

WRIGHT COUNTY PLANNING COMMISSION

Meeting of: OCTOBER 23, 2025

AGENDA

The Wright County Planning Commission will meet on Thursday October 23, 2025 at **7:30 p.m.** in the County Commissioners Board Room at the Wright County Government Center, Buffalo, Minnesota to consider the following items:

ACTION ON OCTOBER 2, 2025, MINUTES

PUBLIC HEARINGS:

1. **JENNIFER GARDNER** – Cont. 9/11 & 10/2

LOCATION: 199 Jansen Ave SE – part of the E 1/2 of the NE 1/4 in Section 03, Township 119, Range 24, Wright County, Minnesota. (Rockford Twp.) Tax #215-000-031108. Property Owner: JENNIFER GARDNER

Petitions to rezone the property from General Agriculture (AG) to Urban/Rural Transition (R-1), as regulated in Sections 155.028, 155.048 & 155.049, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances.

2. **GEORGE & DEBRA HATFIELD** – New

LOCATION: xxxx 80th St NW and Baker Ave NW – Part of the SE1/4 of the SE 1/4 in Section 23, Township 121, Range 26, Wright County, Minnesota. (Maple Lake Twp.) Tax #210-100-234404, 210-100-234405, 210-100-234407. Property Owner: GEORGE P & DEBRA A HATFIELD

Petitions to rezone the properties from Suburban Residential-a (R2-a) to Suburban Residential (R-2), as regulated in Sections 155.028, 155.050 & 155.051, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances.

3. **BENJAMIN SIMON** – New

LOCATION: 2612 STATE HIGHWAY 55 SE - PRT OF W1/2 OF SE1/4 in Section 04, Township 119, Range 25, Wright County, Minnesota. (Rockford Twp.) Tax #215-100-044204. Property Owner: LEE A & MARIAN E WALDON REVTR

Petitions to rezone the properties from General Business (B-2) to General Industry (I-1), as regulated in Sections 155.028, 155.054 & 155.055, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances.

4. **R2T2 Properties LLC** – New

LOCATION: 3531 Cty Road 3 NW – PART OF THE SE 1/4 OF THE NW 1/4 AND THE WEST 30 ACRES OF THE NE 1/4 OF THE SW 1/4 ALONG WITH PART OF THE N 1/2 OF THE NW 1/4 OF THE SW 1/4 ALSO WITH E 20 RDS OF N 48 RDS OF NE 1/4 OF SW 1/4 in Section 15, Township 120, Range 28, Wright County, Minnesota. (French Lake Twp.) Tax #209-000-152400 & 209-000-153103 & 209-000-152400. Property Owner: R2T2 Properties LLC

Petitions for an Interim Use Permit for an 8-acre outdoor storage space to include a laydown yard, shipping containers, semi-trailers, to store cooling towers from commercial buildings and other like electrical equipment, as regulated in Sections 155.031 & 155.055, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances.

5. **XCEL ENERGY** – New

LOCATION: 14772 COUNTY ROAD 8 NW - S1/2OF NW1/4 & TH PRT OF NW1/4 OF NW1/4WH LIES SLY OF SLY R/W LN OF I-94 in Section 21, Township 122, Range 26, Wright County, Minnesota. (Silver Creek Twp.) Tax #216-100-212300. Property Owner: VORANDESOTO LLC

Petitions for a Conditional Use Permit for a land alteration to include the movement of approximately 205,000 cubic yards of materials, which a total of approximately 28,000 is imported to the property for berms, drainage facilities, internal roads, and storage areas for a transmission line storage yard, as regulated in Sections 155.029, 155.055, 155.057 & 155.101, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances.

6. **XCEL ENERGY** – New

LOCATION: 14772 COUNTY ROAD 8 NW - S1/2OF NW1/4 & TH PRT OF NW1/4 OF NW1/4WH LIES SLY OF SLY R/W LN OF I-94 in Section 21, Township 122, Range 26, Wright County, Minnesota. (Silver Creek Twp.) Tax #216-100-212300. Property Owner: VORANDESOTO LLC

Petitions for an Interim Use Permit for a commercial contractor's yard for transmission line storage, as regulated in Sections 155.031 & 155.055, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances.

7. **EMILY NEUHARTH – US Solar** – New

LOCATION: xxxx County Rd 8 NW – PRT OF N1/2 OF NW1/4 in Section 08, Township 120, Range 26, Wright County, Minnesota. (Maple Lake Twp.) Tax #210-000-082300. Property Owner: JOHN M & LOIS J WURM REVTR

Petitions for an Interim Use Permit to allow the construction of a 3 MW solar energy farm, as regulated in Sections 155.031, 155.048, 155.057 & 155.108, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances.

8. **EMILY NEUHARTH – US Solar** – New

LOCATION: xxxx Nevens Ave NW – 23.88 AC SE1/4 OF NE1/4 in Section 35, Township 121, Range 28, Wright County, Minnesota. (Southside Twp.) Tax #217-000-351401. Property Owner: MVP DEVELOPMENT LLC

Petitions for an Interim Use Permit to allow the construction of a 3 MW solar energy farm, as regulated in Sections 155.031, 155.048, 155.057 & 155.108, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances.

9. **Ordinance Amendment 25-4** – New

The Wright County Planning Commission will be reviewing and discussing proposed amendments to the Wright County Code of Ordinances. Proposed amendments will be related to Subdivisions (Platted and Unplatted) and the Planned Unit Development (PUD) district.

Respectfully submitted,



Barry Rhineberger
Planning & Zoning Administrator
BR:sd

cc: Planning Commission, Twp. Clerks