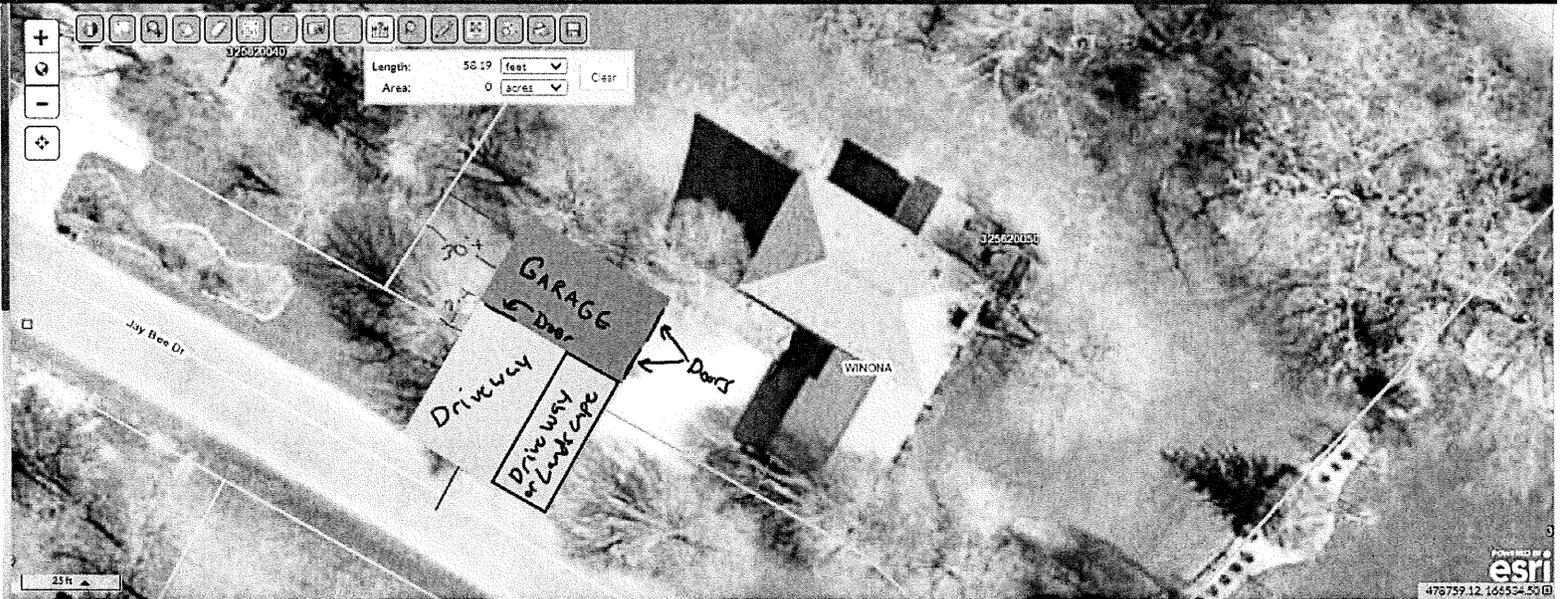
Thank you for your consideration,

J.J. Pettit

A handwritten signature in black ink, appearing to read 'J.J. Pettit', is placed over a rectangular area of the document.

612-756-3516

jonpettitjr@gmail.com



Parcel ID 325620050  
 Sec/Twp/Rng 32-107-007  
 Property Address 139 JAY BEE DR  
 WINONA

Alternate ID n/a  
 Class 201 - RESIDENTIAL  
 Acreage n/a

Owner Address WICKSTROM, DAVID B  
 JOAN M WICKSTROM  
 139 JAY BEE DR  
 WINONA, MN 55987

District WINONA CITY  
 Brief Tax Description Sect-32 Twp-107 Range-007 WHISPERING VALLEY SUBD #2 Lot-003 Block-002 OLD #19.070.0050  
 (Note: Not to be used on legal documents)