

BROWN COUNTY PLANNING & ZONING COMMISSION
January 10th 2023

The Brown County Planning & Zoning Commission held a regularly scheduled public meeting at Brown County Commissioners Room on January 10th 2023 at 9:00 am . Planning Commission members present: Joe Stadheim, Lisa Fischer, and Dan Lendt. Also present: Dan Kalk, Deputy County Attorney; Laine Sletta, Zoning Administrator; and Robert Santaella, Assistant Zoning Administrator. Members of the public included: Tom Wilfahrt and Daniel Schneider.

The meeting was called to order by Zoning Administrator Sletta at 9:00 AM.

Motion was made by Fischer to nominate Joe Stadheim as Chairman of the Planning Commission, seconded by Lendt. No other motions were received, motion passes on a 3-0 unanimous vote.

Motion was made by Lendt to nominate Lisa Fischer as Vice-Chair of the Planning Commission, Seconded by Stadheim. No other nominations were received, motion passes on a 3-0 unanimous vote.

Motion was made by Fischer to nominate Zoning Administrator (ex-officio) as secretary, seconded by Lendt. No other nominations were received, motion passes on a 3-0 unanimous vote.

Motion was made by Fischer to nominate Joe Stadheim as Planning Commission member to the Board of Adjustment, seconded by Lendt. No other nominations were received, motion passes on a 3-0 unanimous vote

The Minutes from December 13th 2022 were reviewed. A motion to approve was made by Fischer and Seconded by Lendt. Motion carried 3-0 on a unanimous vote.

The first item of business was proposed ordinance revisions.

Discussion: Proposed ordinance revisions were presented by Sletta. These included revisions to the planning commission membership section and removing Project Riverbend from the ordinance.

Motion was made by Fischer and seconded by Lendt to recommend approval to the County Board. Motion was passed on a 3-0 unanimous vote.

The second item of business was a Conditional Use Permit Application APP-C-0163

Application filed by Tom Wilfahrt of the Izaak Walton League on the property owned by the Izaak Walton League described as a parcel of land situated in the SW ¼ , Section 3, Township 109 North, Range 31 West, all in Sigel Township, Brown County, Minnesota. Application is to renew a conditional use permit to allow use of existing rifle range, small arms & small bore shooting range and use of archery range, all located in the A-1 Agricultural Protection Zoning District.

Discussion: Sletta provided background on the application. Dan Schneider stated he is a neighbor and stated relationship has been good and he supports the current conditions on the permit. Tom Wilfahrt stated they are trying to have good communication with the neighbors. Wilfahrt also stated that the New Ulm Police Department uses the range to train.

Finding of Fact Sheet was completed.

Motion was made by Fischer and Seconded Lendt to recommend approval to the County Board with conditions in the packet.

Motion was passed 3-0 on a unanimous vote

The third item of business was a Final Plat Application APP-P-0121

Application filed by Roger Fry on the property owned by Bernadette B Fischer Trust and Russel D & Kim Anderson known as Fischer Fry Subdivision (7.03 acres) on the property described as the W ½ of the NW ¼ except 10.07 AC in the SE corner of the SW ¼ of the NW ¼ (626.5' X 700'), Section 1, Township 108 North, 34 Range West, Bashaw Township, Brown County, Minnesota. Application is to split building site from tillable land, all located in the A-1 Agricultural Protection Zoning District.

Discussion: Sletta provided background on the application.

Motion was made by Fischer and Seconded by Lendt to recommend approval to the County Board.

Motion was passed 3-0 on a unanimous vote

The fourth item of business was a Final Plat Application APP-P-0122

Application filed by Jon Riederer on the property owned by Jon T & Anita J Riederer known as Riederer Subdivision (6.20 acres) on the property described as the S ½ of the NW ¼ & N ½ of the SW ¼ , Section 7, Township 108 north, 33 Range West, Mulligan Township, Brown County, Minnesota. Application is to split building site from tillable land, all located in the A-1 Agricultural Protection Zoning District.

Discussion: Sletta provided background on the application. Sletta stated no changes from prior hearing.

Motion was made by Fischer and Seconded by Lendt to recommend approval to the County Board.

Motion was passed 3-0 on a unanimous vote

The fifth item of business was a Final Plat Application APP-P-0123

Application filed by Kurt Kratz on the property owned by Janice Kettner known as Kettner Subdivision (7.03 acres) on the property described as the E ½ of the NE ¼ except 38.47AC tract in the N ½ of the E ½ of the NE ¼ & Except 30.83 AC Tract in S ½ of the E ½ of the NE ¼, Section 1, Township 109 North, 35 Range West, North Star Township, Brown County, Minnesota. Application is to create a building site under 10 acres, all located in the A-1 Agricultural Protection Zoning District.

Discussion: Sletta provided background on the application.

Motion was made by Fischer and Seconded by Lendt to recommend approval to the County Board.

Motion was passed 3-0 on a unanimous vote

The sixth item of business was a Final Plat Application APP-P-0125

Application filed by Derek Wendland on the property owned by Derek & Andrea Wendland known as Boesch Third Subdivision (3.87 acres) on the property described as Lot 1, Block 1 Boesch 2nd Subdivision, Section 10, Township 109 North, 30 Range West , Cottonwood Township, Brown County, Minnesota. Application is to add additional property to existing platted parcel, all located in the A-1 Agricultural Protection Zoning District.

Discussion: Sletta provided background on the application.

Motion was made by Fischer and Seconded by Lendt to recommend approval to the County Board.
Motion was passed 3-0 on a unanimous vote

The final item of business was a Preliminary Plat Application APP-P-0124

Application filed by Kathryn Krueger on the property owned by Kathryn M Krueger known as Krueger Subdivision Lot 1 (40.61 acres), Lot 2 (61.62 acres) and Lot 3 153.94 acres) on the property described as E ½ RDS of the SW ¼ of the NW ¼ ; N ½ of the SW ¼ ; & Govt Lot 2, N ½ of GOVT Lot 1 & Emerson Lake Bed Lot 9 & 10 Sec. 32, Section 32 & 33, Township 108 North, 32 Range West, Linden Township, Brown County, Minnesota. Application is to split farm land into 3 different parcels, all located in the A-1 Agricultural Protection Zoning District.

Discussion: Sletta provided background on the application. Santaella stated this provides some clean up to the old plat.

Motion was made by Fischer and Seconded by Lendt to recommend approval to the County Board.
Motion was passed 3-0 on a unanimous vote

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

Motion passed unanimously.

Respectfully submitted,
Robert Santaella, Assistant Zoning Administrator