



LE SUEUR COUNTY PLANNING AND ZONING COMMISSION
88 SOUTH PARK AVE.
LE CENTER, MINNESOTA 56057
507-357-8538

NOTICE OF PUBLIC HEARING

TO WHOM IT MAY CONCERN:

NOTICE IS HEREBY GIVEN THAT A PUBLIC HEARING WILL BE HELD.

DATE: FEBRUARY 12, 2015

TIME: 7:00 PM

PLACE: ENVIRONMENTAL SERVICES BUILDING, 515 SOUTH MAPLE AVE LE CENTER MN

PURPOSE: To hear testimony from interested parties and consider Rezoning and Conditional Use Permit Applications and other questions pertaining to and as provided by the Zoning Ordinance of Le Sueur County as described below. ***Information regarding the applications is available for review at the Environmental Services Building during normal business hours.***

- ITEM #1** Planning & Zoning Commission Notice of Public Hearing
- ITEM #2** Planning & Zoning Commission Agenda
- ITEM #3** McGillen Packet
- ITEM #4** Otero Packet
- ITEM #5** MINUTES

APPLICANT OR REPRESENTATIVE MUST BE PRESENT IN ORDER FOR THE APPLICATION TO BE HEARD.



Le Sueur County, MN

Thursday, February 12, 2015

Regular session

Item 1

Planning & Zoning Commission Notice of Public Hearing

Staff Contact: Kathy Brockway or Michelle Mettler

**LE SUEUR COUNTY PLANNING AND ZONING COMMISSION
88 SOUTH PARK AVE.
LE CENTER, MINNESOTA 56057
507-357-8538**

NOTICE OF PUBLIC HEARING

TO WHOM IT MAY CONCERN:

NOTICE IS HEREBY GIVEN THAT A PUBLIC HEARING WILL BE HELD.

DATE: FEBRUARY 12, 2015

TIME: 7:00 P.M.

PLACE: Le Sueur County Environmental Services, 515 South Maple Ave, Le Center, MN.

PURPOSE: To hear testimony from interested parties and consider Rezoning, Amendments and Conditional Use Permit Applications, as provided by the Zoning Ordinance of Le Sueur County, as described below.

Applications are available for review at the Environmental Services Building during normal business hours and on the website on or after **FEBRUARY 3, 2015**.

ITEM #1: JOHN MCGILLEN, KILKENNY, MN, (APPLICANT/OWNER): Requests that the County grant a Conditional Use Permit to allow grading, excavating and filling of approximately 80.5 total cubic yards of material within a bluff and within a shore impact zone for a shoreland restoration project in a Recreational Residential "RR" District on a Recreational Development "RD" lake, Gorman Lake. Property is located in the NE 1/4, Section 14, Cordova Township.

ITEM #2: JAIME MIRANDA OTERO, NEW PRAGUE, MN (APPLICANT); DOUG PINT, NEW PRAGUE, MN (OWNER): Request that the County grant a Conditional Use Permit to allow the applicant to establish and operate a contractor/construction company along with a shop/yard in an Agriculture "A" District. Property is located in the NW 1/4 of Section 10, Lanesburgh Township.

APPLICANT OR REPRESENTATIVE MUST BE PRESENT IN ORDER FOR THE APPLICATION TO BE HEARD.

KATHY BROCKWAY, LE SUEUR COUNTY PLANNING & ZONING ADMINISTRATOR
MICHELLE R. METTLER, ASSISTANT PLANNING & ZONING ADMINISTRATOR



Le Sueur County, MN

Thursday, February 12, 2015

Regular session

Item 1

Planning & Zoning Commission Agenda

Staff Contact: Kathy Brockway or Michelle Mettler

**LE SUEUR COUNTY PLANNING AND ZONING COMMISSION
MEETING AGENDA**

ORGANIZATION: LE SUEUR COUNTY PLANNING/ZONING COMMISSION

MEETING DATE: February 12, 2015

MEETING PLACE: Le Sueur County Environmental Services Building
515 South Maple Ave, Le Center MN 56057

Beginning Time: 7:00 P.M. **Ending Time:** Approx. 8:00 P. M.

AGENDA:

Meeting Called
to Order .

ITEM #1: JOHN MCGILLEN, KILKENNY, MN, (APPLICANT/OWNER): Requests that the County grant a Conditional Use Permit to allow grading, excavating and filling of approximately 80.5 total cubic yards of material within a bluff and within a shore impact zone for a shoreland restoration project in a Recreational Residential "RR" District on a Recreational Development "RD" lake, Gorman Lake. Property is located in the NE 1/4, Section 14, Cordova Township

ITEM #2: JAIME MIRANDA OTERO, NEW PRAGUE, MN (APPLICANT); DOUG PINT, NEW PRAGUE, MN (OWNER): Request that the County grant a Conditional Use Permit to allow the applicant to establish and operate a contractor/construction company along with a shop/yard in an Agriculture "A" District. Property is located in the NW 1/4 of Section 10, Lanesburgh Township.

DISCUSSION;

MINUTES-WARRANTS

ADJOURN

Planning & Zoning Commission Public Hearing Procedure: The Chairman calls the meeting to order, then calls the item to be heard and asks the Applicant or representative present to come to the podium to answer any questions or present any comments. The Chairman opens the meeting to the public. Each speaker comes to the podium and states their name for the record prior to making a statement or posing a question. **All questions or comments are to be directed to the board, NOT THE APPLICANT.** After the public comments the Planning Commission publicly discusses the information and reviews the findings before making a motion. All meetings are recorded.



Le Sueur County, MN

Thursday, February 12, 2015

Regular session

Item 1

McGillen Packet

Staff Contact: Kathy Brockway or Michelle Mettler

STAFF REPORT

GENERAL INFORMATION

APPLICANT/OWNER: John Mc Gillen

911 ADDRESS: 20326 Dodd Road Kilkenny MN 56052

PROJECT DESCRIPTION: Requests that the County grant a Conditional Use Permit to allow grading, excavating and filling of approximately 80.5 total cubic yards of material within a bluff and within a shore impact zone for a shoreland restoration project in a Recreational Residential "RR" District on a Recreational Development "RD" lake, Gorman Lake. Property is located in the NE 1/4, Section 14, Cordova Township.

ZONING ORDINANCE SECTIONS: Section 13, Subd. 5 (page 13-13/14), (page 13-20) Section 13.2, Section 18, Section 19

DEFINITIONS:

- **BLUFF** - A topographic feature such as a hill, cliff, or embankment in which the slope rises at least fifteen (15) feet from the toe of the bluff to the top of the bluff and the grade of the slope from the toe of the bluff to the top of the bluff averages 18 percent or greater. The percent of the slope is defined as the change in elevation (rise) over a distance (run).
- **SHORE IMPACT ZONE** - Land located between the ordinary high water level of public waters and a line parallel to it at a setback of fifty (50) percent of the structure setback.

GOALS & POLICIES:

Goal 2: Le Sueur County should adopt and enforce land use goals and policies that conserve and restore its natural resources, bring protections to the ecological systems of the natural environment, and prevent the premature development of natural resource areas.

Policy: Utilize shorelands on Recreational Development Lakes (RD) for housing, but with a focus on development design that protects the resource.

SITE INFORMATION

LOCATION: Village of Cordova, Section 14, Cordova Township

ZONING: Recreational Residential "RR"

GENERAL SITE DESCRIPTION: Village of Cordova, residential

ACCESS: Existing

EXISTING LAND USE WITHIN ¼ MILE:

North: Scattered residential/Ag
East: Lake

South: Scattered Residential/Ag
West: Scattered Residential/Ag

BACKGROUND INFORMATION

The applicant is proposing to construct a 4' x 68' stairway to gain an easier access to the lake within the bluff and shore impact zone. He is also requesting to place rip rap along the shoreline using 6" to 30" granite stone located approximately 8ft above the ordinary high water level (OWHL) by 140ft long. A retaining wall is also planned being 2-3ft high by 2-3ft wide and 40 ft. long. A sand beach will also be placed along the shoreline meeting DNR requirements. The applicant will use erosion control measures at all times during the construction process and until such time vegetation is reestablished. He will be planting dog wood and willow plantings approximately every 2 ft. along the retaining wall. A Straw blanket will be placed on disturbed areas and seeded with a shady seed mix. No live trees will be removed from the property. DNR guidelines will be adhered to for work that is below the OWHL. A total of 80.5 cubic yards of material will be graded, excavated or moved for the project within the bluff and shore impact zone.

TOWNSHIP BOARD NOTIFICATION

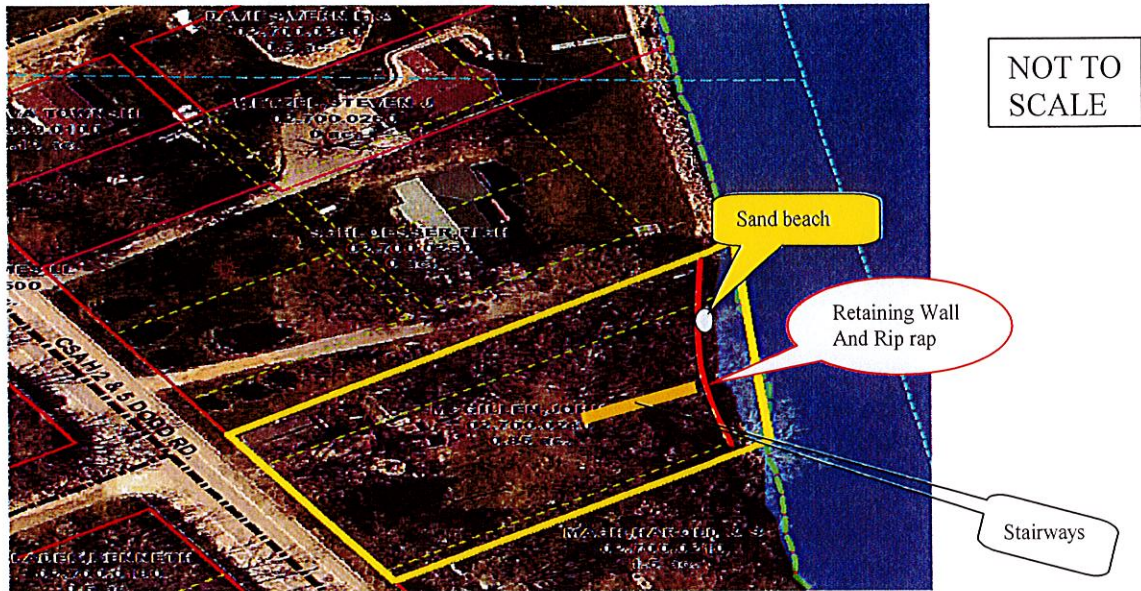
The applicant notified Harry Mach of Cordova Township on December 22, 2014.

NATURAL RESOURCES INFORMATION

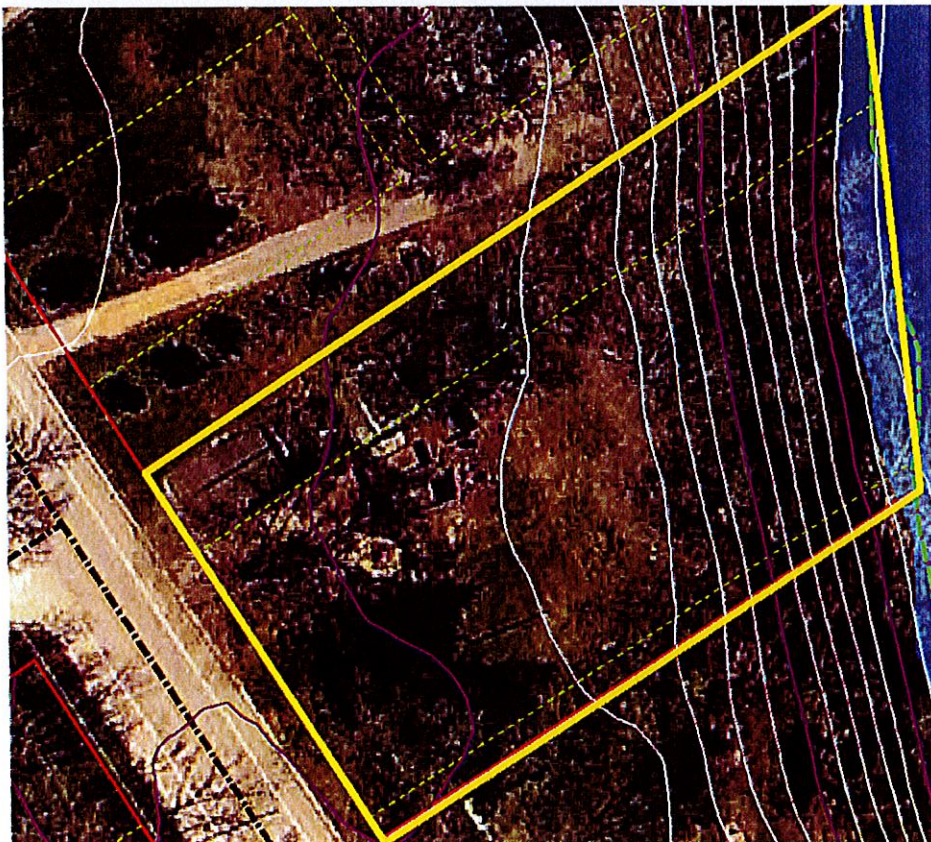
SHORELAND: The proposal is located within the Shoreland District.

WETLANDS: According to the National Wetlands Inventory, No wetlands located in the quarter-quarter section where the construction company is proposed.

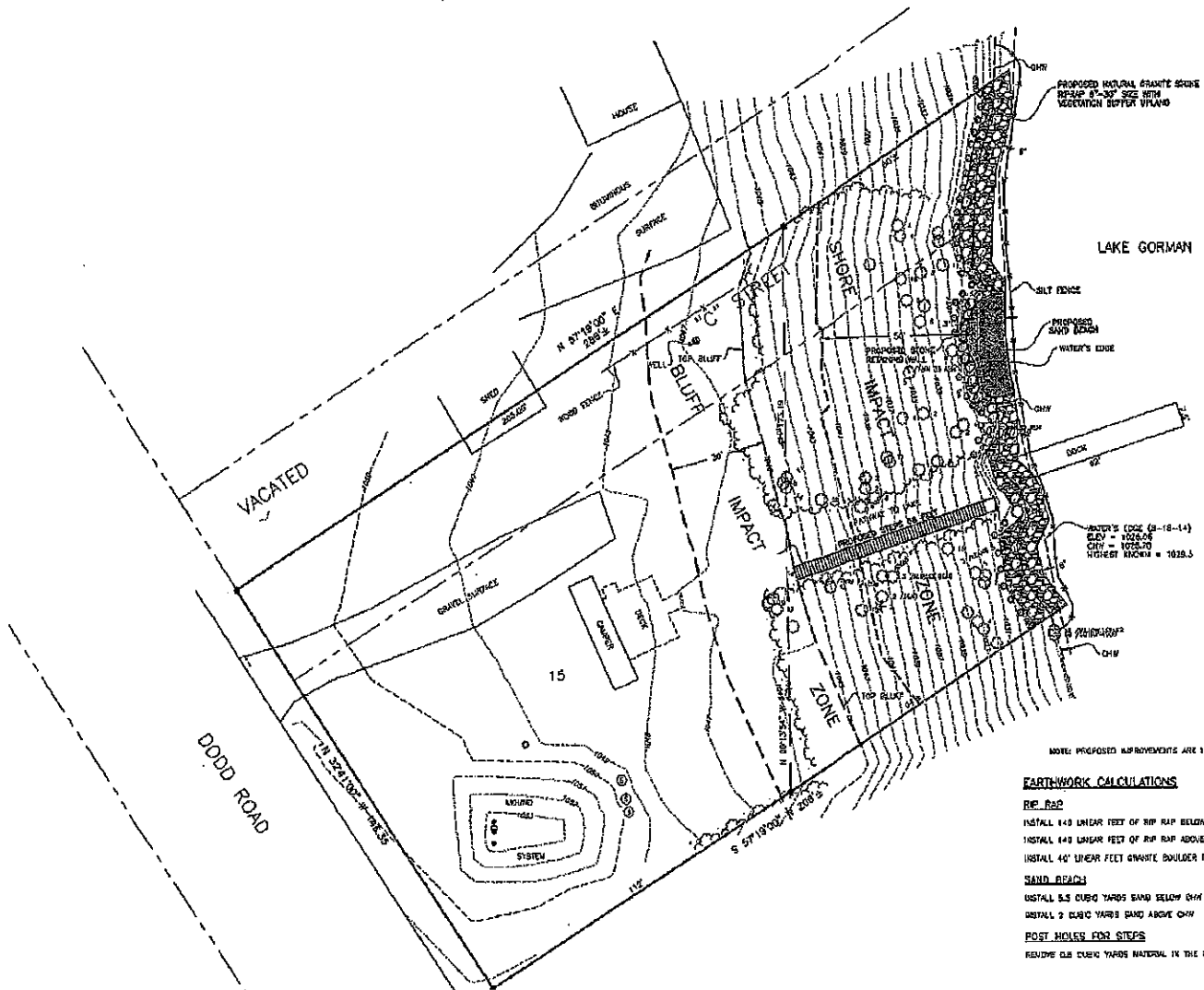
AERIAL PHOTO



AERIAL PHOTO WITH CONTOURS



SITE PLAN/SURVEY



TOTAL MOVEMENT IN BLUFF	= 80.5 CUBIC YARDS
TOTAL MOVEMENT IN BLUFF IMPACT ZONE	= 0.0 CUBIC YARDS
<u>TOTAL MOVEMENT IN SHORE IMPACT ZONE</u>	<u>= 80.3 CUBIC YARDS</u>
TOTAL MOVEMENT ABOVE OHW	= 80.5 CUBIC YARDS

ATTACHMENTS

Application, Narrative, Survey, Criteria Form

PLANNING AND ZONING COMMISSION FINDINGS

Based on the information submitted by the applicant, contained in this report, and as required by the Le Sueur County Zoning Ordinance, the following findings have been developed for this request:

(Please circle one for each item: **Agree**, **Disagree**, **Not Applicable**.)

- | | | | |
|----------|----------|-----------|--|
| A | D | NA | 1. The Conditional Use Permit does conform with the County Land Use Plan. |
| A | D | NA | 2. The Conditional Use Permit will not degrade the water quality of the County. |
| A | D | NA | 3. The proposed use will not adversely increase the quantity of water runoff. |
| A | D | NA | 4. The soil conditions are adequate to accommodate the proposed use. |
| A | D | NA | 5. The proposed use does not create a potential pollution hazard. |
| A | D | NA | 6. Adequate utilities, access roads, drainage and other necessary facilities have been or are provided. |
| A | D | NA | 7. The Conditional Use will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted. |
| A | D | NA | 8. The establishment of the Conditional Use Permit will not impede the normal and orderly development and improvement of surrounding vacant property for predominant uses in the area. |
| A | D | NA | 9. The specific conditions and such other conditions are established as required for the protection of the public's health, safety, morals, and general welfare. |
| A | D | NA | 10. The intensity of the proposal is not greater than the intensity allowed in the Applicable Zoning District. |

The following additional evaluation criteria and conditions apply to conditional uses within shoreland areas:

- a. **Evaluation criteria.** A thorough evaluation of the water body and the topographic, vegetation, and soils conditions on the site must be made to ensure:
1. The prevention of soil erosion or other possible pollution of public waters, both during and after construction.
 2. The visibility of structures and other facilities as viewed from public waters is limited.
 3. The site is adequate for water supply and on-site sewage treatment.
 4. The types, uses, and numbers of watercraft that the project will generate are compatible in relation to the suitability of public waters to safely accommodate this watercraft.

The Board of County Commissioners, upon consideration of the criteria listed above and the purposes of this Ordinance, shall attach such conditions to the issuance of the conditional use permits as it deems necessary to fulfill the purposes of this Ordinance. Such conditions may include, but are not limited to, the following:

1. Increased setbacks from the ordinary high water level.
2. Limitations on the natural vegetation to be removed or the requirement that additional vegetation be planted.
3. Special provisions for the location, design, and use of structures, sewage treatment system, watercraft, launching and docking areas, and vehicle parking areas.

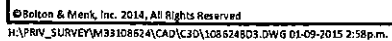
Recommend (circle one) approval / denial / table / of Conditional Use Permit.

narrative



The proposed plan for this project is:

1. Furnish and install approx. 180 feet of silt fence as shown on plan.
2. Natural granite Rip rap will be installed next. Filter fabric installed +/- 8 feet above OHWL 6" to 30" granite stone rip rap will be placed. The dimension is approx. 8 feet above the OHWL by 140 feet long.
3. The sand beach will be installed next with 2 cubic yards above the OHWL. The approx. size of the sand beach above OHWL is 3' by 30'. With no fabric installed.
4. The granite boulder retaining wall will be installed next. The approx. size of the wall is 2' to 3' high, 2' to 3' wide, and 40 feet long. Filter fabric will be installed behind wall.
5. The steps will be intalled with .5 cubic yards of soil being moved. The approx dimensions of the steps are 4' by 68'.
6. The vegetation restoration will be by planting of dog wood, and willow plantings approx. every 2 feet. Straw blanket will be stapled in on any of the disturbed areas, and seeded with a shady seed mix.
7. No live trees will be removed.
8. DNR guide lines will be followed for the work below the OHWL.
9. The total cubic yards moved above OHWL is 80.5



Le Sueur County

Conditional Use Application-Grading, Excavating & Filling

Activities that involve topographic alterations in all districts shall conform to the standards in Section 18 of the Le Sueur County Zoning Ordinance. Activities within a shoreland district shall conform to the standards in Section 13 of the Le Sueur County Zoning Ordinance.

In addition any activities in any type wetland shall be evaluated in accordance with the Wetland Conservation Act (WCA) regulations, as administered by the Le Sueur County Soil & Water Conservation District (SWCD).

I. Applicant:

Name JOHN McGillen
Mailing Address 14103 DODD ROAD
City KILKENNY State MN Zip 56052
Phone # 507-595-3677 Phone # 507-330-1790

II. Landowner:

Name Same
Mailing Address _____
City _____ State _____ Zip _____
Property Address 20326 Dodd Rd
City LeCenter State MN Zip 56052
Phone # _____ Phone # _____

III. Parcel Information:

Parcel Number 02.700.0240 Parcel Acreage 0.85
Attach Full Legal Description (**NOT** abbreviated description from tax statement)
Township CORDOVA Section 14
Subdivision Village of Cordova Lot _____ Block 14 & 15

IV. Township Notification: Township must be notified of proposed use prior to application.

CORDOVA Township notified on 12-22-14
(Township Name) (Date)

Board Member HARRY MACH regarding the proposed use.
(Name)

V. Quantities and Submittal Formats:

- One (1) reproducible 8.5" x 11" copy of the request and all other supporting documents.
- Twenty Three (23) copies must be submitted, if any documents are in color, an aerial, or larger than 8.5" x 11" in size.
- Electronic version of any supporting documents *if available*.
- Additional copies may be requested as deemed necessary by the Department.
- Application must be made in person** by the applicant and/or landowner no later than 12 P.M. on the date of application deadline.
- Appointment is necessary.**
- Applications will not be accepted by mail.**

VI. Fees: Must be paid at the time of application.

Conditional Use Permit \$ 750 After-The-Fact fee is doubled
Filing Fee \$ 46

Additional Fees:

Special Meeting \$ 2,000
After-The-Fact Penalty \$ 1,500 OR 10% of improvement, whichever is greater

VII. Type of Request: Grading, Excavating or Filling.

☐ **Non-Shoreland**

- ☐ Within Bluff Impact Zone
☐ Within Bluff

Cubic yards of material movement: _____
Cubic yards of material movement: _____
Cubic yards of material movement: _____
TOTAL cubic yards of material movement: _____

☒ **Shoreland- Outside Shore Impact Zone**

- ☐ Within Shore Impact Zone
☐ Within Bluff Impact Zone
☒ Within Bluff

Cubic yards of material movement: 0
Cubic yards of material movement: 80.3
Cubic yards of material movement: 0
Cubic yards of material movement: 80.5
TOTAL cubic yards of material movement: ~~80.5~~ 80.5

☐ Assurance security shall be required for projects that are >1500 cubic yards.

43.5 cu/yds
be below 01

VIII. Description of Request:

- a. A full description of request with detailed information including what operations are to occur and what general types of equipment may be used in the operation must be attached.
- b. Complete the following in relationship to the proposed Conditional Use Permit.

1. ENVIRONMENTAL IMPACT: will only help improve the CURRENT impact
2. ADVERSE IMPACT ON SURROUNDING AREAS: NONE
3. STORMWATER RUNOFF: will not be increased, but controlled better
4. DOES ANY PART OF THE PROJECT EXTEND BELOW OHWL: Yes
5. WETLAND IMPACT: WILL HELP IMPROVE WATER Quality
6. SLOPE STABILITY: WILL STABILIZE the Slope
7. CERTIFICATE OF INSURANCE: not required - mm J.S.M
8. MEET ALL APPLICABLE COUNTY STATE & FEDERAL REGULATIONS:
(For example additional licensing and/or permitting) J.S.M Follow DNR Guidelines

IX. Site Plan: Shall include but not limited to the following:

- Parcels < 5 AC = 2-foot contours depicting existing and proposed topography.
- Parcels 5-20 AC = 5-foot contours depicting existing and proposed topography.
- Parcels >20 AC = 10-foot contours depicting existing and proposed topography.
- Location of grading, excavating, and/or filling sites.
- Location of areas for obtaining fill or disposing of excavated materials.
- Tree inventory of all trees, indicating trees to be cut or removed.
(Caliper of 6 inches or greater measured 4.5 feet from ground level).

- | | | | |
|--------------------------------------|-----------|-----------------------|----------------------------|
| • North point | • Lake | • Existing Structures | • Septic system |
| • Setbacks | • River | • Proposed Structures | • Well |
| • Property Lines | • Wetland | • Lot Dimensions | • Access (size & location) |
| • Road Right-Of-Way | • Stream | • Ponds | • Easements |
| • Landscape, screening and buffering | | | • Drainage |

• Site plan & As-Built must be completed by a surveyor or professional engineer.

X. Restoration Plan: Shall include but not limited to the following:

- Areas of restoration shall include the application of a minimum of 4 inches of topsoil or similar material that will support plant growth. *(Must be included in cubic yards calculation of material.)*
- Reseeded areas indicated with type of vegetation. *(Shall meet minimum standards by the SWCD))*
- Tree replacement plan. *(Areas located within the Bluff Impact Zone, Bluff, Shoreland & Conservancy Distircts)*
 - Root zone of existing trees shall be preserved and protected during development.
 - Replace one tree for every tree that is removed.
 - Replacement trees shall have a minimum caliper of 2 inches at 4.5 feet from ground level.

XI. Attachments: Shall include but not limited to:

- ☒ a. **Description of Request**-See Part VIII for full details and requirements.
- ☒ b. **Site Plan**-See Part IX for full details and requirements.
- ☒ c. **Full Legal Description**-Not abbreviated description from tax statement.
- ☒ d. **Access approval**-Attach approval in writing from proper road authority.
- ☒ e. **Township Notification**-See Part IV for details and requirements.
- ☒ f. **Septic System Compliance Inspection**
- ☒ g. **Erosion Control Plan**-Attach completed and signed plan including map.
- ☒ h. **Restoration Plan**-See Part X for full details and requirements.
- ☒ i. **Approved Stormwater Pollution Prevention Plan**
-Must meet NPDES requirements and prepared by a licensed professional engineer.

XII. Procedure:

The Planning & Zoning Commission shall hold a public hearing on the proposed Conditional Use Permit at a scheduled Planning and Zoning Commission meeting.

The Planning and Zoning Commission is an advisory board to the County Board of Commissioners and will make a recommendation to the County Board.

The Department shall report the findings and recommendations of the Planning Commission to the County Board for final decision.

Action by the County Board shall be a majority vote of its members.

The Department shall notify the applicant and/or landowner in writing of the County Board decision.

A certified copy of the Conditional Use Permit shall be filed with the Le Sueur County Recorder by the Department.

XIII. Signatures:

I hereby certify with my signature that all data contained herein as well as all supporting data are true and correct to the best of my knowledge.

J. E. M. Geely
Applicant signature

1-13-15
Date

I hereby certify with my signature that all data contained herein as well as all supporting data are true and correct to the best of my knowledge.

J. E. M. Geely
Property Owner signature

1-13-15
Date

Request: **GRADING, EXCAVATING & FILLING**☐ Non-Shoreland

- ☐ Within Bluff Impact Zone
☐ Within Bluff

Cubic yards of material movement: _____

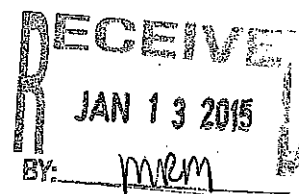
Cubic yards of material movement: _____

Cubic yards of material movement: _____

TOTAL cubic yards of material movement: _____

☒ Shoreland - Outside Shore Impact Zone

- ☒ Within Shore Impact Zone
☒ Within Bluff Impact Zone
☒ Within Bluff

Cubic yards of material movement: 80.3Cubic yards of material movement: 80.3Cubic yards of material movement: 80.5Cubic yards of material movement: 80.5TOTAL cubic yards of material movement: 80.5Pre-App Date 1-13-15Meeting Date 2-12-1560 Day 3-14-15Zoning District RR / FFLake Classification RDLake GomanFEMA Panel # 27079C0 300 DFlood Zone X-outsideFeedlot 500' 1000' NWetland Type 1-2 3-8 NWater courses Y NBluff Y N☒ Request Description☒ Access Approval☒ Septic Comp Insp / Design New Coc☒ Site Plan☒ Erosion Control Plan☒ Meeting Reg ATF / Spec☒ Full Legal☐☒ Fee \$ 7900☒ Ordinance☐ Other _____☐ Penalty \$ _____☒ Application CompleteMichelle R. Mott
Planning & Zoning Department Signature1-13-15
Date15
Permit #

CONDITIONAL USE PERMIT

LE SUEUR COUNTY PLANNING AND ZONING

88 SOUTH PARK AVENUE

LE CENTER MN 56057

Direct Dial (507) 357-8538 Fax (507) 357-8541

Mankato (507) 388-5302 St. Peter (507) 931-5751 Metro (952) 445-7543

APPLICATION DATE: 1/13/2015

PERMIT NUMBER 15001

FEE: \$796.00

60 DAY RULING DATE: 3/14/2015

****FEES ARE NON-REFUNDABLE****

APPLICANT: JOHN MCGILLEN

PROPERTY OWNER: JOHN MCGILLEN

ADDRESS: 14103 DODD RD

ADDRESS: 20326 DODD RD

CITY: KILKENNY

CITY: KILKENNY

STATE: MN

ZIP: 56052

STATE: MN

ZIP: 56052

PHONE: 507-330-1790

PHONE: 507-330-1790

PARCEL NO 02.700.0240

911: 20326 DODD RD KILKENNY

TOWNSHIP: CORDOVA

SEC: 14

SUBDIV: VILLAGE OF CORDOVA

ZONE: RR FF

TWP: 110

LOT:

FEMA PANEL #: 27079C0300D

RANGE: 24

BLOCK: 14 & 15

FLOOD ZONE: X OUTSIDE

QTR/QTR:

ROAD: CR

I (We), the undersigned, owner(s) and or applicant(s) of the property described herein, do hereby respectfully petition your Honorable Bodies to grant a Conditional Use Permit, as hereinafter designated, and in support thereof, the following facts are presented:

1.) Reason for Requested Conditional Use Permit.

TO ALLOW THE APPLICANT GRADING, EXC & FILLING OF APPROXIMATELY 80.5 CY MATERIAL IN BLUFF, 80.3 IN SIZ, TOTAL 80.5 CY MATERIAL MOVEMENT.

2.) Reason for Approval or Denial of Request as Listed in Findings.

3.) Special Conditions of Conditional Use Permit.

RECORDED LEGAL DESCRIPTION OF PROPERTY MUST BE SUBMITTED PRIOR TO ISSUANCE OF ZONING PERMITS. ADDITIONAL CONDITIONS AS STATED IN RECORD.

J.S.M. Gile
APPLICANT/PROPERTY OWNER

1-13-15

DATE

Michelle R. Motter

1-13-15

LE SUEUR COUNTY PLANNING AND ZONING AUTHORITY

DATE

PUBLIC HEARING DATE: 2/12/2015

ACTION: _____

☐ AS WRITTEN

☐ WITH CONDITIONS

COUNTY BOARD DATE: 2/24/2015

ACTION: _____

☐ AS WRITTEN

☐ WITH CONDITIONS

CHAIRMAN, LE SUEUR COUNTY
PLANNING AND ZONING COMMISSION

DATE

CHAIRMAN, LE SUEUR COUNTY
BOARD OF COMMISSIONERS

DATE

**LE SUEUR COUNTY
CONDITIONAL USE PERMIT CRITERIA
PERMIT #**

Applicant: John McGillen **Date:** 02/12/2015

ROLL CALL VOTE

Conditional Use Permit Request: Requests that the County grant a Conditional Use Permit to allow grading, excavating and filling of approximately 80.5 total cubic yards of material within a bluff and within a shore impact zone for a shoreland restoration project in a Recreational Residential "RR" District on a Recreational Development "RD" lake, Gorman Lake. Property is located in the NE 1/4, Section 14, Cordova Township.

1. *The conditional use will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminishes and impairs property values within the immediate vicinity.*
2. *The establishment of the conditional use will not impede the normal and orderly development and improvement of surrounding vacant property for uses predominant in the area.*
3. *Adequate utilities, access roads, drainage and other facilities have been provided.*
4. *Adequate measures will be taken to prevent and control offensive odor, fumes, dust, noise and vibration, so that none of these will constitute a nuisance, and to control lighted signs and other lights in such a manner that no disturbance to neighboring properties will result.*

	CR	AG	PT	DR	BB	JD	SO	SK	DK	DRY	TOTAL
1.											
2.											
3.											
4.											

If all answers are "YES" by a majority of the Planning Commission, the criteria for granting of the Conditional Use Permit request have been met. The Conditional Use Permit will main the goals of safety, health and the general welfare of the public.

DATE: 02/12/2015 **APPROVED:** _____ **DENIED:** _____ **PZ CHAIRPERSON:** _____

COUNTY BOARD MEETING DATE: 02/24/2015 _____

LE SUEUR COUNTY ENVIRONMENTAL SERVICES
88 SOUTH PARK AVE.
LE CENTER, MINNESOTA 56057-1620
(507) 357-2251
FAX (507) 357-8541

Erosion and Sediment Control Plan

Goal: To control erosion and prevent sediment and other pollutants from entering the lakes, streams, wetlands, and storm drain systems during construction.

Property Owner: John McGillen PID: 02.700.0240
Mailing Address: 19103 Dodd Rd Hillburn Mn 56052
Property Address: 20326 Dodd Rd LeCenter Mn 56057
Phone: (507) 595-3677 Mobile/Cell: (507) 330-1790

Responsible party for Implementation/Inspection: Rich Hackett
Address: 13638 Dodd Rd Hillburn Mn 56052
Phone: (612) 756-4110 Mobile/Cell: (612) 756-4110

Erosion & Sediment Control Measures

1. Maintain existing vegetation whenever possible and minimize the area of disturbance. Retain and protect trees to enhance future landscaping efforts and to reduce raindrop impact. (Vegetation is the best and most cost-effective erosion control practice).
2. Install all erosion and sediment control practices prior to any soil disturbing activities, when applicable.
3. Phase construction activities to minimize the areas disturbed at one time. This will also allow completed areas to be stabilized and re-vegetated before disturbing adjacent sites.
4. Maintain and protect all natural waterways. Retain at least a 20-foot wide strip of natural vegetation along all waterways to filter out sediment and other pollutants.
5. Minimize the use of impermeable surfaces such as roofs, driveways, parking lots and roads. The Environmental Resources staff must approve all storm water runoff plans.
6. Use rock rip-rap at both the outlet and inlet ends of culverts to prevent scour erosion.
7. Limit construction equipment to designated areas to control soil compaction.
8. Install silt fence on the down-slope perimeter of all disturbed areas according to the attached installation instructions. Sensitive areas such as wetlands, drainage swales and shoreland areas should also be protected with silt fence.
9. Install straw bale checks or rock check dams in areas of concentrated flow.
10. Cover any stockpiled topsoil with plastic or other impervious covering. Use stockpiled topsoil as earthen berms to serve as temporary sediment basins.

11. Mulch all disturbed areas at the rate of one 50-pound bale of straw per 500 square feet. On slopes 4:1 or steeper use the following erosion control blankets that have been pinned to the slope according to the manufacturer's instructions:

2:1 slopes or steeper	Straw/Coconut Blanket or High Velocity Wood Blanket
3:1 slopes or steeper	Wood or Straw Blanket with net on both sides
4:1 slopes or steeper	Wood or Straw Mulch blanket with net on one side
Flat areas	Straw Mulch w/disc anchoring

12. Seed all disturbed areas within seven days of final grading and temporary seed/mulch all areas that will be left inactive for more than seven days. Do not seed later than September 1st. Areas that need to be seeded after this date should be dormant seeded in late October or early November. See the attached instruction sheet for recommended mixtures and rates. The use of native plant materials, including trees and shrubs, is encouraged. Native species will provide good vegetative cover that is adapted to our soils and climate.
13. Apply fertilizer according to soil test recommendations.
14. Install water bars on access roads to prevent concentrated water from flowing down the road and eroding gravel.
15. Attach a site map showing the location of all erosion control practices, property lines, roads, lakes, watercourses, wetlands, on-site systems and building locations.

Note: To reduce mud transported onto paved roads, a rock construction entrance may be required. This will require a six-inch layer of 1-2 inch diameter washed rock a minimum of 50 feet in length.

Inspection and Maintenance

16. Inspect the construction site every 7 days and within 24 hours after every rain event to ensure the practices are working properly (i.e. silt fences, water bars).
17. Clean out the silt fences when they are 1/3 full of sediment or replace with functional silt fences within 24 hours.
18. Clean out sediment basins on a regular basis to maintain capacity.

I agree to install, inspect and maintain the above practices to accomplish the goal of preventing erosion.

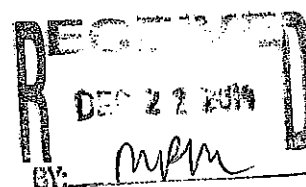
J. E. M. Leil
(Property Owner)

Rich Hackett
(Person Responsible for Implementation)

12-22-14
(Date)

12-22-14
(Date)

If you have any questions, please contact Environmental Services, at 507-357-8538.





Le Sueur County, MN

Thursday, February 12, 2015

Regular session

Item 2

Otero Packet

Staff Contact: Kathy Brockway or Michelle Mettler

STAFF REPORT

GENERAL INFORMATION

APPLICANT: Jaime Otero **OWNER:** Doug Pint

911 ADDRESS: NEW 15th St SW, New Prague MN 56071

PROJECT DESCRIPTION: Request that the County grant a Conditional Use Permit to allow the applicant to establish and operate a contractor/construction company along with a shop/yard in an Agriculture "A" District.

ZONING ORDINANCE SECTIONS: Sections 8, 19 and 21

SITE INFORMATION

LOCATION: 2.14 Acre parcel, Section 10, Lanesburgh Township

ZONING: A/SP

ACCESS: Existing access- see email from Asst. County Engineer

EXISTING LAND USE WITHIN ¼ MILE:

North: Industrial District, Stream, Ag, Residential
East: Residential

South: Residential
West: Business, Residential, Ag

BACKGROUND INFORMATION

See Narrative

TOWNSHIP BOARD NOTIFICATION

The applicant contacted Tony Kubes of the Lanesburgh Township Board on January 9, 2015.

NATURAL RESOURCES INFORMATION

SHORELAND: The proposal is not located within the Shoreland District.

WETLANDS: According to the National Wetlands Inventory, Type 3 wetlands located in the quarter-quarter section where the project is proposed. Wetland Delineation Report on file with the County & SWCD.

ZONING MAP



ATTACHMENTS

Narrative, Site Plan

PLANNING AND ZONING COMMISSION CONSIDERATIONS

The Planning Commission and staff shall consider possible adverse effects of the proposed conditional use and what additional requirements may be necessary to reduce such adverse effects. Its judgment shall be based upon the following factors to include, but not limited to:

1. Relationship to County plans.
2. The geographical area involved.
3. Whether such use will negatively affect surrounding properties in the area in which it is proposed.
4. The character of the surrounding area.
5. The demonstrated need for such use.
6. Whether the proposed use would cause odors, dust, flies, vermin, smoke, gas, noise, or vibration or would impose hazards to life or property in the neighborhood.
7. Whether such use would inherently lead to or encourage disturbing influences in the neighborhood.
8. Whether stored equipment or materials would be screened and whether there would be continuous operation within the visible range of surrounding residences.
9. Abatement of Environmental Hazards as regulated in this Ordinance
10. Other factors impacting the public health, safety and welfare.

PLANNING AND ZONING COMMISSION FINDINGS

Based on the information submitted by the applicant, contained in this report, and as required by the Le Sueur County Zoning Ordinance, the following findings have been developed for this request:

(Please circle one for each item: **Agree**, **Disagree**, **Not Applicable**.)

1. The conditional use will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminishes and impairs property values within the immediate vicinity. **A D NA**
2. The establishment of the conditional use will not impede the normal and orderly development and improvement of surrounding vacant property for uses predominant in the area. **A D NA**
3. The adequate utilities, access roads, drainage and other facilities have been or are being provided. **A D NA**
4. The adequate measures have been or will be taken to provide sufficient off-street parking and loading space to serve the proposed use. **A D NA**
5. The adequate measures have been or will be taken to prevent and control offensive odor, fumes, dust, noise and vibration, so that none of these will constitute a nuisance, and to control lighted signs and other lights in such a manner that no disturbance to neighboring properties will result. **A D NA**

Recommend (circle one) **approval** / **denial** / **table** / **of Conditional Use Permit**.

CONDITIONAL USE PERMIT

LE SUEUR COUNTY PLANNING AND ZONING

88 SOUTH PARK AVENUE

LE CENTER MN 56057

Direct Dial (507) 357-8538 Fax (507) 357-8541

Mankato (507) 388-5302 St. Peter (507) 931-5751 Metro (952) 445-7543

APPLICATION DATE: 1/13/2015 PERMIT NUMBER 15003 FEE: \$796.00
60 DAY RULING DATE: 3/14/2015 **FEES ARE NON-REFUNDABLE**
APPLICANT: JAIME MIRANDA OTERO PROPERTY OWNER: DOUG PINT
ADDRESS: 1001 12TH AVE SE ADDRESS: 31058 141ST AVE
CITY: NEW PRAGUE CITY: NEW PRAGUE
STATE: MN ZIP: 56071 STATE: MN ZIP: 56071
PHONE: 952-367-5878 PHONE: 612-519-7600

PARCEL NO 07.010.1100 911: NEW 15TH ST SW NEW PRAGUE M TOWNSHIP: LANESBURGH
SEC: 10 SUBDIV: NA ZONE: A/SP
TWP: 112 LOT: NA FEMA PANEL #: 27079C0089D
RANGE: 23 BLOCK: NA FLOOD ZONE: X OUTSIDE
QTR/QTR: NW ROAD: CR

I (We), the undersigned, owner(s) and or applicant(s) of the property described herein, do hereby respectfully petition your Honorable Bodies to grant a Conditional Use Permit, as hereinafter designated, and in support thereof, the following facts are presented:

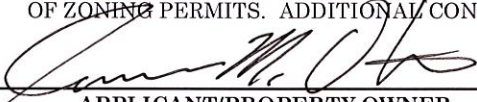

1.) Reason for Requested Conditional Use Permit.

TO ALLOW THE APPLICANT OPERATE A CONTRACTOR/CONSTRUCTION COMPANY SHOP/YARD.

2.) Reason for Approval or Denial of Request as Listed in Findings.

3.) Special Conditions of Conditional Use Permit.

RECORDED LEGAL DESCRIPTION OF PROPERTY MUST BE SUBMITTED PRIOR TO ISSUANCE OF ZONING PERMITS. ADDITIONAL CONDITIONS AS STATED IN RECORD.


APPLICANT/PROPERTY OWNER

LE SUEUR COUNTY PLANNING AND ZONING AUTHORITY
DATE 1-13-15
DATE 1-13-15

PUBLIC HEARING DATE: 2/12/2015	ACTION: _____
<input type="checkbox"/> AS WRITTEN	<input type="checkbox"/> WITH CONDITIONS
COUNTY BOARD DATE: 2/24/2015	ACTION: _____
<input type="checkbox"/> AS WRITTEN	<input type="checkbox"/> WITH CONDITIONS

CHAIRMAN, LE SUEUR COUNTY PLANNING AND ZONING COMMISSION	DATE
CHAIRMAN, LE SUEUR COUNTY BOARD OF COMMISSIONERS	DATE

Le Sueur County

Conditional Use Application

I. Applicant:

Name Jaime Miranda Otero
Mailing Address 1001 12th Ave SE
City New Prague State MN Zip 56071
Phone # 952-367-7578 Phone # 952-367-7578

II. Landowner:

Name Douglas P. H.
Mailing Address 31058 14th Ave
City New Prague MN State MN Zip 56071
Property Address 15th St - SW.
City New Prague State MN Zip 56071
Phone # 612-978-7600 Phone #

III. Parcel Information:

Parcel Number 07.010.1100 Parcel Acreage 2.140
Attach Full Legal Description (**NOT** abbreviated description from tax statement)
Township Lanesburgh Section 10
Subdivision Lot Block

IV. Township Notification: Township must be notified of proposed use prior to application.

Lanesburgh Township notified on 1-9-14
(Township Name) (Date)

Board Member Tony Kubes regarding the proposed use.
(Name)

612-978-4327

V. Quantities and Submittal Formats:

- One (1) reproducible 8.5" x 11" copy of the request and all other supporting documents.
- Twenty three (23) copies must be submitted, if any documents are in color, an aerial, or larger than 8.5" x 11" in size.
- Electronic version of any supporting documents *if available*.
- Additional copies may be requested as deemed necessary by the Department.
- Application must be made **in person** by the applicant and/or landowner no later than 12 P.M. on the date of application deadline.
- Appointment is necessary.**
- Applications will not be accepted by mail.**

VI. Fees: Must be paid at the time of application.

Conditional Use Permit \$ 750 After-The-Fact fee is **doubled.**
Filing Fee \$ 46

Additional Fees:

Special Meeting \$ 2,000
After-The-Fact Penalty \$ 1,500 OR 10% of improvement, whichever is greater

VII. Type of Request:

- ☐ Self Service Storage
- ☐ School/Church/Cemetery
- ☐ Retail Nursery/Greenhouse
- ☐ School/Church/Cemetery

- ☐ Value Added Agriculture
- ☐ Antique Sales/Service/Repair
- ☐ Substation/Transmission Lines etc.

☒ Other Dump Truck storage, office and repair shop

VIII. Description of Request:

a. A full description of request with detailed information must be attached.

b. Complete the following in relationship to the proposed Conditional Use Permit.

1. PROPOSED DAYS AND HOURS OF OPERATION: 6⁰⁰ am to 11 pm
2. ESTIMATED NUMBER OF PERSONS TO ATTEND PLACE OF BUSINESS/LOCATION ON A DAILY OR WEEKLY BASIS:
Daily: 4 office personnel: Weekly: 4
3. LIST OF PUBLIC HEALTH PLANS:
 - i. Water Supply: Private Well
 - ii. Toilet facility: Holding TANKS / Septic possible long
 - iii. Solid Waste Collection: Local Service / Lakers Sanitary
4. FIRE PREVENTION: Local Service
5. SECURITY PLANS: Lot to be fenced: Building private service
6. RETAIL SALES: none
7. FOOD OR ALCOHOL SERVED OR FOR SALE: not Applicable
8. DESCRIBE IF THE APPLICANT REQUESTS THE COUNTY TO PROVIDE ANY SERVICES OR COUNTY PERSONNEL: (For example, pedestrian and/or vehicular traffic control.)
Not Applicable
9. SOUND AMPLIFICATION, PUBLIC ADDRESS SYSTEM, PLAYING OF MUSIC:
Not Applicable
10. EXTERIOR LIGHTING: Security lights:
11. PARKING AND LOADING: 4 spots office Interior truck, 6 trucks outside
12. SIGNAGE: None: Private Shop
13. ROAD ACCESS: (Approved by the road authority) yes Dave Tiego: -
14. CERTIFICATE OF INSURANCE: yes attached
15. MEET ALL APPLICABLE COUNTY STATE & FEDERAL REGULATIONS: (For example additional licensing and/or permitting) yes

IX. Site Plan: Shall include but not limited to the following:

- North point
- Lake
- Existing Structures
- Septic system
- Setbacks
- River
- Proposed Structures
- Well
- Property Lines
- Wetland
- Lot Dimensions
- Access (size & location)
- Road Right-Of-Way
- Stream
- Ponds
- Easements
- Parking (Size & location-if applicable to application)
- Landscape, screening and buffering (if applicable to application)
- Location of significant trees to be removed (if applicable to application)

A. Attachments. Shall include but not limited to:

- ☒ a. Description of Request-See Part VIII for full details and requirements.
- ☒ b. Site Plan-See Part IX for full details and requirements.
- ☒ c. Full legal description-Not abbreviated description from tax statement.
- ☒ d. Access approval-Attach approval in writing from proper road authority.
- ☒ e. Township Notification-See Part IV for details and requirements.
- ☒ f. Septic System Compliance Inspection *new design-HT -MRM*
- ☒ g. Erosion control plan-Attach completed and signed plan including map.
- ☒ h. Floor plans and/or blue prints

XI. Procedure:

The Planning & Zoning Commission shall hold a public hearing on the proposed Conditional Use Permit at a scheduled Planning and Zoning Commission meeting.

The Planning and Zoning Commission is an advisory board to the County Board of Commissioners and will make a recommendation to the County Board.

The Department shall report the findings and the recommendations of the Planning Commission to the County Board for final decision.

Action by the County Board shall be a majority vote of its members.

The Department shall notify the applicant and/or landowner in writing of the County Board decision.

A certified copy of the Conditional Use Permit shall be filed with the Le Sueur County Recorder by the Department.

XII. Signatures:

I hereby certify with my signature that all data contained herein as well as all supporting data are true and correct to the best of my knowledge.

[Signature]
Applicant signature

1-9-2015
Date

I hereby certify with my signature that all data contained herein as well as all supporting data are true and correct to the best of my knowledge.

[Signature]
Property Owner signature

1-9-15
Date

OFFICE USE ONLY

Request: *CUP- Construction office /Shop*

Pre-App Date *1-13-15*
Meeting Date *2-12-15*
60 Day *3-14-15*
Zoning District *A*

Lake Classification *—*
Lake *—*
FEMA Panel # 27079C0 *089* D
Flood Zone *A-outside*

Feedlot *500'* 1000' N
Wetland Type *1-2* 3-8 N
Water courses Y *N*
Bluff Y *N*

☒ Request Description
☒ Site Plan
☒ Full Legal
☒ Ordinance

☒ Access Approval
☒ Erosion Control Plan
☒ Blue Prints *-into*
☐ Other

☒ Septic
☒ Meeting
☐ Fee
☐ Penalty
Comp Insp *Reg / ATF / Spec* *-HT*
\$ *796-*

☒ Application Complete *Michelle R. Muth*
Planning & Zoning Department Signature

1-13-15
Date

15003
Permit #

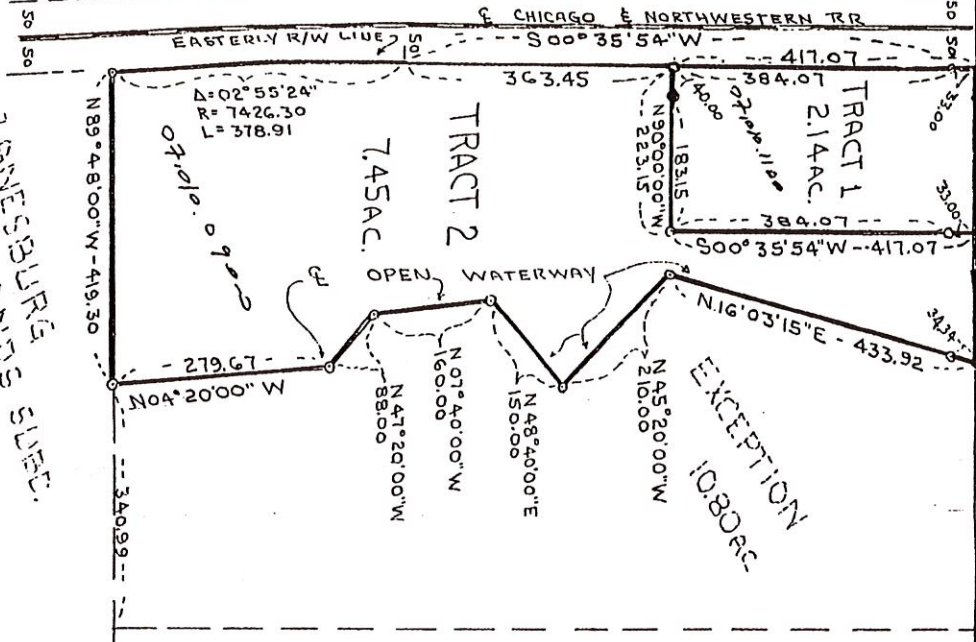
RECEIVED
JAN 13 2015
BY: *MRM*

3 *6*

2. RD. 16.4

3' NORTH OF E. RD. --- N 90°00'00"E --- 2663.29 --- NORTH LINE OF NW 1/4

--- 1414.30 --- 1049.40 ---



PROPOSED DESCRIPTIONS

TRACT 1

Part of the North Half of the Northwest Quarter of Section 10, Township 112, Range 23, Le Sueur County, Minnesota, described as follows: Commencing at the northwest corner of said Section 10; thence on an assumed bearing of North 90 degrees 00 minutes 00 seconds East along the North line of said Northwest Quarter 856.04 to a point on the easterly right-of-way line of the Chicago and Northwestern Railroad, said point being the point of beginning; thence continuing North 90 degrees 00 minutes 00 seconds East along said North line 223.15 feet; thence South 00 degrees 35 minutes 54 seconds West 417.07 feet; thence North 90 degrees 00 minutes 00 seconds West 223.15 feet to the easterly right-of-way line of the Chicago and Northwestern Railroad; thence North 00 degrees 35 minutes 54 seconds East along said right-of-way 417.07 feet to the point of beginning. This tract contains 2.14 acres of land and is subject to any and all easements of record.

TRACT 2

Part of the North Half of the Northwest Quarter of Section 10, Township 112, Range 23, Le Sueur County, Minnesota, described as follows: Commencing at the northwest corner of said Section 10; thence North 90 degrees 00 minutes 00 seconds East along the North line of said Northwest Quarter 856.04 feet to the easterly right-of-way line of the Chicago and Northwestern Railroad; thence South 00 degrees 35 minutes 54 seconds West along said right-of-way line 417.07 feet to the point of beginning of the tract to be described; thence continuing South 00 degrees 35 minutes 54 seconds West along said right-of-way line 363.45 feet; thence southerly along said right-of-way line along a tangential curve that is concave to the east, said curve having a central angle of 02 degrees 55 minutes 24 seconds, a radius length of 7426.30 feet, an arc length of 378.91 feet; thence South 89 degrees 48 minutes 00 seconds East along the northerly line of LANESBURG HIGHLANDS SUBDIVISION 419.30 feet; thence North 04 degrees 20 minutes 00 seconds West 279.67 feet; thence North 47 degrees 26 minutes 00 seconds West 88.00 feet; thence North 07 degrees 40 minutes 00 seconds West 160.00 feet; thence North 48 degrees 40 minutes 00 seconds East 150.00 feet; thence North 45 degrees 20 minutes 00 seconds West 210.00 feet; thence North 16 degrees 03 minutes 15 seconds East 433.92 feet to a point on the North line of said Northwest Quarter, said point being 1414.30 feet westerly of the northeast corner of said Northwest Quarter; thence South 90 degrees 00 minutes 00 seconds West along said North line 169.70 feet; thence South 00 degrees 35 minutes 54 seconds West 417.07 feet; thence North 90 degrees 00 minutes 00 seconds West 223.15 feet to the point of beginning. This tract contains 7.45 acres of land and is subject to any and all easements of record.

SURVEY OF LEONARD LUKES PROPERTY
Part of N 1/2 of NW 1/4 in Section 10-112-23, of Lanesburg Township, Le Sueur County, Mn.

Scale: 1 inch = 200 feet

- denotes iron pipe in place
- denotes iron pipe set

SIBLEY SURVEYORS, INC.
LE CENTER AND BAYDON



I hereby certify that this survey, plan or report was prepared by me or under my direct supervision and that I am a duly Registered Land Surveyor under the laws of the State of Minnesota.

Ray S. Saylor

Date 9-23-94 Registration No. 15475

Sep. 94

File 460

To Le Sueur County Planning and Zoning

Subject: Submittals for Conditional Use Permit

The purpose of this memo is to satisfy Items 1 thru 11 of the requirements for a full description of the request as stated under section IX of the Conditional Use Application. This memo is further revised to include information required to satisfy Section 19, Subdivision 2 Part A, Paragraph 4 Items a thru r.

1. Burden of Public Facilities: Not Affected
 - a. This is a construction related support business and will be used year round. The property will be the support center/office and shop to a dump truck business involving 12-20 trucks.
 - b. During the construction season months from March to November traffic and use will be minimal as the trucks will be actively used and stored at the job sites. The main office will support daily operations.
During the off season Months of November to February trucks will be stored on site and maintenance will be performed. Office personnel will be present.
 - c. The facility will have a 24 x 20 freestanding office building and an 80 x 160 separate shop Not Affected
 - d.
 - e. At most it is estimated 4 persons will work at the site on a daily basis with truck drivers coming and going. However there will be some days when there will be no visitors.
 - f. There are no special accommodations or increase in traffic for the presented business.
2. Compatibility with surrounding uses. Not Affected
 - a. The property is bordered by a railroad track and other commercial businesses
 - b. The applicant will be purchasing lot and the purchase agreement is contingent upon securing approval for the desired use.
3. Appearance Not Affected
 - a. The property is currently a vacant lot
 - b. The applicant intends to build a 20 x 24 office and 80 x 160 pole building to support the business
4. Zoning District Purpose Not Affected
 - a. The business meets the conditional use permit uses as defined in section 8 of the LeSueur County Planning Ordinance for a Section 8 of the Agricultural District
 - b. Specifically Subdivision 3, Conditional Uses Letter T "Contractors and Construction Companies along with Shops and Yards
5. Comprehensive Plan Not Affected
 - a. To the owners knowledge there have been no changes to the County Comprehensive Plan that would affect the intended use as a construction shop
6. Traffic Access and Parking: Not affected

There will be some outside Truck storage



- a. Those occupying the business will be primarily the business owner Jamie Otero, his business manager, 1 clerical persons, employee drivers and subcontract drivers using the site for storage of trucks and maintenance on as add needed basis.
- b. In and out traffic of trucks will occur but be greatly reduced during the construction season as the trucks remain on the job site
- a. Erosion Control & Storm and Water Not Affected The lot will be improved for construction of the office pole building, driveway and parking spaces
- b. The owner will follow requirements for erosion control and storm and water drainage
- 7. Sewer and Water Not Affected
 - a. The business can operate without sewer and water.
 - b. _____
 - c. _____ the business ~~will~~ add well or septic system to the property.
- 8. County Needs: *[Signature]*
- 9. Nuisance Mitigation
 - a. Office and Shop impose no known nuisances
- 10. Additional Criteria
 - a. A wetland delineation has been completed and approved by the LeSueur County soil and Water conservation District.
 - b. The lot is acceptable for desired use.

The following Pertains to Section 19, Subdivision 2 Part A, Paragraph 4, Items a thru q.

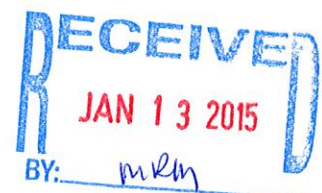
- a. Applicant is Jamie Otero
- b. Legal Description is attached
- c. Business hours are Monday thru Friday 8:00 to 5:00 pm from a home based business and remotely via cell phone in the truck cab.
- d. Estimated numbers to attend location is 4. Many days there will be no employee or vendor visits.
- e. Currently there is no well or septic on the property. In initial phases of operation outside vendors will provide water and portable toilets to the property. A well and septic maybe added at a later date.
- f. Fire Prevention and Medical Services do not apply
- g. Security will be maintained by fencing and security lights and possibly outside services
- h. No Retail sales at the location
- i. No Food or Alcohol will be served on the premises
- j. The applicant has no need for the alternation of Vehicular or pedestrian traffic
- k. The applicant has no need for the county to provide any service or county personnel relative to its operation
- l. The operation has no sound system, public address system, music or musical instruments
- m. Exterior lighting will be security lighting
- n. A parking lot and shop yard to support the building will be constructed.



- o. Signage is not needed to identify the business
- p. There is an existing driveway to the property
- q. A CERTIFICATE OF Insurance is attached
- r. To the knowledge of both the applicant and the owner, the business is in compliance with all other applicable county, state, and federal Regulations
- s. The 20 x 24 office in combination with lot improvements, and security fences will be constructed first. The accessory shop 80 x 160- will be constructed at a later date.
- t. Truck Washing: Will be performed at Truck Washes off site or on job site where equipment is available to do so. In the future a separate holding tank may be added for washing.
- u. Oil Changes: When oil is changed on property used oil will be transferred into totes for recycling and disposed of properly.
- v. Tires: Tires are purchased new and used tires are kept with tire vendors. In rare instances tires will be sent out for recycling.


Jaime Otero

1-13-2015



LE SUEUR COUNTY ENVIRONMENTAL SERVICES
88 SOUTH PARK AVE.
LE CENTER, MINNESOTA 56057-1620
(507) 357-2251
FAX (507) 357-8541

Erosion and Sediment Control Plan

Goal: To control erosion and prevent sediment and other pollutants from entering the lakes, streams, wetlands, and storm drain systems during construction.

Property Owner: Douglas B. Pirt PID: _____
Mailing Address: 31050 141 Ave
Property Address: New 15th St SW
Phone: (612) 919-7600 Mobile/Cell: (612) 919-7600

Responsible party for Implementation/Inspection: James Otero
Address: 1001 12th Ave SE New Prague MN 56071
Phone: (952) 367-7578 Mobile/Cell: (952) 367-7578

Erosion & Sediment Control Measures

1. Maintain existing vegetation whenever possible and minimize the area of disturbance. Retain and protect trees to enhance future landscaping efforts and to reduce raindrop impact. (Vegetation is the best and most cost-effective erosion control practice).
2. Install all erosion and sediment control practices prior to any soil disturbing activities, when applicable.
3. Phase construction activities to minimize the areas disturbed at one time. This will also allow completed areas to be stabilized and re-vegetated before disturbing adjacent sites.
4. Maintain and protect all natural waterways. Retain at least a 20-foot wide strip of natural vegetation along all waterways to filter out sediment and other pollutants.
5. Minimize the use of impermeable surfaces such as roofs, driveways, parking lots and roads. The Environmental Resources staff must approve all storm water runoff plans.
6. Use rock rip-rap at both the outlet and inlet ends of culverts to prevent scour erosion.
7. Limit construction equipment to designated areas to control soil compaction.
8. Install silt fence on the down-slope perimeter of all disturbed areas according to the attached installation instructions. Sensitive areas such as wetlands, drainage swales and shoreland areas should also be protected with silt fence.
9. Install straw bale checks or rock check dams in areas of concentrated flow.
10. Cover any stockpiled topsoil with plastic or other impervious covering. Use stockpiled topsoil as earthen berms to serve as temporary sediment basins.

11. Mulch all disturbed areas at the rate of one 50-pound bale of straw per 500 square feet. On slopes 4:1 or steeper use the following erosion control blankets that have been pinned to the slope according to the manufacturer's instructions:

2:1 slopes or steeper	Straw/Coconut Blanket or High Velocity Wood Blanket
3:1 slopes or steeper	Wood or Straw Blanket with net on both sides
4:1 slopes or steeper	Wood or Straw Mulch blanket with net on one side
Flat areas	Straw Mulch w/disc anchoring

12. Seed all disturbed areas within seven days of final grading and temporary seed/mulch all areas that will be left inactive for more than seven days. Do not seed later than September 1st. Areas that need to be seeded after this date should be dormant seeded in late October or early November. See the attached instruction sheet for recommended mixtures and rates. The use of native plant materials, including trees and shrubs, is encouraged. Native species will provide good vegetative cover that is adapted to our soils and climate.

13. Apply fertilizer according to soil test recommendations.

14. Install water bars on access roads to prevent concentrated water from flowing down the road and eroding gravel.

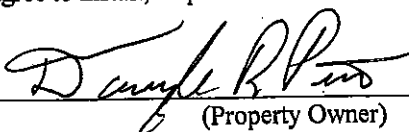
15. Attach a site map showing the location of all erosion control practices, property lines, roads, lakes, watercourses, wetlands, on-site systems and building locations.

Note: To reduce mud transported onto paved roads, a rock construction entrance may be required. This will require a six-inch layer of 1-2 inch diameter washed rock a minimum of 50 feet in length.

Inspection and Maintenance

16. Inspect the construction site every 7 days and within 24 hours after every rain event to ensure the practices are working properly (i.e. silt fences, water bars).
17. Clean out the silt fences when they are 1/3 full of sediment or replace with functional silt fences within 24 hours.
18. Clean out sediment basins on a regular basis to maintain capacity.

I agree to install, inspect and maintain the above practices to accomplish the goal of preventing erosion.



(Property Owner)

1-13-15
(Date)

(Person Responsible for Implementation)

(Date)

If you have any questions, please contact Environmental Services, at 507-357-8538.

Mettler, Michelle

From: Tiegs, David
Sent: Wednesday, December 10, 2014 9:39 AM
To: Mettler, Michelle
Cc: 'rodietz@gmail.com'
Subject: Entrance PID 07.010.1100

Michelle, There is an existing access point for the Douglas Pint property, PID 07.010.1100, on CSAH 29 South of New Prague. I have visited the location and approve it for use for access to this lot. If you need anything else let me know.

Thanks,
Dave Tiegs
Le Sueur County
Highway Department



RECEIVED
JAN 13 2015
BY: MRM



CERTIFICATE OF LIABILITY INSURANCE

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Corporate 4 Insurance Agency Inc. 7220 Metro Boulevard Edina MN 55439-2133 INSURED OTERO TRUCKING INC 1001 12TH AVE SE NEW PRAGUE MN 56071-5406	CONTACT NAME: Laura Erickson PHONE (A/C, No, Ext): (952) 893-9218 FAX (A/C, No): (952) 893-9402 E-MAIL ADDRESS: lerickson@corporatefour.com INSURER(S) AFFORDING COVERAGE INSURER A: Employers Mutual Casualty Co. NAIC # 21415 INSURER B: _____ INSURER C: _____ INSURER D: _____ INSURER E: _____ INSURER F: _____
---	--

COVERAGES
CERTIFICATE NUMBER: 13/14 GL/BA

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	GENERAL LIABILITY			4D55829	6/13/2013	6/13/2014	EACH OCCURRENCE \$ 1,000,000	
	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY						DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000	
	<input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR						MED EXP (Any one person) \$ 5,000	
	GEN'L AGGREGATE LIMIT APPLIES PER:							PERSONAL & ADV INJURY \$ 1,000,000
	<input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC						GENERAL AGGREGATE \$ 2,000,000	
A	AUTOMOBILE LIABILITY			4E55829	6/13/2013	6/13/2014	PRODUCTS - COMP/OP AGG \$ 2,000,000	
	<input type="checkbox"/> ANY AUTO							COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000
	<input checked="" type="checkbox"/> ALL OWNED AUTOS	<input checked="" type="checkbox"/> SCHEDULED AUTOS						BODILY INJURY (Per person) \$
	<input checked="" type="checkbox"/> HIRED AUTOS	<input checked="" type="checkbox"/> NON-OWNED AUTOS						BODILY INJURY (Per accident) \$
							PROPERTY DAMAGE (Per accident) \$	
							Uninsured motorist combined \$ 300,000	
	UMBRELLA LIAB						EACH OCCURRENCE \$	
	EXCESS LIAB						AGGREGATE \$	
	DED <input type="checkbox"/> RETENTION \$						\$	
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY						WC STATU-TORY LIMITS	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)						OTH-ER	
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. EACH ACCIDENT \$	
							E.L. DISEASE - EA EMPLOYEE \$	
							E.L. DISEASE - POLICY LIMIT \$	

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)

CERTIFICATE HOLDER
CANCELLATION

Shafer Construction 30405 Regal Avenue Shafer, MN 55047	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE Cindy Johnson/LAURAE <i>Cindy Johnson</i>
--	---

 ACORD 25 (2010/05)
 INS025 (201005)01

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 JAN 13 2013 *mpm*

PROGRESSIVE®

Customer Service

800-444-4487

800-556-0014 (fax)

Mailing address

Progressive

P.O. Box 94739

Cleveland, OH 44101-4739

Friday, January 09, 2015 1:03:36 PM

Total Number of Pages:02

Requested policy documents

To: James

Fax number: 1-952-758-4691

Message:

Certificate of Insurance for 03147874-0



SPEIKER & CO LTD
PO BOX 130
PRIOR LAKE, MN 55372
1-952-440-6500

PROGRESSIVE

Policy number: 03147874-0

Underwritten by:
United Financial Casualty Company
January 9, 2015
Page 1 of 1

Certificate of Insurance

Certificate Holder	Insured	Agent
OTERO TRUCKING LLC 18249 KERRVILLE TRL LAKEVILLE, MN 55044	OTERO TRUCKING LLC 18249 KERRVILLE TRL LAKEVILLE, MN 55044	SPEIKER & CO LTD PO BOX 130 PRIOR LAKE, MN 55372

This document certifies that insurance policies identified below have been issued by the designated insurer to the insured named above for the period(s) indicated. This Certificate is issued for information purposes only. It confers no rights upon the certificate holder and does not change, alter, modify, or extend the coverages afforded by the policies listed below. The coverages afforded by the policies listed below are subject to all the terms, exclusions, limitations, endorsements, and conditions of these policies.

Policy Effective Date: Jun 2, 2014

Policy Expiration Date: Jun 2, 2015

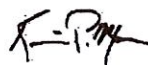
Description of Location/Vehicles/Special Items

Scheduled autos only

1985 MACK RS6 1M2T152C9FM002275 Comprehensive	\$5,000 Ded
1996 MACK CH6 1M1AA13Y3TW067380 Comprehensive	\$5,000 Ded
1989 KW T60 2NKAL29X5KM521730 Comprehensive	\$5,000 Ded
2001 VOLVO WGM 4V5JCBGG01N311817 Comprehensive	\$5,000 Ded

Certificate number

00915A06874



Form 5241 (10/02)

RECEIVED
JAN 13 2015
BY: *mcm*

SPEIKER & CO LTD
PO BOX 130
PRIOR LAKE, MN 55372

730561 4912 1 AT 0.406 PMIDS01X 019 004912
Named insured

OTERO TRUCKING LLC
18249 KERRVILLE TRL
LAKEVILLE, MN 55044



PROGRESSIVE®

Policy number: 03147874-0

Underwritten by:
United Financial Casualty Company
June 10, 2014
Policy Period: Jun 2, 2014 - Jun 2, 2015
Page 1 of 2

progressiveagent.com

Online Service

Make payments, check billing activity, print policy documents, or check the status of a claim.

1-952-440-6500

SPEIKER & CO LTD

Contact your agent for personalized service.

1-800-444-4487

For customer service if your agent is unavailable or to report a claim.

Commercial Auto Insurance Coverage Summary

This is your Declarations Page
Your coverage has changed

Your coverage began the later of June 2, 2014 at 12:01 a.m. or at the time your application is executed on the first day of the policy period. This policy period ends on June 2, 2015 at 12:01 a.m.

This coverage summary replaces your prior one. Your insurance policy and any policy endorsements contain a full explanation of your coverage. The policy limits shown for an auto may not be combined with the limits for the same coverage on another auto, unless the policy contract allows the stacking of limits. The policy contract is form 6912 (06/10). The contract is modified by forms 2852MN (07/07), 1652MN (07/07), 4852MN (09/05), 4881MN (05/11) and Z228 (01/11).

The named insured organization type is a corporation.

Policy changes effective June 2, 2014

Premium change: -\$634.00

Changes: Your prior insurance information was changed.

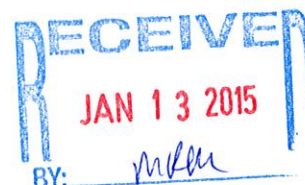
The changes shown above will not be effective prior to the time the changes were requested.

Outline of coverage

Description	Limits	Deductible	Premium
Liability To Others			\$7,963
Bodily Injury and Property Damage Liability	\$100,000 combined single limit		
Uninsured/Underinsured Motorist	\$100,000 combined single limit		120
Personal Injury Protection-Nonstacked W/Wrk Comp	\$20,000 Medical Expense		822
	\$20,000 Economic Loss		
Total 12 month policy premium			\$8,905

Rated driver

1. JAMES OTERO



Form 6489 MII (06/10)

Continued

Auto coverage schedule1. **1985 Mack RS6**

VIN: 1M2T152C9FM002275

Garaging Zip Code: 55044

Radius: 50

Liability
Premium

Liability	UM/UIM BI	PIP	Auto Total
\$1,969	\$30	\$203	\$2,202

2. **1996 Mack CH6**

VIN: 1M1AA13Y3TW067380

Garaging Zip Code: 55044

Radius: 50

Liability
Premium

Liability	UM/UIM BI	PIP	Auto Total
\$1,969	\$30	\$203	\$2,202

3. **1989 KW T60**

VIN: 2NKAL29X5KM521730

Garaging Zip Code: 55044

Radius: 50

Liability
Premium

Liability	UM/UIM BI	PIP	Auto Total
\$1,969	\$30	\$203	\$2,202

4. **2001 Volvo Wgm**

VIN: 4V5JC8GG01N311817

Garaging Zip Code: 55044

Radius: 50

Liability
Premium

Liability	UM/UIM BI	PIP	Auto Total
\$2,056	\$30	\$213	\$2,299

Premium discount

Policy

03147874-0

Business Experience

Company officers*Michael W. Birch*

President

Patricia M. Brown

Secretary



I. Landowner(s):

Name: <u>Douglas B Pint</u>		
Mailing Address: <u>31058 141 Ave</u>		
City: <u>New Prague</u>	State: <u>mn</u>	Zip: <u>56071</u>
Telephone Number: <u>612-919-7600</u>		

II. Parcel Information:

Parcel Number: <u>07.010.1100</u>	Township Name: <u>Lanesburgh</u>	
Section: <u>10</u>	Township: <u>T-12-N</u>	Range: <u>R-23-W</u>
Property Address: <u>none</u>		
City: <u>New Prague</u>	State: <u>MN</u>	Zip: <u>56071</u>

III. Septic Designer Information:

Business Name: <u>Dirt Diggers Contracting Inc.</u>		
Mailing Address: <u>20741 320th Street</u>		
City: <u>New Prague</u>	State: <u>MN</u>	Zip: <u>56071</u>
Telephone Number: <u>507-364-8924</u>		License Number: <u>790</u>

IV. Septic Installer Information:

Business Name: <u>Dirt Diggers Contracting Inc.</u>		
Mailing Address: <u>20741 320th Street</u>		
City: <u>New Prague</u>	State: <u>MN</u>	Zip: <u>56071</u>
Telephone Number: <u>507-364-8924</u>		License Number: <u>790</u>

V. System Information:

☒ New Construction Type: ☐ I
☐ Upgrade ☐ II
☐ Repair ☐ III
 ☐ IV
 ☐ Other: _____

☐ Mound
☐ At-Grade
☐ Trenches
☐ Seepage Bed
☒ Holding Tank
☐ Tank Replacement

Number of Bedrooms: OfficeDesign Flow: 25 gpdEstimated Flow: 25 gpd

Depth to Restrictive Layer: _____ in

 Dwelling Classification: ☐ I
 ☐ II
 ☐ III
Waste Strength:

☐ Domestic: Residential
☒ Other Establishment
 ☒ Commercial
☐ Industrial
☐ Cluster

Water Using Appliances:

☐ Garbage Disposal ☐ Ejector/Grinder Pump
☐ Clothes Washer ☐ Dishwasher
☐ Whirlpool/Jacuzzi/40+g Bath ☐ 2nd Floor Laundry
☐ Water Conditioning Unit ☐ Humidifier Furnace

Tank Information:

Type	Gallons	Material	New or Existing	Manufacturer & Model Number
Septic 1				
Septic 2				
Septic 3				
Pump				
Holding	<u>1500/2</u>	<u>concrete</u>	<u>New</u>	<u>Belle Plaine Block + Tile</u>
Aerobic				
Other:				

Name & Type of Proprietary Treatment Product or Public Domain: _____

Name & Type of Distribution Media: _____

 VI. **Signature:** I hereby certify with my signature that all data contained herein as well as all supporting data are true and correct to the best of my knowledge.
Al Reak

Designer's Signature

Le Sueur County Environmental Services Septic Permit Application

1-12-14

Date

C-3101

Certification Number

Revised 2/2012

 RECEIVED
 JAN 13 2015



Le Sueur County, MN

Thursday, February 12, 2015

Regular session

Item 1

MINUTES

Staff Contact: Kathy Brockway or Michelle Mettler

LE SUEUR COUNTY PLANNING AND ZONING COMMISSION
88 SOUTH PARK AVE.
LE CENTER, MINNESOTA 56057
February 12, 2015

MEMBERS PRESENT: Jeanne Doheny, Don Rynda, Shirley Katzenmeyer, Steve Olson,
Doug Krenik, Al Gehrke, Betty Bruzek, Pam Tietz

MEMBERS ABSENT: Don Reak, Chuck Retka,

OTHERS PRESENT: Michelle Mettler, Commissioner Connolly

The meeting was called to order at 7:00 by Chairperson, Jeanne Doheny

ITEM #1: **JOHN MCGILLEN, KILKENNY, MN, (APPLICANT/OWNER):** Requests that the County grant a Conditional Use Permit to allow grading, excavating and filling of approximately 80.5 total cubic yards of material within a bluff and within a shore impact zone for a shoreland restoration project in a Recreational Residential "RR" District on a Recreational Development "RD" lake, Gorman Lake. Property is located in the NE 1/4, Section 14, Cordova Township.

Michelle Mettler presented power point presentation. John McGillen, Rich Hacket of Hacket Construction were present for application.

TOWNSHIP: Notified per application process.

DNR: Email from Dan Giralamo, DNR, follow brochure for beach blanket and rip rap and no public waters permit is required.

LETTERS: None

PUBLIC COMMENT: None

Discussion was held regarding: Timeframe-spring/summer; Silt fence in the water-DNR requirement; Demonstrated erosion problem in order to have rip rap, verified by staff onsite visit; Stairs-wood construction; Retaining wall-2'-3' high, 2'-3' wide made of field stone.

Findings by majority roll call vote:

1. *The conditional use will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminishes and impairs property values within the immediate vicinity.*
2. *The establishment of the conditional use will not impede the normal and orderly development and improvement of surrounding vacant property for uses predominant in the area.*
3. *Adequate utilities, access roads, drainage and other facilities have been or are being provided.*
4. *Adequate measures have been or will be taken to provide sufficient off-street parking and loading space to serve the proposed use.*

Motion was made by Al Gehrke to approve the application as written. Seconded by Don Rynda. Motion approved. Motion carried.

TEM #2: **JAIME MIRANDA OTERO, NEW PRAGUE, MN (APPLICANT); DOUG PINT, NEW PRAGUE, MN (OWNER):** Request that the County grant a Conditional Use Permit to allow the applicant to establish and operate a contractor/construction company along with a shop/yard

in an Agriculture "A" District. Property is located in the NW 1/4 of Section 10, Lanesburgh Township.

Michelle Mettler presented power point presentation. Jaime Otero & Doug Pint were present for the application.

TOWNSHIP: Notified per application process.

DNR: N/A LETTERS: None

PUBLIC COMMENT: None

Discussion was held regarding: Highway Department approved access; Own 8 trucks now, plan to expand to 12-20 trucks, room for growth; East of Railroad tracks; New dwelling being constructed behind this property; Is currently a vacant lot; Drainage is to the south; 50' setback to the property line for the principle use; 75' setback to the wetland for structures and septic; No proposed fuel storage onsite, have a St. Paul company fuel the trucks at the jobsite; Waste oil is contained in totes & picked up or delivered to a recycling facility; Mechanic work to be done on own as much as possible such as brakes, grease, etc, anything more would require to be taken to a mechanic; Security lighting all around the structure; Trucks are dump trucks, tandem, no semis; Not a lot of truck traffic; Water & sewer proposed; No construction material storage onsite, trucks only; No signage proposed; Hours of operation will be 6 am to 11pm for the shop, 8am to 5pm office hours; Proximity of dwellings to the businesses; Discussion regarding lighting, lot is in a low area; Discussion regarding permitted uses versus conditional uses; May put in a chain-link fence w/inserts for privacy; Lighting, ordinance requirements for lighting and surrounding properties, suggestion to keep lighting in mind.

Findings by majority roll call vote:

1. ***The conditional use will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminishes and impairs property values within the immediate vicinity.***
2. ***The establishment of the conditional use will not impede the normal and orderly development and improvement of surrounding vacant property for uses predominant in the area.***
3. ***Adequate utilities, access roads, drainage and other facilities have been or are being provided.***
4. ***Adequate measures have been or will be taken to provide sufficient off-street parking and loading space to serve the proposed use.***
5. ***Adequate measures have been or will be taken to prevent and control offensive odor, fumes, dust, noise and vibration, so that none of these will constitute a nuisance, and to control lighted signs and other lights in such a manner that no disturbance to neighboring properties will result.***

Motion was made by Doug Krenik to approve the application as written. Seconded by Betty Bruzek. Motion approved. Motion carried.

Motion was made by Betty Bruzek to approve the minutes from the December 11, 2014 meeting by Seconded by Steve Olson. Motion approved. Motion carried.

DISCUSSION: Proposed ordinance revision workshop after March Planning Commission meeting. Carpool available for workshop in Mankato tomorrow.

Motion to adjourn meeting by Al Gehrke. Seconded by Shirley Katzenmeyer. Motion approved. Motion carried.

Meeting Adjourned.

Respectfully submitted,
Shirley Katzenmeyer
Michelle R. Mettler

***Tape of meeting is on file in the
Le Sueur County Environmental Services Office***