

MORRISON COUNTY PLANNING COMMISSION

October 25, 2022 – 6:00 P.M.

MINUTES

The Morrison County Planning Commission held a public hearing and regular monthly meeting in the Morrison County Government Center Board Room.

Regular Members Present: Brent Lindgren, Clint Kathrein, Dave Stish, Marvin Trettel and Dave Brutscher

Regular Members Absent: None

Commissioners Present: Jeff Jelinski, Mike LeMieur, Mike Wilson, Greg Blaine and Randy Winscher

Commissioners Absent: None

Ex-Officio Members Present: Amy Kowalzek and Sharon Peterson

Ex-Officio Members Absent: Robert Wall and Shannon Wettstein (SWCD)

Other members: Matt LeBlanc

Chairman Clint Kathrein called the meeting to order at 6:00 p.m.

Pledge of Allegiance

- 1. Samuel & Mindi Jennings Living Trust – 17541 370th Ave; Hillman, MN 56338 – Application for an Interim Use Permit for a Limited Rural Business for an Event Venue; located in pt of E ½ of SE ¼, Section 20, Township 41, Range 28, Leigh Township.**

Samuel & Mindi Jennings were present.

Amy Kowalzek entered into record Sections 604.8 and 1211.4 of the Morrison County Land Use Control Ordinance, a plat map with parcel location, Interim Use Permit Request, Interim Use Criteria Questions, site plan, two (2) aerial photos, staff report, proposed site plan, aerial photo of surrounding zoning and performance standards for a limited rural business. There were 26 notices sent to neighboring property owners. One comment was received prior to the hearing from the County Engineer. Amy entered the Interim Use Criteria Questions.

Mindi Jennings stated they are in contact with the County Engineer to discuss any issues there may be.

Dave Brutscher asked about the maximum amount of people, where did the number of 150 come from. Mindi Jennings stated they suggested this amount of people. Dave asked what types of events? Mindi stated mostly weddings.

Dave Stish asked how the County Engineers concerns will be address. Amy Kowalzek stated that this may be a condition and if things are not followed this would become a violation of the permit.

Dave Brutscher stated he has to work with the Count Highway Department on road issues as well. There is normally someone around to address concerns.

Marvin Trettel asked how many vehicles can the parking area support? Samuel Jennings stated the area is about three acres. Marvin asked about the ending times of events. Samuel stated around 11:00 pm. Marvin asked about comments from Soil and Water. Amy Kowalzek stated the wetlands were looked at and there will be a land bridge enhancement. The Soils and Water Conservation District stated they are ok with the site.

Dave Stish asked how close is the nearest neighbor? Mindi Jennings stated from the aerial the event area is south of where the map is marked. This is below the tree line. The site plan that was submitted shows the right area. The nearest neighbor is about one quarter mile away.

Brent Lindgren asked about the parking area and the walking distance to the event area. What will be done if an emergency happens within this distance. Samuel Jennings stated he is medical personnel and an ambulance can get to the event area very easily. Could also get to the area by the main entrance.

Clint Kathrein asked how many employees. Mindi Jennings stated they would start out small. Clint stated that the maximum is seven. What would be a time frame for an end date to the permit. Mindi Jennings stated until we no longer own the property. Conditions would be to be in contact with the County Engineer and the end date.

Dave Stish asked if there would be a pad for the tent area. Mindi Jennings stated nothing for the tent. A building may be built in the future. Dave asked who would regulate the construction of the building. Amy Kowalzek stated this is up to the Department of Labor.

Audience Comment:

Norman Iverson – Mayor of Hillman – There are neighbors closer than a half mile. I am outside a lot and I can hear their dog barking. Who controls the alcohol?

Sandra Holman – This is formerly our property. How are things getting across the creek?

Melvin Buessler – The creek that runs through the property becomes big in the spring. It over flows constantly.

Rita Holman – Emergency vehicles could get to the event center through the main entry of the property with no problem. We would be borderline from a quarter mile away.

Clint Kathrein stated Soil and Water was on the property and went through a process. No wetlands will be disturbed or impacted. The land bridge could add a culvert to help with the water in this area.

Amy Kowalzek stated if food or alcohol is being served, they would need to hire a licensed service to do this.

Samuel Jennings stated 11:00 pm is the proposed ending time. There will be no fireworks. The trees have been planted to help with any noise issues. We hear neighborhood noise as well on our property.

Dave Stish stated that the applicants are aware of the performance standard for noise control.

Brent Lindgren asked about what days of the week the events will be held. Mindi Jennings stated the events would be held on weekends only and one day per weekend. Friday nights, Saturday nights or Sunday during the day. Amy Kowalzek stated there could be people on other days on-site to set up for the event. Mindi Jennings stated this is also correct. Mindi Jennings stated the event would be in an enclosed structure of some sort. This will also help with the noise.

Marvin Trettel asked if any of the property would still be used as hay fields. Samuel Jennings stated yes, the event area is only taking up 5% of the property. We have cattle and sheep on-site as well.

The voting sheets were polled.

A motion was made by Marvin Trettel to recommend approval of this request with conditions. The motion was seconded by Dave Stish. The vote was all in favor.

The application will go in front of the Morrison County Board of Commissioners on November 8, 2022.

The public hearing was closed at 6:50 p.m.

A motion was made by Dave Stish to approve the August 30, 2022 minutes. The motion was seconded by Clint Kathrein. The vote was all in favor.

Correspondence – None

Old Business – None

New Business – None

A motion was made by Marvin Trettel to adjourn the meeting. The motion was seconded by Brent Lindgren. The vote was all in favor.

With no further business at hand, the meeting was adjourned at 6:51 p.m.

Respectfully submitted,

Clint Kathrein, Chairperson
Brent Lindgren, Vice-Chairperson
Marvin Trettel, Secretary
Amy Kowalzek, Appointed Secretary
Morrison County Planning Commission