

**BROWN COUNTY PLANNING & ZONING COMMISSION**  
**December 8<sup>th</sup>, 2020**

The Brown County Planning & Zoning Commission held a regularly scheduled public meeting at Brown County License Bureau on December 8<sup>th</sup> 2020 at 9:00 am . Planning Commission members present: Brian Braun, Joe Stadheim, John Rolloff and Commissioner Tony Berg. Also present: Robert Santaella. Assistant Zoning Administrator; Sam Hansen Administrator. Members of the public included: Emily Wegener, Brian Schwartz and Mark Schwartz.

The meeting was called to order by Chairman Braun at 9:00 am.

A motion was made by Stadheim and seconded by Berg to approve the minutes of the November 10<sup>th</sup> 2020.

The motion passed unanimously 4-0.

**The first item of business was a Conditional Use Permit Application APP-C-0115**

Application filed by Mark Schwartz on property owned by Irene Schwartz described as the W ½ of the SW ¼ in Section 34, Township 110 North, Range 33 West, Prairieville Township, Brown County, Minnesota. Application is to renew and amend an existing conditional use permit to allow an increase from the previously permitted 1200 AU (4,000 Head) to a maximum 1320 AU (4,400 Head) in a hog finishing operation all located in the A-1 Agricultural Protection Zoning District.

**Discussion:** Santaella provided background on the application. Braun asked about the small increase to head count, Brian Schwartz stated they are asking for an increase in 10% capacity for all the sites after COVID closures. No construction will occur, they are looking for flexibility. Braun asked Santaella if the County had any concerns, Santaella state no. Braun asked if this increase will be used regularly, Brian Schwartz stated this if for abnormal circumstances only.

Finding of fact was completed.

A motion was made by Berg and seconded by Rolloff to recommend approval with conditions in the packet to the County Board.

The motion passed unanimously 4-0

**The second item of business was a Conditional Use Permit Application APP-C-0116**

Application filed by John Schwartz on property owned by Schwartz Farms Inc. described as the East 355 feet of the South 622 of the SE ¼ of the SW ¼, in Section 27, Township 108 North, Range 35 West, Stately Township, Brown County, Minnesota. Application is to renew and amend an existing conditional use permit to allow an increase from the previously permitted 900 AU (3,000 head) to a maximum of 990 AU (3,300 head) all located in the A-1 Agricultural Zoning District.

**Discussion:** Santaella provided background on the application. Braun stated this is a well-kept site. Braun asked if this site was the same circumstance as the first application. Brian Schwartz stated all sites are the same request 10% increase for flexibility if packing plants go down again.

Finding of fact was completed.

A motion was made by Rolloff and seconded by Stadheim to recommend approval with the conditions in the packet to the County Board

The motion passed unanimously 4-0

**The third item of business was a Conditional Use Permit Application APP-C-0117**

Application filed by John Schwartz on property owned by Schwartz Farms Inc. described as part of the NW ¼ of the SW ¼ Section 33, Township 109 North, Range 34 West, Burnstown Township, Brown County, Minnesota. Application is to renew and amend an existing conditional use permit to allow an increase from the previously permitted 900 AU (3,000 head) to a maximum of 990 AU (3,300 head) all located in the A-1 Agricultural Zoning District.

**Discussion:** Santaella provided background on the application. Braun stated this is a well maintained site.

Finding of fact was completed.

A motion was made by Stadheim and seconded by Berg to recommend approval with conditions in the packet to the County Board

The motion passed unanimously 5-0

**The fourth item of business was a Conditional Use Permit Application APP-C-0118**

Application filed by John Schwartz on property owned by Schwartz Farms Inc. described as part of the NW ¼ of the SW ¼ in Section 18, Township 110 North, Range 33 West Prairieville Township, Brown County, Minnesota. Application is to renew and amend an existing conditional use permit to allow an increase from the previously permitted 990 AU (3,300 Head) to a maximum of 1089 AU (3,630 Head) all located in the A-1 Agricultural Zoning District.

**Discussion:** Santaella provided background on the application. Braun stated this is a well maintained site.

Finding of fact was completed.

A motion was made by Berg and seconded by Rolloff to recommend approval with conditions in the packet to the County Board

The motion passed unanimously 4-0

**The fifth item of business was a Conditional Use Permit Application APP-C-0119**

Application filed by John Schwartz on property owned by Schwartz Family LLC described as part of the SE ¼ of the SE ¼ of the NE ¼, in Section 5, Township 109 North, Range 35 West, North Star Township, Brown County, Minnesota. Application is to renew and amend an existing conditional use permit to allow an increase from the previously permitted 1200 AU (4,000 Head) to a maximum of 1320 AU (4,400 head) all located in A-1 Agricultural Zoning District.

**Discussion:** Santaella provided background on the application. Braun stated this is a well maintained site. Braun asked if they purchased the site recently. Brian Schwartz stated the site was purchased back in February, since they have planted trees, replaced doors and other improvements, same as other application looking for that 10% flexibility if needed.

Finding of fact was completed.

A motion was made by Rolloff and seconded by Stadheim to recommend approval with the conditions in the packet to the County Board

The motion passed unanimously 4-0

**The sixth item of business was a Final Plat Application APP-P-0073**

Application filed by Daniel Lang on the property owned by Daniel Lang & Brenda Cornelius ETAL know as Lang's 2<sup>nd</sup> Subdivision (6.00 Acres) on the property described as Lot 1, Block 1 Lang's 1<sup>st</sup> Subdivision and part of the NE ¼ of the NW ¼ Section 35, Township 109 North, Range 34 West, all in Burnstown Township, Brown County, Minnesota. Application is to add additional 1 acre on the East side of existing Lang's 1<sup>st</sup> Subdivision, all located in the A-1 Agricultural Protection Zoning District.

**Discussion:** Santaella provided background on the application, no changes from the preliminary review.

A motion was made by Berg and seconded by Stadheim to recommend approval to the County Board

The motion passed unanimously 4-0

**The final item of business was a Final Plat Application APP-P-0074**

Application filed by Randy Thordson on property owned by Randy and Margaret Thordson known as Omsrud Thordson Subdivision (6.8 Acres) on the property described as Lot A of the Government Lot 3, Section 28, Township 108 N, Range 31 W, Lake Hanska, Brown County, MN. Application will be for a multi-lot subdivision known as Omsrud Thordson Subdivision (Lot 1 3.5 acres, Lot 2 6.8 Acres) and will subdivide one existing lot into two new lots, all located in the A-1 Agricultural Protection Zoning District

**Discussion:** Santaella provided background on the application, no changes from the preliminary review.

A motion was made by Stadheim and seconded by Rolloff to recommend approval to the County Board

The motion passed unanimously 4-0

There being no further business, a motion was made by Rolloff and seconded by Berg to adjourn the meeting.

Motion passed unanimously.

Respectfully submitted,

Robert Santaella, Assistant Zoning Administrator