

**WRIGHT COUNTY PLANNING COMMISSION**

**Meeting of: September 2, 2021**

**A G E N D A**

The Wright County Planning Commission will meet on Thursday, September 2, 2021 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. **MAURICE E. CARLIN** – Cont. from 8/12/21

LOCATION: xxxx Duffield Ave. NW & 110<sup>th</sup> St. NW – Approx. 3 acres described as part of SW ¼ of SW ¼ Section 4, Township 121, Range 26, Wright County, MN. (Little Mary - Silver Creek Twp.) Tax #216-000-043300/216-000-043203 Property owners: Carlin & Prevost

Petitions to rezone approximately 3 acres from A/R Agriculture-Residential & S-2 Residential-Recreational Shorelands to AG General Agriculture and S-2 and combine it into the parcel lying to the north owned by Prevost as regulated in Section 155.028, 155.048 & 155.057, Chapter 155, of Title XV Land Usage of the Wright County Code of Ordinances.

2. **BART A. ANDERSON** – Cont. from 8/12/21

LOCATION: 371 90<sup>TH</sup> St NE – Part of E ½ of NW ¼, Section 19, Township 121, Range 25, Wright County, Minnesota. (Monticello Twp.) Tax #213-100-192100

Petitions to rezone approximately 40 acres from AG General Agriculture to A/R Agricultural-Residential and also a Conditional Use Permit for a three-lot unplatted subdivision (lots proposed are approx. 19 acres with the existing dwelling & two lots, minimum 10 acres each) as regulated in Section 155.028, 155.029 & 155.050 Chapter 155, Title XV, Land Usage & Zoning of the Wright County Code of Ordinances and Chapter 154, Subdivision Regulations.

3. **DENNIS G. HAVEL** – Cont. from 8/12/21

LOCATION: xxxx Davern Avenue NE – NW ¼ of NE ¼, & part of Gov't Lot 1, Section 3, Township 120, Range 25, Wright County, Minnesota. (Gilchrist Lake - Buffalo Twp.) Tax #202-000-031200

Petitions to rezone approximately 85 acres from AG General Agriculture and S-2 Residential-Recreational Shorelands to A/R Agricultural-Residential and S-2 and a Conditional Use Permit for an unplatted eight-lot subdivision as regulated 155.028, 155.047 & 155.057, Chapter 155, of Title XV Land Usage of the Wright County Code of Ordinances.

4. **CURT WEIERS** – Cont. from 8/12/21

LOCATION: 3353 Baker Avenue NW – NE ¼ of the SE ¼ of Section 14, Township 120, Range 26, Wright County, Minnesota. (Maple Lake Twp.) Tax 210-000-144100  
Property owner: Bjorklund

Petitions to rezone from AG General Agriculture to A/R Agricultural-Residential and for a Conditional Use Permit for a three-lot unplatted residential subdivision (one lot to include existing dwelling) as regulated in 155.028, 155.029, 155.048, Chapter 155, of Title XV Land Usage of the Wright County Code of Ordinances & Subdivision Regulations.

5. **MBE, INC.** – Cont. from 8/12/21

LOCATION: xxxx State Hwy. 25 N & 50th Street NE– Part of SW ¼ of SW ¼, Section 4, Township 120, Range 25, Wright County, MN. (Buffalo Twp.) Tax #202-000-043206 Owner: Ventures West LLC

Petitions for a Conditional Use Permit to mine sand and gravel from approximately 32 acres to include screening, washing, crushing of materials and include stockpile and processing of recycled materials as regulated in Section 155.029, 155.048(D) & 155.100, Chapter 155, of Title XV Land Usage of the Wright County Code of Ordinances.

6. **MN CSG 10, LLC** – Cont. from 8/12/21

LOCATION: XXX 85<sup>th</sup> St NE – Part of E ½ of SE ¼ & W ½ of W ½ of SW ¼, in Section 21, Township 121, Range 25, AND Part of W ½ of W ½ of SW ¼ in Section 22, Township 121, Range 25, AND N ½ of NW ¼ in Section 27, Township 121, Range 25, Wright County, Minnesota. (Monticello Twp.) Tax #'s 213-100-214100 & 213-100-223200 & 213-100-272201 Property owner's: Sustainable Holdings LLC and Holthaus Properties.

Petitions for a Conditional Use Permit for a 1 MW Solar Farm on approximately 9.8 acres in the southeast corner of the property as regulated in Section 155.048 & 155.108, Chapter 155, of Title XV Land Usage of the Wright County Code of Ordinances & Wright County Subdivision Regulations.

7. **CORNELIUS L. PAULSON** – New Item

LOCATON: XXX Acacia Avenue – Part of E ½ of NW ¼ and that part of Gov't Lot 8, lying east of road, Section 19, Township 121, Range 25, Wright County, Minnesota. (Monticello Twp.) Tax #213-100-192401 & -192400 Property Owners: Applicant & Maple Cerro LP

Petitions to amend the Conditional Use Permit granted February 4, 2021 and allow the relocation for a shared driveway in the subdivision approved as regulated in Section 155.029 & 155.047 Chapter 155, of Title XV Land Usage of the Wright County Code of Ordinances & Subdivision Regulations.

8. **ALAN J. HUDEK** – New Item

LOCATON: 1685 - 60<sup>TH</sup> St.. NW – Part of E ½ of SW ¼ Section 35, Township 121, Range 26; also part of NW ¼ of Section 2, Township 120, Range 26, Wright County, Minnesota. (Maple Lake Twp.) Tax #210-100-353102; 210-000-022200 Property owner: Wurm

Petitions for a Conditional Use Permit to transfer a “1 per 40” building entitlement that will result in a “cluster” from property in Section 35 to land in Section 2 that is approx. 15.26 acres and is currently restricted land regulated in Section 155.029, 155.048(G)(5) & 155.057, Chapter 155, of Title XV Land Usage of the Wright County Code of Ordinances.

9. **THOMAS M. McDERMOTT** – New Item

LOCATON: 11765 Ireland Ave. NW – Part of N ½ of NE ¼ and ½ of W ¼ of NE ¼, all in Section 3, Township 121, Range 27, Wright County, Minnesota. (Long Lake - Corinna Twp.) Tax #206-000-031100; -031200; -031301

Petitions to rezone from AG General Agriculture and part S-2 Residential-Recreational Shorelands to A/R Agricultural-Residential and part S-2 as regulated in Section 155.028, 155.047 & 155.057, Chapter 155, of Title XV Land Usage of the Wright County Code of Ordinances.

10. **GREAT RIVER ENERGY** – New Item

LOCATON: 2750, 2754 & 2689 Deadrick Avenue SE – Part of SE ¼ of Section 15; and part of W ½ of SW ¼ Section 14, all in Township 119, Range 25, Wright County, Minnesota. (Rockford Twp.) Tax #215-100-154201; -154202; -154401; - 154400; -143301; - 143300

Petitions for a Conditional Use Permit for a 20-acre subdivision of the property owned by Great River Energy zoned I-1 General Industry as regulated in Section 155.029 & 155.055 Chapter 155, of Title XV Land Usage of the Wright County Code of Ordinances & Subdivision Regulations.

Respectfully submitted,

Sean Riley  
Planning & Zoning Administrator

SR:tp

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