



# RICE COUNTY PLANNING COMMISSION

Commissioner's Room / Government Services Bldg. / Thursday, July 12, 2018 at 7:00 p.m.

## 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 – PC Regular Meeting – June 7, 2018  
Sign-In Sheet - *Add-On*

### II. Public Hearing @ 7:00 p.m.

#### 1. 7:00 PM - Public Hearing of Resolution #18-044/Amending Zoning of Property - LaCanne - Section 26, Wells Township

Public hearing on the adoption of zoning map amendment to rezone two properties from RR, Rural Residential, to GDS, General Development Shoreland. The properties are described as: Lot 3 & Lot 4 of Block 2 in the first addition to the Western Heights subdivision in Section 26, Wells Township, Rice County, Minnesota. PID #s: 10.26.4.77.004 & 10.26.4.77.005.

Public Response - *Add-On*

### III. New Business

#### 1. Temporary Equipment Placement Permit/Winjum - Section 11, Wells Township

Roy Winjum has applied for a Temporary Equipment Placement Permit to place and operate a concrete batch plant. The property is described as: Part of the NE1/4 of the SE1/4 of Section 11, Wells Township, Rice County, Minnesota. The property address is: 2150 165th St W, Faribault, MN 55021. PID #: 10.11.4.00.001. The property is Zoned UR, Urban Reserve.

#### 2. Waiver of Plat/Gruszewski - Sections 32 & 33, Northfield Township

William & Marjorie Gruszewski have applied for a Waiver of Plat to create three parcels. The properties are described as: Part of the SE1/4 of the NE1/4 of Section 32 and the W1/2 of the NW1/4 of Section 33, Northfield Township, Rice County, Minnesota. The current property address is: 14493 Ibson Ave, Nerstrand, MN 55053. PID #s: 08.32.1.75.001 & 08.33.2.25.001. The properties are Zoned A, Agricultural.

#### 3. Conditional Use Permit/Ahlman - Section 5, Warsaw Township

Benjamin & April Ahlman have applied for a Conditional Use Permit to replace and elevate a cabin located within the floodplain. The property is described as: Lot 10 in the Anderson Subdivision in the SE1/4 of the SE1/4 of Section 5, Warsaw Township, Rice County, Minnesota. The property address is: 5190 Cannon Lake Trl, Faribault, MN 55021. PID #: 14.05.4.76.008. The property is Zoned GDS, General Development Shoreland.

4. **Conditional Use Permit/Cauley - Section 2, Shieldsville Township**  
Roger & Nancy Cauley have applied for a Conditional Use Permit to elevate a cabin located within the floodplain. The property is described as: Part of the SW1/4 of the NE1/4 of Section 2, Shieldsville Township, Rice County, Minnesota. The property address is: 15274 Camp Winona Trl 4, Faribault, MN 55021. PID #: 09.02.1.50.905. The property is Zoned GDS, General Development Shoreland.
5. **Conditional Use Permit/Nelson - Section 28, Wells Township**  
Todd Nelson, on behalf of T Nelson Properties LLC, has applied for a Conditional Use Permit for an electrical contractor office and equipment yard. The property is described as: Part of the S1/2 of the SE1/4 of the SW1/4 of 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.
6. **Conditional Use Permit/Schroers - Section 4, Wheatland Township**  
Nicholas & Kristin Schroers have applied for a Conditional Use Permit for a landscape contractor business office and yard. The property is described as: Part of the S1/2 of the W1/2 of the NW1/4 of Section 4, Wheatland Township, Rice County, Minnesota. The property address is: 3375 Kanabec Ave, New Prague, MN 56071. PID #: 01.04.2.50.003. The property is Zoned A, Agricultural.

Schroers - Additional Information - *Add-On*

#### IV. **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 July 24, 2018 meeting.**