

WRIGHT COUNTY BOARD OF ADJUSTMENT
Meeting of: December 5, 2025
AGENDA

The Wright County Board of Adjustment will meet on **Friday, December 5, 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 November 7, 2025 MEETING

1. **JOAN K KOTILA** – Cont. 11/7

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.

2. **MICHAEL FITZGERALD** – Cont. 11/7

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 KREOFKY

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.

3. **CAP CUSTOM HOMES** – New

LOCATION: 6356 PILGER AVE NW – COATES P BULL ADDN LOT-020, Section 33, Township 121, Range 28, Wright County, MN (Southside Twp.) Tax # 217-022-000200. Property Owners: LANSE C & LIVIA D LANG

REQUEST: Variance as regulated in Section 155.026 & 155.049(F) of Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to construct a new home and water-oriented accessory structure that would be located within the road setback.

4. **JAMES GELLERMAN** –New

LOCATION: 8824 51ST St NW – Lots 19 & 20, Block 1, Swartout Beach Addition, according to plat of record, and part of road, Section 03, Township 120, Range 27, Wright County, MN (Albion Twp.) Tax 201-023-001190. Property Owners: JAMES M GELLERMAN

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 an addition to an existing accessory building that is located within the road and side yard setback.

5. **MARY SPIKE** – New

LOCATION: 9447 20TH ST NW – part of NW1/4 OF NE1/4 with part of the W1/2 OF W1/2 OF SW1/4 OF NE1/4, along with part of the E1/2OF W1/2OF SW1/4OF NE1/4&NW1/4OF SE1/4, Section 28, Township 120, Range 27, Wright County, MN (Albion Twp.) Tax # 201-000-281200, -284101, 284300. Property Owners: ROSE MARY PRIBYL, DAVID D SPIKE REVTR & MARY M SPIKE REVTR

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 adjust the property boundary between PID 201-000-281200 and PID 201-000-084101.

6. **DOUGLAS DUSKE** – New

LOCATION: 2681 80TH ST SW – PART OF W1/2OF NE1/4OF NW1/4 in Section 15, Township 118, Range 26, Wright County, MN (Woodland Twp.) Tax 220-000-152100. Property Owners: DOUGLAS K DUSKE

REQUEST: Variance as regulated in Sections 155.026 and 155.048 of Chapter 155 & Section 152.027 of Chapter 152, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to allow a feedlot and livestock building within 100 ft. of a property line.

7. **AARON HORSCH** – New

LOCATION: 10340 COUNTY ROAD 5 SW– PRT OF SW1/4OF NW1/4, Section 30, Township 118, Range 27, Wright County, MN (Victor Twp.) Tax 219-000-302300. Property Owners: AARON B & STACY L HORSCH

REQUEST: Variance as regulated in Section 155.026 & 155.048(F) of Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to construct a storage building within the rear yard setback.

Respectfully submitted,



Aaron Ogle
Planner

Cc: Board of Adjustment
Twp. Clerks