

# WRIGHT COUNTY BOARD OF ADJUSTMENT

Meeting of: March 12, 2021

## A G E N D A

The Wright County Board of Adjustment will meet on Friday, March 12, 2021 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:

In response to COVID-19, and pursuant to Minnesota Statute Chapter 12 relating to Emergency Management, Governor Walz has declared a state of emergency. In response to the state of emergency and in accordance with Minnesota Statute Chapter 13D.021, Board of Adjustment members and the applicant may participate in person, by telephone, or other electronic means. The meeting will be held at the Wright County Board Room located at 10 2<sup>nd</sup> St. NW, Buffalo, MN 55313. In person **public attendance and comments will not be allowed**, to conform with MDH and CDC guidelines to minimize gatherings. The meeting will be broadcast live on the Wright County YouTube channel. Please visit the Wright County Board of Adjustment website at <http://www.co.wright.mn.us/325/Board-of-Adjustment> the week of the meeting for the link to the video and further instructions on how to participate. You may submit written testimony by emailing Barry Rhineberger at [barry.rhineberger@co.wright.mn.us](mailto:barry.rhineberger@co.wright.mn.us) by 4:30 pm, Thursday, March 11, or may also be provided and mailed to: Wright County Planning and Zoning, 10 2<sup>nd</sup> St. NW, Room 140, Buffalo, MN 55313-1185.

### ACTION ON MINUTES FOR THE FEBRUARY 12, 2021 MEETING

1. **MATT BRONDER** – Cont. From 2/12/21

LOCATION: 13307 80<sup>TH</sup> St. NW – Lot 7, Southview Addition, according to plat of record, Section 26, Township 121, Range 28, Wright County, Minnesota. (Lake John - Southside Twp.) Tax 217-049-000070

Requests a variance as regulated in Section 155.026, 155.049(F)(2) & (3), 155.057, 155.090(C) Table 3, Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to allow replacement of an existing 572 sq. ft. one story dwelling with a new dwelling that includes a 1,125 sq. ft main level with a lookout basement and a 1,563 sq. ft. modified second story, 528 sq. ft. attached garage, 96 sq. ft. entry porch, and 55 sq. ft. lakeside deck,. New structure to be 87.7 ft. from the OHW, 10.8 ft. from the property line, 18.4 ft. from the center (edge) of the road right of way, 15.2 ft. from a Type IV septic system, and within the bluff. A variance requested for a new septic system 5 ft. from the side and road property lines. Also, a variance to replace an 8.8' x 16.8' boathouse within the bluff and over the OHW with a 10' x 17' boathouse 2.3 ft. from the OHW and within the bluff.

2. **ROBERT R. SUTHERLAND** – Cont. From 2/12/21

LOCATION: 7177 Newcomb Avenue NW – S ½ of Lot 6, Annandale Beach, according to plat of record, Section 26, Township 121, Range 28, Wright County, MN. (Lake John/Southside Twp.) Tax 217-013-000060

Requests a variance as regulated in Section 155.003 (147), 155.026, 155.049(F)(2) & (3), 155.057, 155.090(C) Table 3, & 155.102, Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to replace the existing 568 sq. ft. one-level dwelling that is 33.5 ft. from the ordinary highwater mark (OHM) of lake, 7.7 and 8 ft. from the side property lines with a new 660 sq. ft. one-level dwelling (22' x 30') with a 308 sq. ft. loft that has 6 ft. of headroom, and 330 sq. ft. attached garage. Setback variances proposed are 60.2' from the OHW, 10 ft. from both side lot lines and 18.8 ft. from a new Type IV septic system that will be 5 ft. from the property line and 2 ft. from the road right-of-way.

3. **CURTIS J. LUND** – New Item

LOCATION: 11004 Pelouquin Avenue NW – Part of the SW ¼, lying south of lake, Section 3, Township 121, Range 28, Wright County, (Lake Caroline – Southside Twp.) Tax #217-000-033300

Requests a variance of Section 155.026 & 155.048.4(c)(1) & (2) & 155.057, Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to allow a five-acre “entitlement” division on a 33’ access strip leaving the remaining 89 acres with a 33’ wide access to the public road.

4. **JOSHUA B. MALMQUIST**– New Item

LOCATION: xxxxx 9<sup>TH</sup> St. SE - Lot 3, Block 3, The Birches, according to plat of record, Section 5, Township 119, Range 24, Wright County, Minnesota. (Lake Martha-Rockford Twp.)  
Tax #215-011-003030

Requests a variance of Section 155.026 & 155.049, 155.057 Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to construct a 24’ x 33’ detached garage 58 ft. from the Ordinary Highwater Mark of lake and 6 ft. from the road right-of-way, 39’ from the centerline.

5. **JOSEPH (Rick) R. SCOTT**– New Item

LOCATION: 1461 Barton Avenue SW - Part of S ½ of NE ¼ & Part of SE ¼ Section 11, Township 119, Range 26, Wright County, Minnesota. Tax Parcel #211-000-111301, -111300 - 114200; -111400 (Marysville Twp.)

Requests a variance of Section 155.026 & 155.048 Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to add approximately 12 acres from 211-000-111300 to 211-000-111301, leaving 23 acres with more than 2.5 acre tillable and one “entitlement”. Also combining all of 211-000-114200 and west 30 acres (approx.) of 211-000-111400 to 211-000-111301, creating a 65-acre parcel with the existing home. One of the available entitlements on the property to remain with Tax #211-000-111400.

6. **NICK T. EVANS** – New Item

LOCATION: xxx Farmington Avenue NE – Property owner: North Shore Point LLC  
Tax # 202-000-364300: Govt Lot 2 & 3, except tract in Bk 219/357;  
Section 36, Township 120, Range 25;  
Tax #215-000-062200: Gov’t Lot 1, Section 6, Township 119, Range 24;  
Tax #215-100-011100: Gov’t Lot 1, Section 1, Township 119, Range 25;  
Tax #114-500-314300: Govt’ Lot 1, Section 31, Township 120, Range 24.  
(property on Wagner Lake lying in Buffalo/Rockford Twps. & City of St. Michael)

Requests a variance of Section 155.026 & 155.048 Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to allow an “entitlement” division where it will leave part the remainder with 76 ft. of public road frontage. Other areas of the remainder parcel will have 300 ft. wide on the road as required.

Respectfully submitted,



Barry Rhineberger  
Planner

**Board This meeting is subject to change. Please visit the Wright County Board of Adjustment webpage or sign up for automatic updates for this meeting at <http://www.co.wright.mn.us/list.aspx>.**