

**CITY OF BAXTER, MINNESOTA  
RESOLUTION 2026-067**

**RESOLUTION APPROVING VARIANCES FOR FRONT YARD SETBACK AND ROOF PITCH  
TO ALLOW 60-UNIT APARTMENT LOCATED AT THE SOUTHWEST CORNER OF  
CLEARWATER ROAD AND FOREST DRIVE F (CITY FILE NUMBER 2026-023)**

WHEREAS, Kuepers Inc. ("the applicant") has requested approval of variances for property legally described as follows:

Lot 1, Block 1, Timberline Heights Second Addition, Crow Wing County, Minnesota, and;

WHEREAS, the Planning and Zoning Commission has reviewed the request at a duly called Public Hearing on August 12, 2026, and recommends approval, and;

Whereas, the City Council considered the Planning and Zoning Commission recommendation at their August 18, 2026, meeting;

NOW, THEREFORE, BE IT HEREBY RESOLVED BY THE CITY COUNCIL OF THE CITY OF BAXTER, MINNESOTA, that it should and hereby does approve the request for variances, subject to the following findings and conditions:

1. The variances allow for the construction of deck, deck stairs, and playset accessory structures in the 40-foot-front setback, and 4:14 to 5:12 roof pitch, in accordance with the application and plans received by the City July 13, 2026, except as may be amended by this resolution, based on the finding that all applicable variance standards have been met as identified in the staff report dated August 12, 2026.
2. A building permit is required before commencement of construction.
3. Approval shall expire within one year of the date of approval unless the applicant commences the authorized improvements.

**Whereupon, said Resolution is hereby declared adopted on this 18<sup>th</sup> day of August 2026.**

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**Darrel Olson, Mayor**

**ATTEST:**

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**Kelly Steele, City Clerk**

***City Seal***