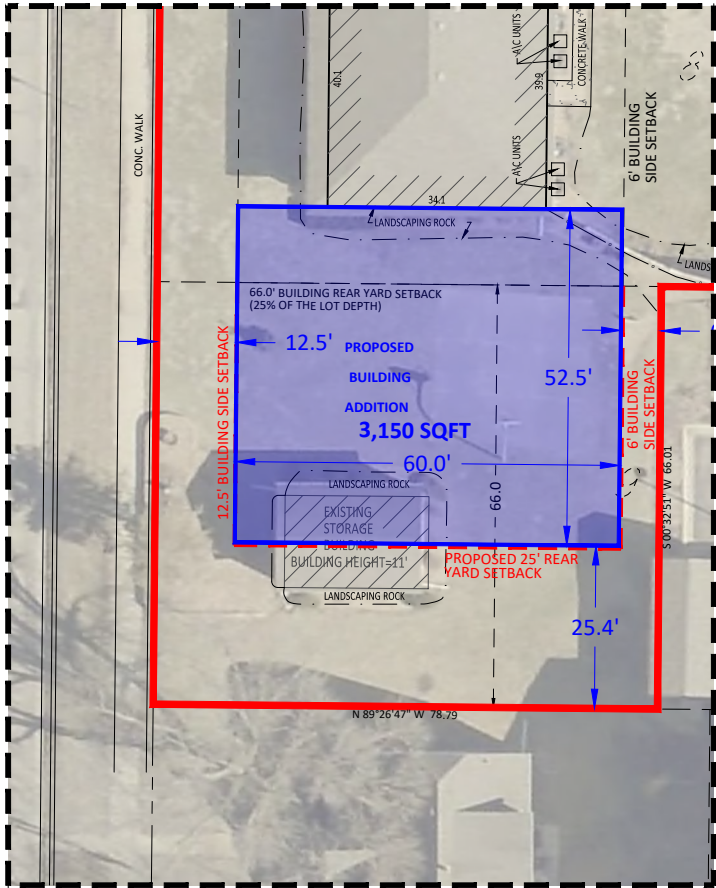
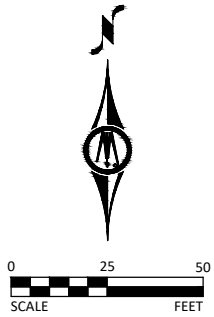
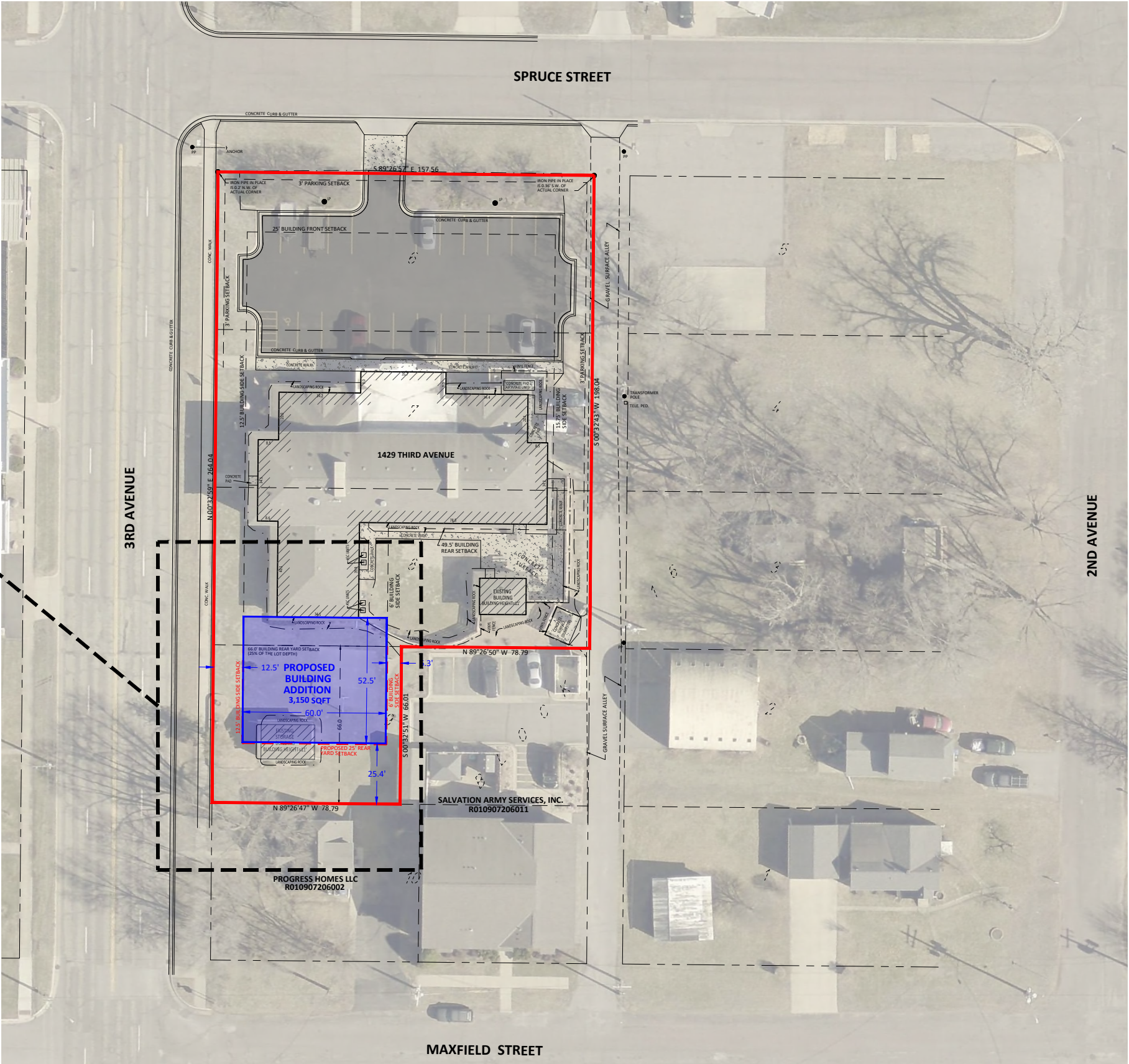




VARIANCE REQUEST DETAIL
NOT TO SCALE



UTILITY & SITE DATA
All Zoning and Setback information was obtained from the City of Mankato Code. For detailed zoning information and specific interpretation of code requirements, contact the City of Mankato.

ZONING:
Property is Zoned R-3, Limited Multiple-Family Dwelling District

SETBACKS:
Front
Main and Accessory Building 25 feet

Side
Main and Accessory Buildings 6 feet

Rear
Main and Accessory Building
25 feet (one- and two-family dwellings)
25% of the lot depth provide is minimum of 25 feet to a max of 75 feet
(for all other principal buildings)

Lot Area (minimum) = 10,000 sq.ft. (for the first 4 units)
Lot Width (minimum) = 60 feet
Maximum Ground Coverage = 35% by all structures
Maximum Building Height = 35 feet (principal) and 20 feet (accessory)