

WRIGHT COUNTY BOARD OF ADJUSTMENT
Meeting of: October 7, 2022,
A G E N D A

The Wright County Board of Adjustment will meet on Friday, October 7, 2022, 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 MINUTES FOR THE SEPTEMBER 9 , 2022, MEETING

1. **MA PETERSON DESIGNBUILD** – Cont. 9/9

LOCATION: 10384 Baker Ave NW – Lot 3, Buck's First Addition, Section 12, Township 121, Range 26, Wright County, MN (Silver Creek Twp.) Tax # 216-112-000030 Property Owners: Kelly L Shelquist

Requests a variance as regulated in section 155.026, 155.049, & 155.006 of Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to rebuild a home with additional living space in the existing footprint that is 45.9 ft. to Lake Ida where 75 ft. is required, 4.5 ft. and 10.9 ft. to the side property lines where 15 ft. is required, and approximately 45 ft. from the centerline of Baker Ave (existing footprint is 41.9 ft. to right-of-way). The existing impervious surface coverage is 36.9% with the proposed being 33.6% where 25% is the maximum. Building coverage would stay at 21% where 15% is the maximum.

2. **LARRY BERNING** – Cont. 9/9

LOCATION: 207 Halsey Ave SE – Lot 21, Oak Ridge View in Section 05, Township 119, Range 24, Wright County, MN (Charlotte - Rockford Twp.) Tax # 215-035-000210 Property Owners: Larry M. Berning and Patricia S. Berning.

Requests a variance as regulated in section 155.026, 155.049(C), 155.003(B)(1), & 155.006 of Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to allow the construction of a 28 ft. x 36 ft. (1,008 sq. ft.) detached garage that would be over the 800 sq. ft. maximum detached accessory building size for a parcel under 20,000 sq. ft. in size. The request would also be to have 1,327 sq. ft. of detached accessory building area on the property where 1,000 sq. ft. is the maximum allowed for parcels under 20,000 sq. ft. in size. The request would be to have 38.4% impervious surface where the maximum allowed is 25%.

3. **BEATRICE HANSON** – NEW

LOCATION: 3900 Norris Ave NW – Lot 14, First Addition to Martha's Beach, Section 14, Township 120, Range 28, Wright County, MN (French Lake - French Lake Twp.) Tax # 209-019-000140 Property Owner: Beatrice E. Hanson

Requests a variance as regulated in section 155.026, 155.086, 155.006, 155.049(F), 155.057(E), & 155.030(A) of Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to keep an unpermitted (after-the-fact) guest house prior to a permitted dwelling that is inside the side yard setback and less than 4 ft. above the highest known water level. Three sheds were also placed inside the side yard setback. The property is over the allowed 25% impervious surface coverage.

4. **JARED & MALLORY GUSTIN**- New

LOCATION: 4080 Fillmore Ave NW – Lot 5 and Lot 6, Ramsey Lake Heights of Section 07, Township 120, Range 26, Wright County, MN (Ramsey - Maple Lake Twp.) Tax # 210-024-000050 Property Owner: Mallory L. Gustin & Jared Gustin.

Requests a variance as regulated in section 155.026, 155.006, & 155.049(F)(3) of Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to allow the construction of an addition on the roadside of the home. The existing home is nonconforming to the side yard setback and the proposed request would be over the 25% impervious surface coverage allowed.

5. **KEITH HEATON**- New

LOCATION: 100050 120th Ste NW – Lot 2, Block 1 of Bass Lake Resort in Section 32, Township 122, Range 27 of Wright County, MN (Bass Lake - Clearwater Twp.) Tax # 204-134-001020 Property Owner: Keith Heaton & Victoria Luedtke

Requests a variance as regulated in section 155.026 & 155.049(F)(2) of Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to allow the construction of a detached garage inside of the County Road setback.

6. **DUANE D SPARKS**- New

LOCATION: 6769 Pilger Ave NW - Part of Government Lt 3 of Section 18, Township 121, Range 25 of Wright County, MN (W. Sylvia - Southside Twp.) Tax # 217-000-331207 Property Owner: Duane D. Sparks & Mary D. Sparks.

Requests a variance as regulated in section 155.026 & 155.057(E)(1) of Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to allow the construction of an addition to an existing home that is inside of the shoreland building setback and setback from the bluff.

7. **STEPHANIE SCHMITZ**- New

LOCATION: 253 97th St NE & 13 97th St NE – part of the Northeast 1/2 of the SW 1/4 of Section 14, Township 120, Range 28, and Government Lot 4 plus part of the SW ¼ of the NW 1/4 of Section 18, Township 121, Range 25 of Wright County, MN (Monticello Twp.) Tax # 213-100-182400, 213-100-182300 & 213-100-183200 Property Owner: Ryan S. Schmitz & Stephanie M. Schmitz & Richard A. Bistodeau Living Trust.

Requests a lot line adjustment as regulated in section 155.026 of Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to adjust the lot line between parcels 213-100-183200 and 213-100-182400.

Respectfully submitted,

Aaron Ogle
Planner