WRIGHT COUNTY BOARD OF ADJUSTMENT

Meeting of: March 6, 2020

A G E N D A

The Wright County Board of Adjustment will meet on Friday, March 6, 2020 at 8:30 a.m. in the County Commissioner’s Board Room at the Wright County Government Center, Buffalo, Minnesota to consider the following items:

ACTION ON FEBRUARY 7, 2020 MINUTES

1. JOEL R. HIRSCH – Cont. from 2/7/20

LOCATION: 10831 Greer Circle SW - Lots 55, 56 & 69 Terra Teresa, according to plat of record, Section 25, Township 118, Range 27, Wright County, Minnesota. (Lake Mary - Victor Twp.) Tax #219-016-000550

Requests a variance of Section 155.026, 155.049 & 155.057 of Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to allow replacement of an existing 512 sq. ft. one-level dwelling that is 37.5 ft. from the Ordinary Highwater Mark of Lake (OHM) with a new 1,583 sq. ft. two-story dwelling with a 6 ft. crawl space, tuck-under garage and 819 sq. ft. upper level (also a 381 sq. ft. upper level storage area). Proposed new dwelling to be 48.6 ft. from the OHW of a Recreational Development lake and 33.9 ft. from the centerline of a township road (21.5 ft. from the right-of-way of road) and is the shoreland impact zone.

2. JESSICA P. BJORUM – Cont. from 2/7/20

LOCATION: xxxx Pleason Avenue NW – Part of Outlot 4, Northridge Addition, according to plat of record, Section 28, Township 121, Range 28, Wright County, Minnesota. (W Lake Sylvia-Southside Twp.) Tax #217-034-000040 Property owner: VonBank

Requests reconsideration of variances and house plans approved on April 7, 2017 and allow a variance of Section 155.026, 155.049(F)(2) & 155.057 of Chapter 155, Title IV, Land Usage & Zoning of the Wright County Code of Ordinances to build a new two-story dwelling with a 1,400 sq. ft. basement, 2,384 sq. ft. main level (including garage) with 181 sq. ft. covered porch, and 1,494 sq. ft. upper level, to be 45.9 ft. from the center of a platted road, 25 ft. from the right-of-way.

3. JEREMY D. GODING – Cont. from 1/10/20

LOCATION: 2093 – 54TH St. NW – Part of E ½ of SE ¼ Section 3, Township 120, Range 26, Wright County, Minnesota. (Maple Lake Twp.) Tax #210-000-034104

Requests an “after-the-fact” variance to operate a machining business as a home-extended business in a portion of an existing building that exceeds 2,000 sq. ft. and is 162’, 237’ and 490 ft. from the nearest neighbors’ dwellings as regulated in Section 155.026, 155.048 & 155.103 of Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances.
4. **BRADLEY A. JOHNSON** – New Item

LOCATION: 14349 Custer Avenue NW – Part of Gov’t Lot 1, Section 22, Township 122, Range 26, Wright County, Minnesota. (Locke Lake - Silver Creek Twp.) Tax #216-100-223202

Requests an appeal of Board ruling dated March 1, 2019 and allow portion approved as crawl space to be converted into basement with full ceiling height as regulated in Section 155.026 of Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances.

5. **CHRIS ALAN PETERSON** – New Item

LOCATION: 5591 70TH Street SW – N ½ of NW ¼, & Gov’t Lot 1, Section 7, Township 118, Range 26, Wright County, Minnesota. (Yager Lake – Woodland Twp.) Tax #220-000-072100 Owners: Yager

Requests a variance of Section 155.026 & 155.048(G) Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to allow an “entitlement” division of ten acres that includes more than 2.5 acres of prime farmland and a second “entitlement” division on the west side of the farm that is 35 acres also includes more than 2.5 acres of tillable farmland. The balance of the Yager farm is approximately 66 acres, includes the remaining “entitlement”, which is the existing dwelling.

6. **THOMAS M. LAMPI** – Cont. from 2/7/20

LOCATION: xxxx Lawrence Circle NW – Lots 7-12, inclusive, Granite Shores First Addition; & Tract J. Reg. Land Survey #17, according to plats of record; all in Section 30, Township 120, Range 27, Wright County, Minnesota. (Granite Lake – Albion Twp.) Tax #201-017-000070 thru -000110 & 201-028-000100 Owners: Lampi, Eckoff, Tracy, Henderson & Hedman

Requests lot line adjustments to create five backlots for existing platted lots on the lake to service existing undersized lakeshore lots/dwellings as regulated in Section 155.026, 155.048, 155.049 & 155.057 of Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances.

Respectfully submitted,

Barry J. Rhineberger
Planner

BJR:tp
Cc: Board of Adjustment
    County Board
    Kryzer/Twp. Clerk/Administration