



COUNTY OF BECKER

Planning and Zoning

915 Lake Ave, Detroit Lakes, MN 56501
Phone: 218-846-7314 ~ Fax: 218-846-7266

Becker County Board of Adjustments Meeting

August 13, 2026, ~ 6:00pm

1st Floor Commissioner's Room – Becker County Courthouse

~ Tentative Agenda ~

I. Roll Call of Members

II. Minutes approval for July 9, 2026, meeting.

III. Old Business:

1. **APPLICANT:** Jeanne H & William Kauffmann 1335 Black Oaks Ln N Plymouth MN 55447. **Project Location:** 11356 S Lake Eunice Rd Detroit Lakes MN 56501. **Tax ID Number:** 17.1065.000 **LEGAL LAND DESCRIPTION:** Section 26 Township 138 Range 042; Sandy Beach Park Lot 4, Lake Eunice. **APPLICATION AND DESCRIPTION OF PROJECT:** Request an extension for recorded document number 708294.

IV. New Business:

1. **APPLICANT:** Gregory C Jensen & Petrice L Balkan 20306 County Rd 131 Detroit Lakes, MN 56501. **Project Location:** TBD County Rd 131 Detroit Lakes, MN 56501. **Tax ID Number:** 08.0838.201 **LEGAL LAND DESCRIPTION:** Section 10 Township 139 Range 041; Block 1 Lot 2 Coen Acres Lot 2, Detroit Township. **APPLICATION AND DESCRIPTION OF PROJECT:** Request a variance to construct a storage shed to be located fifteen (15) feet from the road right-of-way (ROW) deviating from the required setback of forty-five (45) feet from the ROW of a County Road within the shoreland district due to topography and setback issues.
2. **APPLICANT:** Jon P & Vicki M Heydt 20128 S Twin Dr Frazee MN 56544. **Project Location:** 20128 S Twin Dr Frazee MN 56544. **Tax ID Number:** 15.0150.000 **LEGAL LAND DESCRIPTION:** Section 13 Township 139 Range 039; 13-139-39 PT GOVT LOT 1: COMM N QTR COR SEC 13, W 410.79' TO CTR RD & POB; S AL CTR RD 150', WLY 132.8' TO S TWIN LK, NW AL LK TO N LN SEC 13, E 221.92' TO POB, South Twin Lake. **APPLICATION AND DESCRIPTION OF PROJECT:** Request a variance to construct an addition to an existing deck to be located sixty-four (64) feet from the Ordinary High water (OHW) deviating from the required setback of one hundred (100) feet on a Recreational Development lake due to setback issues.
3. **APPLICANT:** Jon A & Esther L Bromander 11463 Ravenswood Beach Rd Detroit Lakes, MN 56501. **Project Location:** 11463 Ravenswood Beach Rd Detroit Lakes MN 56501. **Tax ID Number:** 19.0552.000 **LEGAL LAND DESCRIPTION:** Section 28 Township 138 Range 041; 28-138-41 PT GOVT LOT 3: COMM INTERSEC N LN DACOTA BCH & W LN CO HWY 17 (HWY 59) N 512.6', W 170' TO POB; W 100', S 200' TO STREAM, SELY TO S LN JOHNSON LAND, E 28', TO STREAM, NE AL STREAM TO PT S POB, N 174' TO POB. & PT BEG W LN CO HWY 17 (HWY 59) & 302.2' N LN DACOTA BCH, N 210.4', W 170', S 174' TO N EDGE STREAM, ELY AL STREAM TO HWY, S TO S EDGE STREAM, SLY AL STREAM TO PT W OF POB, E 40' TO POB,

Lake View Township. **APPLICATION AND DESCRIPTION OF PROJECT:** Request a variance to construct an addition to an existing non-conforming dwelling to be located forty-nine (49) feet from the ordinary high-water (OHW) mark deviating from the required setback of one hundred (100) feet from the OHW of a Tributary due to setback issues.

4. **APPLICANT:** Ronnie Grefsrud Trust & Barbara A Grefsrud Trust 743 14th Ave E West Fargo ND 58078. **Project Location:** 35429 325th Ave Ogema MN 56569. **Tax ID Number:** 20.0400.000 **LEGAL LAND DESCRIPTION:** Section 26 Township 142 Range 040; PT LOTS 3 & 7 BEG 157.9' N OF SE COR LOT 7 TH NW 42.6' NE 200' SE 185' SW AL LK 200' & NW 146.2' TO BEG, Strawberry Lake. **APPLICATION AND DESCRIPTION OF PROJECT:** Request a variance to replace an existing detached garage with a detached garage and second story bunk house to be located eighty-eight (88) feet from the Ordinary High water (OHW) mark, deviating from the required setback of one hundred (100) feet on a Recreational Development lake due to lot size and setback issues.
5. **APPLICANT:** Potts Properties MN LLC 23875 N 91st St Scottsdale AZ 85255. **Project Location:** 24155 SW Island Dr Rochert MN 56578. **Tax ID Number:** 15.0339.000 **LEGAL LAND DESCRIPTION:** Section 24 Township 140 Range 039 PT LOT 4 BEG 1243'W & 316' N OF MC #7 TH NW 100'AL LK SW 371.23' S 117.11' & NE 445.71' TO BEG, Island Lake. **APPLICATION AND DESCRIPTION OF PROJECT:** Request a variance to construct an addition to an existing non-conforming dwelling with the addition to begin at forty-seven (47) feet from the ordinary high-water (OHW) mark deviating from the required setback of one hundred (100) feet on a recreational development lake due to setback issues.
6. **APPLICANT:** Darwin D Hagemeister & Tammie L Hagemeister 5243 10th St NE Cathay, ND 58422. **Project Location:** 24205 Woodland Ln Detroit Lakes MN 56501. **Tax ID Number:** 19.1937.000 **LEGAL LAND DESCRIPTION:** Section 08 Township 138 Range 041 Woodland Beach Lot 30 & Lot 29 Ex Wly 25', Lake Sallie. **APPLICATION AND DESCRIPTION OF PROJECT:** Request a variance to replace an existing non-conforming dwelling with a dwelling to be located sixty-two (62) feet from the ordinary high-water (OHW) mark and a patio to be located fifty-two (52) feet from the OHW deviating from the required setback of seventy-five (75) feet on a general development lake and to be at twenty-six (26) percent impervious coverage deviating from the allowable twenty-five (25) percent within the shoreland district all due to lot size and setback issues
7. **APPLICANT:** Dream It Development LLC 25130 County Hwy 6 Detroit Lakes MN 56501. **Project Location:** 25096 County Hwy 6 Detroit Lakes MN 56501. **Tax ID Numbers:** 19.0047.000, 19.0047.004, & 19.0047.005. **LEGAL LAND DESCRIPTIONS:** Section 04 Township 138 Range 041, 4-138-41 PT GOVT LOT 4: COMM CTR SEC 4, W 1396.98' TO POB; N 264.44', W 170.67', NW 186.74', NW 137.54', NE 333', E 319.38', SE 186.65', S 298.09' TO POB. TRACT B-2; 4-138-41 PT GOVT LOT 4: COMM CTR SEC 4, W 1396.98', N 562.53', NW 186.65' TO POB; N 386.49', NW 276.08', SWLY 618.54', E 319.38' TO POB. TRACT B-3; & 4-138-41 PT GOVT LOT 4: COMM CTR SEC 4, W 1396.98' TO POB; N 264.44', W 170.67', NW 324.28', SLY 300', SE 121.73', SLY 56.14', E 456.35' TO POB. TRACT B-1, Lakeview Township. **APPLICATION AND DESCRIPTION OF PROJECT:** Request a variance to deviate from the shoreland requirements for lot size and impervious coverage on commercially zoned property based on topographical reasons.
8. **APPLICANT:** Kyle Vareberg 19529 330th Ave Detroit Lakes MN 56501. **Project Location:** 19529 330th Ave Detroit Lakes MN 56501. **Tax ID Number:** 10.0278.000 **LEGAL LAND DESCRIPTION:** Section 14 Township 139 Range 040 14-139-40 PT GOVT LOT 3: COMM SW COR SEC 14, N 827.52' TO POB; N 490.68', E 157.7' TO PERCH LK, SL AL LK 630.11', WLY 307.34', TO POB. TRACT A, Perch Lake. **APPLICATION AND DESCRIPTION OF PROJECT:** Request a variance to replace an existing dwelling with a dwelling to be located forty-nine (49) feet and a patio to be

located forty-three (43) feet from the Ordinary High-Water (OHW) mark deviating from the required setback of one hundred fifty (150) feet from the OHW of a Natural Environment Lake due to topography and setback issues.

Interested persons are invited to attend or submit written comments.

Kyle Vareberg Planning and Zoning Administrator

V. Set Tentative Date for Next Informational Meeting, September 3, 2026, 8:00 am, 3rd Floor Zoning Meeting Room.

VI. Adjournment