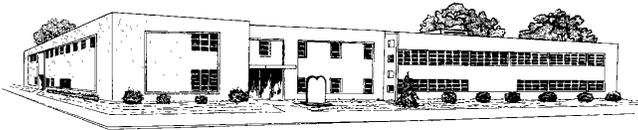


MOWER COUNTY

AUSTIN, MINNESOTA

55912



March 28, 1989

Minutes of the Mower County Planning Commission Regular Meeting

Members Present: Jen Ulwelling, Steve Wieland, Herb Hanson, Don Olson, Oliver Hillier, Keith Vorhees, Dick Cummings, Gary Braaten

Members Absent: Bob Werner

Others Present: Katie Losness

Chair Ulwelling called the meeting to order at 2:00 p.m. on Tuesday, March 28, 1989, in the Commissioners Conference Room of the Mower County Courthouse in Austin, Minnesota. The minutes of the January 31, 1989, meeting were approved as mailed on a motion made by Mr. Wieland, seconded by Mr. Hillier and passed unanimously.

CUP #394 - Conditional Use Permit for Storage of Anhydrous Ammonia in an Industrial District - Land-O-Lakes: Ms. Losness read the staff report. Land-O-Lakes Ag Center of Brownsdale is requesting a conditional use permit for storage of anhydrous ammonia in Austin Township (E1/2 NW1/4 SE1/4, Section 26). They would like to install two 12,000 gallon NH₃ tanks for temporary storage of anhydrous ammonia and facilities for the transfer of anhydrous ammonia to nurse tanks. The existing land use is a fertilizer plant.

Burt Rorick of Land-O-Lakes told the Commission that they are requesting the permit in order to reduce the transportation hazard and to provide better service to the farmers in the area. Tom Grossman of Brownsdale said they have sent in the application to the Department of Agriculture with copies to the MPCA and MnDOT. They will follow all state-set guidelines and will go beyond all required circumstances. They will be moving the existing tanks from Waltham to this site as they feel it should be located where there are people around all of the time to monitor safety as preferred to the isolated Waltham site. The tanks will be set on cement pillars as permanent structures.

Chair Ulwelling questioned staff as to whether there had been any opposition. Ms. Losness said they had received none at the office. Chair Ulwelling also mentioned that she and Mr. Olson had been out to the site and could see no problem with the request.

Page Two
Mower County Planning Commission
March 28, 1989

The tanks would be far enough off of the road and she was impressed with their safety measure of hoses on the applicator and not on the tanks. Mr. Olson agreed and said they are well-diked, it appears to be a good operation and neighbors are few and far between.

Mr. Hanson made a motion to recommend approval of the petition contingent upon the required Department of Agriculture permits and that they meet all state guidelines. The motion was seconded by Mr. Braaten and passed unanimously. Ms. Losness announced that the County Board would meet on the petition on April 4, 1989, at 2:00 p.m.

Discussion of Asphalt Batch Plants: Ms. Losness told the Commission that the Board has requested that they look into requiring permits for asphalt batch plants as there has been a complaint against one in the county. She told them that Olmsted County staff issue temporary construction permits for 90 days and if more than 90 days is requested the Planning Commission holds a hearing. The Planning Commission discussed the issue and decided that it was not an area they felt comfortable being involved in and felt that the Highway Department would be the appropriate area for regulation above and beyond the state requirements. Therefore, Mr. Hanson made a motion to recommend to the Board that Planning should not be involved in regulating asphalt batch plants. The motion was seconded by Mr. Braaten and passed unanimously.

Mr. Hanson then questioned the County Board's reversal of the Planning Commission's recommendation of approval for the Durst conditional use permit request for storage of anhydrous ammonia. The Grand Meadow Township Board had also recommended approval. He wondered what the Board would do with this very similar request. He also pointed out that the current operation at Durst's is more disruptive to the area than the anhydrous operation would have been.

There being no further business to discuss the meeting adjourned at 2:30 p.m. on a motion made by Mr. Cummings, seconded by Mr. Hillier and passed unanimously.

Respectfully submitted,

Katie Losness

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