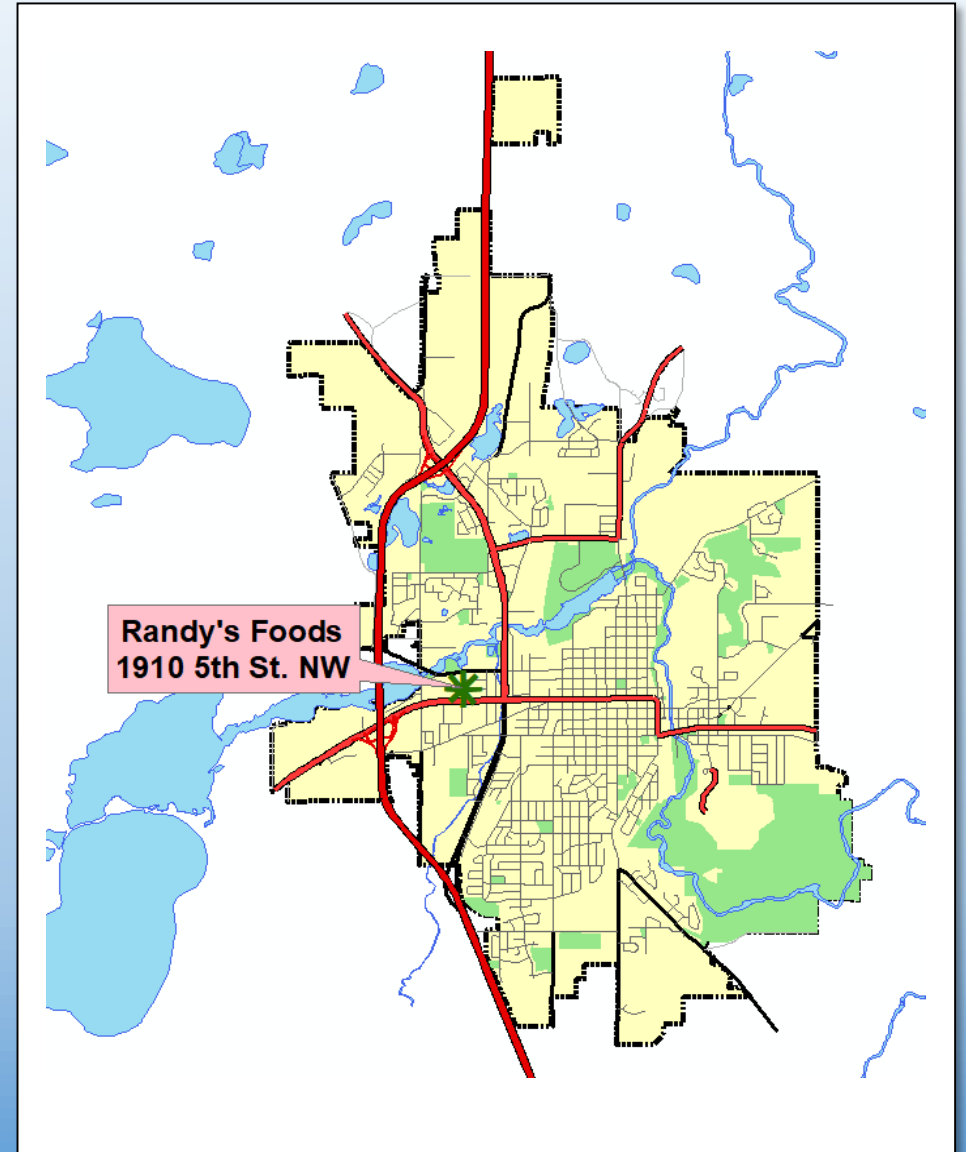




Item 7C

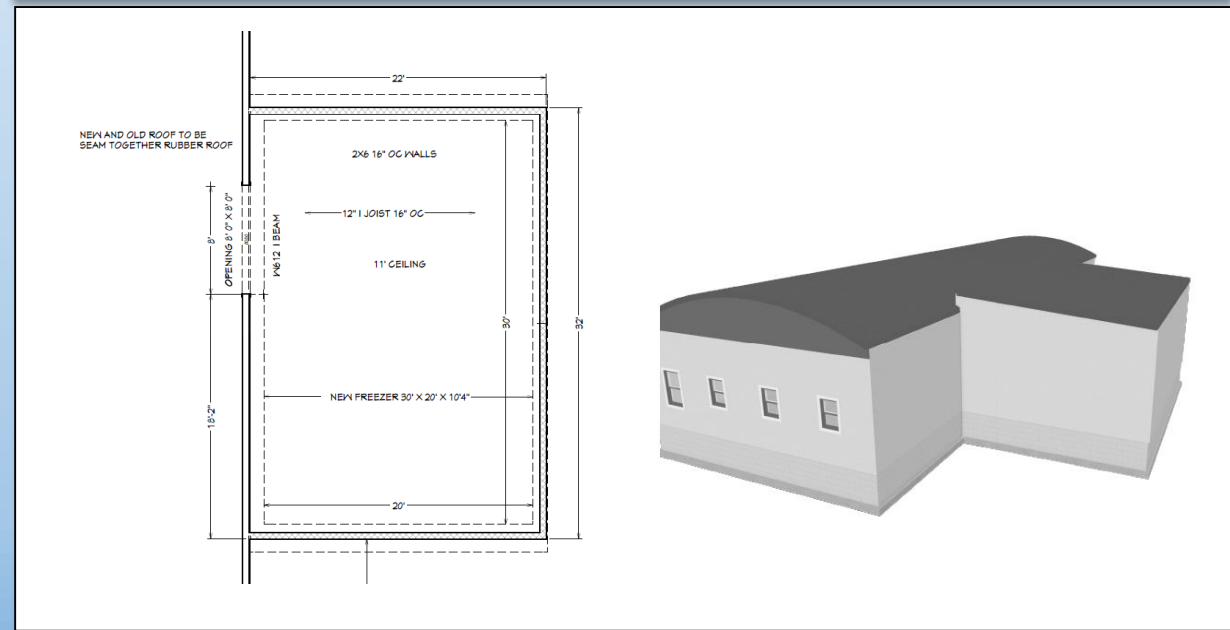
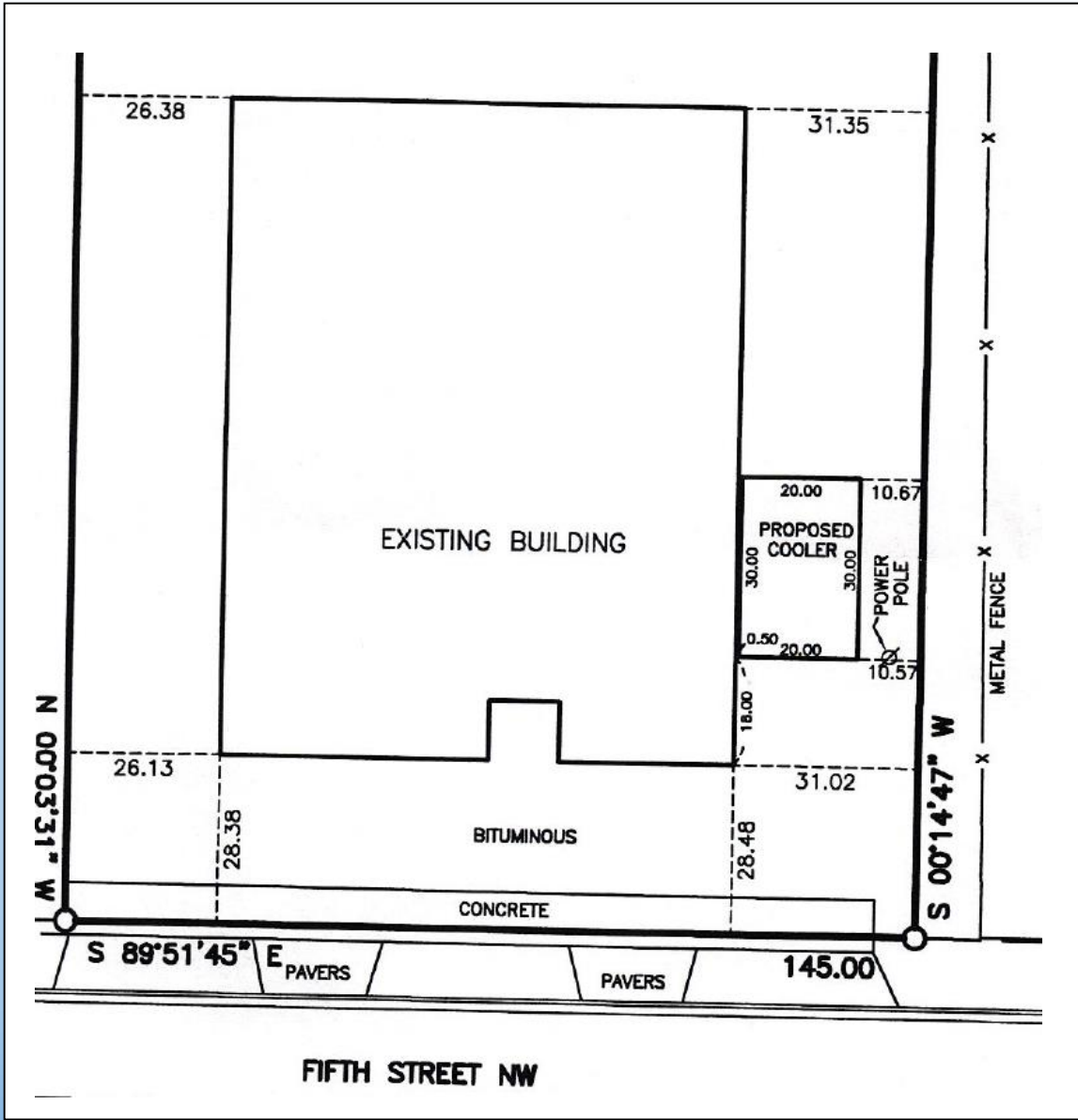
Side Yard Variance for a Proposed Building Addition at 1910 5th St. NW

Applicant: Brad Moore
Owner: Randy's Foods, LLC





- Randy's Foods makes frozen pizzas and distributes other food products.
- The proposed building addition would house a 20-foot by 30-foot cooler.
- Six-foot variance request from the 15-foot side yard.



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**City of
Faribault**

Key Variance Considerations

- **Practical Difficulties.** Any reasonable reuse of the property would require a variance (similar to the requested one) to ensure reasonable use of the property.
- **Relationship to Comprehensive Plan.** Granting the variance would not significantly discourage the eventual transition of the property from industrial to commercial or residential.
- **Relationship to Surrounding Properties.** The proposed building addition encroachment would not significantly impact the surrounding properties.



DRC and Planning Commission Action

- Development Review Committee did not object to the Applicant's requests.
- Planning Commission recommended that the City Council **approve** Resolution 2021-079, which approves (with conditions) a side yard variance for a building addition to house a 20-foot by 30-foot cooler.
 1. Must be at least seven feet from the east property line.
 2. Compatible materials and colors.
 3. Substantially similar to the submitted plan.



Recommended City Council Action

Approve Resolution 2021-079, which
approves the requested side yard
variance

