



RICE COUNTY PLANNING COMMISSION

Commissioner's Room / Government Services Bldg. / Thursday, March 3, 2022 at 6:30 PM

AGENDA

Immediately following the Board of Adjustment meeting.

I. Call to Order

- A. Roll Call
- B. Reading of Notice
- C. Approval of Agenda
- D. Approval of Minutes - Regular Meeting - February 3, 2022

Sign-in Sheet & Zoom Registrant List - *Add on*

II. New Business

1. Notice of Intention to Enact-Floodplain Ordinance Amendments

The Rice County Planning Commission shall conduct a public hearing on proposed amendments to the Rice County Floodplain Ordinance. The proposed amendments will update Chapter 526.2 to reference updated Floodplain Zoning Map, Flood Insurance Study and Flood Insurance Rate Maps with an effective date of April 6, 2022. Additional amendments are to renumber the existing ordinance chapters and references for consistency. The authority for the proposed ordinance amendment is Minn. Stat. §§394.25 and 375.51. The Intent to Enact was published February 19th with public hearing held March 3rd.

2. Conditional Use Permit/Rudiger - Section 12, Webster Township

Daniel Rudiger has applied for a Conditional Use Permit (CUP) for a Temporary Farm Dwelling. The property is described as: Part of the NE1/4 of the SW1/4 of Section 12, Webster Township, Rice County, Minnesota. The property address is 1558 45th St W., Webster, MN 55088. PID#s: 02.12.3.00.001. The property is Zoned A, Agricultural.

3. Waiver of Plat/Kuball - Section 6, Morristown Township

Nathan Kuball has applied for approval of a Waiver of Plat to create a 1.2-acre parcel through the use of a Transfer Development Right (TDR). The property is described as: Part of the NE1/4 of the SW1/4 Section 6 Morristown Township, Rice County, Minnesota. PID#: 13.06.3.00.001. The property is Zoned A, Agricultural.

4. Final Plat/Phillips, LLC - Section 33, Wells Township

Ron Phillips, on behalf of Phillips LLC, has applied for approval of a final plat to replat two existing lots into a single lot. The property is described as: Lots 8 and 9, Block 1 Wells Lake Preserve in Section 33, Wells Township, Rice County, Minnesota. PID#: 10.33.1.02.008 and 10.33.1.02.009. The properties are Zoned GDS, General Development Shoreland.

5. Preliminary Plat/Caron - Section 23, Cannon City Township

Raymond Caron has applied for approval of a preliminary plat for two building lots. One lot contains an existing home and the other is being created through the use of a Transfer Development Right (TDR). The property is described as: Part of the S1/2 of the NE1/4 of Section 23, Cannon City Township, Rice County, Minnesota. PID#. 11.23.1.75.005. The property address is 18368 Falk Ave., Faribault, MN 55021.

III. Adjournment

Planning Commission Hearing Procedure:

The Chair calls the item to be heard and planning staff to present the staff report and answer questions from the members. The Chair asks the applicant to present their information and answer questions of the members. Chair then opens the meeting to the public. Each speaker will have a set number of minutes to present their information. They must come to the speaker stand and state their name and address before presenting their comments. After the public comments, the Planning Commission publicly discusses the information and reviews the findings before making a motion to recommend approval, denial or to continue the item.

**All items that require County Board approval will be heard
at the March 22, 2022 meeting.**

Remote access for the public includes the following:

Access by computer: Register using the following link:

<https://us02web.zoom.us/j/81875644058?pwd=Y0xkVGQ1NmhrOS92bWRoRkN1QTFodz09>

Access by phone:

Please call: (507) 332-6030 or toll free options – (877)853-5247, (888)788-0099, (833)548-0276,
(833)548-0282

Meeting ID: 818 7564 4058 Passcode: 359534

Anyone wishing to attend virtually or participate in this public meeting and are in need of assistance, please call the County's Environmental Services Office at 507.332.6113 or e-mail RCPlanningZoning@co.rice.mn.us. Please call 24 hours before the meeting, if possible, if assistance is needed.