

MOWER COUNTY

AUSTIN, MINNESOTA

55912



December 9, 1992

Minutes of the Mower County Planning Commission Meeting

Members Present: Gary Braaten, Herb Hanson, Oliver Hillier, Greta Kraushaar, Mary Jo Lonergan, Gary Nemitz arrived at 3:00 p.m., Don Olson, Keith Voorhees, Bob Werner.

Members Absent: None

Others Present: William C. Buckley, and Daryl W. Franklin.

Chair Hanson called the meeting to order at 2:00 p.m. on Tuesday, December 8, 1992, in the Conference Room of the Mower County Courthouse in Austin, Minnesota. Minutes of the October 27, 1992, meeting were approved as mailed by Oliver Hillier, seconded by Bob Werner and passed unanimously.

Chair Hanson stated that since Mr. Hamilton was not present at this time we would go to the next item on the agenda which was the review of Conditional Use permit #453 David Hjelman per the direction of the County Board. The County Board referred back to the Mower County Planning Commission for review and recommendation of the possible condition.

Dave Hjelman was present along with Larry Grinstead and Mike Bell. Mr. Grinstead and Mr. Bell are individuals who are farming or have farmed gravel pits that have been restored. Mr. Grinstead stated that from his position as a neighbor south and east of the site he did not see it as a problem. He stated that he operates a gravel pit on his property, with Ulland Brothers do, and that he has not had complaints about noise or dust from the gravel pit. Mike Bell stated that from his perspective farming on the restored gravel pit was not a problem. Rick Anderson, a neighbor, also spoke that he did not see any problem with this gravel pit on the Hjelman property. Mr. Grinstead stated that he has three to four calls per year from small contractors who want fill, but they cannot get it. Mr. Grinstead cannot help them since he is under an agreement with Ulland Brothers.

Mr. Hjelman stated that he wants to fulfill this need of the small contractors. The information was presented to the Planning Commission from Harold Boverhuis, Chairman of Lansing Township. The letter stated that Lansing Township was opposed to the gravel pit. They were concerned that it could

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develop into a demolition landfill and that they wanted a contractor named, Mr. Thompson. Lansing Township Clerk was there and reaffirmed this position.

After much discussion, a motion was made by Don Olson and Gary Braaten that the Planning Commission reaffirm their decision on September 29, 1992, denying the conditional use for the gravel pit. However, per the request of the County Board following conditions would be recommended

1. Extraction of materials shall be limited to areas as delineated on the site plan.
2. Iron corner poles at least four (4) feet above the ground shall be placed by a registered land surveyor according to the approved site plan.
3. Extraction and stockpile of material shall remain outside of the delineated Floodplain District.
4. Hours of operations shall be limited to 7:00 a.m. to 8:00 p.m. Monday through Saturday.
5. Access shall be limited to southeast corner of the property onto CSAH #25.
6. Periodic inspections are to be performed by County staff as deemed necessary and appropriate to determine compliance with the site plan as to size and depth of pit.
7. A \$2,000.00 performance bond must be posted with the County Auditor prior to commencing operation.
8. Comply with Article IV Excavation of Earth Products of the Mower County Code.
9. When the gravel pit is completed, suitable topsoil be spread on the area which would be capable of growing a vegetative cover.
10. This permit shall be up for renewal in January 31, 1997.

The motion passed unanimously.

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Conditional Use Permit #367 Randall Hamilton, Section 27,
Portion of SE 1/4 SW 1/4 to renew a conditional use permit
for a gravel pit and demolition landfill. Information was
presented by Bill Buckley and Daryl Franklin concerning the
Pollution Control Agency Permit and the requirements of the
county for the demolition landfill. The discussion centered
on responsibility of Ulland Brothers and/or Mr. Hamilton for
the conditions. After much discussion, a motion was made by
Oliver Hillier, seconded by Don Olson to the table the
conditional use permit until December 29, 1992 at 2:00 p.m.

The motion passed unanimously.

At this time, the Randall Hamilton, representative of Ulland
Brothers Incorporated and the County Attorney will be
requested to provide information to the Planning Commission.

There being no further business, a motion was made Keith
Voorhees and seconded by Greta Kraushaar to adjourn the
meeting at 3:14 p.m. The motion passed unanimously.

Respectfully submitted,



Daryl W. Franklin
Planning Director

DWF:df/planning