



RICE COUNTY PLANNING COMMISSION

Commissioner's Room / Government Services Bldg. / Thursday, July 11, 2024 at 6:00 PM

AGENDA

Immediately following the Board of Adjustment meeting.

I. Call to Order

1. Roll Call
2. Reading of Notice
3. Approval of Agenda
4. Approval of Minutes - Regular Meeting - May 30, 2024
Sign-in Sheet - *Add on*

II. Public Hearing

1. 7:00PM Zoning Map Amendment Hearing - Section 25, Webster Township

Public hearing on adoption of a Zoning Map Amendment to change the Zoning of a property from A, Agricultural to HC, Highway Commercial. The property is described as: Part of the NW1/4 of the SE1/4, Section 25, Webster Township, Rice County, Minnesota. PID# 02.25.4.25.001.

III. Old Business

1. Conditional Use Permit/Nelson - Section 28, Wells Township

Todd Nelson, on behalf of landowner T Nelson Properties LLC, has applied for a Conditional Use Permit to allow for additional structures for a Contractors Office and Yard for an electrical contractor business. The property is described as: Part of the SE1/4 of the SW1/4, Section 28, Wells Township, Rice County, Minnesota. The property address is: 4563 Cedar Lake Blvd, Faribault, MN 55021. PID# 10.28.3.75.001 The property is Zoned A, Agricultural.

2. Conditional Use Permit/Rud(Hautman) - Section 29, Webster Township

Tim Rud, on behalf of landowner Jennifer Hautman Trust, has applied for a Conditional Use Permit to allow for a Contractors Office and Yard for an excavating and construction business. The property is described as: Part of the NE1/4 of the SW1/4, Section 29, Webster Township, Rice County, Minnesota. PID# 02.29.3.00.001. The property is Zoned A, Agricultural.

IV. New Business

1. Conditional Use Permit/Saemrow - Section 7, Morristown Township

Wayne Saemrow, on behalf of landowner Saemrow Dairy, has applied for approval of a Conditional Use Permit(CUP) for an earthen-basin liquid manure storage area and an expansion of a dairy feedlot over 750AU in the Ag. District. The proposed site is to include the addition of a two-compartment liquid manure earthen storage basin and to increase the total animal units (AU) of the site from 1,289AU to 1,710AU. The property is described as: Part of the SE1/4 and Part of the NE1/4, Section 7, Morristown Township, Rice County, Minnesota. PID# 13.07.4.00.001 & part of 13.07.4.25.001. The property address is 22490 Lake Ave, Waterville, MN 56096. The property is Zoned A, Agricultural.

2. Wavier of Plat/Fisher - Section 27, Webster Township

Anthony Fisher has applied for approval of a Waiver of Plat to create a 4.2-acre single family dwelling building site through the use of a Transfer Development Right (TDR). The property is described as: Part of the NW1/4 of the SE1/4, Section 27, Webster Township, Rice County Minnesota. PID# 02.27.4.25.001. The property is Zoned A, Agricultural.

3. Conditional Use Permit/Skluzacek - Section 29, Wheatland Township

Chad Skluzacek has applied for a Conditional Use Permit (CUP) for a contractor office and yard for an excavation business. The property is described as: Part of the NW1/4 of the NW1/4, Section 29, Wheatland Township, Rice County, Minnesota. PID# 01.29.2.25.002. The property is Zoned A, Agricultural.

4. Conditional Use Permit/Sevcik - Section 27, Warsaw Township

Clint Sevcik, on behalf of landowner Noreen Sevik, has applied for approval of a Conditional Use Permit (CUP) for a private airstrip. The property is described as: Part of the SE1/4, Section 27, Warsaw Township, Rice County, Minnesota. PID# 14.27.4.00.001. Property address is 25596 Canby Ave, Faribault, MN 55021. The property is Zoned A, Agricultural.

5. Preliminary Plat/Hubers - Section 18, Northfield Township

David Hubers has applied for approval of a Preliminary Plat for a five lot plat to create five single family dwelling lots through the use of Transfer Development Rights (TDR). The property is described as: Part of the NE1/4, Section 18, Northfield Township, Rice County, Minnesota. PID#s 08.18.1.50.004, 08.18.1.75.001 & 08.18.1.25.004. The property is Zoned A, Agricultural.

V. 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 issues that require County Board approval will be heard
at the MONTH DAY, YEAR meeting.

Remote access for the public includes the following:

Access by computer:

Access by phone: (507) 332-6030 or toll-free options -- (877)853-5247, (888)788-0099, (833)548-0276, (833)548-0282

Meeting ID:

Passcode:

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@RiceCountyMN.gov Please call 24 hours before the meeting, if possible, if assistance is needed.