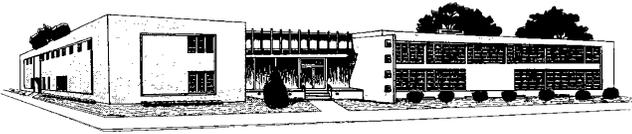


MOWER COUNTY

AUSTIN, MINNESOTA



February 22, 1983

MINUTES OF THE MOWER COUNTY PLANNING COMMISSION REGULAR MEETING

Members Present: Jen Ulwelling, Dick Cummings, Conrad Stenson, Roger Peck, Joe Monson

Members Absent: John Hill, Ray Capelle

Others Present: Julie Lewon

Chairman Peck called the meeting to order at 8:00 p.m., Tuesday, February 22, 1983 in the Commissioners Room of the Mower County Courthouse. Minutes of the August 31, 1982 meeting were approved as mailed on a motion by Mr. Monson, seconded by Mr. Stenson and passed unanimously.

Conditional Use Permit #305 - Gravel Pit - Ulland Brothers: A petition from Ulland Brothers and the property owners, William Sheely and Charles Larson, for a conditional use permit for a gravel pit located in the NE $\frac{1}{4}$, Section 6, Marshall Township was read to the commission. Ulland Brothers is proposing to operate a gravel pit in this location. After the gravel has been removed, the bottom of the pit will be approximately six feet below water level, and, therefore, will not be restored to cropland. The staff report contained a comment from the SCS office concerning the location of a tile outlet that the loaded trucks would drive over. Mr. Sheely explained that the tile had been moved and no trucks would be driving over it. He further stated that he hoped to use the pit for a fish pond for his campground when it was finished. After further discussion, a motion was made by Mr. Monson to recommend approval of the permit with the following conditions:

1. A buffer of vegetation be maintained between the gravel pit and the stream.
2. That an approved, reflectorized "No Trespassing" sign be posted at the entrance.
3. That a gate be located at the entrance and closed when the pit is not in operation.
4. Pit tailings must be stored inside the boundaries of the dikes.
5. That soil erosion and runoff be controlled in an acceptable fashion approved by the Mower County Soil and Water Conservation District.
6. That a \$2,000 performance bond be posted with the County Auditor.
7. That the permit be temporary, to be renewed march 1986.

The motion was seconded by Mrs. Ulwelling and passed unanimously. It was announced that this permit will go to the county board, Tuesday, March 1, 1983 at 3:30 p.m.

Revision of Zoning Ordinance: It was explained tha the Planning Department and County Board had decided to update the county zoning ordinance. The first section sent to the planning commission for their review was the definitions. The commission discussed the definitions and decided to review them during the next month and make any changes or recommendations at that time.

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Election of Officers: Mr. Monson nominated Mr. Peck for chairman and Mr. Capelle for vice-chairman for another year. Mrs. Ulwelling seconded the nomination and the planning commission voted unanimously to re-elect these officers.

Other Business: Mrs. Ulwelling had several questions regarding the property south of Brownsdale rezoned from Rural to Commercial for Great Plains Supply Company. This property is now for sale, Mrs. Ulwelling asked if the rezoning goes with the property when the property is sold or does it revert back to rural. Ms. Lewon explained that the rezoning goes with the property and would revert back to rural only if it were petitioned again to be rezoned. There was some discussion of this matter, with the planning commission asking if they could initiate the rezoning of the property. It was decided that staff would check into this and report back at the next meeting.

There being no further business, the meeting adjourned at 9:05 p.m. on a motion by Mr. Stenson, seconded by Mr. Cummings, and passed unanimously.

Respectfully submitted,

Julie Lewon
Secretary, Mower County Planning Commission