

WRIGHT COUNTY BOARD OF ADJUSTMENT
Meeting of: November 7, 2025
AGENDA

The Wright County Board of Adjustment will meet on **Friday, November 7, 2025** 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 October 10, 2025 MEETING

1. **ALLEN & CARLA SUNDBLAD** – Cont. 9/19 & 10/10

LOCATION: 3665 PLEASON AVE NW – PARTS OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 16 AND OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, Section 16 & 17, Township 120, Range 28, Wright County, Minnesota. (French Lake Twp.) Tax #209-000-162300, 209-000-171100. Property Owner: ALLEN L & CARLA L SUNDBLAD

REQUEST: Variance as regulated in Section 155.026 & 155.048(G) of Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to allow a "1 per 40" entitlement division that exceeds 2.5 acres of prime soils and exceeds the total size maximum of 10.0 acres.

2. **JOAN K KOTILA** – New

LOCATION: COUNTY ROAD 3 NW & COUNTY ROAD 35 W – the majority of the entire SW 1/4 along with part of the SW1/4 OF SE1/4, Section 34, Township 120, Range 28, Wright County, MN (French Lake Twp.) Tax # 209-000-343200 & 209-000-343401. Property Owners: JOAN K KOTILA

REQUEST: Variance as regulated in Section 155.026 & 155.048(G) of Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to allow for an entitlement division that does not meet the minimum road frontage requirements.

3. **JACOB SWANSON** – Cont. 10/10

LOCATION: 5880 & 5922 ELDER AVE NW – MAPLE GROVE BEACH 1ST ADDN LOT-001 LT 1 and PRT of GOVT LOT 1, Section 04, Township 120, Range 26, Wright County, Minnesota. (Maple Lake Twp.) Tax #210-016-000010, 210-000-042201. Property Owner: JACOB R SWANSON & LENGYEL LIVTR

REQUEST: 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 alter the property lines between PID 210-016-000010 and 210-000-04220.

4. **GARY DAHLHEIMER** – New

LOCATION: 4706 FILLMORE AVE NW – Lots 66 and Lot 65 of Ramsey Lake Heights, Section 07, Township 120, Range 26, Wright County, MN (Maple Lake Twp.) Tax # 210-024-000660 Property Owners: GARY J DAHLHEIMER

REQUEST: 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 construct a storage building within the shoreland building setback that does not meet elevation requirements.

5. **COLTON HENTGES** – New

LOCATION: 2078 Cameron Ave SE - Part Gov't Lot 4, Section 16, Township 119, Range 25, Wright County, MN (Rockford Twp.) Tax # 215-100-162116 Property Owners: Alyssa Hentges

REQUEST: Variance as regulated in Section 155.026, 155.049(F), & 155.057(E)(1) of Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to construct a single-family dwelling inside the shoreland, road, and side yard setback.

6. **MICHAEL FITZGERALD** – New

LOCATION: 6997 PILGER AVE NW - SHADY NOOK REPLAT & ADDN LOT B, Section 28, Township 121, Range 28, Wright County, MN (Southside Twp.) Tax # 217-068-000020 Property Owners: CHERYL A KREOFISKY

REQUEST: Variance as regulated in Section 155.026, 155.049(F) & 155.057(E) of Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to convert the existing homes crawl space into a full basement which is located within the shoreland and side yard setbacks.

Respectfully submitted,



Aaron Ogle

Planner

Cc: Board of Adjustment
Twp. Clerks