

WRIGHT COUNTY PLANNING COMMISSION

Meeting of: June 27, 2019

A G E N D A

The Wright County Planning Commission will meet on Thursday, June 27, 2019 at **7:30 p.m.** in the County Commissioners Board Room at the Wright County Government Center, Buffalo, Minnesota to consider the following items:

1. **STEVE D. LANGANKI** – Cont. from 6/6/19

LOCATION: xxxx Fillmore Avenue & 150th Street NW - NW ¼ of NE 1/4 , except ...Section 19, Township 122, Range 26, Wright County, Minnesota. (Unnamed NE Lake - Silver Creek Twp.) Tax #216-100-191200 Property owners: Carstens
Petitions to rezone approximately 34 acres from AG General Agricultural & S-2 Residential-Recreational Shorelands to A/R Agricultural Residential & S-2 Residential-Recreational Shorelands and for a Conditional Use Permit for an unplatted two-lot residential subdivision as regulated in Chapter 154 and Sections 155.028, 155.029 & 155.047 of the Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances.

2. **JOHN KLINKNER** – Cont. from 6/6/19

LOCATION: Part of Gov't Lots 4 & 5 & NE ¼ of SE ¼ of Section 7, Township 118, Range 25, Wright County, Minnesota. (Fountain Lake – Franklin Twp.) Part of Tax # 208-200-071400
Petitions to rezone from AG General Agricultural and S-2 Residential-Recreational Shorelands to A/R Agricultural-Residential and S-2 Residential-Recreational Shorelands and also a Conditional Use Permit for a two-lot unplatted residential subdivision (lots proposed are approximately 13.5 and remainder parcel of approximately 41 acres above the Ordinary High-water Mark of lake) as regulated in Section 154.14, Sections 155.027, 155.028, 155.047 & 155.057, Chapter 155 Title XV, Land Usage & Zoning of the Wright County Code of Ordinances.

3. **JAMES FEEHAN** – Cont. from 6/6/19

LOCATION: Part of S ½ of NE ¼ of Section 7, Township 121, Range 25, Wright County, Minnesota. (Monticello Twp.) Part of Tax # 213-100-071300 & -071404
Petitions to rezone 40 acres from AG General Agricultural to A/R Agricultural-Residential and a Conditional Use Permit for a four-lot unplatted residential subdivision (minimum 10-acre lots) as regulated in Section 154.14, Sections 155.027, 155.028 & 155.047 Chapter 155 Title XV, Land Usage & Zoning of the Wright County Code of Ordinances.

4. **STANLEY J. & CAROL E. VANDER KOOL** – Cont. from 5/16/19

LOCATION: 1499 30TH Street SE – Part of the N ½ of the NE ¼ of Section 20, Township 119, Range 25, Wright County, Minnesota. (Crawford Lake – Rockford Twp.) Tax #215-100-201101
Petitions to rezone approximately 40 acres from AG General Agricultural and part S-2 Residential-Recreational Shorelands to A/R Agricultural-Residential and part S-2 Residential-Recreational Shorelands and a Conditional Use Permit for a four-lot unplatted subdivision as regulated in Chapter 154; and Sections 155.028, 155.029 & 155.047 of Chapter 155, Land Usage & Zoning of the Wright County Code of Ordinances.

5. **VALLEY PAVING, INC.** – Cont. from 5/16/19

LOCATION: 14584 County Road 75 NW – Part of W ½ of NW ¼, Section 22, Township 122, Range 26, Wright County, Minnesota. (Silver Creek Twp.) Tax 216-100-222300
Property owner: Russell Martie

Petitions for a Conditional Use Permit to locate a temporary hot mix plant for the 2019 season as regulated in Section 155.029, 155.048 & 155.100 of Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances.

6. **TILLER CORPORATION** – New Item

LOCATION: Part of Gov't Lot 2; S 695 feet of the SE ¼ of NW ¼, east of township road; Part of N ½ and Part of NE ¼ of SW ¼ all in Section 24, Township 122, Range 26, Wright County, Minnesota. (Mississippi River – Silver Creek Twp.) Tax # 216-100-241301; 216-100-243104; 216-100-241300

Petitions for a Conditional Use Permit regulated in Section 155.029, 155.048 & 155.100 of Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to allow temporary placement of a ready mix concrete plant and hot mix asphalt plant at the current mining and extraction site for local projects and the I-94 project.

7. **SUPERSLAB PROPERTIES LLC** – New Item

LOCATION: Part W ½ of SW ¼ all in Section 1, Township 122, Range 27, Wright County, Minnesota. (Clearwater Twp.) Tax # 204-100-013204

Petitions for a Conditional Use Permit regulated in Section 155.029 & 155.054 of Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to allow a two-lot unplatted subdivision. Property is zoned B-2 General Business

8. **DANIEL J. GERADS** – New Item

LOCATION: 17371 – County Road 75 NW - Part of E ½ of SE ¼, Section 2; and W ½ of SW ¼ all in Section 1, all in Township 122, Range 27, Wright County, Minnesota. (Clearwater Twp.) Tax # 204-100-013204; 204-100-013203 & -024100

Property owners: Danco Properties LLC & Superslab Properties LLC

Petitions to amend a Conditional Use Permit as regulated in Section 155.029 & 155.054 of Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances to allow an adjustment of division line between two lots approved in 2013. Property is zoned B-2 General Business.

9. **GREGG R. MATHIOWETZ** – New Item

LOCATION: Part of E ½ of NE ¼, Section 34, Township 118, Range 27, Wright County, (Victor Twp.) Tax #219-000-341102 Property owner: Lucille Schermann

Petitions for a Conditional Use Permit for a temporary borrow pit during the 2019 season for removal of 25,000-35,000 cubic yards of dirt to be used for the Winsted Airport project as regulated in Section 155.029, 155.048 & 155.100 Chapter 155 Title XV, Land Usage & Zoning of the Wright County Code of Ordinances.

10. **JOE E. LEMMERMAN** – New Item

LOCATION: 11746 Deegan Avenue SE – Lot 7, Block 1, Franklin Ponds, according to plat of record, Section 34, Township 118, Range 25, Wright County, Minnesota. (Franklin Twp.) Tax #208-228-001070/001071 Property owner: Burau

Consideration on whether a “concept” plan the Planning Commission reviewed as part of the 1999 Planned Unit Development Plat as a Conditional Use Permit can be re-subdivided. That concept plan had up to 6 residential lots, using the previous Planned Unit Development Outlot as regulated in Chapter 154; and Sections 155.028, 155.029, 155.047 & 155.059 of Chapter 155, Land Usage & Zoning of the Wright County Code of Ordinances. Property is zoned A/R & PUD. Commission also reviewing a new concept plan of 3-4 lots if the Planning Commission finds the original 1999 plan is not in accord with the Wright County Ordinance.

11. **RUSSELL V. MARTIE** – New Item

Requests an amendment to **FARM ACCESSORY MOBILE HOME – Section 155.03(B) (46)** to include language that allows conversion of an accessory structure into habitable living space as a temporary residence by a farm employee.

Existing definition reads as follows: (Planning Commission to consider amending this definition to include above amendment language.)

(46) FARM ACCESSORY MOBILE HOME. A mobile home placed on a farm which already has a primary residence on the same parcel or nearby land under the same homestead, said mobile home to be used as a temporary residence by a family member or farm employee. Farm employment must be the primary occupation of the resident of the mobile home, and the applicant for such a mobile home must demonstrate the need for such occupant to be located on the farm site in addition to the primary farm residence. No such mobile home shall be allowed as the primary or only residence on any parcel.

Respectfully submitted,

Sean Riley
Planning & Zoning Administrator

SR:tp

cc: Planning Commission
County Board of Commissioners
Kryzer
Twp. Clerks
SWCD