



ITASCA COUNTY
PLANNING COMMISSION/BOARD OF ADJUSTMENT
123 NE 4th St Grand Rapids, MN 55744
(218) 327-2857

Wednesday, 11/12/2025

9:00 A.M.

Itasca County Boardroom

REGULAR MEETING AGENDA

I. CALL TO ORDER: PLANNING COMMISSION MEETING

II. ADDITIONS TO THE AGENDA

III. OPENING STATEMENT

IV. APPROVAL OF MINUTES

- Approve the minutes of the 10/8/2025 Regular Meeting

V. OLD BUSINESS

Conditional Use Permit for a Home Occupation II for a seasonal ice fishing access road—Part of NE SE and Part of SE SE, Section 11, Unorganized Township 146-27, (Winnibigoshish, General Development), (Michael Schuster/Lonny Witkofsky)

VI. NEW BUSINESS

Conditional Use Permit to amend CUP #240338 for an educational facility (for 50 students) expanding to 150 students—Part of SE SE, SW SE, NE SE, Section 12, Harris Township 54-25 (Karl Larsen & Brook Kirwin)

ADJOURN THE PLANNING COMMISSION MEETING AND OPEN THE BOARD OF ADJUSTMENT MEETING

VII. NEW BUSINESS

Variance from Section 3.17.6 of the Zoning Ordinance to replace an existing 24'x32' garage with a 28'x40' garage which will not maintain the required side property line setback (Pokegama, General Development)—Lots 79-80, Old Point Comfort, Section 22, Harris Township 54-25 (Joe Stauffer)

Variance from Sections 5.6.7B and 3.17 of the Zoning Ordinance for construction of a 15'x36' deck/36'x36' dwelling/36'x30' garage which does not maintain the required setback from the Ordinary High Water Level of Deer Lake, Recreational Development 2 Class and bluff—Part of Govt 6, Section 24, Carpenter Township 62-24 (Ryan Litfin/Deer Lake Sunsets LLC)

Variance from Section 5.6.7 of the Zoning Ordinance for construction of a dwelling/attached garage which does not maintain the required side property line setback and deck which does not meet the required setback from the Ordinary High Water Level (OHWL) of North Star Lake, Recreational Development 2 Class—Part of Govt. 5, Section 5, Unorganized Township 58-26 (Guy & Megan Buonincontro)

Variance from Section 3.17.6 of the Zoning Ordinance for construction of a 22'x30' garage which does not maintain the required property line setback (Prairie, Recreational Development 2 Class)—RD #1 of Lot 3, Section 29, Arbo Township 56-25 (Anna Dosen-Hicks/James Hicks)

VIII. ADJOURN BOARD OF ADJUSTMENT MEETING

IX. CLOSED SESSION – BOARD EDUCATION