

WRIGHT COUNTY BOARD OF ADJUSTMENT

Meeting of: July 10, 2009

A G E N D A

The Wright County Board of Adjustment will meet on Friday, July 10, 2009 in the County Commissioner's Board Room at the Wright County Government Center, Buffalo, Minnesota to consider the following items:

9:00 a.m.

1. **EDWARD R. NEAR** –Cont. from 6/26/09

LOCATION: 12287 County Road 7 –Lot 5, Block 1, Bird Haven, according to plat of record, Section 36, Township 122, Range 27, Wright County, Minnesota. (Sugar Lake – Clearwater Twp.) Tax #204-113-001050 & -001051 Property owner: Miller

Requests a variance of Section 605.5(3) & 612 of the Wright County Zoning Ordinance to replace the existing one-level cabin (1088 sq. ft.) with a new 1568 sq. ft. dwelling over a full basement and 684 sq. ft. upper-level loft, 53' from the ordinary high-water mark of lake; and also a 502 sq. ft. lakeside deck 46' from the ordinary high-water mark of lake and 12' from the north side lot line.

2. **RALPH H. WALKER** – Cont. from 6/26/09

LOCATION: 11197 Hollister Avenue NW – Lot 9, Block 2, Maple Villa, according to plat of record, Section 2, Township 121, Range 27, Wright County, Minnesota. (Sugar Lake – Corinna Twp.) Tax #206-056-002090

Requests a variance of Section 403., 404.2, 502.2 & 612 of the Wright County Zoning Ordinance to replace the existing 440 sq. ft. cabin with a new 720 sq. ft. dwelling that is less than 24' in width (20' requested) over a crawl space and 8' x 20' covered porch 61' from the ordinary high-water mark of lake, 5.9' from the north side lot line, 14' from the south line on an undersized lot. Property is served by a holding tank.

3. **TRUDY RICHTER** – Cont. from 6/26/09

LOCATION: 11224 Hollister Avenue NW – Lot 3 & 4, Block 6, except the North 25 feet of Lot 4; and also Lots 4 and 5, except the North 20 feet of said Lot 5, Block 3, all in Maple Villa, according to plat of record, Section 2, Township 121, Range 27, Wright County, Minnesota. (Sugar Lake – Corinna Twp.) Tax #206-056-003040 & -006030 Property owners: Richter and Slama

Requests a variance of Section 404.2, 502.2, 605.5(2) &(3) & 612 of the Wright County Zoning Ordinance to move the existing 28' x 31' one-level walkout dwelling to the lakeside lot (206-056-003040) and place on new 28' x 43' walkout basement and add a 12' x 28' three-season porch over basement on the lakeside of home. Also construct a new 8' x 43' deck on the north side. New house placement will be 60' from the ordinary high-water mark of lake, 11.87' from the north side lot line to deck (19.87' to dwelling), 11.9' from the south property line and 60' from the centerline of platted road. The lot is undersized with lot coverage proposed at 15% and impervious coverage is a 14.53%. Also proposed is a 32' x 24' detached garage on the back lot. Sewer system is located on the back lot.

4. **MICHAEL A. HILGERT** – New Item

LOCATION: 6543 – 117TH Street NW – Lot 3, Block 1, Heritage Maple Leaf Addition, according to plat of record, Section 1, Township 121, Range 27, Wright County, Minnesota. (Sugar Lake - Corinna Twp.) Tax #206-043-001030

Requests a variance of Section 502.2 & 605.5(2) of the Wright County Zoning Ordinance to remove the existing attached garage and replace it with a new 40' x 46' attached garage with lower level living space to include recreation/meeting room and shop and exercise rooms. New garage to be 18' closer to the center of a platted road, 51' from the centerline. Living space to be added is a workshop/storage area and recreation room.

5. **BRUCE B. BIEDERMAN and MARY M. LEFFLER** – New Item

LOCATION: 686 Halsey Avenue SE – Lots 13, 14 & 15, Charlotte Shores 2nd Addition, according to plat of record, Section 5, Township 119, Range 24, Wright County, Minnesota. (Lake Martha – Rockford Twp.) Tax # 215-014-000150

Requests a variance of Section 502.2, 605.5(2) & (3) of the Wright County Zoning Ordinance to build 30' x 36' detached garage (6/12 roof pitch) 56' from the lake, in line with the existing house.

6. **JIM & CARLA STRUBLE** – New Item

LOCATION: 15954 71ST St. NW – Part of Lot 9, Ellingwood & Powell Addition; and Outlot C, Ellingwood & Powell 2nd Addition, according to plats of record, Section 28, Township 121, Range 28, Wright County, Minnesota. (W. Lake Sylvia – Southside Twp.) Tax #217-026-000090 & 217-027-000030

Requests a variance of Section 405 & 502.2, & 605.5(3) of the Wright County Zoning Ordinance to allow alteration of existing guesthouse that is 3.7' from the side lot line by replacing the 6:12 roof with a new roof that will have a 9:12 roof pitch and 6-8' headroom in the loft area.

Respectfully submitted,

Barry J. Rhineberger
Assistant Planner

BJR:tp

Cc: Board of Adjustment/County Board/Zins/Twp. Clerks