

CORINNA TOWNSHIP  
AGENDA  
PLANNING COMMISSION/BOARD OF ADJUSTMENT  
JUNE 13, 2023

Corinna Town Hall, 9801 Ireland Ave, Annandale MN 55302  
(or via web/phone conference – see last page for instructions)

1. Call to Order
2. Roll Call
3. Additions or Deletions to the Agenda
4. Public Hearings
  - a. Requests related to the replacement of an existing dwelling. Approvals required include Variances to construct a 26' x 42' two-story dwelling with 6' x 8' covered entry to replace a 25'5" x 42' single-story dwelling with 6' x 8' covered entry and to add a 12' x 28' two-story dwelling addition approximately 53.3 feet from the lake (minimum 75 feet required) and 11.6 feet from a side lot line (minimum 15 feet required) and to install a new septic drainfield approximately 15.4 feet from an existing garage (minimum 20 feet required). An existing open deck will remain at 39.9 feet from the lake.
    - i. Applicant/Property Owner: Brian Dahlberg/Dahlberg Living Trust
    - ii. Property address: 11351 89th St NW, Annandale
    - iii. Sect-Twp-Range: 19-121-27
    - iv. Parcel number(s): 206062000300
  - b. Requests relating to the construction of a new driveway and eventual dwelling. Approvals required include a conditional use permit for the substantial alteration of land in a shoreland district (movement of well over 50 cubic yards of material) to accommodate the placement of a driveway. Project will involve altering steep slopes, substantial removal of tree cover and the potential for altering drainage patterns and significant erosion.
    - i. Applicant/Property Owner: Brice Lamey/Robert Gruys
    - ii. Property address: None (112<sup>th</sup> Street NW, Maple Lake)
    - iii. Sect-Twp-Range: 1-121-27
    - iv. Parcel number(s): 206149001040
  - c. Requests relating to the subdivision of land. Approvals required include preliminary plat approval of a proposed subdivision of land in an I-1 General Industry zoning district to create a new lot in the northwest corner of the existing parcel.
    - i. Applicant/Property Owner: FERGSBA LLC
    - ii. Property address: 9397 67th Street NW, Annandale
    - iii. Sect-Twp-Range: 33-121-27
    - iv. Parcel number(s): 206000332400
  - d. Requests relating to the construction of a detached garage. Approvals required include Variances to construct a 30' x 30' single-story detached garage with a 9' x

- 34' open-sided storage area approximately 43 feet from the centerline of a township road (minimum 65 feet required).
- i. Applicant and Property Owner: Marty McGraw/Martin P McGraw Revocable Trust
  - ii. Property address: 11304 Klever Ave NW, Annandale
  - iii. Sect-Twp-Range: 5-121-27
  - iv. Parcel number(s): 206016000020
- e. Requests related to the construction of a storage building. Approvals required include a Variance to construct a 12' x 16' storage shed approximately 52 feet from the centerline of a township road (minimum 65 feet required).
- i. Applicant/Property Owner: David and Sandra Williams
  - ii. Property address: None (across from 8244 Irvine Ave NW, Annandale)
  - iii. Sect-Twp-Range: 22-121-27
  - iv. Parcel number(s): 206055001040 and 206054000080
- f. Requests related to the construction of a new dwelling to replace an existing cabin. Approvals required include modification of a Variance request granted in April 2023 to add 4 feet to the width of the proposed dwelling. Previously approved variances for the single-story dwelling with partial loft and an approximate 10'4" x 14'8" screen porch 62' ft and 47.4 ft respectively from Sugar Lake (min. 75 ft required) would remain the same.
- i. Applicant/Property Owner: Erik Anderson/Stewart C Anderson & Deborah J Anderson Trust
  - ii. Property address: 11751 Gulden Ave NW, Maple Lake
  - iii. Sect-Twp-Range: 1-121-27
  - iv. Parcel number(s): 206085000010
- g. Ordinance Amendment to modify Sections 302 (Definitions), 501 (Zoning Administrator), 503 (Planning Commission), 505 (Conditional Use Permits), 506 (Permits and Fees), 603-606A and 608 – 612 (various Zoning Districts), 727 (Mining and Extraction), and 762 (Solar Energy Farms and Solar Energy Systems) of the Corinna Township Land Use Ordinance. The intent of the amendments is to increase the size of solar energy systems allowed by administrative permit from 10 to 40kW in all zoning districts; increase the size of solar systems considered to be solar energy systems from 100 to 200kW and solar farms to be those over 200 kW; continue to prohibit new solar farms; to clarify that the duties of the Zoning Administrator are to interpret applicable ordinances, address amendments to the Township zoning map, to add to the list of duties relating to enforcement of the ordinance and to clarify procedures for appealing interpretations of the zoning administrator; to clarify that the planning commission makes final decisions on conditional use permits; to add language for procedures relating to the discontinuance of conditional use permits; to modify definitions for "Access Drive (Driveway)", Solar Energy Farm, Solar Energy System and Utility Interconnection, to increase the allowable time period for a mining and extraction interim use permit from one year to three years and make other amendments as being considered by Wright County; and to modify various permit application fees.
- i. Applicant: Corinna Township

5. Approve Previous Meeting Minutes
  - i. May 9, 2023
  
6. Zoning Administrator's Report
  - i. Permits
  - ii. Correspondence
  - iii. Enforcement Actions
  
7. Other Business
  
8. Adjournment

*This agenda is not exclusive. Other business may be discussed as deemed necessary.*

**TO ATTEND THIS MEETING VIA WEB OR PHONE CONFERENCE:**

**Web:** Go to <https://v.ringcentral.com/join> and enter the Meeting ID and Password below. You will be able to talk, listen and view documents on your screen that are shared by the meeting host.

Meeting ID/ Access Code: 009769132

Password: EVLh8FfwHY

**Phone:** Call (650) 419-1505 (not toll free) and enter the Meeting ID /Access Code above and 3854833949 for the Password. You will only be able to talk and listen.

*If your computer does not have a microphone, you will need to use the phone method above instead (choose phone option when prompted instead of computer audio) but can use your computer to view shared documents.*

*If you have a web camera on your computer, you will be able to turn it on so that other participants in the meeting can see you, but you can turn that camera off and on during the meeting as you wish.*